



FILE
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Structural

CONSTRUCTION SUMMARY

2185715 Ontario Inc.

PURCHASERS: GURPREET,SINGH CHEEMA and SUKHWINDER KAUR CHEEMA

TEL: RES.: 416-894-8341

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
008	1	SCARLETT-OPT 5 BEDROOM-ELEVATION B	

Date Added: 13-Jun-22

Invoice Number: 8265

1 - GENERAL: "REPLAN" CHARGE Note:
1 - EXTERIOR FRONT DOOR - FROM SINGLE WITH TWO SIDE LIGHTS TO A DOUBLE EXTENDED HEIGHT FRONT DOOR *DELETE SINGLE DOOR AND SIDELIGHTS AND TRANSOM* Note:
1 - EXTERIOR: ADD COACH LIGHT - AT BACK SLIDING DOOR. SEE PLAN Note:
16 - EXTERIOR: ADD EXTERIOR SOFFIT POT LIGHTS - SEVEN (7) ON THE UPGRADED SIDE - NINE (9) AT FRONT ELEVATION (SEE PLANS) Note:
1 - FRONT EXTERIOR: ADD FESTIVE HOLIDAY PLUG AT SOFFIT - ON SINGLE POLE SWITCH - SEE PLAN Note:
5 - WINDOW - BASEMENT - TO ENLARGE STANDARD 30 IN (W) X 16 IN (H) 36 IN (W) X 24 IN (H) EA. **DELETE BUILDER STANDARD WINDOWS** Note:
1 - WINDOW - BASEMENT -ADD ONE WINDOW @ 36 X 24 - SEE PLAN Note:
1 - BASEMENT: MOVE ONE (1) WINDOW AT NEW STORAGE ROOM. SEE PLAN Note:
1 - CENTRAL VACCUM - RELOCATE CENTRAL VAC TRUNK TO GARAGE - IN LIEU OF BASEMENT Note:
1 - MAIN FLOOR LAUNDRY ROOM (NOW MUD ROOM) ADD SIDE DOOR ENTRY, IF GRADE PERMITS Note:
1 - MAIN FLOOR LAUNDRY ROOM - ***DELETE MAIN FLOOR LAUNDRY ROOM*** Note:
1 - MAIN FLOOR LAUNDRY (NOW MUD ROOM) EXTEND DRYWALL CLOSETS TO RUN FULL LENGTH OF WALL. ADD TRIM, TWO DOUBLE DOORS (ONE IS EXISTING), HARDWARE, WIRE SHELVING, PAINT. (SEE PLAN) Note:
1 - FAMILY ROOM: ADD COFFERED CEILING- SEE PLAN Note:
1 - FAMILY ROOM: ADD WAFFLE CEILING TIC 164 SIX (6) WAFFLE PATTERN. (\$2840) PLUS PAINT (\$1000) - delete standard builder light - SEE PLAN Note:
6 - FAMILY ROOM: ADD SIX (6) POT LIGHTS - 6 OUT OF 10 GIFTED POTS - SEE PLAN Note:
2 - DINING ROOM & LIVING ROOM: ADD COFFERED CEILING - SEE PLAN Note:



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2 - DINING ROOM & LIVING ROOM: ADD 8" SERIES CROWN MOULDING TIC 033 (\$1000) PLUS PAINT (\$500)- SEE PLAN Note:
2 - DINING ROOM & LIVING ROOM: ADD APPLIED MOULDING TIC 1357B (\$896) PLUS PAINT (\$500). SEE PLAN Note:
5 - DINING ROOM & LIVING ROOM - INSTALL FOUR (10) POTS IN DINING ROOM (4 OUT OF 10 GIFTED POTS - GIFTED POTS NOW COMPLETE) AND FIVE (5) POTS IN LIVING ROOM - SEE PLAN Note:
1 - FAMILY ROOM: ADD SURROUND SOUND IN FAMILY ROOM ONLY - INCLUDES: 2 IN REAR, 2 IN FRONT AND 1 SUB (COAX) (ROUGH-IN ONLY) Note:
1 - LIBRARY: ADD COFFERED CEILING - SEE PLAN Note:
1 - LIBRARY: ADD FOUR (4) WAFFLE PATTERN IN TIC 164 (\$1760) PLUS PAINT (\$500) - SEE PLAN Note:
4 - LIBRARY: ADD 4 POT LIGHTS (AS PER S.CAROGIOIELLO - 220 PER POT WITH WAFFLE PKG) - SEE PLAN Note:
1 - LIBRARY/LIVING: BRING ELECTRICAL TO TWO WAY FIRE PLACE Note:
1 - LIBRARY/LIVING ROOM: FIREPLACE - INSTALL TWO WAY GAS FIREPLACE - MAJESTIC PEARL Note:
1 - LIBRARY/LIVING: ROUGH CARPENTRY - FRAME FOR TWO WAY FIREPLACE - INCLUDES FIRERATED DRYWALL Note:
1 - LIBRARY/LIVING: FIREPLACE FINISHING AT TWO WAY FIREPLACE TO BE COMPLETED AT COLOUR CHARTS - INFO ONLY Note:
1 - LIBRARY/LIVING: BRING GAS LINE TO TWO WAY GAS FIREPLACE Note:
1 - KITCHEN: ROUGH IN WATER LINE TO FRIDGE Note:
1 - KITCHEN: GAS LINE-ROUGHIN FOR STOVE includes applicable electrical Note:
1 - KITCHEN: EXHAUST DUCTING - UPGRADE TO 8 INCH EXHAUST IN LIEU OF 6 INCH Note:
1 - KITCHEN: NOTE APPLIANCES NOT INCLUDED AT THIS TIME - ADDITIONAL REQUIREMENTS FOR APPLIANCES TO BE CAPTURED/CHARGED AT TIME OF COLOUR CHARTS - INFO ONLY Note:



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1 - KITCHEN: PATIO DOOR - EXTERIOR - DOUBLE FRENCH DOORS PLAIN GLASS NO SCREEN (IN LIEU OF SLIDER)

Note:

1 - UPPER LEVEL: SMOOTH CEILINGS - BEDROOMS ONLY

Note:

1 - MAIN STAIRCASE: NATURAL RED OAK STAIRCASE IN LIEU OF PINE STAIRS LEADING TO BASEMENT - INCLUDES STAINING

Note:

1 - BEDROOM 5: TURN BEDROOM 5 INTO A UPPER LAUNDRY AND WALK IN LINEN CLOSET. INFO ONLY. SEE PLAN

Note:

1 - NEW LAUNDRY AND WALK IN LINEN: ERRECT WALL BETWEEN TWO ROOMS. RELOCATE DOORS. SEE PLAN

Note:

1 - BEDROOM 5: DELETE WINDOW. ADD TWO WINDOWS (ONE AT LAUNDRY, ONE AT WALK IN LINEN). SEE PLAN

Note:

1 - NEW UPPR LAUNDRY ROOM: RELOCATE SINK, WASHER AND DRYER, FLOOR DRAIN, VENT DRYER THROUGH CEILING, EXTEND CEILING FAN. SEE PLAN

Note:

1 - NEW UPPER LAUNDRY: EXTEND LENGTH CABINETS UPPER AND LOWER (STANDARD DOOR STYLE AND HEIGHT) AS PER PLAN.

