

SUMMARY OF PRICING INVESTMENT				DATE:	
PROJECT: DEERFIELD VILLAGE 2		LOT NO: A04			
Reg'd Plan #: 4M-1290		MODEL: 160-2 Stanley 2 Rev. W/O			
Name(s): Portobello Partnership					
Name(s):					
BASE PRICE DWELLING:				\$408,844.16	
LOT PREMIUM:				\$15,000.00	
END LOT PREMIUM:					
NET TOTAL COST OF UPGRADES:				\$43,155.84	
CREDITS:					
SUBTOTAL:				\$58,155.84	
TOTAL:				\$467,000.00	
No Tax or Rebate					
TOTAL INCLUDING ALL APPLICABLE HST (No Rebate):					
PURCHASER OFFER:				\$467,000.00	
DIFFERENCE:				\$467,000.00	
4 Pce Luxury Ensuite Bonus					
Basic Stainless Steel Appliance Package Bonus					
Walk out lot premium					
B1A #1 Dated April 26-21 - \$30,513.84					
B1A #2 Dated September 7-21 - \$12,642.00					
Revised September 8-21 by Lisa Ballard					
PURCHASER OFFER HST BREAKDOWN					
	OFFER PRICE EXCLUDING HST:			\$413,274.34	
	OFFER TOTAL INCLUDING ALL APPLICABLE HST:			\$467,000.00	
COMMENTS:					
*EXPECTED DATE OF CLOSING:			August 31, 2022		

1455 YOVILLE DRIVE, #210, ORLEANS, ONT. K1C 6Z7 - TEL: (613) 837-1104 / FAX: (613) 837-5901



GST/HST New Housing Rebate Application for Houses Purchased from a Builder


Use this form to claim your rebate if you bought a new house (including a residential condominium unit or a duplex) or a share of the capital stock of a co-operative housing corporation (co-op). **Do not use** this form if you built your house or hired someone to build it or purchased it as a rental property. Instead, use Form GST191, *GST/HST New Housing Rebate Application for Owner-Built Houses*, or Form GST524, *GST/HST New Residential Rental Property Rebate Application*.

Note
GST/HST registered builders claiming a Type 1A or 1B rebate can choose to file their application online along with their GST/HST return using GST/HST NETFILE at canada.ca/gst-hst-netfile or by using the "File a return" online service in My Business Account at canada.ca/my-cra-business-account. The rebate can also be filed online on its own using the "File a rebate" online service in My Business Account. Representatives can access these online services in Represent a Client at canada.ca/taxes-representatives. If you choose to file your application online, **do not send** us this form.

For more information, including instructions, required documentation for rebate application Types 2, 3, and 5, and the definition of a house, see "General information" on page 4 of this form. Your claim may be delayed or denied if this form is not completed in full, the rebate calculation is not correct, or the required documentation is not submitted with your application.

Section A – Claimant information					
Claimant's legal name (one name only, even if the house is purchased by several individuals) Last name, first name, and initial(s) Portobello Partnership				Business number (if applicable) 8 6 7 2 7 1 2 0 7 R T 0 0 0 1	
If more than one individual purchased the house, list all of the other purchaser(s). Attach a separate sheet if you need more space.					
Last name, first name, and initial(s) of other purchaser			Last name, first name, and initial(s) of other purchaser		
Address of the house you purchased (Unit No. – Street No. Street name, RR) 506 Fawn Valley Private					
City Ottawa			Province or territory Ontario		Postal code K 1 T 0 W 5
Home telephone number		Daytime telephone number 613-837-1104	Extension	Language preference <input checked="" type="checkbox"/> English <input type="checkbox"/> French	
Mailing address of claimant <input checked="" type="checkbox"/> As above or		Unit No – Street No Street name, PO Box, RR 210 - 1455 Youville Drive			
City Orleans		Province/Territory/State Ontario		Postal/ZIP code K1C 6Z7	Country Canada
Section B – House information					
Did you purchase the house for use as your, or your relation's, primary place of residence? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			Date purchase agreement was signed by both you and the builder (if the agreement was signed on different dates, use the later date): Year Month Day		
If you purchased this house as a rental property, you do not qualify for this rebate. You may qualify for the New Residential Rental Property Rebate instead. To apply for that rebate, you (not the builder) may use Form GST524, <i>GST/HST New Residential Rental Property Rebate Application</i> .					
Date ownership of the house or the share in the co-op was transferred to you: Year Month Day			Date possession of the house was transferred to you: Year Month Day		
Legal description of property – Lot, plan, concession, range, parcel, section, etc. You will find the description on your deed, or another land transfer document available from your provincial land registry office. Where applicable, use the strata lot for the lot number.					
Lot No: A04		Plan No: 4M-1290		Other: City of Ottawa	
If a mobile home, state: Manufacturer:		Model:		Serial number:	

