

CONSTRUCTION SUMMARY

Joshua Creek - 51 - 1 - NIGHTGALE (44-01) B

Registere Plan Number: Municipal Address: Closing: 12-Oct-23

BONUS

Inv.484 33 Line 10134	1 - BONUS PACKAGE: \$5,000.00 WORTH OF UPGRADES FROM VALERY HOMES DÉCOR CENTRE IS BEING APPLIED TOWARD THE STRUCTURAL APPOINTMENT Note:
28Nov22 / 20Jan23	

CEILING

Inv.484 25 Line 10121	1 - SECOND FLOOR: SMOOTH CEILING THROUGHOUT SECOND FLOOR Note:
28Nov22 / 20Jan23	

CONSTRUCTION

Inv.484 14 Line 10295	1 - KITCHEN: PLEASE NOTE THAT THE RETURN WALL BESIDE THE ORIGINAL LOCATION OF THE FRIDGE MUST BE INCREASED TO A MINIMUM OF 75CM, AS PER THE KITCHEN COMPANY TO ACCOMODATE THIER BUILT-IN FRIDGE. Note: PLEASE SEE ATTACHED KITCHEN SKETCH FROM FRENDEL
28Nov22 / 20Jan23	

Inv.484 4 Line 10101	1 - SHARED BATH - ENSUITE 3: INSTALL ADDITIONAL ENSUITE OFF OF BED #3. CHANGE LAYOUT OF SHARED BATH TO MAKE TWO FULL ENSUITES. SEE SKETCH FOR CHANGES Note: Delete door from shared bath into bed #3, install closet in bed #3 backing onto shared bath. Delete door in toilet room and make full ensuite for bed #2 in that area. Where toilet room was, use that area to make ensuite for bed #3 by using the area that was previously bed #3's closet. See attached sketch.
28Nov22 / 20Jan23	

CONSTRUCTION

Inv.484 3 Line 10100	1 - MAIN FLOOR: INCREASE CEILING HEIGHT BY 2 FEET, 10 ft TO 12 ft) Note:
28Nov22 / 20Jan23	

ELECTRICAL

Inv.484 12 Line 10109	1 - KITCHEN: INSTALL ELECTRICAL - DEDICATED 15 AMP 120 V IN ISLAND, IN ADDITION TO THE STANDARD PLUG. TOTAL OF 2 PLUGS TO BE IN ISLAND. Note:
28Nov22 / 20Jan23	

Inv.484 13 Line 10110	2 - KITCHEN: INSTALL APPLIANCE - RELOCATE STANDARD APPLIANCE. MOVE SINK AND DISHWASHER INTO THE WALL CABINETS. SEE SKETCH Note:
28Nov22 / 20Jan23	

Inv.484 17 Line 10113	1 - KITCHEN: INSTALL RECEPTACLES - ADDITIONAL 15 AMP 120 VOLT RECEPTACLE (NON-DEDICATED). FOR STOVE Note:
28Nov22 / 20Jan23	

Inv.484 6 Line 10103	1 - FAMILY ROOM: ELECTRICAL - DEDICATED 15 AMP 120 V FOR FUTURE TV ABOVE FIREPLACE Note:
28Nov22 / 20Jan23	

Inv.484 8 Line 10105	1 - BASEMENT: INSTALL ELECTRICAL - DEDICATED 15 AMP 120 V FOR FUTURE PROJECTOR ON CEILING. SEE SKETCH TO BE 14 FEET AWAY FROM WALL, ON CEILING. SEE SKETCH Note:
28Nov22 / 20Jan23	

CONSTRUCTION SUMMARY

Joshua Creek - 51 - 1 - NIGHTGALE (44-01) B

Registere Plan Number: Municipal Address: Closing: **12-Oct-23**

Inv.484 20	1 - KITCHEN: INSTALL ELECTRICAL - DEDICATED 15 AMP 120 V FOR DISHWASHER
Line 10116	Note:
28Nov22 / 20Jan23	

Inv.484 21	1 - KITCHEN: INSTALL ELECTRICAL - ROUGH-IN FOR 15 AMP, 120 VOLT BUILT-IN MICROWAVE IN WALL OVEN
Line 10117	Note:
28Nov22 / 20Jan23	

Inv.484 22	1 - KITCHEN: INSTALL ELECTRICAL - ROUGH-IN FOR 30 AMP 220 V, FOR WALL OVEN
Line 10118	Note:
28Nov22 / 20Jan23	

EXTERIOR DOORS

Inv.484 11	1 - BREAKFAST AREA: EXTERIOR DOOR - REPLACE STANDARD 6 ft SLIDING PATIO DOOR WITH 6 FOOT FRENCH DOORS, WITH SCREEN
Line 10108	Note:
28Nov22 / 20Jan23	

HVAC

Inv.484 16	1 - KITCHEN: INSTALL GAS PIPING AND OTHER - GAS LINE R/I FOR MAIN FLOOR - STOVE
Line 10112	Note:
28Nov22 / 20Jan23	

INTERIOR DOOR & TRIM

Inv.484 26	1 - INTERIOR DOOR HARDWARE-SINGLES, PACE LINE IN MATTE BLACK. INCL. EXTERIOR DOOR, NOT GRIP SET.
Line 10122	Note:
28Nov22 / 20Jan23	

Inv.484 27	1 - GRIP SET- LONDON IN (MATTE BLACK)
Line 10123	Note:
28Nov22 / 20Jan23	

MISCELLANEOUS

Inv.484 34	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
Line 10135	Note: Purchaser accepts & acknowledges that all upgrades are to be approved by construction before the invoice is accepted.
28Nov22 / 20Jan23	