Note:

1 - NEW WALK IN LINENT: STANDARD HEIGHT OPEN SHELVING RUNING IN STANDARD CUPBOARD FINISH- REFER TO PLAN

Note:

1 - NEW LAUNDRY & LINEN: ADD STANDARD CEILING LIGHT IN EACH ROOM (ONE RELOCATED FROM BED 5). AND ONE OUTLET ABOVE COUNTER AT LAUNDRY (ONE STANDARD) AND ONE IN WIC.

Note:

1 - TWIN BATH AND CLOSETS 4 & 5: TURN THIS AREA INTO ONE BATHROOM FOR BEDROOM 4, AND ONE WIC FOR BEDROOM 4. (NOT INCLUDING TUB TO SHOWER CONVERSION) SEE PLAN

Note:

2 - ENSUITE 3 & 4: CONVERT TUB TO SHOWER INCLUDES 2 IN X 2 IN WHITE FLOOR TILES, 6 IN WHITE QUARTZ CURB PLUS SHOWER POT LIGHT AND FRAMELESS GLASS ENCLOSURE WITH FRAMELESS GLASS DOOR

Note:

2 - ENSUITE 3 & 4 INSTALL SHAMPOO NICHE, WHITE QUARTZ - APPROXIMATELY 10X14 INCH

Note:

2 - ENSUITE 3 & 4: INSTALL FLOATING SHOWER SEAT, WHITE QUARTZ. SEE PLAN

Note:

1 - BEDROOM 2: RELOCATE CLOSET FROM BEDROOM 3 INTO BEDROOM 2. SEE PLAN

Note:

1 - BEDROOM 3: DELETE DBL DOOR CLOSET. RELOCATE DOOR FROM WIC IN BEDROOM 2 TO FACE BEDROOM 3. SEE PLAN

Note:



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1 - ENSUITE 3: EXTEND VANITY APPROX TO APPROX 42" TOTAL LENGHT (as per T.S)

Note:

1 - BEDROOM 3: ADD WINDOW SEAT WITH STORAGE BELOW, AND BOOKCASES EITHER SIDE IN STANDARD DOOR STYLE. SEE SKETCH

Note:

2 - BEDROOM 3 & 4: ROUGH IN ELECTRICAL FOR TWO SPEAKERS WITH VOLUME CONTROLS

Note:

1 - MASTER ENSUITE:SHOWER - INCLUDE NICHE - WHITE QUARTZ - APPROXIMATELY 10X14 INCH

Note:

1 - BASEMENT: PARTIALLY FINISH BASEMENT, INCLUDING FURNACE ROOM, LANDING, STORAGE, WASHROOM (KIDS LOUNGE AREA & TENANT SPACE REMAIN UNFINISHED). SEE PLAN

Note:

1 - PURCHASER AWARE AND ACCEPTS THAT ANY CHANGES MADE TO UPGRADES AFTER SIGNING THIS PURCHASERS EXTRA FORM ARE SUBJECT TO A MINIMUM ADMINISTRATION FEE OF \$1000. PLUS A 10% HOLDBACK FEE.

Note:

1 - PURCHASER HAS ATTENDED A STRUCTURAL APPOINTMENT AT THE DECOR CENTRE AND HAS DECLINED ANY ADDITIONAL UPGRADES.

Note:

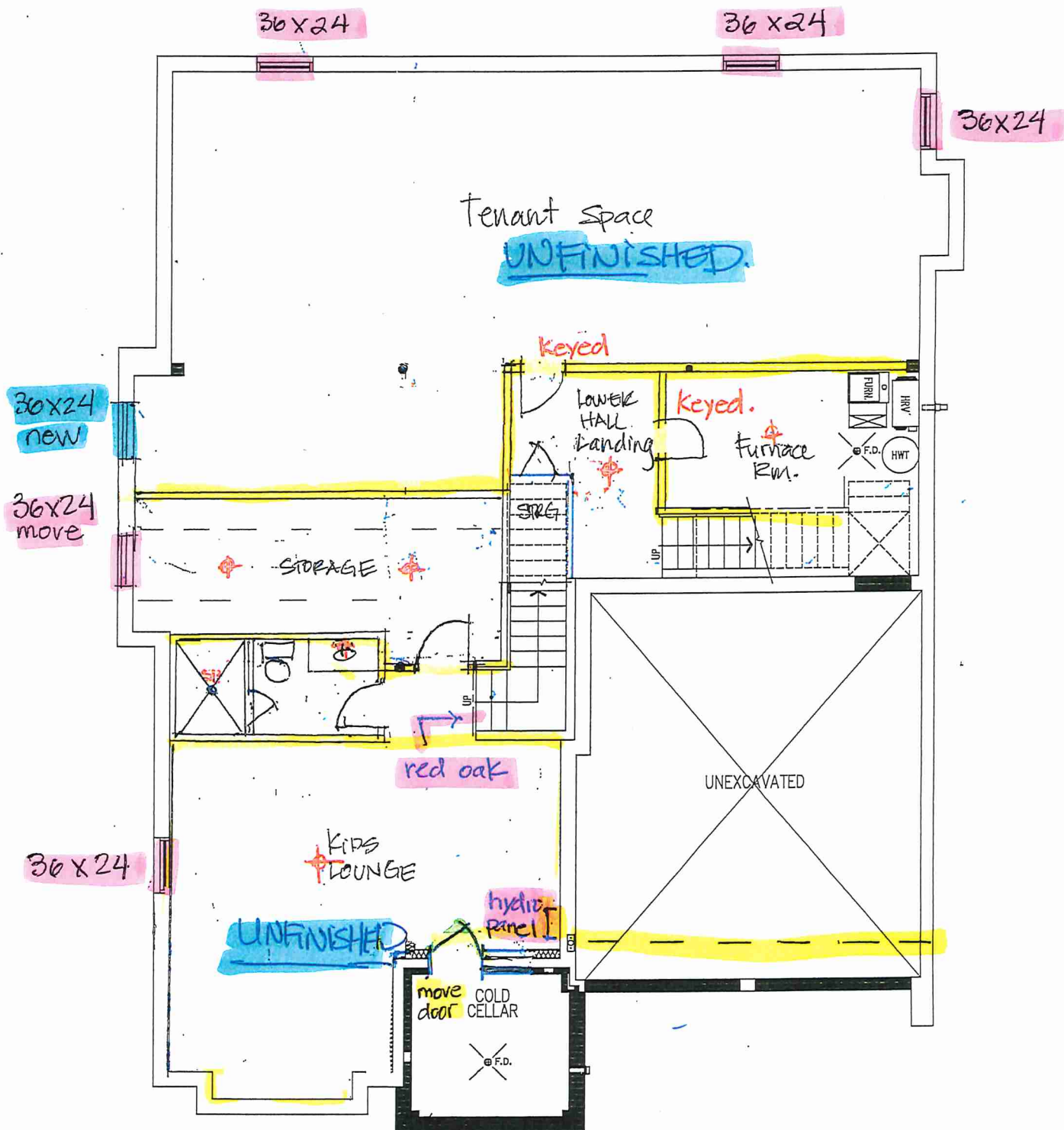
1 - BONUS PACKAGE - PURCHASER HAS APPLIED \$20,000 UPGRADE PROMOTIONAL PACKAGE TOWARDS THE PURCHASE PURCHASE OF UPGRADES IN THIS AGREEMENT.