FOR INTERNAL USE ONLY									
IC						NC			

Section C – Housing and application Type																					
Type of housing (tick one box)																					
<input checked="" type="checkbox"/> House (including condominium unit)	<input type="checkbox"/> Mobile home (including modular home)	<input type="checkbox"/> Floating home	<input type="checkbox"/> Bed and breakfast	<input type="checkbox"/> Duplex																	
Application Type (tick one box). See Guide RC4028, <i>GST/HST New Housing Rebate</i> , to verify that you meet the conditions to claim the rebate. In all cases the builder or co-op must complete Section D.																					
Rebate applications filed by the builder – Where the builder pays the amount of the rebate directly to you or credits it against the total amount payable for a new house (including a mobile home or a floating home). Give the completed application to your builder.																					
1A	<input type="checkbox"/>	When you buy both the house and land from the same builder or you buy a mobile home. (Do not tick Type 1A if you bought a mobile home and you lease land that is not a site in a residential trailer park from the vendor of the home. Tick Type 1B in this case.) Complete Part I of Section F to calculate the rebate.																			
1B	<input type="checkbox"/>	When you buy a house and lease the land from the same builder. (Do not tick Type 1B if you bought a mobile home from a vendor that also leases to you a site in a residential trailer park. Tick Type 1A in this case.) The lease must provide you with an option to buy the land, or must be for a term of at least 20 years. Complete Part II of Section F to calculate the rebate.																			
Rebate applications you file directly with us – Where we pay the rebate directly to you for a new house (including a mobile home or a floating home).																					
2	<input type="checkbox"/>	When you buy both the house and land from the same builder or you buy a mobile home. (Do not tick Type 2 if you bought a mobile home and you lease land that is not a site in a residential trailer park from the vendor of the home. Tick Type 5 in this case.) Complete Part I of Section F to calculate the rebate. Attach a copy of your Statement of Adjustments.																			
3	<input type="checkbox"/>	When you buy a share of the capital stock of a co-op. Complete Part III of Section F to calculate the rebate. Attach a copy of your Statement of Adjustments.																			
5	<input type="checkbox"/>	When you buy a house and lease the land from the same builder. (Do not tick Type 5 if you bought a mobile home from a vendor that also leases to you a site in a residential trailer park. Tick Type 2 in this case.) The lease must provide you with an option to buy the land, or must be for a term of at least 20 years. Complete Part II of Section F to calculate the rebate. Attach a copy of your Statement of Adjustments (or invoice in the case of a mobile home).																			
Section D – Builder or co-op information																					
Builder's or co-op's legal name					Business number (if applicable)																
Valecraft Homes Limited					8888876273RTO001																
Address (Unit No. – Street No. Street name, PO Box, RR)					City																
210-1455 Youville Dr.					Orleans																
Province/Territory/State		Postal/ZIP code		Country		Telephone number		Extension													
Ontario		K1C 6Z7		Canada		613-837-1104															
Did the builder either pay the amount of the rebate directly to the purchaser or credit it against the total amount payable for the house? <input type="checkbox"/> Yes <input type="checkbox"/> No																					
If yes, the builder has to send this completed form, including any applicable provincial rebate schedule, to us. For more information and instructions, see page 4.																					
For Type 1A or 1B, enter the reporting period covered by the GST/HST return in which a deduction is taken by the builder. The builder must take the deduction in the reporting period during which the amount of the rebate is paid or credited to the purchaser.																					
From <table><tr><td>Year</td><td>Month</td><td>Day</td></tr><tr><td></td><td></td><td></td></tr></table> to <table><tr><td>Year</td><td>Month</td><td>Day</td></tr><tr><td></td><td></td><td></td></tr></table>										Year	Month	Day				Year	Month	Day			
Year	Month	Day																			
Year	Month	Day																			
Signature of builder or authorized official			Name (print)			Year			Month	Day											
Section E – Claimant's Certification																					
I certify that the information given in this application, including any accompanying provincial rebate schedule and all supporting documents, is, to the best of my knowledge, true, correct, and complete in every respect. I have not previously claimed the "Total rebate amount," or any part of that amount, and I am eligible to claim this total rebate amount. I am not filing a second time for additional work or extras done on the house. I also certify that the house is my, or one of my relation's, primary residence and is not intended as a rental property.																					
Signature of the claimant			Name (print)			Year			Month	Day											
			Portobello Partnership																		

Section F – Rebate calculation (complete only one of Parts I, II, or III, whichever applies)

You are **not** entitled to claim a GST/HST new housing rebate for some of the GST or federal part of the HST and you **do not complete** Section F if any of the following apply to you:

- your application type is 1A or 2 and the purchase price of the house is \$450,000 or more;
- your application type is 1B or 5 and the fair market value of the house (building and land) when possession was transferred to you was \$517,500 or more (in some cases a lower value may apply to restrict the rebate); or
- your application type is 3 and the total amount paid for the share in the co-op is \$517,500 or more (in some cases a lower value may apply to restrict the rebate).

If the above situations **do not apply** and you meet all of the other GST/HST new housing rebate conditions, you may be entitled to claim a GST/HST new housing rebate. Complete Section F. You will need to complete Form RC7190-WS, *GST190 Calculation Worksheet*, to calculate the amounts you have to enter in Section F.

