

## CONSTRUCTION SUMMARY

North Oakville - 42 - 1 - STARLING (43-01) Elev A

Register Plan Number:    Municipal Address:    Closing: 28-Jul-21

## CEILING

|                 |                                                             |
|-----------------|-------------------------------------------------------------|
| Inv. 290        | 1 - 2ND FLOOR: INSTALL SMOOTH CEILINGS THROUGHOUT 2nd FLOOR |
| 26              |                                                             |
| Line 6006       | Note:                                                       |
| 3Feb21 / 8Mar21 |                                                             |

## CONSTRUCTION

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Inv. 290          | 1 - BASEMENT: BUILD 1 ADDITIONAL ROOM IN BASEMENT (ONE IS STANDARD IN APS). |
| 28                | SEE SKETCH ATTACHED                                                         |
| Line 6038         | Note:                                                                       |
| 3Feb21 / 8Mar21   |                                                                             |
| Inv. 290          | 1 - BASEMENT: INSTALL (ADDITIONAL) COMPLETE 3-PIECE WASHROOM.               |
| 30                |                                                                             |
| Line 6041         | INCLUDES STAND UP SHOWER STALL, WITH CURTAIN ROD, NO GLASS                  |
|                   | Note:                                                                       |
| 3Feb21 / 8Mar21   |                                                                             |
| Inv. 290          | 1 - BASEMENT- FURNACE ROOM- FINISH TO DRYWALL AND PRIME STAGE. DOES NOT     |
| 33                | INCLUDE TILE                                                                |
| Line 6044         | Note:                                                                       |
| 3Feb21 / 8Mar21   |                                                                             |
| Inv. 290          | 1 - BASEMENT: ENCLOSE THE FURNACE AND HOT WATER TANK WITHIN THE FURNACE     |
| 34                | AREA. SEE SKETCH                                                            |
| Line 6045         | Note:                                                                       |
| 3Feb21 / 8Mar21   |                                                                             |
| Inv. 240          | 1 - ROUGH-IN WET BAR AS PER SKETCH                                          |
| 1                 | WALK-UP BASEMENT                                                            |
|                   | ROUGH-IN 3 PC BASEMENT BATHROOM AS PER SKETCH                               |
|                   | REMOVE/RELOCATE FRONT CLOSET ON MAIN FLOOR AS PER SKETCH                    |
|                   | REMOVE/RELOCATE BUFFET NICHE AS PER SKETCH                                  |
| Line 4934         | Note:                                                                       |
| 26Nov20 / 26Nov20 |                                                                             |
| Inv. 240          | 1 - ADD WALL BETWEEN KITCHN AND DINING ROOM AS PER SKETCH                   |
| 2                 | OPTIONAL 5TH BEDROOM WITH CLOSET                                            |
|                   | STANDARD DOOR FOR OPTIONAL BEDROOM 5                                        |
|                   | RESIZE CLOSET BETWEEN BEDROOM 4 & 3 AS PER SKETCH                           |
|                   | ADD DIVIDING WALL IN CLOSET BETWEEN BEDROOM 4 & 3 AS PER SKETCH             |
| Line 4935         | Note:                                                                       |
| 26Nov20 / 26Nov20 |                                                                             |
| Inv. 240          | 1 - ADD DOOR FOR WALK-IN CLOSET IN BEDROOM 3 AS PER SKETCH                  |
| 3                 | ROOM IN BASEMENT (AS PER SKETCH) LOCATION AND MEASUREMENTS TO BE            |
|                   | DETERMINED AT THE STRUCTURAL/DECOR CENTRE APPOINTMENT                       |
| Line 4936         | Note:                                                                       |
| 26Nov20 / 26Nov20 |                                                                             |
| Inv. 290          | 1 - BASEMENT: STORAGE AREA UNDER STAIRS- DRYWALL AND PRIME AREA             |
| 39                |                                                                             |
| Line 6275         | Note:                                                                       |
| 3Feb21 / 8Mar21   |                                                                             |
| Inv. 290          | 1 - BASEMENT- NEW ROOM/ HALL TO FURNACE ROOM: PLEASE MAKE HALL AROUND       |
| 41                | THE NEW ROOM IN BASEMENT A MINIMUM OF 3.5 FEET.                             |
| Line 6276         | Note:                                                                       |
| 3Feb21 / 8Mar21   |                                                                             |

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### North Oakville - 42 - 1 - STARLING (43-01) Elev A