Note:

1 - PURCHASER TO RECIEVE A FURTHER DISCOUNT OF \$10,042.00 AS PER S.CAROGIOIELLO

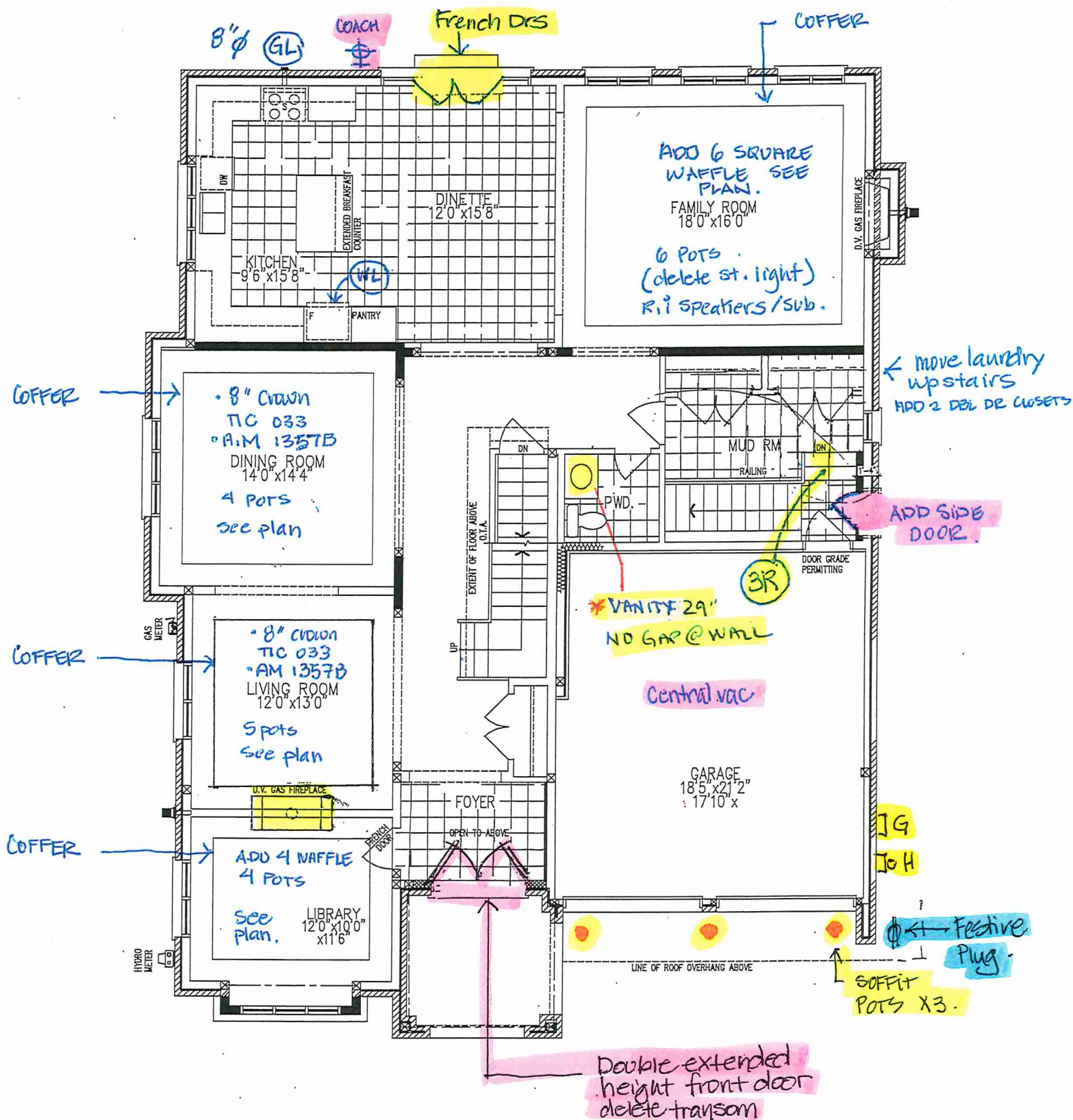
Note:

This Document is Extremely Time Sensitive - Printed 20 Jun 22 at 9:55



LOT 8 SCARLETT 50-03
WITH OPT. 5 BEDR (4 BATH)
4070 SF - ELEV B

BASEMENT LEVEL



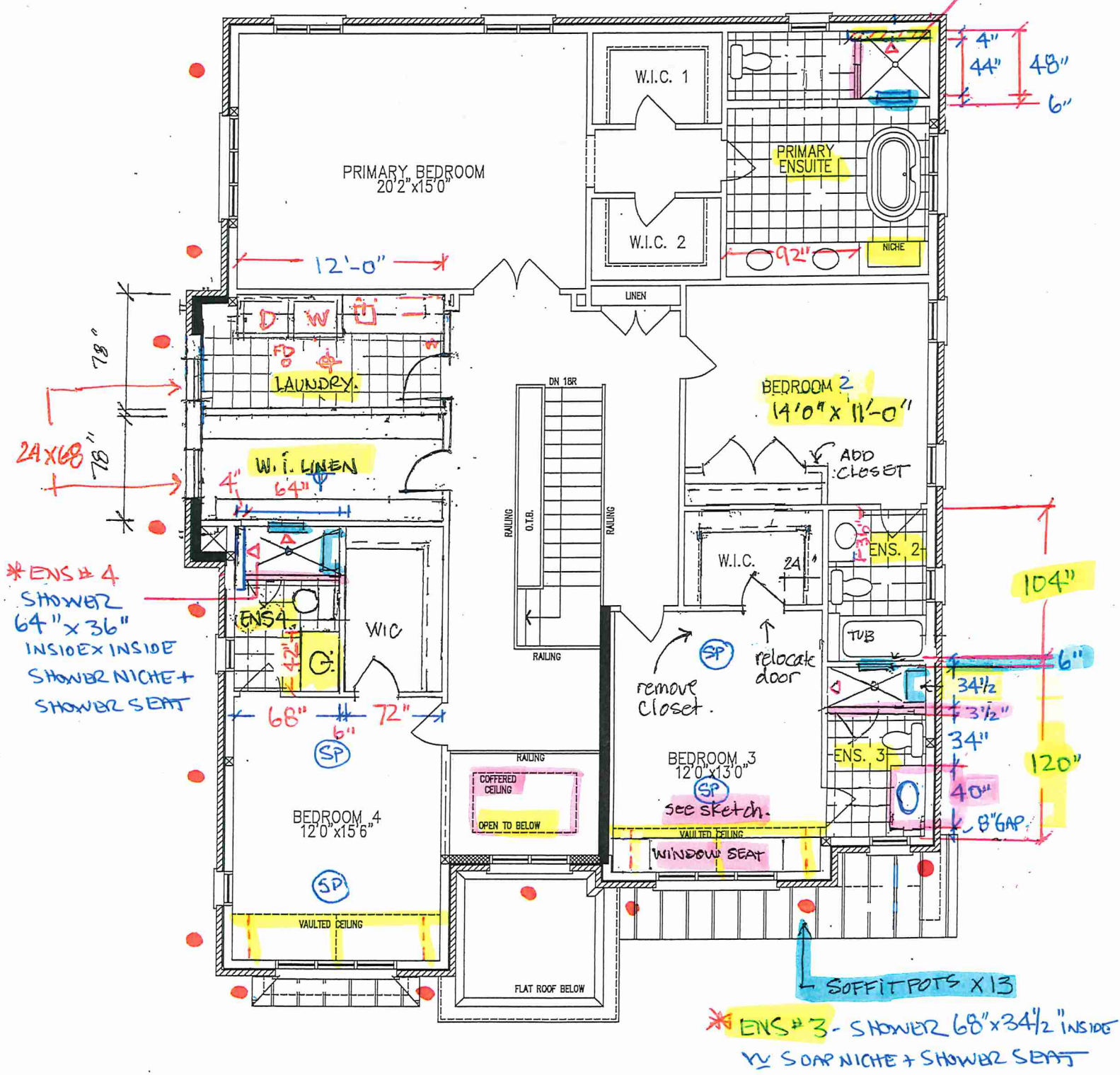
LOT 8 SCARLETT 50-03
WITH OPT. 5 BEDR (4 BATH)
4070 SF - ELEV B

MAIN LEVEL

* SMOOTH CIELING THROUGHOUT 2ND FLOOR

* 4" x 53" FALSE WALL FOR FAUCET

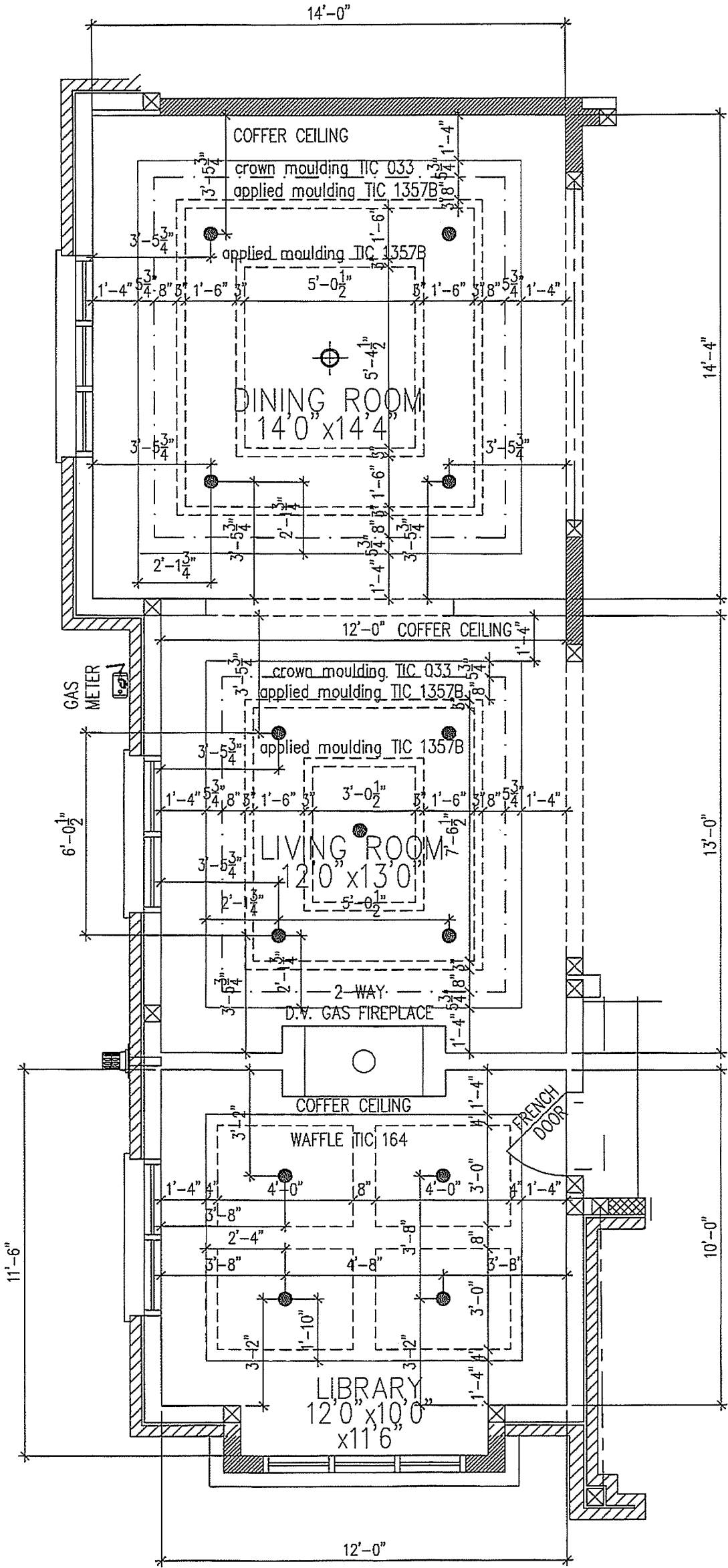
* ENSUITE SHOWER 48" x 44" INSIDE x INSIDE w SOAP NICHE