Note

If you paid the HST on your purchase of a house located in a province that offers a provincial new housing rebate, you may be entitled to claim a rebate for some of the provincial part of the HST you paid on the purchase. A provincial new housing rebate may be available even if a GST/HST new housing rebate is not. For more information, see the appropriate provincial rebate schedule.

Part I – Rebate calculation for Application Type 1A or 2

GST paid or the federal part of the HST paid on the purchase of the house (enter the amount from line 1 of Form RC7190-WS). (If the purchase and sale agreement for the house was assigned to you and you paid the GST or the federal part of the HST on assignment, also include that tax paid on line A.)	<div></div>	A
Enter the purchase price of the house (do not include GST or HST). (If the purchase and sale agreement for the house was assigned to you and you paid the GST or the federal part of the HST on the assignment, also include the purchase price for the assignment on line B.)	<div></div>	B
GST/HST new housing rebate amount (enter the amount from line 4 of Form RC7190-WS).	<div></div>	C
Provincial new housing rebate amount – If you are eligible, complete the calculation on the applicable provincial rebate schedule and enter the amount from line C of that schedule.	<div></div>	D
Total rebate amount including any provincial rebate (line C plus line D).	<div></div>	E

Part II – Rebate calculation for Application Type 1B or 5

Total purchase price for the house (do not include amounts for the lease of the land or the option to purchase the land).	<div></div>	F
Fair market value of the house (including the land and the building) when possession was transferred to you.	<div></div>	G
GST/HST new housing rebate amount (enter the amount from line 8 of Form RC7190-WS).	<div></div>	H
Provincial new housing rebate amount – If you are eligible, complete the calculation on the applicable provincial rebate schedule and enter the amount from line F of that schedule.	<div></div>	I
Total rebate amount including any provincial rebate (line H plus line I).	<div></div>	J

Part III – Rebate calculation for Application Type 3

Total purchase price for the share of the capital stock in the co-op. (If you purchased any other interest in the corporation, complex, or unit, also include the purchase price for that interest on line K.)	<div></div>	K
GST/HST new housing rebate amount (enter the amount from line 11 of Form RC7190-WS).	<div></div>	L
Provincial new housing rebate amount – If you are eligible, complete the calculation on the applicable provincial rebate schedule and enter the amount from line H of that schedule.	<div></div>	M
Total rebate amount including any provincial rebate (line L plus line M).	<div></div>	N

Section G – Direct deposit request (complete only if you are filing a Type 2, 3, or 5 rebate application)

To have your refund deposited directly into your bank account, complete the information area below **or** attach a blank cheque with the information encoded on it and "VOID" written across the front.

Branch number	Institution number	Account number
<div></div>	<div></div>	<div></div>

Name of the account holder

Personal information is collected under the *Excise Tax Act* to administer tax, rebates, and elections. It may also be used for any purpose related to the administration or enforcement of the Act such as audit, compliance and the payment of debts owed to the Crown. It may be shared or verified with other federal, provincial/territorial government institutions to the extent authorized by law. Failure to provide this information may result in interest payable, penalties or other actions. Under the *Privacy Act*, individuals have the right to access their personal information and request correction if there are errors or omissions. Refer to Info Source at canada.ca/cra-info-source. Personal Information Bank CRA PPU 241.

General information

Who should complete this form?

Use this form to claim your new housing rebate if you bought a new house (including a residential condominium unit or a duplex) or a share of the capital stock of a co-operative housing corporation (co-op). The house must be the primary place of residence for you or a relation. If more than one individual owns the house or share, only one individual can claim the rebate. Partnerships (even if all the partners are individuals) and corporations that buy new houses are not entitled to claim this rebate. An individual cannot claim this rebate if a partnership or a corporation is also an owner of the house.

Do not use this form if you built or substantially renovated your house or hired someone to do so. Instead, use Form GST191, *GST/HST New Housing Rebate Application for Owner-Built Houses*.

If you purchased this house as a rental property, use Form GST524, *GST/HST New Residential Rental Property Rebate Application*.

For more information on the conditions that apply for each rebate type, see Guide RC4028, *GST/HST New Housing Rebate*.

If the application is signed by someone other than the claimant, you must attach a properly executed power of attorney to this form.

If your house is located in a province that offers a provincial new housing rebate for some of the provincial part of the HST and you qualify for that rebate, you also need to complete the appropriate provincial rebate schedule to claim the provincial new housing rebate.

Note

If you previously purchased a new house and received a new housing rebate you were assigned a business number for tracking purposes (nine digits followed by RT0001). Use the same number for this application.

Documentation required

If your application type is 2, 3, or 5 in Section C, you must send us this form along with the following documents:

- a copy of the statement of adjustments; and
- for a mobile home, a copy of the invoice.

Note

You are not required to submit proof of occupancy with your application. However, you may be asked to provide proof of occupancy later.

Do not send us the agreements for the purchase of your house. Keep them for six years in case we ask to see them.

Note

If you choose not to file your application online when claiming a Type 1A or 1B rebate, you must send us a copy of this form. Do not send supporting documents with this form when claiming either of these rebates, but keep them in case we ask to see them later.

