



CONSTRUCTION SUMMARY

Place St. Thomas - 10 - 3 - 825 THE BRADLEY 3 BED ELEV C

Registere Plan Number: Municipal Address: Closing: 28-Jan-21

APPLIANCES

Inv.: 926 Line: 20 16Feb20 / 16Apr20	1 - KITCHEN - HOOD FAN - CHIMNEY - BROAN 290 CFM - 30IN STAINLESS IN LIEU OF OTR. INCLUDES ADDITIONAL BACKSPLASH TILES FROM BUILDERS STANDARD SELECTIONS Note: - Does not include modifications to cabinetry or electrical for new microwave location. - Kitchen as per Schedule H.
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BONUS

Inv.: 926 Line: 1 16Feb20 / 16Apr20	1 - - BONUS - DECOR CENTER CREDIT OF \$11,000.00 Note: Decor center bonus of \$11,000.00 applied in full to the purchase price.
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BROCHURE LAYOUTS

Inv.: 926 Line: 8 16Feb20 / 16Apr20	1 - ENSUITE BATH - ENSUITE - 4PC ENSUITE WITH TUB AND SEPARATE SHOWER Note: - Ensuite Bathroom as per Schedule H.
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CABINETRY

Inv.: 926 Line: 26 16Feb20 / 16Apr20	1 - KITCHEN/DINETTE - Extend Upper & Lower Kitchen Cabinetry approximately 3ft into Dinette. Lower Cabinetry includes Opening for Future Wine Fridge with Dedicated Electrical Outlet (std ceramic tile backsplash to be included) Note: - Kitchen/Dinette as per Schedule H. - Standard Level Cabinetry - Standard Backsplash Tile included over extended Cabinetry. *** WINE FRIDGE SPECS WILL BE REQUIRED BEFORE FINAL KITCHEN LAYOUT IS APPROVED ***
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Inv.: 926 Line: 27 16Feb20 / 16Apr20	1 - KITCHEN - LOWER MICROWAVE CABINET APPROX 26" WIDE INCLUDING DRAWER BELOW AND DEDICATED OUTLET (STD SERIES CABINETRY) Note: - Kitchen as per Schedule H. - Microwave Cabinet Installed in Island - Relocate Utensil Bank of Drawers to Lower Cabinet next to Walk-In Corner Pantry.
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Inv.: 993 Line: 35 5May20 / 25May20	1 - KITCHEN - CABINETRY - ADJUST KITCHEN CABINETRY TO ACCOMMODATE NON-STANDARD REFRIGERATOR SIZE. Note: Purchaser(s) acknowledge that the number & or size of doors may be reduced in the surrounding cabinetry to accommodate.
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Inv.: 993 Line: 36 5May20 / 25May20	1 - KITCHEN - 2 TONE KITCHEN CABINETRY - IN STANDARD CABINETRY - STANDARD KITCHEN LAYOUT Note:
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Inv.: 926 Line: 29 16Feb20 / 16Apr20	1 - KITCHEN/DINETTE - Supply & Install Upc9-2B. Includes Upgrade to 42" Uppers with Filler Detail on Upper Cabinetry to Upgraded Bulkhead (Approx. 26" Deep X 10" High). Includes Custom Extension in Dinette. Standard Level Cabinetry Note: - Kitchen/Dinette as per Schedule H. - Standard Kitchen Layout + 3' Extension in Dinette - Standard Level Cabinetry - Upgraded 42" wood doors will have center style.
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CARPET

Inv.: 926 Line: 10 16Feb20 / 16Apr20	1 - - Delete Standard Upper Hall Natural Hardwood Flooring. Supply & Install Level 1 Carpet in Staircase (Main Floor to 2nd Level), Upper Hallway, Master Bedroom, Bedroom #2 & Bedroom #3. Note: - Staircase (Main to 2nd Level), Upper Hall, Master Bedroom, Bedroom #2 & Bedroom #3 as per Schedule H - Level 1 Carpet
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Inv.: 926 Line: 11 16Feb20 / 16Apr20	1 - - CARPET - UPGRADE - LEVEL 1 - - BASEMENT STAIRCASE - LEVEL 1 Note: AS PER SCHEDULE H
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Inv.: 993 Line: 40	1 - - UNDERPAD - UPGRADE - LEVEL 1 - - BASEMENT STAIRCASE - LEVEL 1 Note: As Per Sketch Dated May 12, 2020 5May20 / 25May20
Inv.: 993 Line: 41	1 - - UNDERPAD - UPGRADE - LEVEL 1 - - MAIN STAIRCASE - LEVEL 1 Note: As Per Sketch Dated May 12, 2020 5May20 / 25May20
Inv.: 993 Line: 42	1 - - UNDERPAD - UPGRADE - LEVEL 1 - - BEDROOMS ONLY - LEVEL 1 Note: As Per Sketch Dated May 12, 2020 5May20 / 25May20
Inv.: 993 Line: 43	1 - UPPER HALL - UNDERPAD - UPGRADE LEVEL 1 - - UPPER HALLWAY - LEVEL 1 Note: (See # 10) As Per Sketch Dated May 12, 2020 5May20 / 25May20