LOT 8 SCARLETT 50-03
WITH OPT. 5 BEDR (4 BATH)
4070 SF - ELEV B

OPT. UPPER LEVEL





DS
GSL

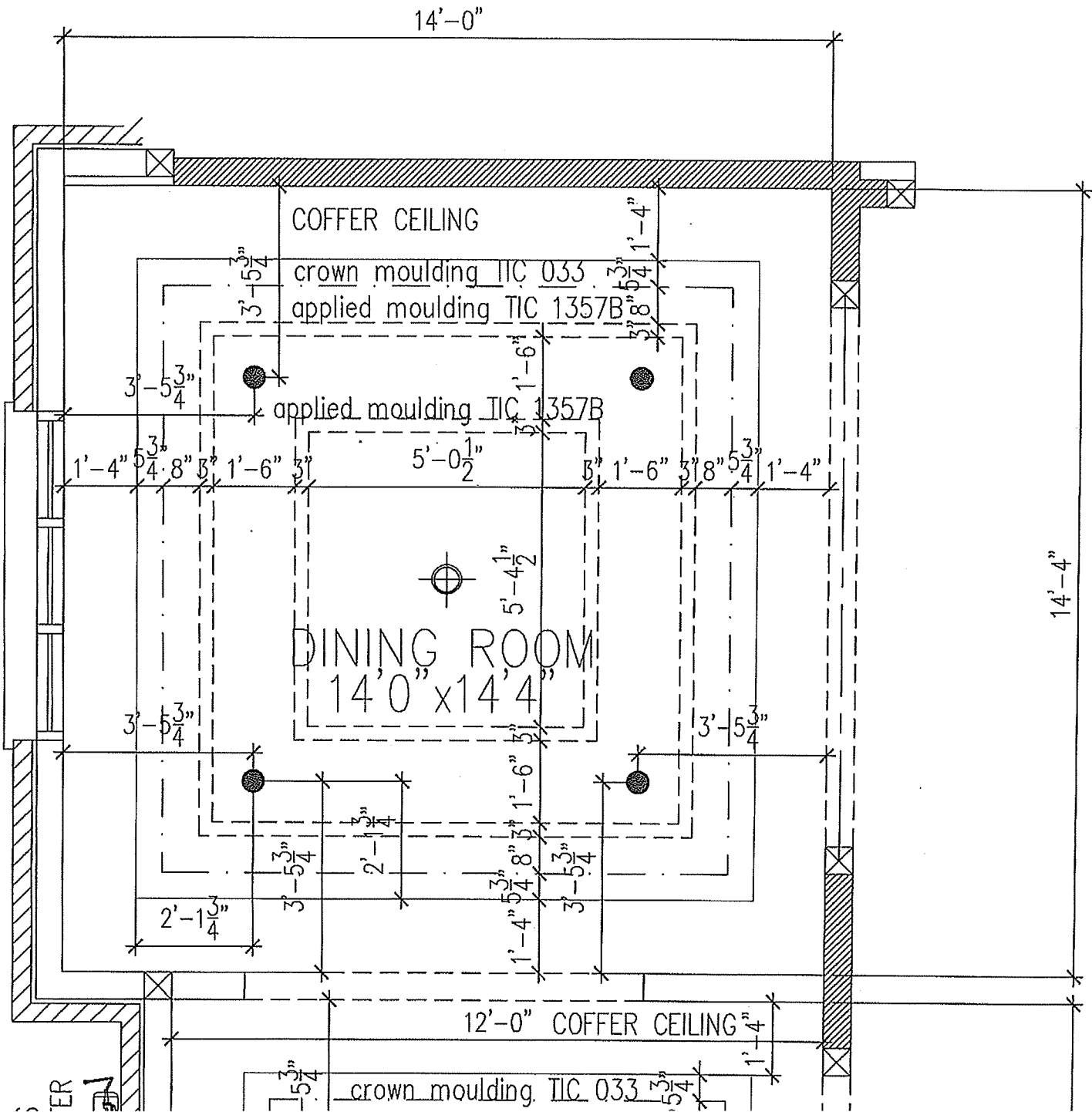
DS
SKL

DINING ROOM

LIVING ROOM

LIBRARY

DS
SL
SL



DINING ROOM

50-03

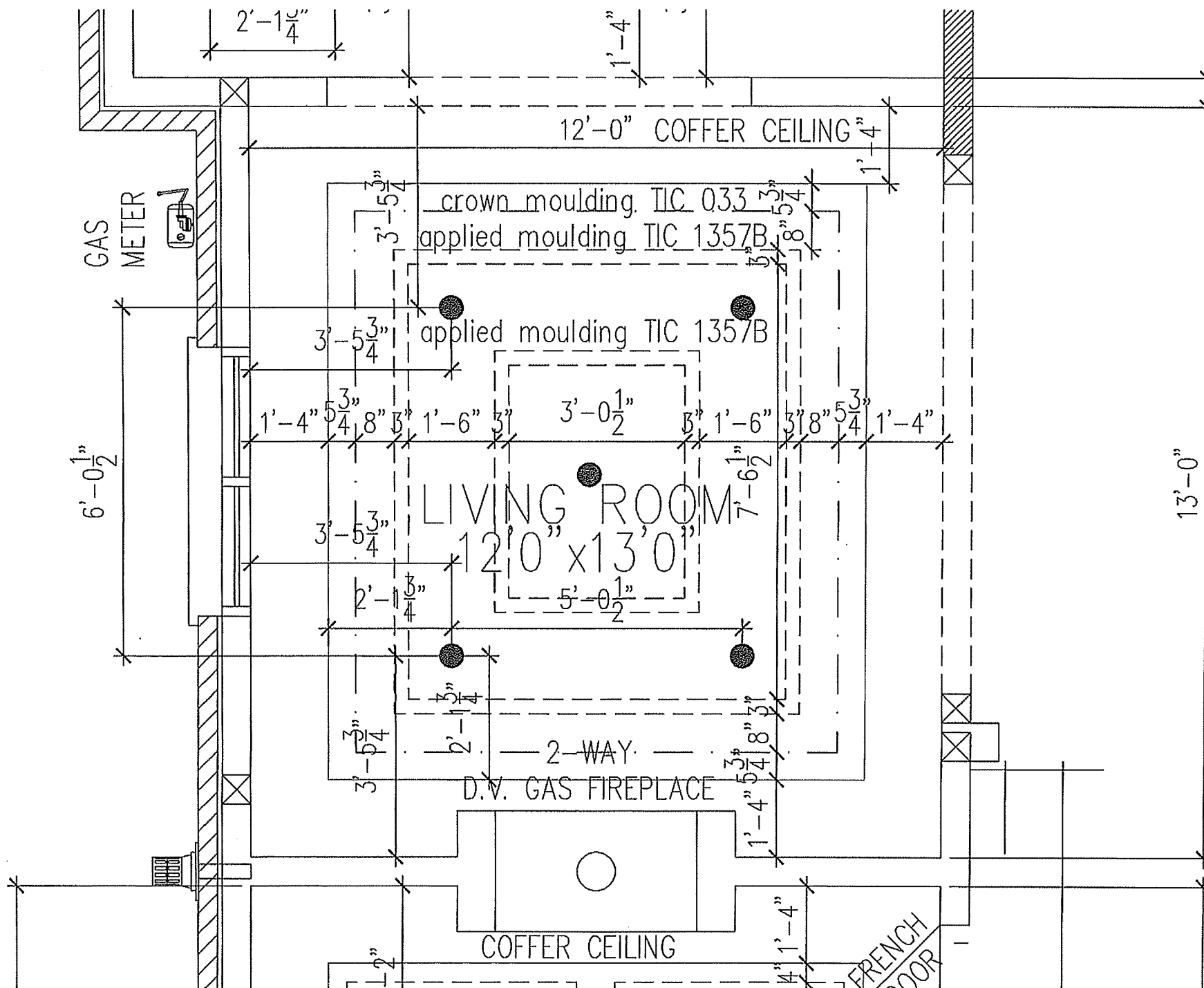
LOT 8

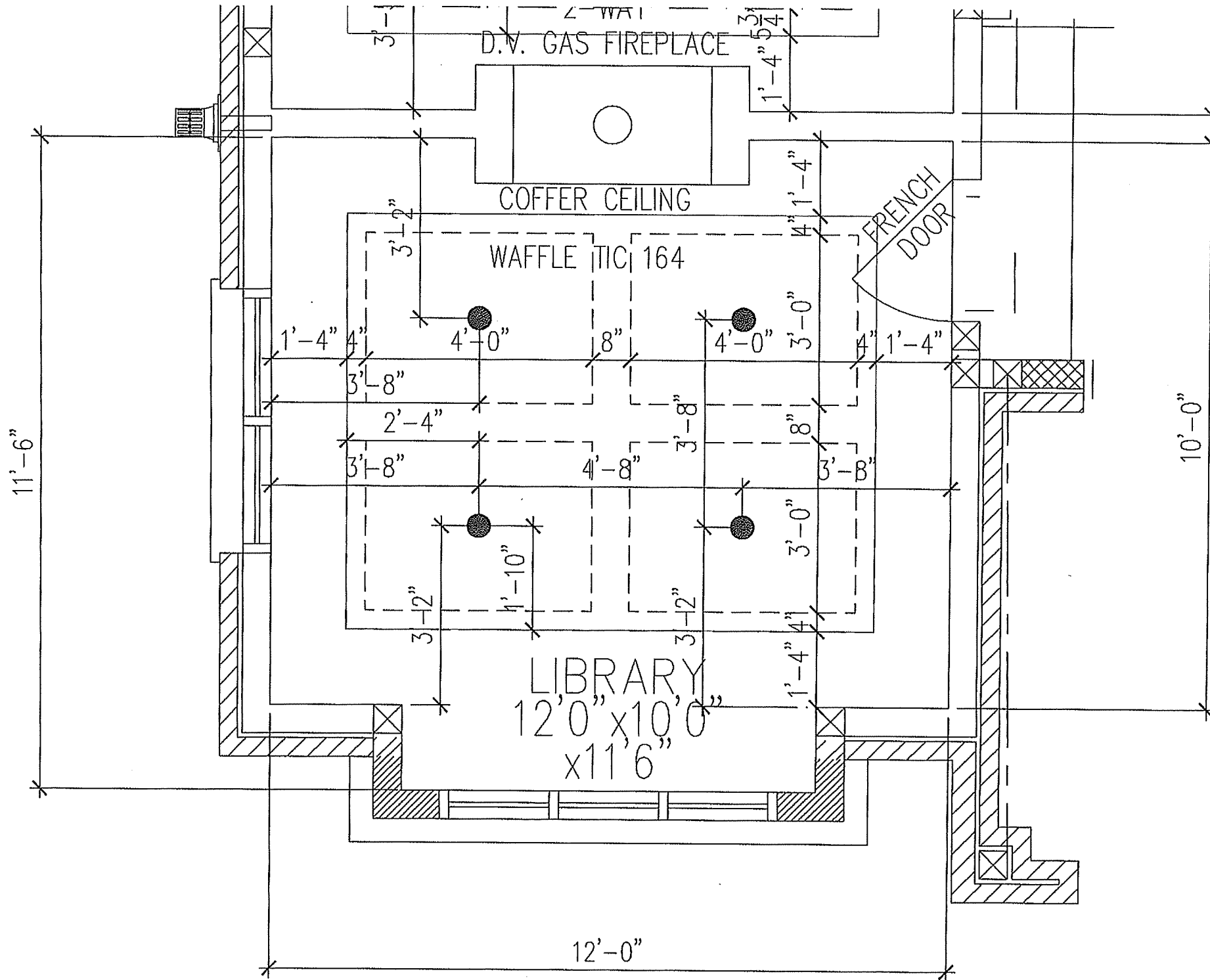
STL
GSL

LIVING ROOM

50-03

LOT 8





DS
SL

DS