PLUMBING

Inv.484 28	5 - PRIMARY ENSUITE - ENSUITE 2, ENSUITE 3, ENSUITE 4 AND BASEMENT: REPLACE FIVE (5) STANDARD SHOWER HEADS WITH MOEN: 5F ECO-PERFORMANCE HAND SHOWER WITH SLIDE BAR 3558EP / A725
Line 10124	Note:
28Nov22 / 20Jan23	

CONSTRUCTION SUMMARY

Joshua Creek - 51 - 1 - NIGHTGALE (44-01) B

 Registere Plan Number: Municipal Address: Closing: **12-Oct-23**

Inv.484 29 Line 10128	1 - PRIMARY ENSUITE: INSTALL PLUMBING FOR RAIN SHOWERHEAD FROM CEILING, MUST PURCHASE SHOWERHEAD. IN LIEU OF STANDARD SHOWERHEAD ON WALL Note: 28Nov22 / 20Jan23
Inv.484 30 Line 10129	1 - PRIMARY ENSUITE: INSTALL MOEN RAIN WALLMOUNT SHOWER HEAD FROM CEILING,- THIS IS TEMPORARY TILL THEY MOVE IN WALLMOUNT SHOWER HEAD 6300 *TO BE APPROVED BY HEAD OFFICE Note: 28Nov22 / 20Jan23
Inv.484 31 Line 10132	1 - PRIMARY ENSUITE: INSTALL MOEN STRAIGHT SHOWER ARM MOEN 116651 Note: 28Nov22 / 20Jan23
Inv.484 32 Line 10133	1 - PRIMARY ENSUITE: KEEP STANDARD SHOWERHEAD, IN ADDITION TO UPGRADED RAIN SHOWER TO BE REPLACED WITH 3669EP/A725 Note: 28Nov22 / 20Jan23
Inv.484 18 Line 10114	1 - KITCHEN: INSTALL ADDITIONAL PLUMBING-WATER CONNECTION WHEN ADDING POT FILLER, AT STOVE Note: 28Nov22 / 20Jan23
Inv.484 19 Line 10115	1 - KITCHEN: INSTALL MOEN POT FILLER TRADITIONAL TWO HANDLE POT FILLER FAUCET WITH DUAL SHUT OFFS S664 CHROME Note: 28Nov22 / 20Jan23
Inv.484 5 Line 10102	4 - ENSUITE 2 - ENSUITE 3 - ENSUITE 4 - BASEMENT: CONVERT FOUR (4) TUBS TO SHOWERS, INCLUDES 1 SIDE OF FRAMELESS GLASS, CHROME Note: 28Nov22 / 20Jan23
Inv.484 2 Line 10097	1 - BASEMENT: EXTRA WET BAR. ROUGH-IN ONLY ** TILES MUST BE PURCHASED IF INSTALLED ON CARPET- FINISHED FLOOR WILL BE DETERMINED AT THE TIME OF COLOURS Note: 28Nov22 / 20Jan23

STAIRS

Inv.484 10 Line 10107	1 - STAIRS- MAIN FLOOR TO SECOND FLOOR: INSTALL OPEN STAIRCASE, PRICE IS PER FLIGHT (STAIN EXTRA) Note: 28Nov22 / 20Jan23
-----------------------------	---

VACCUM/BELL

CONSTRUCTION SUMMARY

Joshua Creek - 51 - 1 - NIGHTGALE (44-01) B

Registere Plan Number: Municipal Address: Closing: 12-Oct-23

Inv.484 1	1 - CAT 6A LOCATION SKETCH. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS (STD)
Line 9794	Note:
28Nov22 / 20Jan23	
Inv.484 9	1 - BASEMENT: INSTALL 1 1/4" ORANGE FLEX CONDUIT ON CEILNG FOR PROJECTOR. SEE SKETCH
TO BE 14 FEET AWAY FROM WALL, ON CEILING, AND ON BASEMENT WALL, AT STANDARD HEIGHT, BESIDE THE CAT 6A. SEE SKETCH	
Line 10106	Note: LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS
28Nov22 / 20Jan23	
Inv.484 7	1 - FAMILY ROOM: INSTALL 1 1/4" ORANGE FLEX CONDUIT
Line 10104	Note: LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS
28Nov22 / 20Jan23	
Inv.484 23	1 - CENTRAL VACUUM - CENTRAL VAC PIPING COMPLETE ROUGH-IN TO GARAGE - TWO OUTLETS PER FLOOR AND ONE OUTLET IN BASEMENT R/I ONLY
Line 10119	Note:
28Nov22 / 20Jan23	
Inv.484 24	1 - KITCHEN INSTALL CENTRAL VACUUM - KICK PLATE ROUGH - IN AND KICKPLATE KIT,
PLACE IN KITCHEN ISLAND, NOT AT SINK	
Line 10120	Note:
28Nov22 / 20Jan23	

WINDOWS

Inv.484 15	1 - KITCHEN: INSTALL NEW WINDOW ABOVE NEW LOCATION OF KITCHEN SINK. APPROX. 3' X 5'. SEE SKETCH
Line 10111	Note:
28Nov22 / 20Jan23	

[- 47 -]