When should I file my claim?

Generally, you have two years from the date ownership of the house is transferred to you to claim the rebate.

Where do I send this form?

For an individual claiming this rebate, use the chart below to identify the correct tax centre to send your completed form and any applicable provincial rebate schedule.

If you are a builder and choose **not** to file your application online, use the following chart to find out to which tax centre to send your completed form.

If you are:	Send your form to:
<ul style="list-style-type: none">• an individual, and the property is located in one of the areas indicated below; OR• a builder located in one of the areas indicated below, and you have filed your GST/HST return online. Areas: Sudbury/Nickel Belt, Toronto Centre, Toronto East, Toronto West, Toronto North, or Barrie.	Sudbury Tax Centre 1050 Notre Dame Avenue Sudbury ON P3A 5C1
<ul style="list-style-type: none">• an individual, and the property is located anywhere in Canada, other than the areas mentioned above; OR• a builder located anywhere in Canada, other than the areas mentioned above, and you have filed your GST/HST return online.	Prince Edward Island Tax Centre 275 Pope Road Summerside PE C1N 6A2
<ul style="list-style-type: none">• a builder who is eligible to file a paper GST/HST return. (In addition to your completed form and any applicable provincial rebate schedule, you have to send your return in which you claimed a deduction.)	The tax centre indicated on your return.

Note

If you are a builder and choose to file your application online, do **not** send us this form.

Definition

House – for this rebate, includes a single family home, a residential condominium unit, a duplex, a mobile home, and a floating home. It also includes a bed and breakfast if more than 50% of the house is your primary place of residence. Otherwise, only the part that is your primary place of residence is a house for purposes of this rebate.

What if you need help?

For more information, see Guide RC4028, *GST/HST New Housing Rebate*, go to canada.ca/gst-hst, or call 1-800-959-5525.

Forms and publications

To get our forms and publications, go to canada.ca/gst-hst-pub.

Schedule B1A
Deerfield 2 - Phase 2

PURCHASER: Portobello Partnership

Printed: 7-Sep-21 2:04 pm

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
A04	2	160 THE STANLEY 2	16-Dec-21
ITEM QTY EXTRA / CHANGE			INTERNAL USE
*1 90831 31153	1 - - STANDARD - AC UNIT 16 SEER 1.5 TON Note: Location to be determined by Head Office		
*2 90184 31154	1 - KITCHEN - STANDARD - SLEEVE FOR FUTURE WATERLINE TO FRIDGE Note:		
*3 90183 31155	1 - - STANDARD - SOFT CLOSE DOORS AND FULL EXTENSION SOFT CLOSE TRACK ON DRAWERS ON ALL CABINETRY THROUGHOUT HOUSE Note: Excluding Corner Cabinetry Where Applicable		
*4 89762 31160	1 - ENSUITE BATH - BONUS - LUXURY ENSUITE - 4PC ENSUITE WITH TUB AND SEPARATE SHOWER IN BUILDERS STANDARD SELECTIONS Note: As per schedule H dated March 30th, 2021. Upgraded from Item 5.		
5 104302 31161	1 - ENSUITE BATH - ENSUITE - 5PC ENSUITE IN LIEU OF BONUS 4PC ENSUITE IN BUILDERS STANDARD SELECTIONS Note: As per schedule H dated March 30th, 2021. See Item 4 for further upgrade.		
*6 104730 31162	1 - KITCHEN - COUNTERTOP - GRANITE - LEVEL 1 - KITCHEN OPTION #1 C/W FLUSH BREAKFAST BAR Note: As per schedule H dated March 30th, 2021. Counter edge profoile to be selected at color appointment. See items #15 & #16 for sink and faucet.		*
*7 111592 32503	1 - KITCHEN - KITCHEN - OPTIONAL KITCHEN LAYOUT 1 - LEVEL 1 CABINETRY - BUILDERS STANDARD COUNTERTOP AND BACKSPLASH Note: This item includes upgrade to optional kitchen layout #1		*
*8 91640 31175	1 - GREAT ROOM - RAILING - OAK MODERN 3 1/2" POSTS, CONTEMPORARY HANDRAILS & GUNN METAL SQUARE METAL SPINDLES IN LIEU OF THE HALF WALL ON THE STAIRS ADJACENT TO GREAT ROOM C/W OPEN STRINGERS Note: Beveled Modern Posts, as per schedule H dated March 30th, 2021. See items #9 & #10.		*
9 92081 31176	1 - - RAILING - OAK MODERN 3 1/2" POSTS, CONTEMPORARY HANDRAILS & GUNN METAL SQUARE SPINDLES Note: Beveled Modern Posts, in standard areas in lieu of standard railing, as per schedule H dated March 30th, 2021. See items #8 & #10.		
*10 91629 31177	1 - UPPER HALL - RAILING - OAK MODERN 3 1/2" POSTS, CONTEMPORARY HANDRAILS & GUNN METAL SQUARE SPINDLES IN LIEU OF THE HALF WALL IN THE SECOND FLOOR HALLWAY Note: Beveled Modern Posts, as per schedule H dated March 30th, 2021. See items #8 & #9.		*
11 31184	1 - - SUPPLY AND INSTALL OAK STAIRCASE WITH VENEERED RISERS & STRINGERS AND SOLID TREADS. PER STAIRCASE, IN LIEU OF STANDARD STAIRCASE FROM MAIN FLOOR TO SECOND LEVEL. Note: As per schedule H dated March 30th, 2021. Purchasrs acknowledges and accepts the 3 1/8in engineered hardwood flooring will be installed on the landing (where applicable) to ensure product stability, proper humitidy levels are to be maintained.		
*12 103657 32499	1 - KITCHEN - CABINETRY - UPC9-2A - LEVEL 1 CABINETRY - OPTIONAL KITCHEN 1. INCLUDES UPGRADE TO 42IN UPPERS WITH FILLER DETAIL ON UPPER KITCHEN CABINETRY TO STANDARD BULKHEAD Note: As per UPC sketch dated March 30th, 2021. Purchaser acknowledges and accepts that upper kitchen cabinetry upgraded wood doors will have center style		*