SH

LIBRARY

50-03

LOT 8



^{DS}
GSC

^{DS}
SKL

LOT 8
WRV.

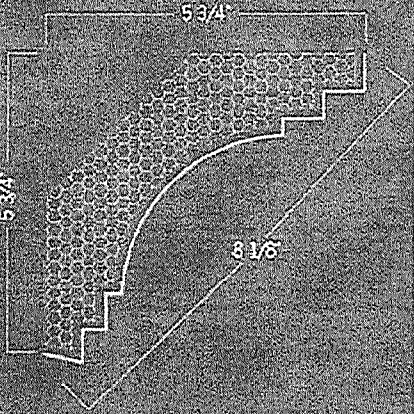
- Library
- Family Rm.



TTC-033

TRIMROC™
Interior Plaster Mouldings

Ceiling Trim
TIC 033



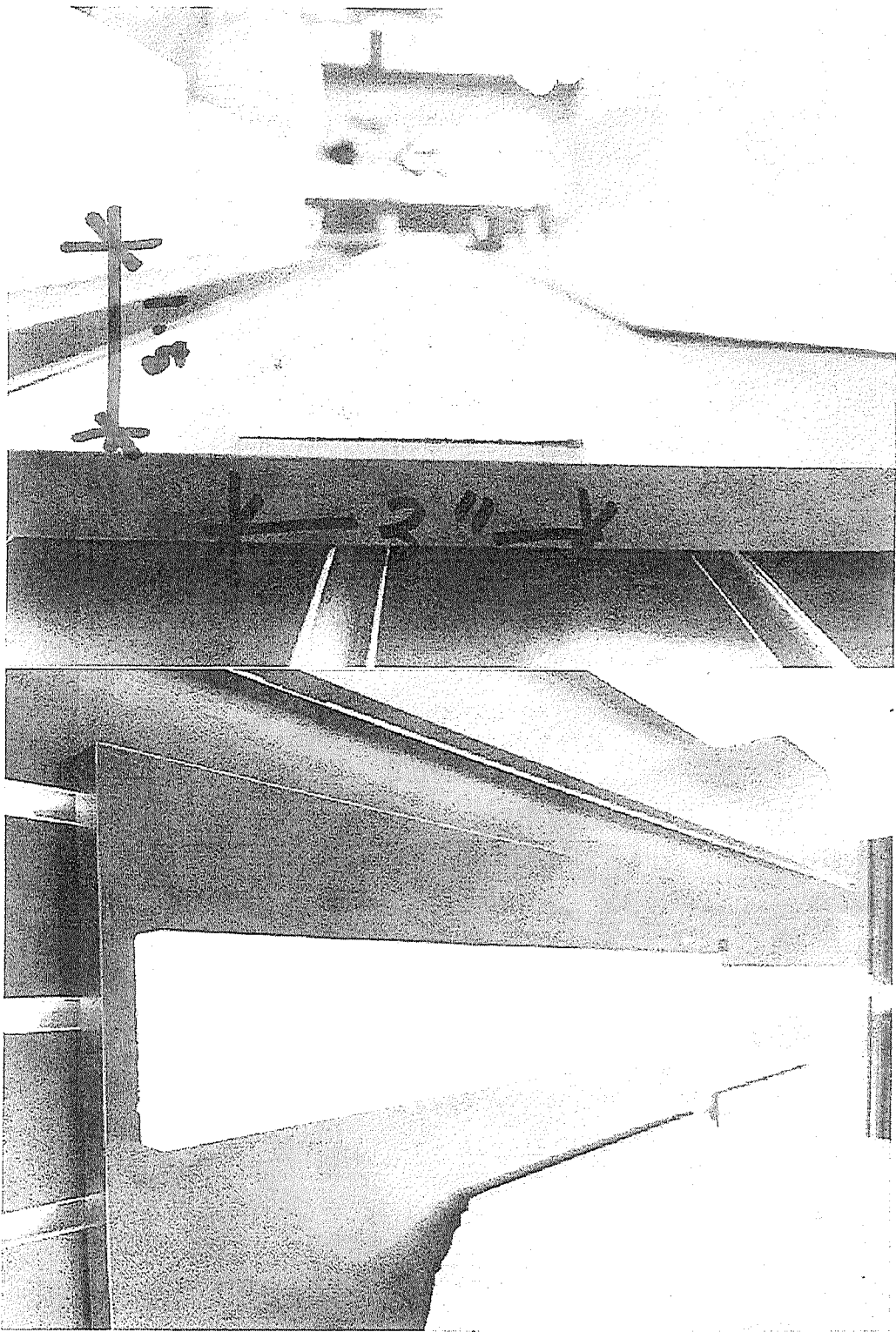
^{DS}
GSL

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SKL

LOT 8

WRV

TIC 1357B Applied Mouldg.