 Registere Plan Number:    Municipal Address:    Closing: **28-Jul-21**

|                                                      |                                                                                                                                                              |
|------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Inv.290<br><b>42</b><br>Line 6277<br>3Feb21 / 8Mar21 | 1 - FOYER TO MAIN HALL OPENING: MAKE OPENING BETWEEN THESE AREAS A MINIMUM OF 5' WIDE, MAKING CLOSET SMALLER AS NECESSARY<br>Note:                           |
| Inv.290<br><b>43</b><br>Line 6278<br>3Feb21 / 8Mar21 | 1 - MAIN HALL TO BREAKFAST AREA OPENING: MAKE OPENING BETWEEN THESE AREAS A MINIMUM OF 5' WIDE.<br>Note:                                                     |
| Inv.317<br><b>50</b><br>Line 6664<br>1Apr21 / 1Apr21 | 1 - BASEMENT: INSTALL A CLOSET IN ROOM BY BASEMENT STAIRS. SEE SKETCH.<br><br>*NOTE, THIS ROOM HAS LOW HEADROOM AND CLOSET CANNOT BE AT FULL HEIGHT<br>Note: |
| <b>ELECTRICAL</b>                                    |                                                                                                                                                              |
| Inv.317<br><b>52</b><br>Line 6665<br>1Apr21 / 1Apr21 | 1 - BASEMENT: INSTALL ELECTRICAL - ROUGH-IN FOR 30 - 40 AMP IN BASEMENT. SEE SKETCH FOR LOCATION<br>Note:                                                    |
| Inv.317<br><b>51</b><br>Line 6662<br>1Apr21 / 1Apr21 | 1 - BASEMENT: INSTALL ONE (1) RECEPTACLES - DEDICATED 15 AMP 120 VOLT RECEPTABLE. SEE SKETCH. LOCATION MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS<br>Note:     |
| Inv.290<br><b>40</b><br>Line 6274<br>3Feb21 / 8Mar21 | 2 - BASEMENT: STORAGE AREA UNDER STAIRS- INSTALL TWO (2) RECEPTACLES - DEDICATED 15 AMP 120 VOLT RECEPTABLE. SEE SKETCH FOR LOCATIONS<br>Note:               |
| Inv.290<br><b>4</b><br>Line 5982<br>3Feb21 / 8Mar21  | 1 - BELL AND CABLE LOCATION SKETCH. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS<br>Note:                                                              |
| Inv.290<br><b>5</b><br>Line 5983<br>3Feb21 / 8Mar21  | 2 - KITCHEN: INSTALL ELECTRICAL - ROUGH-IN FOR 30 - 40 AMP BUILT-IN DOUBLE WALL OVEN<br>Note:                                                                |
| Inv.290<br><b>6</b><br>Line 5985<br>3Feb21 / 8Mar21  | 1 - KITCHEN: INSTALL RECEPTACLES - DEDICATED 15 AMP 120 VOLT RECEPTABLE FOR MICROWAVE IN ISLAND<br>Note:                                                     |
| Inv.290<br><b>8</b><br>Line 5987<br>3Feb21 / 8Mar21  | 1 - KITCHEN: INSTALL RECEPTACLES - ADDITIONAL 15 AMP 120 VOLT RECEPTABLE FOR GAS STOVE<br>Note:                                                              |
| Inv.290<br><b>9</b><br>Line 5988<br>3Feb21 / 8Mar21  | 1 - BASEMENT: INSTALL RECEPTACLES - DEDICATED 15 AMP 120 VOLT RECEPTABLE, NEXT TO WET BAR. SEE SKETCH<br>Note:                                               |
| Inv.290<br><b>10</b><br>Line 5989<br>3Feb21 / 8Mar21 | 1 - GREAT ROOM: INSTALL RECEPTACLES - DEDICATED 15 AMP 120 VOLT RECEPTABLE ABOVE FIREPLACE<br>Note:                                                          |