Vendor Initials: _____ Purchaser Initials: _____

PREPARED BY: Simon Clarke

LOCKED BY: Lisa Ballard

PE 1,456-1

InvoiceSQL.rpt 05may21

CONSTRUCTION SCHEDULING APPROVAL

PER: _____

DATE: _____



Schedule B1A Deerfield 2 - Phase 2			
PURCHASER: Portobello Partnership		Printed: 7-Sep-21 2:04 pm	
LOT NUMBER A04	PHASE 2	HOUSE TYPE 160 THE STANLEY 2	CLOSING DATE 16-Dec-21
ITEM	QTY	EXTRA / CHANGE	INTERNAL USE
*13 90243 31186	1	GREAT ROOM - FIREPLACE - OPTIONAL DIRECT VENT FIREPLACE ON MAIN FLOOR WITH SURROUND FROM BUILDERS STANDARDS, AND MDF MODERN TYPE 1 MANTLE PAINTED WHITE. CENTER WINDOW IN GREAT ROOM IS DELETED Note: As per schedule H dated March 30th, 2021. Fireplace to be located in great room. See item #14.	*
14 88179 31187	1	GREAT ROOM - FIREPLACE - FIREPLACE FAN KIT Note: Fireplace fan kit to be located in great room fireplace. As per schedule H dated March 30th, 2021. See item #13.	
15 118341 31188	1	KITCHEN - KITCHEN SINK - FRANKE CUBE CUX110-30-CA SINGLE BOWL STAINLESS STEEL 9" DEEP UNDERMOUNT SINK Note: See Item 6 for solid surface countertops.	
16 88433 31189	1	KITCHEN - KITCHEN FAUCET - DELTA ESSA 9113 - AR - DST ARCTIC STAINLESS SINGLE HANDLE PULL-DOWN Note: See item #6	
*17 88287 31190	1	- S&S ELECTRIC UPGRADES AS PER ATTACHED QUOTE & SKETCH. Note: As per quote #SS4396, dated 02/16/2021	*
*18 88294 31191	1	- ORBITAL UPGRADES AS PER ATTACHED QUOTE & SKETCH. Note: As per quote #OR5559, dated 02/16/2021	*