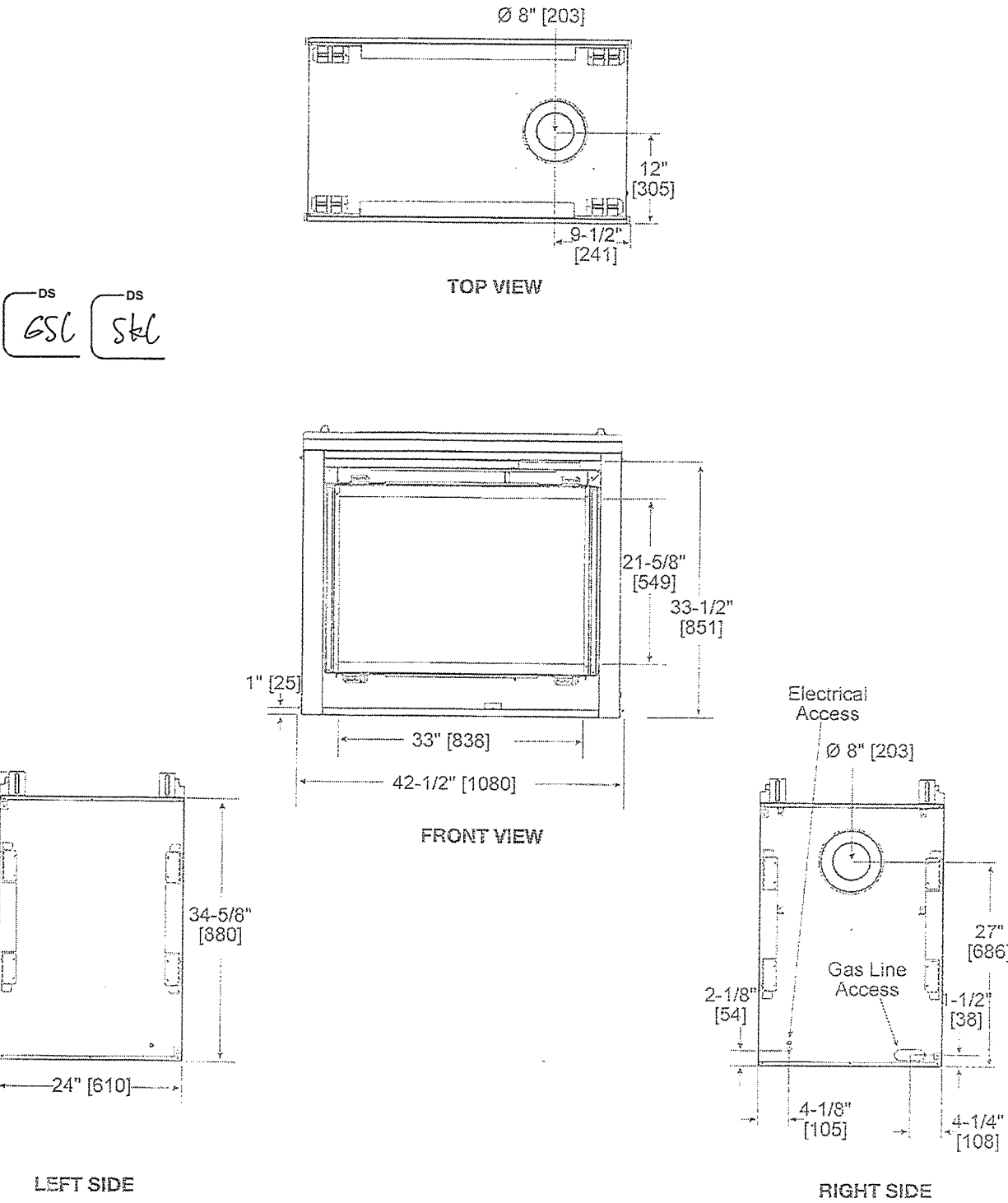
LOT 8

WRV

DS
GSC

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SKL

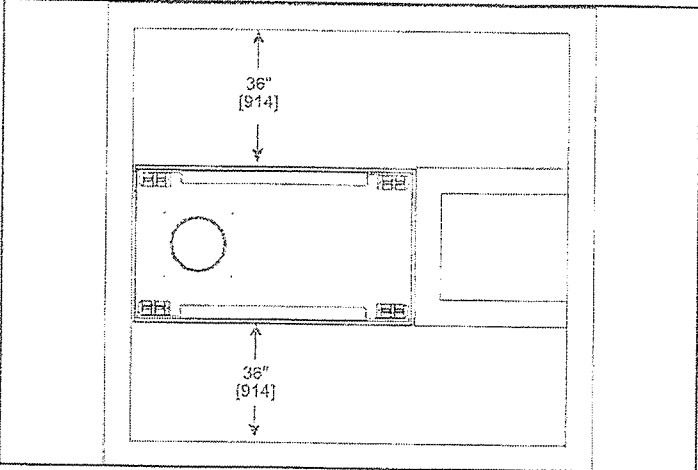
MAJESTIC		Please consult the manufacturer's installation manual for all details and requirements before making a final design layout decision.					PEARL II SEE-THROUGH Direct Vent Gas Fireplace		
MODEL	HEIGHT		FRONT WIDTH		BACK WIDTH		DEPTH		GLASS SIZE
PEARL36STIN	Actual	Framing	Actual	Framing	Actual	Framing	Actual	Framing	33" x 21-5/8" [838 x 549]
	38" [965]	38-1/8" [968]	42-1/2" [1080]	43" [1092]	42-1/2" [1080]	43" [1092]	24" [610]	23" [584]	



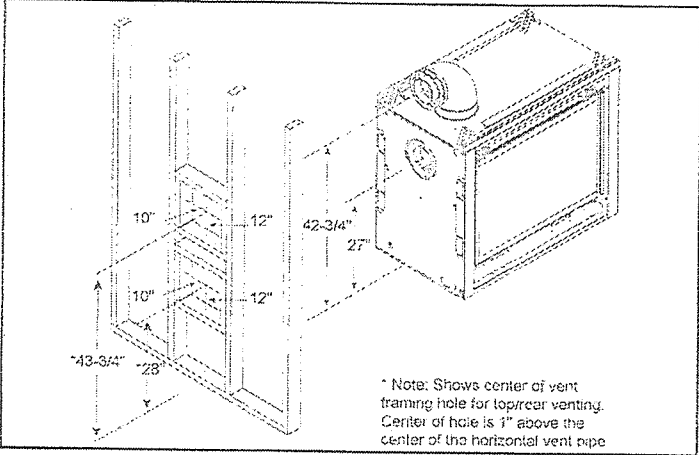
MINIMUM FIREPLACE CLEARANCES

AREA	TO COMBUSTIBLES
CLEARANCE TO CEILING	31
COMBUSTIBLE/NON-COMBUSTIBLE FLOOR	0"
ENDS OF APPLIANCE	1/2"
GLASS SIDES OF APPLIANCE	36"