CERAMIC TILE

Inv.: 926 Line: 18	1 - FOYER - TILE - FLOOR - UPGRADE - BRONZE - - FOYER (1) - BRONZE Note: - INCLUDES POWDER ROOM - Foyer & Powder Room as per Schedule H. 16Feb20 / 16Apr20
Inv.: 926 Line: 19	1 - KITCHEN/DINETTE - TILE - FLOOR - UPGRADE - BRONZE - - KITCHEN (4) - BRONZE Note: - INCLUDES DINETTE - Kitchen & Dinette as per Schedule H. 16Feb20 / 16Apr20
Inv.: 993 Line: 46	1 - - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - STANDARD - - TUB SURROUND - ENSUITE BATHROOM - OPTIONAL (20) - STANDARD Note: 5May20 / 25May20
Inv.: 993 Line: 37	2 - - CERAMIC TILE - GROUT COLOR PER COLOUR Note: 5May20 / 25May20
Inv.: 993 Line: 38	1 - KITCHEN/DINETTE - Supply & Install Bronze Level Backsplash Tile in Kitchen including Area behind Chimney Hoodfan + Custom 3' Extension in Dinette. 1/3 Staggered Horizontal Installation Note: - Bronze Level Tile - 1/3 Staggered Installation - Includes Extension in Dinette & Area behind Chimney Hood Fan 5May20 / 25May20
Inv.: 993 Line: 39	1 - ENSUITE BATH - TILE - WALL - INSTALLED IN A BRICK PATTERN - INSTALLATION ONLY - - SHOWER SURROUND - ENSUITE BATHROOM - OPTIONAL (20) - . Note: 5May20 / 25May20

COUNTERTOP

Inv.: 926 Line: 28	1 - KITCHEN/DINETTE - Supply & Install Quartz Level 1 Countertop in Kitchen including Island with Flush Breakfast Bar + Custom Extension in Dinette Note: Kitchen/Dinette as per Schedule H. 16Feb20 / 16Apr20
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ELECTRICAL

Inv.: 993 Line: 30	1 - - ORBITAL UPGRADES AS PER ATTACHED QUOTE & SKETCH. Note: Orbital Estimate # OR3703 Rev.01 dated 05/11/20. 5May20 / 25May20
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Inv.: 993 Line: 31	1 - - S&S ELECTRIC UPGRADES AS PER ATTACHED QUOTE & SKETCH. Note: S&S Electric Estimate # SS3126 Rev.03 dated 05/11/20. 5May20 / 25May20
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FIREPLACES

Inv.: 926 Line: 21	1 - GREAT ROOM - FIREPLACE FAN KIT Note: 16Feb20 / 16Apr20
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HARDWOOD FLOORING

Inv.: 926 Line: 14	1 - - HARDWOOD - LAUZON ENGINEERED HARDWOOD - 6-1/4" ESTATE STAINED - STANDARD AREAS Note: - 6 1/4" Estate Stained Oak - Great Room, Dining Room, Main Floor Hallway as per Schedule H. 16Feb20 / 16Apr20
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Inv.: 926 Line: 15	1 - OFFICE - HARDWOOD - LAUZON ENGINEERED HARDWOOD - 6-1/4" ESTATE STAINED - STUDY (10B) Note: - Office/Den as per Schedule H. - 6 1/4" Estate Stained Oak 16Feb20 / 16Apr20
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HVAC

Inv.: 926 Line: 22	1 - - GAS PIPING - MAIN FLOOR - For Future BBQ. Direct to Source. Note: -AS PER SCHEDULE H - Locations Are Approximate & Must Be Compliant With All Applicable Codes 16Feb20 / 16Apr20
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Inv.: 926 Line: 23	1 - - HVAC - AC UNIT 13 SEER R - 410A - GOODMAN GSX13030 2.5 TON (INCLUDES GAS ROUGH-IN) Note: Location to be determined by Head Office 16Feb20 / 16Apr20
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MISCELLANEOUS

Inv.: 926 Line: 12	1 - - FLAT CEILING IN WHOLE HOUSE (2 STOREY) Note: Does not include additional extra basement areas 16Feb20 / 16Apr20
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Inv.: 926 Line: 16	1 - GARAGE - Supply & Install Lift Master Elite Series 1/2 H.P. Garage Door Opener. Professionally Installed To Manufacturers Specs. (Includes 1 Wall Mount Wired Control, 1 Remote Control, 1 Sensor Kit) - BELT DRIVE Note: 16Feb20 / 16Apr20
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Inv.: 926 Line: 17	1 - GARAGE - Supply & Install Extra Remote Control Transmitter For Garage Door Opener. Note: 16Feb20 / 16Apr20
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PLUMBING

Inv.: 926 Line: 24	1 - ENSUITE BATH - BATHROOMS - ZITTA NICHE 16X12 STAINLESS STEEL Note: - Ensuite Bathroom as per Schedule H. - Cannot be installed on an exterior wall 16Feb20 / 16Apr20
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Inv.: 993 Line: 44	1 - KITCHEN - KITCHEN SINK - REGINOX ND1831UA/9 DOUBLE BOWL UNDERMOUNT SINK Note: Only available with Solid Surface Countertops 5May20 / 25May20
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Inv.: 993 Line: 45	1 - KITCHEN - KITCHEN FAUCET - DELTA MARLEY 986LF - AR ARCTIC STAINLESS
	Note:
5May20 / 25May20	

RAILING

Inv.: 993 Line: 34	1 - - RAILING - OAK MODERN 3 1/2" POSTS, COLONIAL HANDRAILS & WRINKLED BLACK SQUARE METAL SPINDLES
	Note: - INCLUDES ALL STD AREAS AND OPEN BASEMENT STAIRCASE RAILING IN GREAT ROOM - INCLUDES BLACK METAL BRACKETS
5May20 / 25May20	

STAIRS

Inv.: 926 Line: 9	1 - GREAT ROOM - Upgrade To Open Finished Staircase To Basement (Closed Stringers).
	Note: - Includes Builder's Standard Railing On The First Floor Complete With Nosing, Self Supporting Stringer (Main) Builders Standard Carpet On Basement Stairs And Approximately 3Ft X 4 Ft Landing At Base Of Basement Stairs, Oak Handrail, Oak Nosing & Ceiling Light. - Basement Staircase as per Schedule H.
16Feb20 / 16Apr20	

STANDARDS

Inv.: 993 Line: 33	1 - GREAT ROOM - CERAMIC TILE - DELETE FIREPLACE HEARTH & SURROUND
	Note:
5May20 / 25May20	
Inv.: 993 Line: 32	1 - GREAT ROOM - DELETE STANDARD MDF PAINTED WHITE TYPE 1 MODERN MANTLE FROM FIREPLACE.
	Note: Due To Extremely High Heat Temperatures Exiting The Top Vent Of The Fireplace And The Potential For Damages To Heat Sensitive Electronics And/Or Wall Décor Installed Above The Fireplace, The Purchaser(s) Acknowledge(s) That The Builder Recommends Installing a Fireplace Fan Kit & Mantle.
5May20 / 25May20	
Inv.: 926 Line: 2	1 - BASEMENT BATHROOM - STANDARD - THREE PIECE PLUMBING ROUGH-IN ONLY FOR FUTURE BASEMENT BATHROOM AS PER SCHEDULE H
	Note: Does Not Include Electrical Rough-Ins
16Feb20 / 16Apr20	
Inv.: 926 Line: 4	1 - - STANDARD - SOFT CLOSE DOORS AND FULL EXTENSION SOFT CLOSE TRACK ON DRAWERS ON ALL CABINETRY THROUGHOUT HOUSE
	Note: Excluding Corner Cabinetry Where Applicable
16Feb20 / 16Apr20	
Inv.: 926 Line: 5	1 - KITCHEN - STANDARD - SLEEVE FOR FUTURE WATERLINE TO FRIDGE
	Note:
16Feb20 / 16Apr20	
Inv.: 926 Line: 6	1 - BASEMENT - STANDARD - POWER HUMIDIFIER GENERAL (EVAPORATOR)
	Note:
16Feb20 / 16Apr20	
Inv.: 926 Line: 3	1 - UPPER HALL - STANDARD - HARDWOOD - 3-1/8 INCH NATURAL OAK ENGINEERED HARDWOOD FLOORING IN UPPER HALLWAY
	Note:
16Feb20 / 16Apr20	
Inv.: 926 Line: 7	1 - MASTER BEDROOM - STANDARD - BUILDERS STANDARD CEILING LIGHT FIXTURE IN MASTER BEDROOM C/W SWITCH APPROXIMATELY CENTERED ON MASTER BEDROOM CEILING
	Note:
16Feb20 / 16Apr20	

WINDOWS & DOORS



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Inv.: 926 Line: 13	1 - - DINING ROOM - Delete 3 x AP 2424 Picture Windows in Dining Room and Supply & Install 2 x C 2472-1 Casement Operator Window (Subject To Limiting Distance At Side Yard As Per Obc 206). Note: Dining Room as per Schedule H.
16Feb20 / 16Apr20	

Inv.: 926 Line: 25	1 - BASEMENT - WINDOW -INCREASE EXISTING BASEMENT WINDOW TO APPROX. 30IN DEEP LOCATION AS PER SCHEDULE H. Note: - Basement as per Schedule H. - Subject to limiting distance at side yard as per Current Building Code
16Feb20 / 16Apr20	