PARTIAL GROUND FLOOR ELEV. A, B & C
WITH OPT. EXTERIOR STAIR



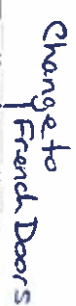
PARTIAL GROUND LEVEL ELEV. B



PARTIAL GROUND FLOOR ELEV. C



PARTIAL OPTIONAL GROUND FLOOR FIVE A, B & C



Change to French Doors

⑤ Additional Plug in is lower Total of 2 plugs

Move Dishwasher & Sink

Additional window approx 3' x 5' h

- Kick Plate Rough-in in island

Pot-Flower

DINING ROOM
17'0" x 15'0"

100

911 X 11.6
M 10.1

100

1

CONFIDENTIAL



>

— 2011 —

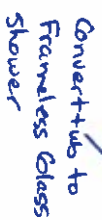
851

Dec. 27, 22

MONTAGE

VALERY HOMER

$\delta\phi + 51$ VP AB
 Dec. 27, 22



Convert tub to
Frameless Glass
Shower



OPTIONAL SECOND FLOOR ELEV A
5 BEDROOM

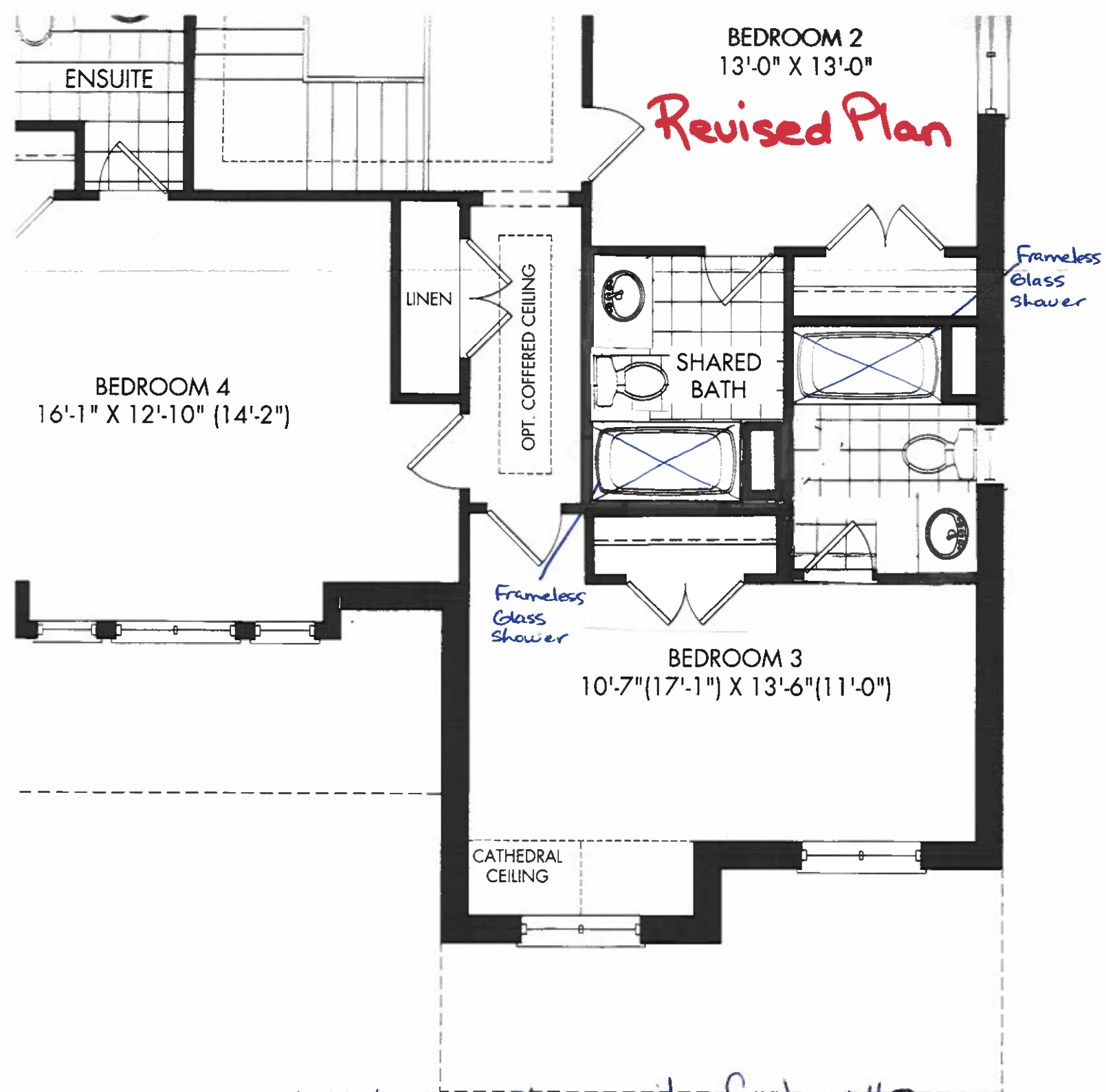


PARTIAL SECOND FLOOR PLAN



OPTIONAL SECOND FLOOR ELEV. C
\$31,000