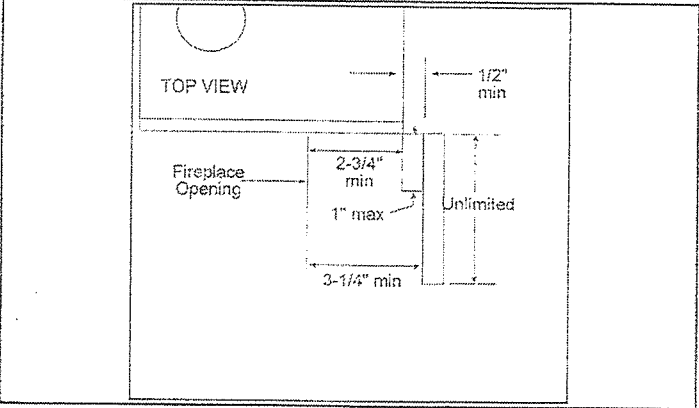
APPLIANCE LOCATION



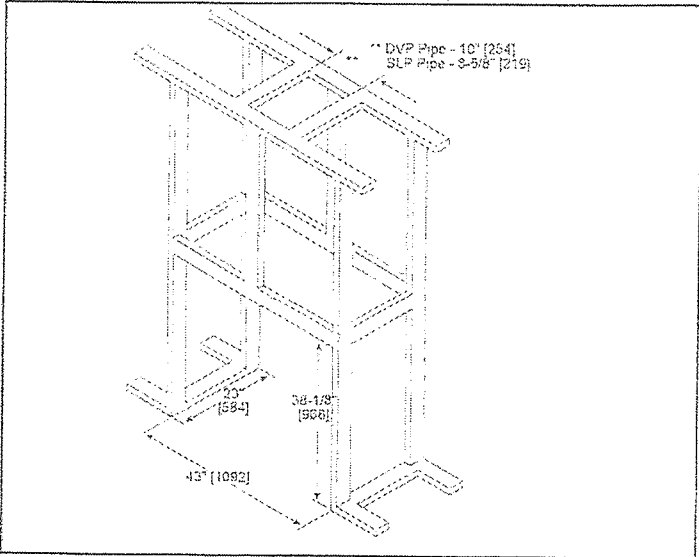
WALL PENETRATION



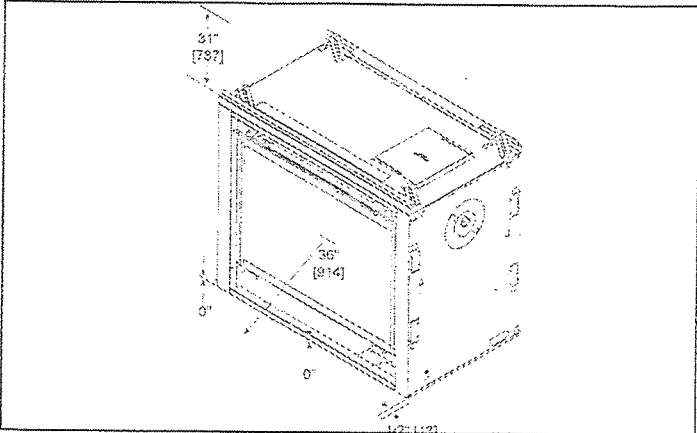
LEG/WALL PROJECTIONS



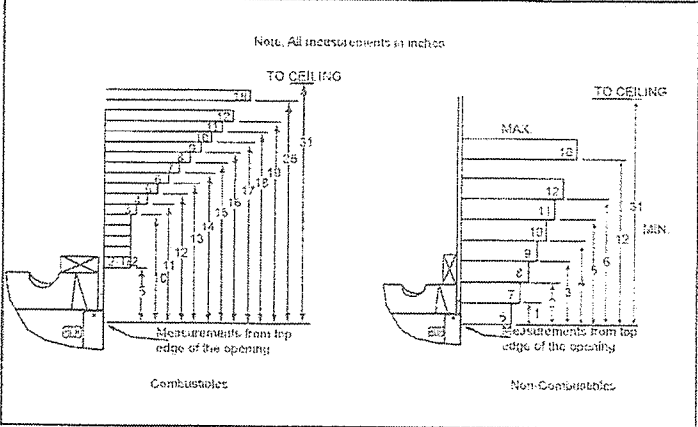
FRAMING DIMENSIONS



CLEARANCES TO COMBUSTIBLES



MANTEL PROJECTIONS



PRODUCT LISTING CODES

US	ANSI Z21.88-2016
CAN	CSA 2.33-2016

Product information provided is not complete and is subject to change without notice. Product installation must adhere strictly to instructions accompanying product to avoid risk of fire and potential injury.

Additional information can be found online at www.majesticproducts.com

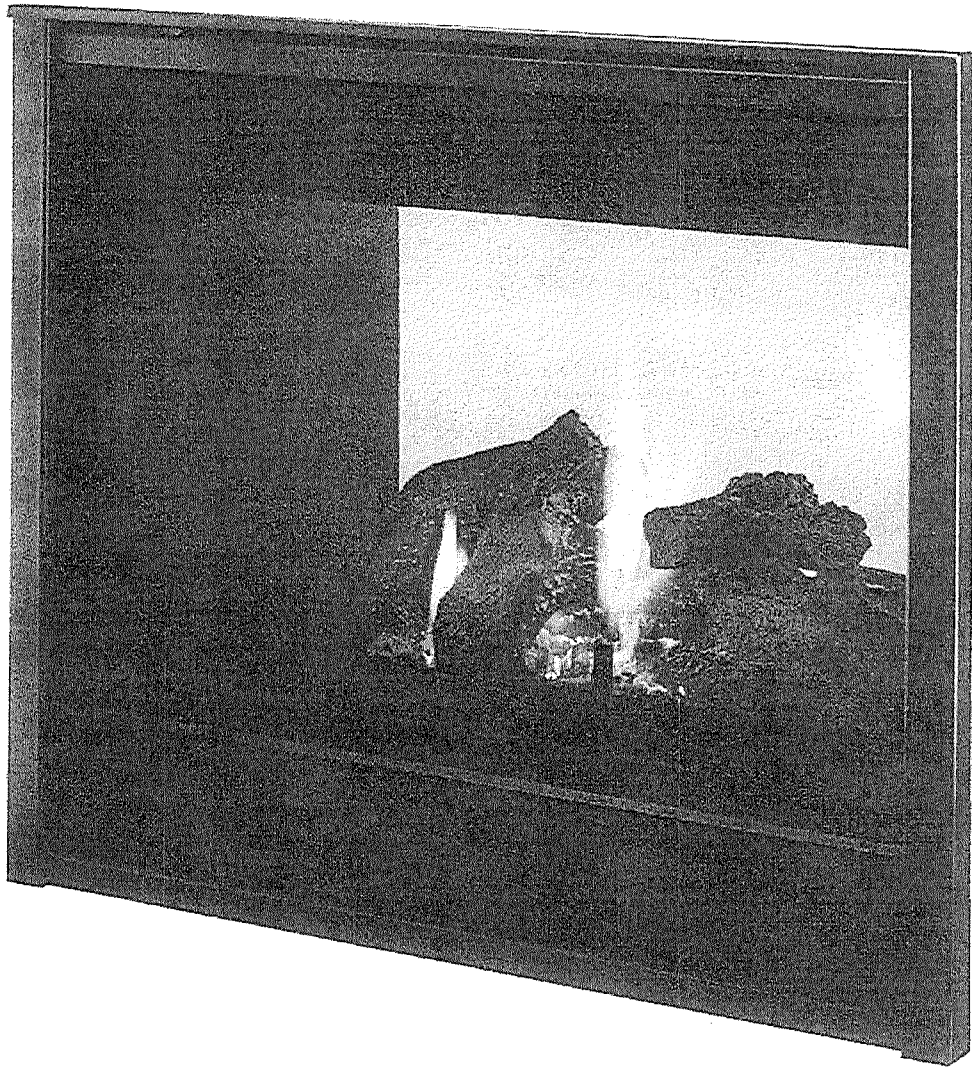
MAJESTIC

Lakewood, MN Phone: (800) 927-6841
Web: www.majesticproducts.com

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MAJESTIC FRAMES 36S IN 0517

LOT 8

Library / Living.



LOT 8.

DS	DS
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