PURCHASER: _____
Portobello Partnership

07-Sep-21
DATE

VENDOR: _____
PER: Valecraft Homes Limited

DATE: _____

CONSTRUCTION SCHEDULING APPROVAL

PER: _____

DATE: _____

Internal B1A Deerfield 2 - Phase 2			
PURCHASER: Portobello Partnership		Printed: 7-Sep-21 2:04 pm	
LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
A04	2	160 THE STANLEY 2	16-Dec-21
ITEM	QTY	EXTRA / CHANGE	PRICE
*19 90568 36448	1	- BONUS - APPLIANCES - 3 BASIC STAINLESS STEEL KITCHEN APPLIANCES INCLUDING MICROWAVE COMBO HOODFAN, AND BASIC TOP LOAD WHITE WASHER AND DRYER. Note:	\$ 0.00 Each
20 88290 36449	1	- FLAT CEILING IN WHOLE HOUSE Note: Includes Family Room in Basement	\$ 2,245.00 Each
21 36451	1	- KITCHEN - DELETE ITEM 7 (RE: OPTIONAL KITCHEN LAYOUT 1 - LEVEL 1 CABINETRY - BUILDERS STANDARD COUNTERTOP AND BACKSPLASH). Note:	-\$3,322.00 Each
*22 89584 36453	1	- KITCHEN - KITCHEN - OPTIONAL KITCHEN LAYOUT 1 - BUILDERS STANDARD FINISHES Note: As per Schedule H and Kitchen Sketch dated September 7, 2021.	*\$ 884.00 Each
23 36455	1	- KITCHEN - DELETE ITEM 12 (RE: UPC9-2A LEVEL 1 CABINETRY - OPTIONAL KITCHEN LAYOUT 1. INCLUDES UPGRADE TO 42IN UPPERS WITH FILLER DETAIL ON UPPER KITCHEN CABINETRY TO STANDARD BULKHEAD. Note:	-\$689.00 Each
*24 103643 36452	1	- KITCHEN - CABINETRY - UPC9-2A - BUILDERS STANDARD CABINETRY - OPTIONAL KITCHEN 1. INCLUDES UPGRADE TO 42IN UPPERS WITH FILLER DETAIL ON UPPER KITCHEN CABINETRY TO STANDARD BULKHEAD Note: In Kitchen layout 1 as per item 22. As per UPC Sketch and kitchen sketch dated September 7, 2021. Purchaser Acknowledges and accepts that Upper Kitchen cabinetry upgraded wood doors will have center style.	*\$ 521.00 Each
25 128 36457	1	- KITCHEN - TILE - WALL - BACKSPLASH - UPGRADE - GOLD - - KITCHEN - GOLD Note: In Kitchen Layout 1 (see item 22) as per wall tile installation sketch dated September 7, 2021.	\$ 270.00 Each
26 88508 36461	2	- CERAMIC TILE - GROUT COLOR PER COLOUR Note:	\$ 150.00
27 90835 36462	1	- KITCHEN - CABINETRY - EXTEND FRIDGE UPPER TO APPROX. 2FT DEEP (ALL SERIES) Note: In standard series cabinetry, in Kitchen layout 1 (see item 22,) as per kitchen sketch and Schedule H dated September 7, 2021.	\$ 187.00 Each
28 87999 36463	1	- KITCHEN - LOWER CABINETS - LC POTS & PANS C/W 3 DRAWER FRONTS 6/12/12 Note: To be located next to refrigerator, in standard series cabinetry, as per kitchen sketch and Schedule H dated September 7, 2021. -See Item 22 (Optional Kitchen Layout #1 in Builders Standards).	\$ 704.00 Each
29 36465	1	- KITCHEN - SUPPLY AND INSTALL CABINETRY HARDWARE POI-R7040-128-BNL. (INCLUDING ON POTS AND PANS 3 DRWS). Note: -See Item 22 (Optional Kitchen Layout 1 in Builders Standards)	\$ 567.00 Each
30 36466	1	- MAIN BATHROOM - SUPPLY AND INSTALL CABINETRY HARDWARE POI-R7040-128-BNL Note: To be installed in Main bathroom.	\$ 42.00 Each

Vendor Initials: _____ Purchaser Initials: _____

PREPARED BY: Nicole Trudel
LOCKED BY: Lisa Ballard
PE 1,686-1
InvoiceSQL.rpt 05may21