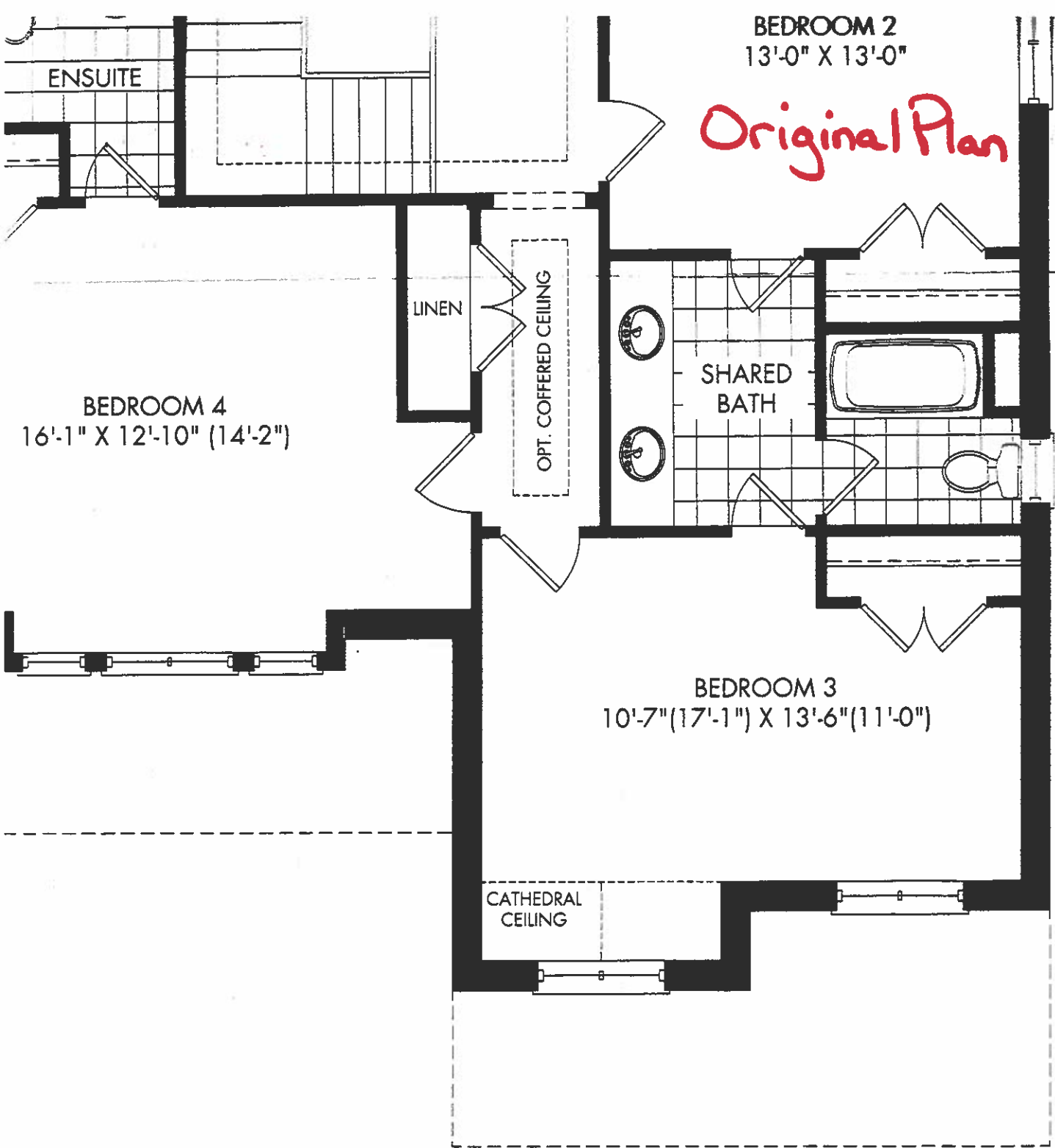


* Make separate ensuite for bed #3

- Delete door from Shared Bath to bed #3
- Closet in bed #3 to now back on to shared bath
- Delete door in shared bath to toilet room
- Make full complete ensuite for bed #2
- In the remaining space where the toilet/tub room was, make another complete ensuite for bed #3 by using up the area in bed #3 that was previously the closet

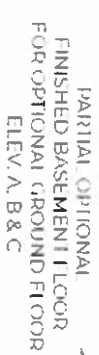
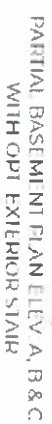
Dec. 27, 22

Lot 51 ~~18~~ ~~28~~



* Included for comparison purposes .

44-7



VALERY

Oct 51 18 28
Dec. 27, 22



FRENDEL
KITCHENS LIMITED
1350 Bowman Drive Mississauga, ON L4W 1C5

VALERY HOMES
JOSHUA CREEK

LOT 51

* Not Final
Kitchen Sketch

For plumbing-
electrical &
construction
purposes only



Jan 9, 23

Pg 1 of 3

Drawn By:

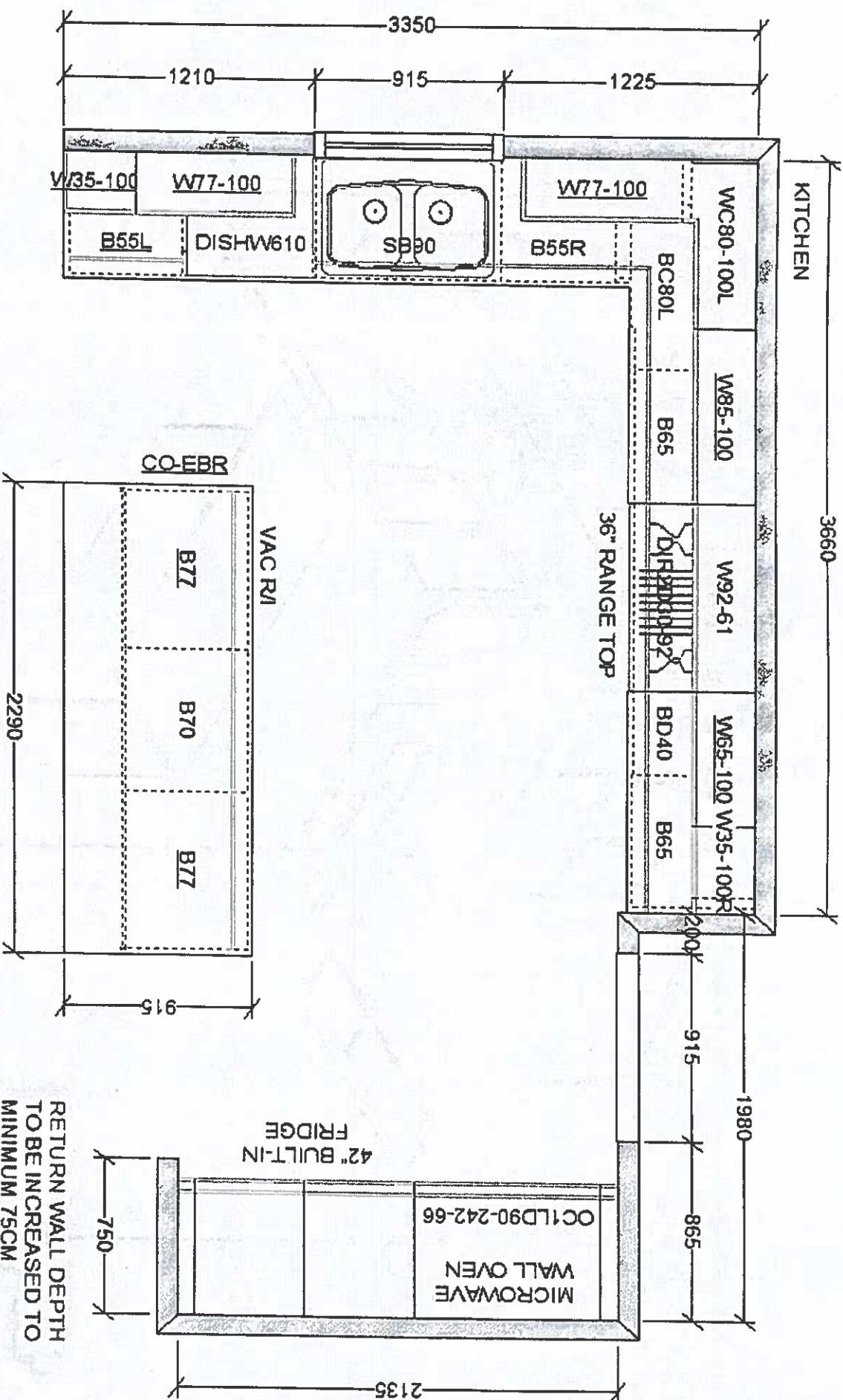
Date: January 9, 2023

Scale: Not To Scale

Approved By Builder:

Date:

RETURN WALL DEPTH
TO BE INCREASED TO
MINIMUM 75CM



This sketch is for DESIGN PURPOSES ONLY – It is not meant to be an exact rendition.

Please File



F R E N D E L
K I T C H E N ' S L I M I T E D
1200 Downey Drive Marietta, GA 30067 US