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

|                       |                                                                                                                                                               |  |
|-----------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|--|
| Inv.290               | 1 - BASEMENT: INSTALL ELECTRICAL - ROUGH-IN FOR 240 V PLUG NEAR WET BAR. SEE SKETCH.                                                                          |  |
| 36                    | Note:                                                                                                                                                         |  |
| Line 6050             |                                                                                                                                                               |  |
| 3Feb21 / 8Mar21       |                                                                                                                                                               |  |
| Inv.290               | 1 - KITCHEN: RELOCATE CEILING FIXTURE - RELOCATE STANDARD CEILING FIXTURE. LOCATION MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS                                  |  |
| 21                    | Note:                                                                                                                                                         |  |
| Line 6000             |                                                                                                                                                               |  |
| 3Feb21 / 8Mar21       |                                                                                                                                                               |  |
| Inv.290               | 2 - MASTER ENSUITE - SHARED BATH: INSTALL BATHROOM FAN - SWITCH - 80 CFM WHISPER VALVE PANASONIC BATHROOM FAN COMPLETE WITH SWITCH                            |  |
| 22                    | Note:                                                                                                                                                         |  |
| Line 6001             |                                                                                                                                                               |  |
| 3Feb21 / 8Mar21       |                                                                                                                                                               |  |
| EXTERIOR DOORS        |                                                                                                                                                               |  |
| Inv.290               | 1 - EXTERIOR DOOR - INSTALL DOUBLE DOOR ENTRY                                                                                                                 |  |
| 27                    |                                                                                                                                                               |  |
| Line 6007             | Note:                                                                                                                                                         |  |
| 3Feb21 / 8Mar21       |                                                                                                                                                               |  |
| HVAC                  |                                                                                                                                                               |  |
| Inv.290               | 1 - AIR CONDITIONER AND FLOW - THROUGH HUMIDIFIER AND MEDIA FILTER - ANX13 - 13 SEER - R - 410A - 3.5 TON - WITH FLOW THRU HUMIDIFIER AND 5 INCH MEDIA FILTER |  |
| 23                    | Note:                                                                                                                                                         |  |
| Line 6002             |                                                                                                                                                               |  |
| 3Feb21 / 8Mar21       |                                                                                                                                                               |  |
| Inv.290               | 1 - KITCHEN: INSTALL GAS PIPING AND OTHER - GAS LINE R/I FOR MAIN FLOOR - STOVE - UP TO 3/4 INCH LINE                                                         |  |
| 7                     | Note:                                                                                                                                                         |  |
| Line 5986             |                                                                                                                                                               |  |
| 3Feb21 / 8Mar21       |                                                                                                                                                               |  |
| INTERIOR DOORS & TRIM |                                                                                                                                                               |  |
| Inv.290               | 1 - BASEMENT: INSTALL ADDITIONAL DOOR IN BASEMENT BEDROOM. SEE SKETCH                                                                                         |  |
| 37                    |                                                                                                                                                               |  |
| Line 6054             | Note:                                                                                                                                                         |  |
| 3Feb21 / 8Mar21       |                                                                                                                                                               |  |
| INTERIOR DOORS & TRIM |                                                                                                                                                               |  |
| Inv.317               | 1 - BASEMENT: INSTALL ONE (1) ADDITIONAL INTERIOR DOOR & TRIM TO ROOM BY BASEMENT STAIRS. SEE SKETCH.                                                         |  |
| 49                    |                                                                                                                                                               |  |
| Line 6661             | NOTE, THERE WILL BE 2 DOORS INTO THIS AREA NOW                                                                                                                |  |
|                       | Note:                                                                                                                                                         |  |
| 1Apr21 / 1Apr21       |                                                                                                                                                               |  |
| MISCELLANEOUS         |                                                                                                                                                               |  |
| Inv.317               | 1 - ADMINISTRATION FEE TO REOPEN THE STRUCTURAL FILE                                                                                                          |  |
| 47                    |                                                                                                                                                               |  |
| Line 6659             | Note:                                                                                                                                                         |  |
| 1Apr21 / 1Apr21       |                                                                                                                                                               |  |
| Inv.317               | 1 - Purchasers are aware & accepts that ANY changes made to upgrades after signing this Purchasers Extra Form are subject to a minimum administration fee     |  |
| 53                    | Note:                                                                                                                                                         |  |
| Line 6663             |                                                                                                                                                               |  |
| 1Apr21 / 1Apr21       |                                                                                                                                                               |  |