CONSTRUCTION SCHEDULING APPROVAL

PER: _____

DATE: _____

Internal B1A Deerfield 2 - Phase 2			
PURCHASER: Portobello Partnership		Printed: 7-Sep-21 2:04 pm	
LOT NUMBER A04	PHASE 2	HOUSE TYPE 160 THE STANLEY 2	CLOSING DATE 16-Dec-21
ITEM	QTY	EXTRA / CHANGE	PRICE
31		1 - <i>ENSUITE BATH</i> - SUPPLY AND INSTALL CABINETRY HARDWARE POI-R7040-128-BNL	\$ 84.00
36467		Note: To be installed in 5 Pce Ensuite bathroom c/w 2 sinks as per items #4 and #5	Each
32		1 - <i>GREAT ROOM</i> - DELETE ITEM 8 (RE: OAK MODERN BEVELED 3 1/2" POSTS, CONTEMPORARY HANDRAILS & GUNN METAL SQUARE METAL SPINDLES IN LIEU OF THE HALF WALL ON THE STAIRS ADJACENT TO GREAT ROOM C/W OPEN STRINGERS.	-\$2,325.00
36468		Note:	Each
33		1 - <i>GREAT ROOM</i> - SUPPLY AND INSTALL OAK MODERN ROUTED 3 1/2" WIDE POSTS, CONTEMPORARY HANDRAILS & STAINLESS STEEL SQUARE METAL SPINDLES, C/W METAL BRACKETS (IF REQUIRED) IN LIEU OF HALF WALL ON THE STAIRS ADJACENT TO GREAT ROOM C/W OPEN STRINGERS.	\$ 2,322.00
36473		Note: To be installed in Great Room, as per Schedule H dated September 7, 2021. See items #35 & #37.	Each
34		1 - - DELETE ITEM 9 (RE: OAK MODERN BEVELED 3 1/2" POSTS, CONTEMPORARY HANDRAILS & GUNN METAL SQUARE METAL SPINDLES IN STANDARD AREAS).	-\$2,562.00
36470		Note:	Each
35		1 - - SUPPLY AND INSTALL OAK MODERN ROUTED 3 1/2" WIDE POSTS, CONTEMPORARY HANDRAILS & STAINLESS STEEL SQUARE METAL SPINDLES, C/W METAL BRACKETS (IF REQUIRED) IN ALL STANDARD AREAS.	\$ 3,020.00
36474		Note: In all standard areas, as per Schedule H dated September 7, 2021. See items #33 & #37.	Each
36		1 - <i>UPPER HALL</i> - DELETE ITEM 10 (RE: OAK MODERN BEVELED 3 1/2" POSTS, CONTEMPORARY HANDRAILS & GUNN METAL SQUARE METAL SPINDLES IN LIEU OF THE HALF WALL ON THE SECOND FLOOR HALLWAY).	-\$3,587.00
36471		Note:	Each
37		1 - <i>UPPER HALL</i> - SUPPLY AND INSTALL OAK MODERN ROUTED 3 1/2" WIDE POSTS, CONTEMPORARY HANDRAILS & STAINLESS STEEL SQUARE METAL SPINDLES, C/W METAL BRACKETS (IF REQUIRED) IN LIEU OF HALF WALL IN THE UPPER HALLWAY.	\$ 3,416.00
36479		Note: To be installed in Upper Hallway, as per Schedule H dated September 7, 2021. See items #33 & #35.	Each
38		1 - - DELETE ITEM 11 (RE: SUPPLY AND INSTALL OAK STAIRCASE WITH VENEERED RISERS & STRINGERS SOLID TREADS, PER STAIRCASE, IN LIEU OF STANDARD STAIRCASE FROM MAIN FLOOR TO SECOND LEVEL.)	-\$5,795.00
36486		Note:	Each
39 140		1 - <i>ENSUITE BATH</i> - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - SILVER - - SHOWER SURROUND - ENSUITE BATHROOM - OPTIONAL (20) - SILVER	\$ 920.00
36488		Note: In 5 Pce ensuite bathroom shower (see items 4 and 5) as per wall tile installation sketch dated September 7, 2021.	Each
40 140		1 - <i>ENSUITE BATH</i> - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - SILVER - - TUB SURROUND - ENSUITE BATHROOM - OPTIONAL (20) - SILVER	\$ 377.00
36490		Note: Including tub deck and tub backsplash, in 5 Pce Ensuite bathroom (see items 4 and 5,) as per wall tile installtion sketch dated September 7, 2021.	Each
41 140		1 - <i>MAIN BATHROOM</i> - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - SILVER - MAIN BATHROOM - SILVER	\$ 857.00
36491		Note: To be installed in Main bathroom, as per wall tile installation sketch dated September 7, 2021.	Each
42		1 - - SUPPLY AND INSTALL QUOTE LEVEL CARPET BEAULIEU SILEX II BROADLOOM CARPET PAMPA BEIGE 16320 IN STAIRS TO SECOND LEVEL.	\$ 1,500.00
36493		Note: As per Schedule H dated September 7, 2021.	Each

Internal B1A

Deerfield 2 - Phase 2

PURCHASER: Portobello Partnership

Printed: 7-Sep-21 2:04 pm

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
A04	2	160 THE STANLEY 2	16-Dec-21

ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
43		1 - - SUPPLY AND INSTALL QUOTE LEVEL CARPET BEAULIEU SILEX II BROADLOOM CARPET PAMPA BEIGE 16320 IN STAIRS TO BASEMENT.	\$ 1,500.00	Each
36495		Note: As per Schedule H dated September 7, 2021.		
*44		*1 - - UNDERPAD - UPGRADE - LEVEL 1 - - BASEMENT STAIRCASE - LEVEL 1	*\$ 95.00	Each
107				
36531		Note: As per Schedule H dated September 7, 2021		
*45		*1 - - UNDERPAD - UPGRADE - LEVEL 1 - - UPPER STAIRCASE - LEVEL 1	*\$ 120.00	Each
107				
36532		Note: As per Schedule H dated September 7, 2021		
46		1 - FOYER - SUPPLY AND INSTALL TORLYS EVERTILE PREMIER ET24001 CLIFF ISLAND 11-1/2" WIDE x 23-5/8" LONG, FRONT TO BACK 1/2 BRICK INSTALLATION).	\$ 0.00	Each
36501		Note: To be installed in Foyer and Powder Room, as per floor tile installation sketch and Schedule H dated September 7, 2021.		
47		1 - KITCHEN - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW23001 BEACH HOUSE 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALL.	\$ 0.00	Each
36502		Note: To be installed in Kitchen layout 1 (see item 22,) as per Schedule H dated September 7, 2021.		
48		1 - - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW23001 BEACH HOUSE 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALL. IN ALL STANDARD AREAS.	\$ 0.00	Each
36503		Note: To be installed in Great Room, Dining Room, Lower Hallway and Upper Hallway, as per Schedule H dated September 7, 2021.		
49		1 - LAUNDRY ROOM - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW23001 BEACH HOUSE 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALL.	\$ 0.00	Each
36504		Note: To be installed in Laundry Room, as per Schedule H dated September 7, 2021.		
50		1 - BEDROOM 2 - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW23001 BEACH HOUSE 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALL.	\$ 1,746.00	Each
36505		Note: To be installed in Bedroom #2 and WIC, as per Schedule H dated September 7, 2021.		
51		1 - BEDROOM 3 - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW23001 BEACH HOUSE 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALL.	\$ 1,974.00	Each
36506		Note: To be installed in Bedroom #3 and WIC, as per Schedule H dated September 7, 2021.		
52		1 - MASTER BEDROOM - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW23001 BEACH HOUSE 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALL.	\$ 3,786.00	Each
36507		Note: To be installed in Master Bedroom and WIC, as per Schedule H dated September 7, 2021.		
53		1 - BASEMENT - SUPPLY AND INSTALL TORLYS EVERWOOD PREMIER EW23001 BEACH HOUSE 4-7/8" WIDE x 48-3/8" LONG PLANK, FRONT TO BACK INSTALL.	\$ 3,998.00	Each
36508		Note: To be installed in Family Room, as per Schedule H dated September 7, 2021.		
54		1 - MAIN BATHROOM - SUPPLY AND INSTALL TORLYS EVERTILE PREMIER ET24013 CALCATTA 11-1/2" WIDE x 23-5/8" LONG, FRONT TO BACK 1/2 BRICK INSTALL.	\$ 0.00	Each
36509		Note: To be installed in Main bathroom, as per floor tile installation sketch and Schedule H dated September 7, 2021.		