VALERY HOMES
JOSHUA CREEK
LOT 51

*Not Final
Kitchen Sketch

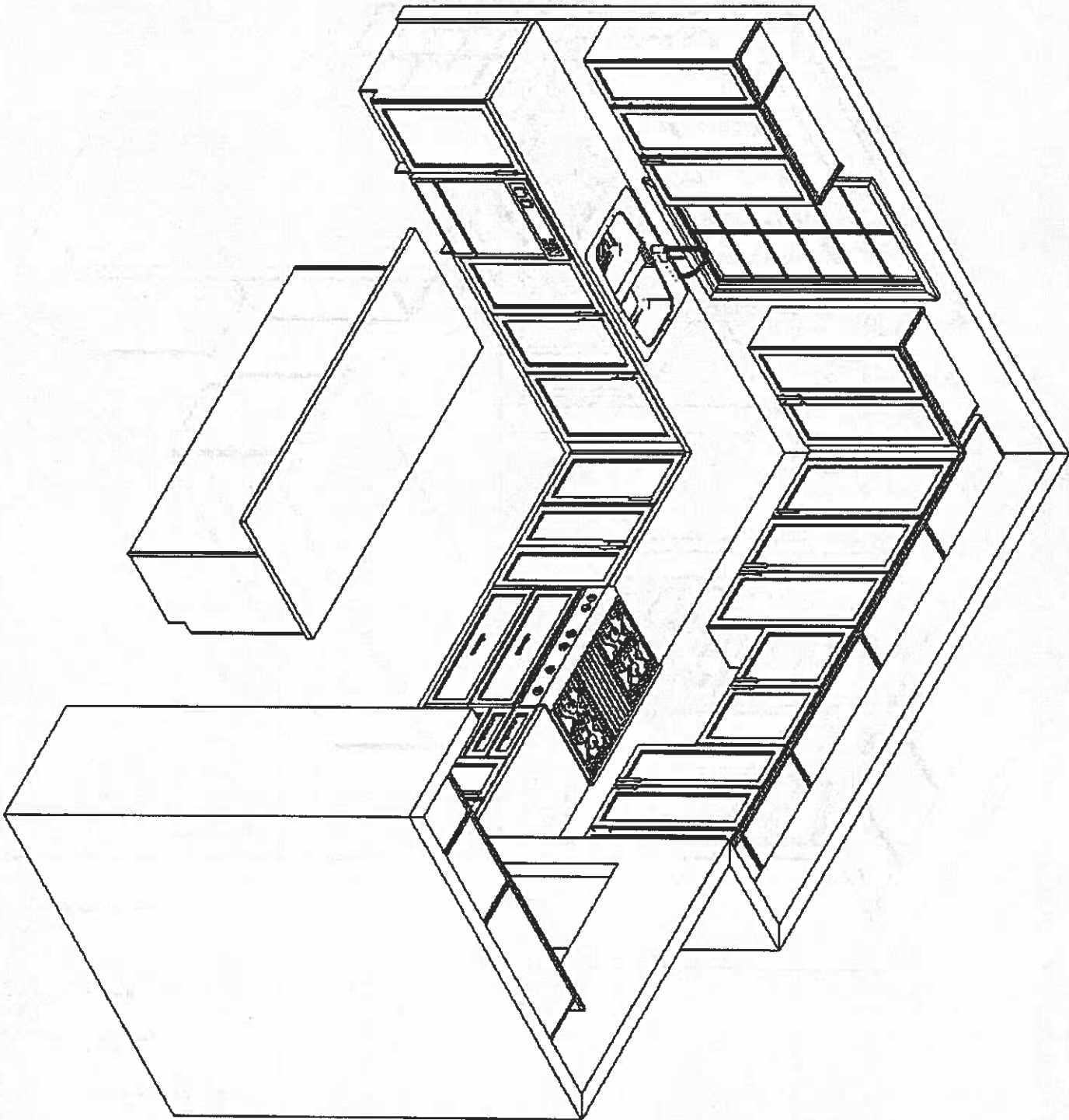


Jan 9, 23

Drawn By:
Date: January 9, 2023
Scale: Not To Scale

Approved By Builder:

Date:



This sketch is for DESIGN PURPOSES ONLY – It is not meant to be an exact rendition.



F R E N D E L
F I T C H E N S L I M I T E D
1339 Spencer Drive Markham Ont L3R 1C5

VALERY HOMES
JOSHUA CREEK
LOT 51

* Not Final
Kitchen Sketch

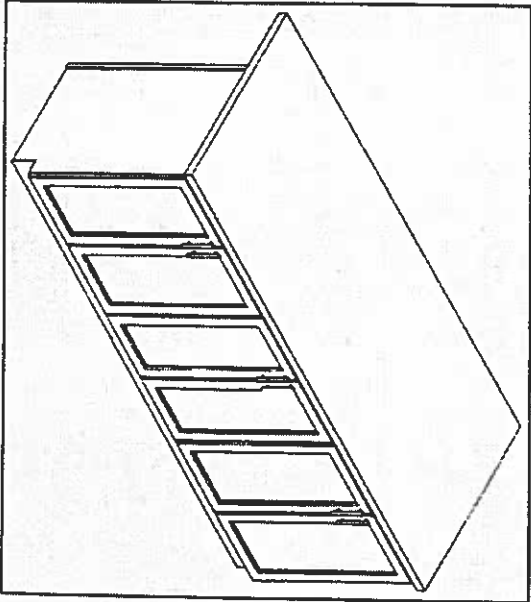
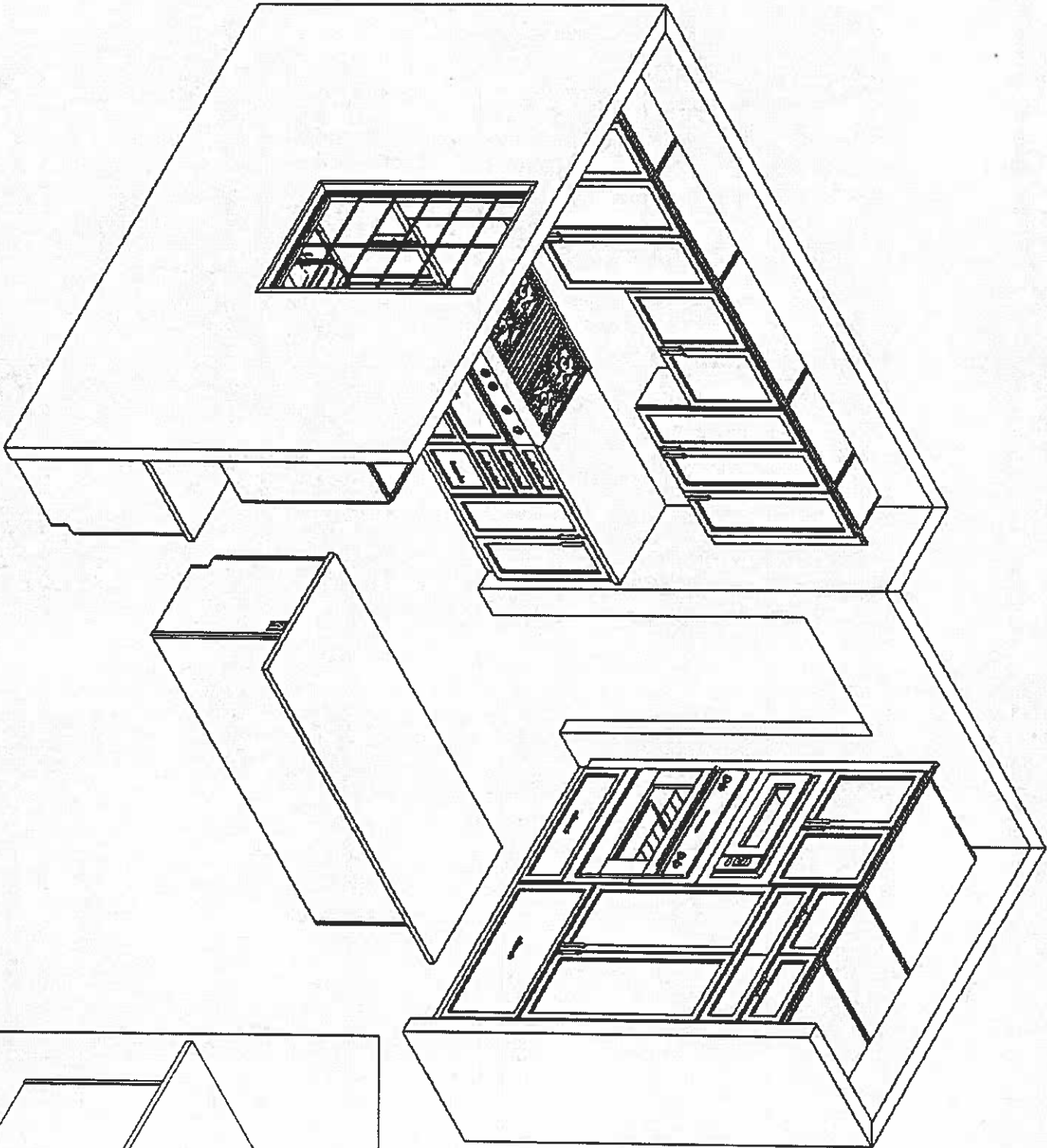


Jan 9, 23

Drawn By:
Date: January 9, 2023
Scale: Not To Scale

Approved By Builder:

Date:

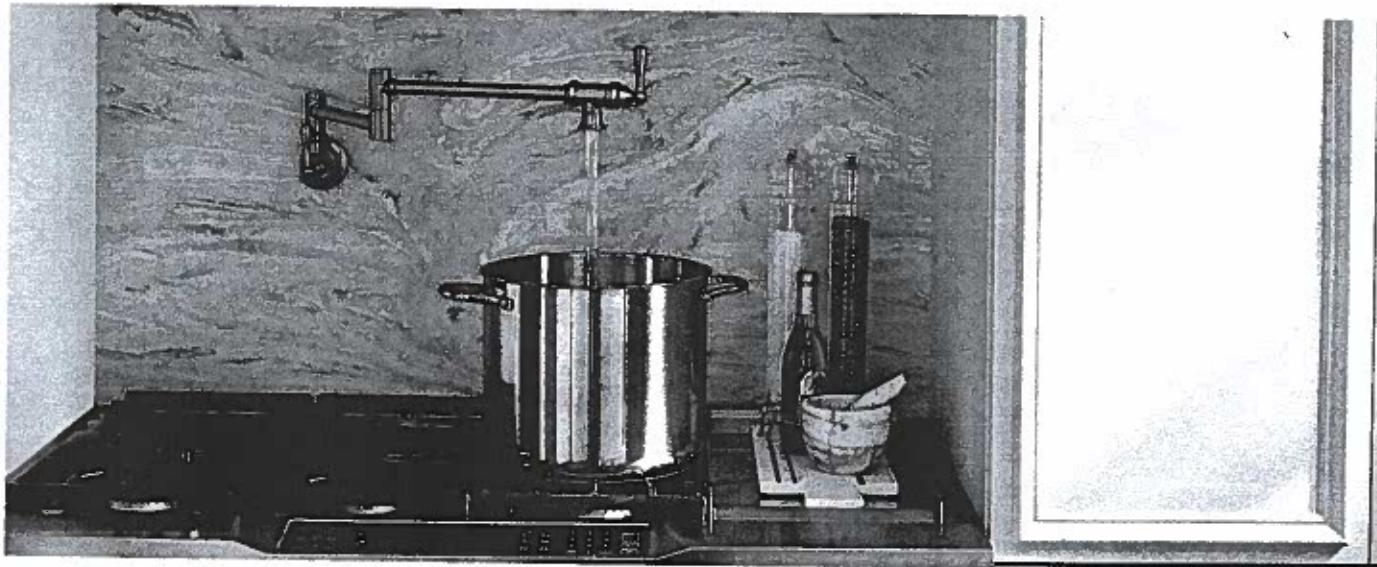


This sketch is for DESIGN PURPOSES ONLY – It is not meant to be an exact rendition.

Pot Fillers

Not 51 VP VP
Dec. 27, 22

KITCHEN



POT FILLERS



**Traditional Two Handle Pot Filler
Faucet with Dual Shut-Offs**

S664

Chrome	\$1,230.56
Other	\$1,720.31

Single hole installation only
Not available in BLS



**Modern Two Handle Pot Filler
Faucet with Dual Shut-Offs**

S665

Chrome	\$1,230.56
Other	\$1,720.31
Black Stainless	\$1,892.44

Single hole installation only
Not available in ORB & NL.

FINISH OPTIONS



Chrome (C), Spot Resist Stainless (SRS), Matte Black (BL),
Oil Rubbed Bronze (ORB), LifeShine® Polished Nickel (NL),
Black Stainless (BLS)

To order, combine the model number with one of these finish letter[s]: Spot Resist
Stainless (SRS), Matte Black (BL), Oil Rubbed Bronze (ORB), LifeShine® Polished
Nickel (NL) & Black Stainless (BLS).

To order Chrome (C) models, use model number only.

Wallmount Showerheads

Lot 51 VP RP

Dec 27, 22



Wallmount Showerhead*

3638
Chrome \$179.69
Other \$255.31



Chrome, LifeShine® Brushed Nickel (BN),
Oil Rubbed Bronze (ORB)

S3638EP not available in ORB



Primary
2nd

Wallmount Showerhead*

6300
Chrome \$26.00
Other \$105.75



Chrome, LifeShine® Brushed Nickel (BN)



Wallmount Showerhead*

6371
Chrome \$101.06
Other \$158.00



Chrome, LifeShine® Brushed Nickel (BN),
Oil Rubbed Bronze (ORB)



Wallmount Showerhead*

6370
Chrome \$101.06
Other \$158.00



Chrome, LifeShine® Brushed Nickel (BN),
Matte Black (BL)



Wallmount Showerhead*

6325
Chrome \$162.38
Other \$218.44



Chrome, LifeShine® Brushed Nickel (BN), LifeShine®
Polished Nickel (NL), Oil Rubbed Bronze (ORB),
Brushed Gold (BG)



Wallmount Showerhead*

6399
Chrome \$133.19
Other \$183.94



Chrome, LifeShine® Brushed Nickel (BN),
Matte Black (BL), Brushed Gold (BG)



Wallmount Showerhead*

6302
Chrome \$162.38
Other \$218.44



Chrome, LifeShine® Brushed Nickel (BN),
Oil Rubbed Bronze (ORB), Wrought Iron (WR)

6302EP not available in WR

To order, combine the model number with one of these finish letter(s): LifeShine® Brushed Nickel (BN), Oil Rubbed Bronze (ORB), LifeShine® Polished Nickel (NL), Wrought Iron (WR), Brushed Gold (BG) & Matte Black (BL).
To order Chrome (C) model, use model number only.

* To order the Eco-Performance (EP) version, use EP suffix in addition to finish

Showering Arms & Flanges

76+51
11

SHOWERING

Dec 27, 22



15" Overhead Shower Arm

151380

Chrome \$109.13
Other \$187.13



Chrome, LifeShine® Brushed Nickel (BN),
Oil Rubbed Bronze (ORB), Matte Black (BL),
Brushed Gold (BG)



8" Curved Shower Arm

123815

Chrome \$40.88
Oil Rubbed Bronze \$93.19
Other \$90.63



Chrome, LifeShine® Brushed Nickel (BN), LifeShine®
Polished Nickel (NL), Oil Rubbed Bronze (ORB),
Matte Black (BL), Brushed Gold (BG)



2" Straight Shower Arm

26651

Chrome \$73.44
Other \$133.25



Chrome, LifeShine® Brushed Nickel (BN), LifeShine®
Polished Nickel (NL), Oil Rubbed Bronze (ORB),
Wrought Iron (WRI), Brushed Gold (BG)



6" Straight Shower Arm

116651

Chrome \$28.63
Other \$47.06



Chrome, LifeShine® Brushed Nickel (BN), LifeShine®
Polished Nickel (NL), Oil Rubbed Bronze (ORB),
Wrought Iron (WRI), Brushed Gold (BG)

Primary
Ensuite



Round Shower Flange

17486

Chrome \$12.88
Other \$33.38
Matte Black /
Polished Nickel \$35.31



Chrome, LifeShine® Brushed Nickel (BN),
LifeShine® Polished Nickel (NL),
Matte Black (BL), Brushed Gold (BG)



Square Shower Flange

147572

Chrome \$26.31
Other \$52.63



Chrome, LifeShine® Brushed Nickel (BN),



Round Shower Flange

AT2199

Chrome \$16.38
Other \$43.63



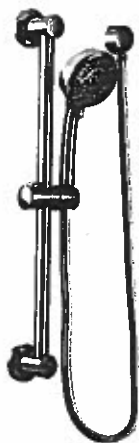
Chrome, LifeShine® Brushed Nickel (BN), LifeShine®
Polished Nickel (NL), Oil Rubbed Bronze (ORB),
Wrought Iron (WRI), Brushed Gold (BG)

Always combine the model number with one of these finish letter(s): LifeShine® Brushed Nickel (BN), Oil Rubbed Bronze (ORB), LifeShine® Polished Nickel (NL), Wrought Iron (WRI), Brushed Gold (BG) & Matte Black (BL).
For Chrome (C) model, use model number only.

Handshowers with Slide Bars

Lot 51
VP RP
Dec. 27, 22

ECO-PERFORMANCE HANDSHOWERS



Primary Eco
Ens. 2
Ens. 3
Ens. 4
Basement



4F Eco-Performance Handshower with Slide Bar

3669EP / A725

Chrome \$556.44
Other \$1,193.63

x5



Chrome, LifeShine® Brushed Nickel (BN), Oil Rubbed Bronze (ORB), Matte Black (BL)



5F Eco-Performance Handshower with Slide Bar

3670EP / A725

Chrome \$603.06
Other \$1,247.00



Chrome, LifeShine® Brushed Nickel (BN), Matte Black (BL)



5F Eco-Performance Handshower with Slide Bar

3671EP / A725

Chrome \$603.06
Other \$1,247.00



Chrome, LifeShine® Brushed Nickel (BN), Matte Black (BL)



3F Eco-Performance Handshower with Slide Bar

3863EP / A725

Chrome \$556.44
Other \$1,193.63



Chrome, LifeShine® Brushed Nickel (BN)



1F Eco-Performance Handshower with Slide Bar

3868EP / A725

Chrome \$469.38
Other \$746.19



Chrome, LifeShine® Brushed Nickel (BN), Oil Rubbed Bronze (ORB), Brushed Gold (BG)

To order, combine the model number with one of these finish letter(s): LifeShine® Brushed Nickel (BN), Oil Rubbed Bronze (ORB), Matte Black (BL), Brushed Gold (BG) & Wrought Iron (WR). To order Chrome (C), use model number only.