## CONSTRUCTION SUMMARY

## North Oakville - 42 - 1 - 1 - STARLING (43-01) Elev A

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

|                 |                                                                                                                                                                                                                                          |  |
|-----------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|
| Inv.290         | 1 - BONUS PACKAGE: \$7500.00 WORTH OF UPGRADES FROM VALERY HOMES DECOR CENTRE IS BEING APPLIED TOWARD THE COLOUR APPOINTMENT.                                                                                                            |  |
| 44              |                                                                                                                                                                                                                                          |  |
| Line 6051       | Note:                                                                                                                                                                                                                                    |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |
| Inv.290         | 1 - Purchaser has attended a Structural appointment at the Decor Centre & has DECLINED any additional upgrades and accepts and acknowledges that there will be no further structural changes/additions/deletions to be made upon signing |  |
| 45              |                                                                                                                                                                                                                                          |  |
| Line 6052       | Note:                                                                                                                                                                                                                                    |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |
| Inv.290         | 1 - Purchasers are aware & accepts that ANY changes made to upgrades after signing this Purchasers Extra Form are subject to a minimum administration fee                                                                                |  |
| 46              |                                                                                                                                                                                                                                          |  |
| Line 6053       | Note:                                                                                                                                                                                                                                    |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |
| PLUMBING        |                                                                                                                                                                                                                                          |  |
| Inv.290         | 1 - BASEMENT: RELOCATE THE ROUGH-IN WASHROOM GIVEN IN THE APS                                                                                                                                                                            |  |
| 35              |                                                                                                                                                                                                                                          |  |
| Line 6047       | Note:                                                                                                                                                                                                                                    |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |
| Inv.290         | 1 - BASEMENT: INSTALL LAUNDRY ROUGH-IN. INCLUDES ELECTRICAL, PLUMBING AND VENTING.                                                                                                                                                       |  |
| 31              |                                                                                                                                                                                                                                          |  |
|                 | **NOTE: PURCHASER MUST UPGRADE THE FLOORING FROM CARPET AT THE TIME OF COLOURS. ROUGH-IN CANNOT BE ON CARPET                                                                                                                             |  |
| Line 6042       | Note:                                                                                                                                                                                                                                    |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |
| Inv.290         | 1 - BASEMENT: RELOCATE WET BAR GIVEN IN THE APS                                                                                                                                                                                          |  |
| 32              |                                                                                                                                                                                                                                          |  |
| Line 6043       | Note:                                                                                                                                                                                                                                    |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |
| Inv.290         | 1 - BASEMENT: TURN THE 3-PIECE ROUGH-IN GIVEN IN THE APS INTO A COMPLETE 3-PIECE WASHROOM.                                                                                                                                               |  |
| 29              |                                                                                                                                                                                                                                          |  |
|                 | INCLUDES STAND UP SHOWER STALL, WITH CURTAIN ROD, NO GLASS                                                                                                                                                                               |  |
| Line 6040       | Note: (PRICE INCLUDES CREDIT FOR ROUGH-IN GIVEN IN APS)                                                                                                                                                                                  |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |
| Inv.290         | 3 - MASTER ENSUITE - ENSUITE 2 - SHARED BATHROOMS: INSTALL PLUMBING FOR THREE (3) RAINSHOWER HEADS. IN MASTER, ENSUITE 2, SHARED                                                                                                         |  |
| 17              |                                                                                                                                                                                                                                          |  |
| Line 5996       | Note:                                                                                                                                                                                                                                    |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |
| Inv.290         | 3 - MASTER ENSUITE - ENSUITE 2 - SHARED BATH BATHROOMS: INSTALL THREE (3) SHOWER HEADS - RAINSHOWER HEAD                                                                                                                                 |  |
| 18              |                                                                                                                                                                                                                                          |  |
|                 | MOEN S1004                                                                                                                                                                                                                               |  |
|                 | 12" SQUARE FLAT/THIN RAINSHOWER                                                                                                                                                                                                          |  |
| Line 5997       | Note:                                                                                                                                                                                                                                    |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |
| Inv.290         | 1 - KITCHEN: INSTALL EXTRA ROUGH-IN LINE FOR FRIDGE ICE MAKER WITH SHUT-OFF                                                                                                                                                              |  |
| 19              |                                                                                                                                                                                                                                          |  |
| Line 5998       | Note:                                                                                                                                                                                                                                    |  |
| 3Feb21 / 8Mar21 |                                                                                                                                                                                                                                          |  |

## CONSTRUCTION SUMMARY

## North Oakville - 42 - 1 - STARLING (43-01) Elev A

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

|                                                                         |       |
|-------------------------------------------------------------------------|-------|
| 1 - BACKFLOW PREVENTER VALVE                                            |       |
| Inv.290<br>20                                                           | Note: |
| Line 5999                                                               |       |
| 3Feb21 / 8Mar21                                                         |       |
| 1 - BASEMENT: INSTALL ADDITIONAL EXTRA WET BAR. SEE SKETCH FOR LOCATION |       |
| Inv.317<br>48                                                           |       |
| Line 6660                                                               | Note: |
| 1Apr21 / 1Apr21                                                         |       |
| 1 - BASEMENT: RELOCATE SUMP PUMP                                        |       |
| Inv.290<br>38                                                           |       |
| Line 6055                                                               | Note: |
| 3Feb21 / 8Mar21                                                         |       |

## VACCUM/BELL

|                                                                                                                                                            |       |
|------------------------------------------------------------------------------------------------------------------------------------------------------------|-------|
| 1 - GREAT ROOM: INSTALL CONDUIT - 1 1/4" ORANGE FLEX CONDUIT APPROX. 35FT FOR FIREPLACE FOR TV                                                             |       |
| Inv.290<br>11                                                                                                                                              | Note: |
| Line 5990                                                                                                                                                  |       |
| 3Feb21 / 8Mar21                                                                                                                                            |       |
| 1 - IPTV NETWORK CABLE PACKAGE - 4-CAT6 NETWORK CABLES AND TERMINATION                                                                                     |       |
| Inv.290<br>12                                                                                                                                              | Note: |
| Line 5991                                                                                                                                                  |       |
| 3Feb21 / 8Mar21                                                                                                                                            |       |
| 1 - KITCHEN: INSTALL CENTRAL VACUUM - CENTRAL VAC KICKPLATE- ROUGH-IN ONLY                                                                                 |       |
| Inv.290<br>13                                                                                                                                              | Note: |
| Line 5992                                                                                                                                                  |       |
| 3Feb21 / 8Mar21                                                                                                                                            |       |
| 1 - GARAGE: INSTALL CENTRAL VACUUM - CENTRAL VAC PIPING COMPLETE TO GARAGE - ONE OUTLET IN BASEMENT. ROUGH-IN ONLY                                         |       |
| Inv.290<br>14                                                                                                                                              | Note: |
| Line 5993                                                                                                                                                  |       |
| 3Feb21 / 8Mar21                                                                                                                                            |       |
| 1 - BEDROOM 4: INSTALL SURROUND SOUND - SINGLE ZONE AUDIO ROUGH-IN SPEAKER WIRES (X2) CAT-5E CABLES (X2) 6.5 INCH SPEAKER BRACKETS (X2 PAIRS)              |       |
| Inv.290<br>15                                                                                                                                              | Note: |
| Line 5994                                                                                                                                                  |       |
| 3Feb21 / 8Mar21                                                                                                                                            |       |
| 1 - BASEMENT: FURNACE ROOM- INSTALL SURROUND SOUND - SINGLE ZONE AUDIO ROUGH-IN SPEAKER WIRES (X2) CAT-5E CABLES (X2) 6.5 INCH SPEAKER BRACKETS (X2 PAIRS) |       |
| Inv.290<br>16                                                                                                                                              | Note: |
| Line 5995                                                                                                                                                  |       |
| 3Feb21 / 8Mar21                                                                                                                                            |       |

## WINDOWS

|                                                                                                                        |       |
|------------------------------------------------------------------------------------------------------------------------|-------|
| 2 - BASEMENT: INSTALL TWO (2) NEW WINDOWS- BASEMENT WINDOW - EXTRA STANDARD WINDOW - 36 X 16. SEE SKETCH FOR LOCATIONS |       |
| Inv.290<br>24                                                                                                          | Note: |
| Line 6003                                                                                                              |       |
| 3Feb21 / 8Mar21                                                                                                        |       |
| 5 - BASEMENT: ENLARGE FIVE (5) BASEMENT WINDOW - ENLARGE STANDARD WINDOW -TO 36 X 24. INCLUDES 2 NEW WINDOWS           |       |
| Inv.290<br>25                                                                                                          | Note: |
| Line 6004                                                                                                              |       |
| 3Feb21 / 8Mar21                                                                                                        |       |

Lot 42

4,181 sq. ft.

\*Note: Dining Room Ceiling has been revised as per Floor plan previously submitted, and reattached now.



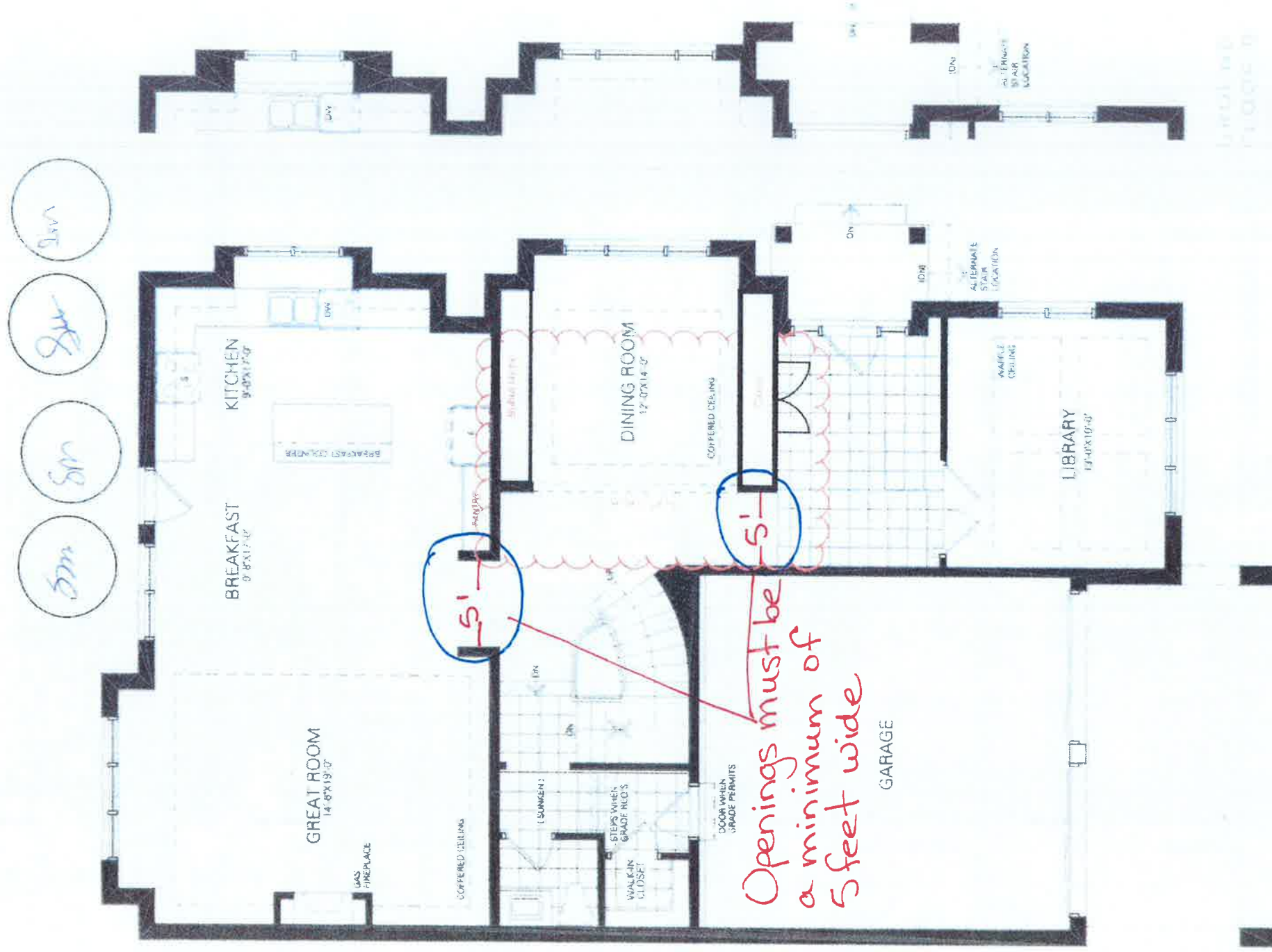
NORTH  
OAKVILLE

The Purchaser(s) acknowledges that the Vendor may be required to modify the floor plan to accommodate the requested Walk-up in accordance with the Permitted City By-Law.