Vendor Initials: _____

Purchaser Initials: _____

PREPARED BY: Nicole Trudel

LOCKED BY: Lisa Ballard

PE 1,686-3

InvoiceSQL.rpt 05may21

CONSTRUCTION SCHEDULING APPROVAL

PER: _____

DATE: _____

Internal B1A Deerfield 2 - Phase 2			
PURCHASER: Portobello Partnership		Printed: 7-Sep-21 2:04 pm	
LOT NUMBER A04	PHASE 2	HOUSE TYPE 160 THE STANLEY 2	CLOSING DATE 16-Dec-21

ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
55 36510		1 - <i>ENSUITE BATH</i> - SUPPLY AND INSTALL TORLYS EVERTILE PREMIER ET24013 CALCATTA 11-1/2" WIDE x 23-5/8" LONG, FRONT TO BACK 1/2 BRICK INSTALL. Note: To be installed in 5 Pce Ensuite bathroom (see items 4 and 5,) as per floor tile installation sketch and Schedule H dated September 7, 2021.	\$ 0.00	Each
56 36511		1 - <i>KITCHEN</i> - DELETE ITEM 15 (RE: FRANKE CUBE CUX110-30-CA SINGLE BOWL STAINLESS STEEL 9" DEEP UNDERMOUNT SINK. Note:	-\$855.00	Each
57 88544 36512		1 - <i>KITCHEN</i> - KITCHEN SINK - REGINOX ND1831UA/9 DOUBLE BOWL UNDERMOUNT SINK Note: See item # 6 for solid surface countertops. See item # 59 for faucet. -See Item 22 (Optional Kitchen Layout #1)	\$ 143.00	Each
58 36515		1 - <i>KITCHEN</i> - DELETE ITEM 16 (RE: DELTA ESSA 9113-AT-DST ARCTIC STAINLESS SINGLE HANDLE PULL-DOWN). Note:	-\$456.00	Each
59 88428 36513		1 - <i>KITCHEN</i> - KITCHEN FAUCET - DELTA MARLEY 986LF - AR ARCTIC STAINLESS Note: See item #6 for solid surface countertops. See item # 57 for sink. -See Item 22 (Optional Kitchen Layout #1)	\$ 358.00	Each
60 88441 36514		1 - <i>ENSUITE BATH</i> - BATHROOMS - ZITTA NICHE 12X12 STAINLESS STEEL Note: To be installed approximately centered on small wall of shower, opposite shower head in 5 Pce Ensuite bathroom, Top of niche to be approximately 5'-0" from floor, as per Schedule H dated September 7, 2021. See items # 4 & # 5.	\$ 447.00	Each
61 36516		1 - <i>KITCHEN</i> - CLARIFICATION TO ITEM 6: KITCHEN COUNTERTOPS AND KITCHEN ISLAND FLUSH BREAKFAST BAR TO BE EASED EDGE DETAIL. Note: As per countertop edge profile sketch dated September 7, 2021 -See Item 22 (Optional Kitchen Layout #1)	\$ 0.00	Each

Sub Total	\$12,642.00
HST	\$0.00
Total	\$12,642.00

Payment Summary	
<u>Paid By</u>	<u>Amount</u>
Total Payment: _____	

Vendor Initials: _____ Purchaser Initials: _____

PREPARED BY: Nicole Trudel
LOCKED BY: Lisa Ballard
PE 1,686-4
InvoiceSQL.rpt 05may21

CONSTRUCTION SCHEDULING APPROVAL	
PER:	_____
DATE:	_____

Internal B1A			
Deerfield 2 - Phase 2			
PURCHASER: Portobello Partnership		Printed: 7-Sep-21 2:04 pm	
LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
A04	2	160 THE STANLEY 2	16-Dec-21

ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
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PURCHASER:

Portobello Partnership

07-Sep-21

DATE

VENDOR:

PER: Valecraft Homes Limited

DATE:

CONSTRUCTION SCHEDULING APPROVAL

PER:

DATE: