
		PDI Page 1 of 2			
Vendor/Builer # Purchaser Name : Jasmine Christine Lyndsey Girard and John Granger Bittman Phone Res : (705) 229-6126 Phone Bus : (905) 762-2105 Closing Date : 2013-01-31 Inspector: Bruno Tidd		Enrollment # Legal Address: DLS(19) Project: H Hansen Development Inc. Plan #: Lot / Phase #: SWD-00059 / 1 Municipality:		1832986 Inspection Date: 31 Jan 2013	

Please list below any damaged, incomplete, or missing items and anything that is not in good operating condition.

Also note any (substitutions) of items referred to in, or to be selected under, the Agreement of Purchase and Sales (APS).

Please initial all changes and deletions. As a minimum, check the following:

DAMAGED, INCOMPLETE OR MISSING

• Windows, side lights and other glazing. Window and door screens

- Bathing sinks and toilets
- Bathroom accessories if provided
- Mirrors, counter tops and cabinetry
- Flooring (hardwood, vinyl, ceramic tiles, carpeting)
- Interior finished and trim carpentry
- Furnace
- Hot water heater, if provided (not rental)
- Exterior finished, driveways, walkways, decks and landscaping

Also list here anything that can't be assessed because for example is dirty or inaccessible.

GENERAL COMMENTS

INSPECTION START TIME INSPECTION STARTED AT 8:30 P.M. ** PURCHASER HAS A NEW PHONE NUMBER -705-229-6126

NOTE: PURCHASER FEEL PAINT CUT INS IN GENERAL ARE OF POOR QUALITY. TOUCH UPS REQUIRED THROUGH OUT AS INDICATED BY "FIX ME" STICKERS. AND DRYWALL IMPER-

MASTER BEDROOM

WALLS NAIL POP IN CEILING.

UPPER HALL

FLOORING HARDWOOD THRESHOLD AT TOP OF STAIRS HAS NAIL HOLE FILLER THAT HAS NOT BEEN COLOURED TO MATCH WOOD.

ELECTRICAL/LIGHTING CENTER LIGHT FIXTURE AT TOP OF STAIRS.

BEDROOM #2

TRIM PAINT ON WINDOW SILL AND IN TRACK.

MAIN BATHROOM

TRIM HOLE ABOVE TOP OF TRIM ON DOOR TO HALLWAY PAINT ROUGH ON DOOR FROM MASTER BEDROOM TO BATHROOM.

COUNTERTOPS BLACK LINE IN FRONT OF SINK ON COUNTER.

STAIRS

TRAEDS CHUNK OUT OF CARPET ON 4TH STAIR AND REAR NEAR RISER.

RAILING THE RAILING AND BANNISTER WAS TO BE LEFT UNFINISHED. IT APPEARS THAT IT WAS CLEARCOATED THEN SANDED. THERE ARE SEVERAL AREAS THAT HAVE BEEN SCRATCHED AND AREAS WHERE CLEAR COAT HAS BEEN LEFT. PURCHASER FEELS THAT THEY WILL NOT BE ABLE STAIN RAILING AND SPINDLES WITHOUT THESE AREAS BEING VISIBLE.

DRYWALL THERE IS A SCUFF MARK IN THE CENTRE OF THE HIGH WALL THAT CANNOT BE MARKED DUE TO HEIGHT.

LIVING ROOM

FLOORING HARDWOOD TRANSITION PIECE GOING INTO DINING AREA OF KITCHEN IS SCUFFED. THERE IS A SHORT STRIP OF HARDWOOD ADJACENT TO THE TRANSITION PIECE THAT IS LOOSE. THERE IS A SMALL CHIP IN THE CENTER OF THE FLOOR INDICATED BY A FIX ME STICKER.

NOTE: VENT COVER FOR COLD AIR RETURN IN FLOOR IS REALLY LOOSE AND A POOR FIT.

Center light fixture in hallway going in to living room.

OPERATING CONDITION

- Windows, interior and exterior doors including garage overhead doors, door locks
- Faucets: Kitchen, bathroom, laundry room
- Exhaust fans (kitchen, bathrooms) if provided
- Electrical outlets and fixtures
- Gas fireplaces, incl. circulation fans, if provided
- Heat Recovery Ventilation system, if provided
- Heating system
- Hot water heater, if provided (not rental)
- Air conditioning system, if provided and if conditions permit

229-6124

FECTIONS / NAIL
POPS THROUGH
OUT ALSO ALSO
INDICATED BY
"FIX ME" STICKERS.



PAINT ON
FLOOR TILES.
PAINT ON TILES IN SHOWER.

RECEIVED

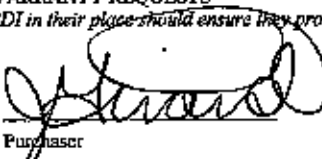
JAN 31 2013

SWD-S9

Initial

		Page 2 of 2			
Vendor/Builder # Purchaser Name : Jasmine Christine Lyndsey Girard and John Granger Bittman Phone Res : (705) 229-6126 Phone Bus : (905) 762-2105 Closing Date : 2013-01-31 Inspector: Bruno Tidd		Enrollment # Legal Address: Project: DLS[19] Phn #: H Hansen Development Inc. Lot / Phase #: SWD-00059 / 1 Municipality:		Inspection Date: 31 Jan 2013	

KITCHEN	
FLOORING	CERAMIC TILE AT LEFT CORNER OF PATIO DOOR WAS CUT TOO SMALL. LARGE GAP BETWEEN TRIM AND TILE.
WALLS	WALL NOT PAINTED BETWEEN BULKHEAD AND KITCHEN UPERS ON BOTH SIDES.SOME MINOR PAINT SPOTS ON TOPS OF UPPER DOORS.
CABINETS	CHIPPED GABLE END RIGHT OF STOVE.
COUNTERTOPS	GLUE ON COUNTER TOPS AT REAR AND AT FRONT RIGHT SINK SIDE.GLUE HAS DRIPPED ON CABINET. CRACK IN REAR OF UPPER CABINET TO LEFT OF FRIDGE UNDER FIRST SHELF.
RANGEHOOD	PURCHASER FEELS THAT RANGE HOOD IS IMPROPERLY INSTALLED. FAN BLOWING AIR OUT FRONT OF VENT AND FLAPS NOT MOVING ON VENT OUTSIDE. NO HOLE CUT FOR AIR TO TRAVEL OUT VENT (METAL PLATE BLOCKING AIR FLOW)
POWDER ROOM	
WALLS	PURCHASER FEELS THAT CEILING HAS ONLY BEEN PRIMED AND NOT PAINTED. HOLES ABOVE WINDOW.
TRIM	1/4 ROUND TO BE INSTALLED NEAR PEDESTAL SINK. SMALL SPLIT ON DOOR WHERE LOCK HOLE IS LOCATED. MISSING CHUNKS
SINK/FAUCET/PLUMBING	PEDESTAL SINK TO BE INSTALLED.
BASEMENT	
STAIRS	THERE ARE SEVERAL NAILS PROTRUDING FROM STUDS ON EITHER SIDE OF STAIRS TO BASEMENT.
BREAKER PANEL	TWO SCREWS MISSING.
NOTE:	PURCHASER FEELS THAT VAPOUR BARRIER IS NOT PROPERLY SEALED ALL ALONG TOP OF STUDS. WATER LINES HOT AND COLD CROSS OVER AT CEILING IN ROUGH IN WASHROOM AREA. PURCHASER FEELS THAT THIS WILL CAUSE CONDENSATION PROBLEMS IN FUTURE.ALL HEATING PIPES AND VENT PIPES TO EXTERIOR NOT INSULATED AT EXIT POINTS. TORCH MARK ON WATER HEATER VENT PIPE.
EXTERIOR	
PORCH	CONCRETE SPLATTER ON METAL SILL. PAINT ON DOOR KNOB.
GARAGE DOORS	LEFT SIDE OF GARAGE DOOR TRIM DOES NOT SIT FLUSH WITH BRICK. THERE IS A 1 INCH GAP. DRYWALL ON INTERIOR OF AND IS COMING OFF WALL ON CORNER BEAD
EXTERIOR SEASONAL	
	EXTERIOR PAINTING TO BE COMPLETED ON DOOR AND TRIM. GRADING SODDING AND PAVING OF DRIVEWAY TO BE COMPLETED.

THE COMPLETED PRE-DELIVERY INSPECTION IS A FORMAL RECORD OF THE HOME'S CONDITION BEFORE THE PURCHASER TAKES POSSESSION IT WILL BE USED AS A REFERENCE FOR FUTURE WARRANTY REQUESTS * Purchaser or owners who intend to designate someone to conduct the PDI in their place should ensure they provide written authority to the vendor/builder authorizing the designate to sign this form on their behalf.	
_____ Builder Representative	 Purchaser
_____ Designate's Name (please print)	_____ Designate's Signature
I the homeowner, confirm that all repair work listed has been completed	
_____ Purchaser	_____ Date

31001-PDIF-01.01