RECEIVED  
MAR 05 2021

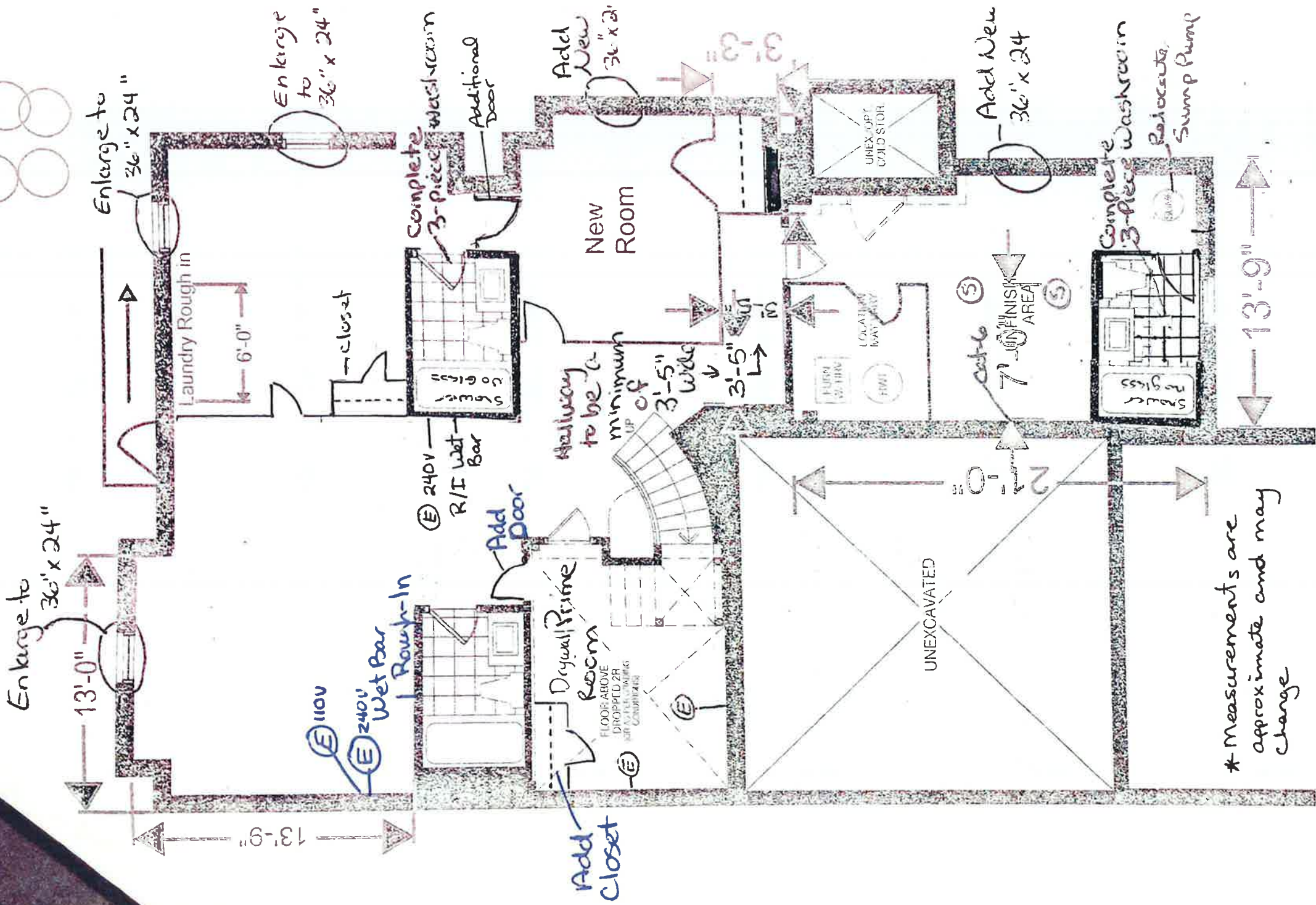
Lot 10

Dining Room Ceiling Plan



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Lot 42



\* Measurements are approximate and may change

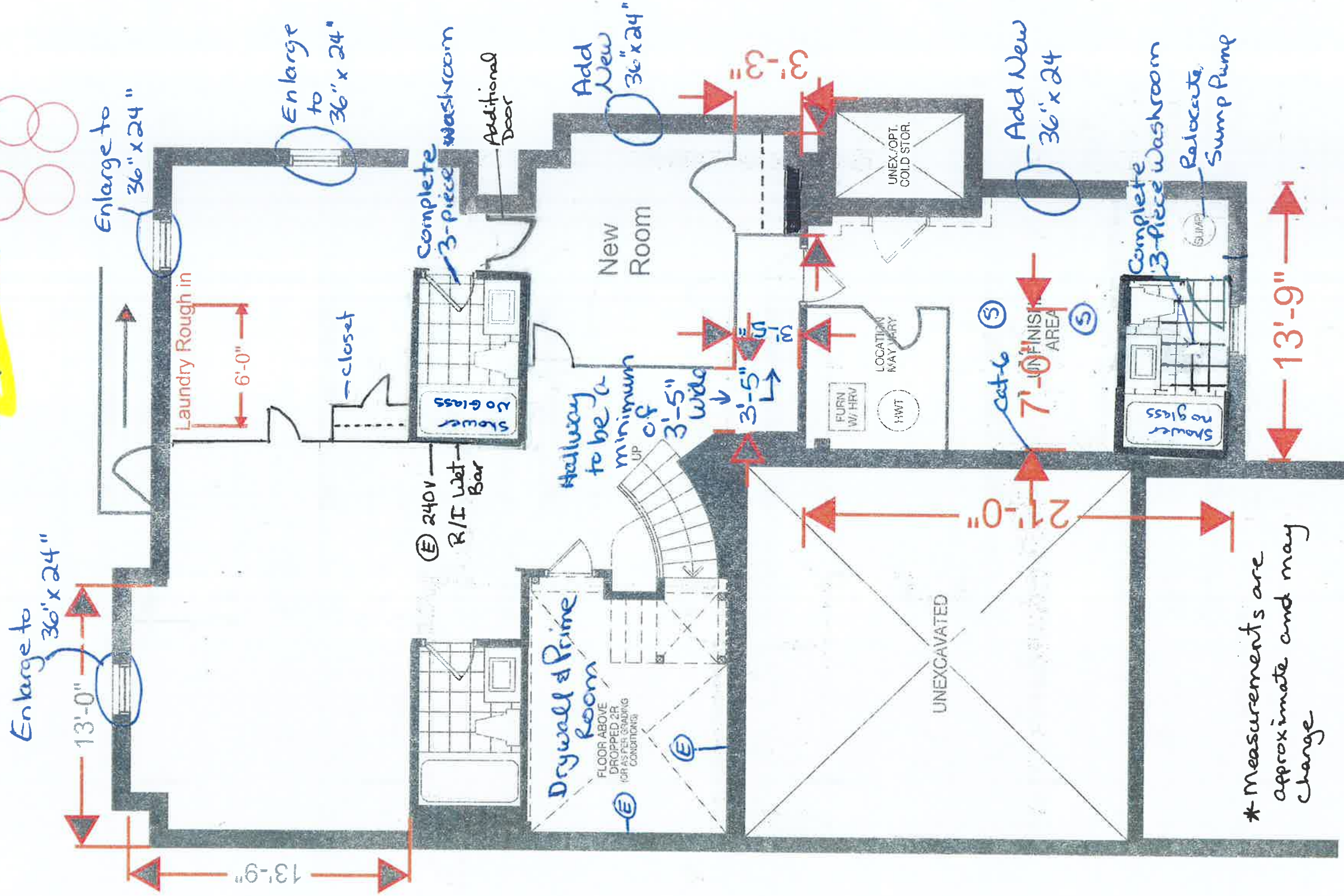
FINISHED BASEMENT A&B

Lot 42

April 1, 2021

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Lot 42



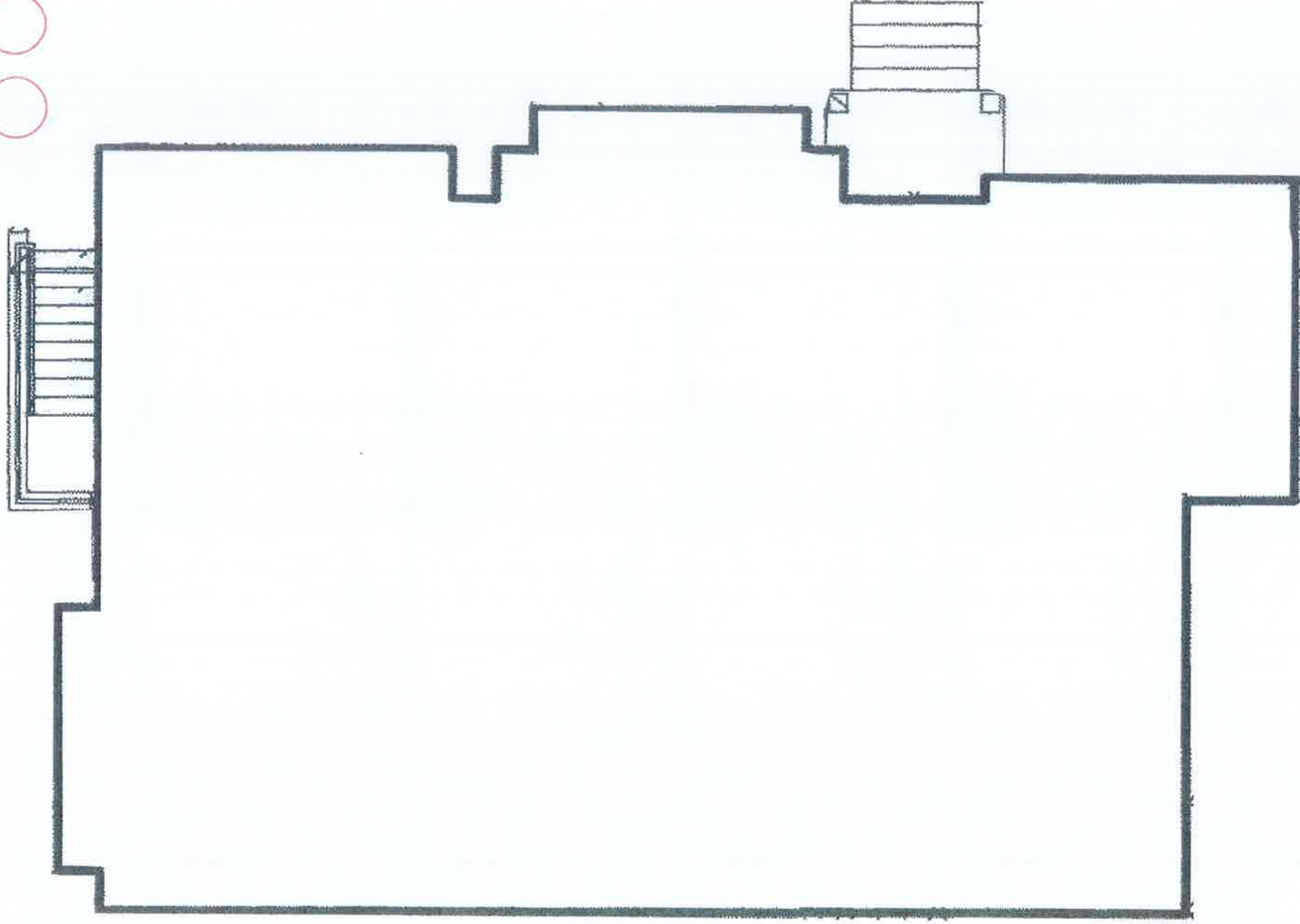
FINISHED BASEMENT A&B

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MAR 05 2021

Lot 42

Basement Walk-Up



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MAR 05 2021