


# WASAGA - TRILLIUM FOREST

<b>Wasaga Phase 2 - Lot 8</b> <b>Model &amp; Elevation: SNOWBERRY 50-04 ELEV. A</b> <b>Purchasers Names : ADRIAN GLOWACKI</b>			
Item #		DATE	NOTE
	3 PCE STAINLESS STEEL APPLIANCES IN KITCHEN WITH WHITE WASHER AND DRYER		INCLUDED IN OFFER
	3-1/4" ENGINEERED HARDWOOD NATURAL FINISH ON MAIN FLOOR EXCLUDING TILED AREAS AND BEDROOMS		INCLUDED IN OFFER
1/	BASEMENT WINDOWS - ADD (1) ADDITIONAL WINDOW IN BASEMENT 30" X 24"	6-Apr-17	STRUCTURALS
2/	FAMILY ROOM - ADD OPT CATHEDRAL CEILING WITH FEATURE WINDOW **INCLUDES SMOOTH CEILING	6-Apr-17	STRUCTURALS
3/	ELECTRICAL - SHIFT ELECTRICAL PANEL IN BASEMENT TO ALLOW FOR FEATURE WINDOW	6-Apr-17	STRUCTURALS
4/	CABINETS - UPGRADE #1 MASTER ENSUITE VANITY ✓	24-Apr-17	COLOURS
5/	CABINETS - UPGRADE #2 MAIN BATH VANITY ✓	24-Apr-17	COLOURS
6/	CABINETS - EXTENDED UPPERS IN KITCHEN ✓	24-Apr-17	COLOURS
7/	CABINETS - UPGRADE CABINET HARDWARE ✓	24-Apr-17	COLOURS
8/	RAILINGS - UPGRADE #3 METAL PICKETS ✓	24-Apr-17	COLOURS
9/	TRIM - UPGRADE #1 BASEBOARD AND CASINGS ✓	24-Apr-17	COLOURS
10/	HARDWOOD - UPGRADE #1 LIVING ROOMM, DINING ROOM, FAMILY ROOM AND MAIN HALL ✓	24-Apr-17	COLOURS
11/	PAINTING - STAIN INTERIOR OAK STAIRS ✓	24-Apr-17	COLOURS
12/	TILES - UPGRADE MASTER ENSUITE SHOWER FLOOR TILES ✓	24-Apr-17	COLOURS
13/	TILES - UPGRADE #6 FLOOR TILES IN KITCHEN, BREAKFAST ** INSTALL 1/4 BRICK ✓	24-Apr-17	COLOURS
14/	TILES - UPGRADE #6 FLOOR TILES FOYER **INSTALL 1/4 BRICK ✓	24-Apr-17	COLOURS
15/	TILES - UPGRADE #6 FLOOR TILES IN BASEMENT FOYER **INSTALL STACKED ✓	24-Apr-17	COLOURS
16/	TILES - DELETE ALL BATHROOM ACCESSORIES ✓	24-Apr-17	COLOURS
17/	CARPET - UPGRADE #1 MASTER BEDROOM ✓	24-Apr-17	COLOURS
18/	MASTER ENSUITE - FRAMELESS GLASS SHOWER IN LIEU OF STANDARD FRAMED ✓	24-Apr-17	COLOURS



ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	CONT SLAB PVC TUXEDO	H 800 BC-128	CALCATTIA 4925K-07			
Island	CONT SLAB PVC TUXEDO	H 800 BC-128	CALCATTIA 4925K-07			
Servery	NA					
Master Ensuite	EURO GLOSS BLACK (1)	H 800 BC	CALCATTIA 4925K-07			
Main	EURO CARPINO (2)	H 800 BC	CALCATTIA 4925K-07			
Ensuite ###	NA					
Powder Room	NA					
Laundry base only	CONT SLAB WHITE PVC	H 800 BC	FROSTY WHITE 1573-60			
Basement Bath	NA					
TILES				INSERTS    THRESHOLDS		
Main Foyer	RAINFOREST DEW 17.5 x 35.5 INSTALL	14 BRICK UP # 6	14 BRICK			
Basement Foyer	RAINFOREST DEW 17.5 x 35.5 INSTALL	14 BRICK UP # 6	14 BRICK			
Powder Room	NA		STACKED			
Mud Room	NA					
Main Hall	NA					
Kitchen Floor	RAINFOREST DEW 17.5 x 35.5 INSTALL 1/4 BRICK UP # 6					
Breakfast Floor	RAINFOREST DEW 17.5 x 35.5 INSTALL 1/4 BRICK UP # 6					
Kitchen Bk.Splash	NA					
Laundry	NEW ALBION GREY 13 X 13					
Mstr Ensuite Floor	NEW ALBION GREY 13 X 13					
Mstr Ensuite Shower	NEW ALBION GREY 8 X 10	NA				
Mstr Ens Tub Wall/Deck	NEW ALBION GREY 13 X 13					
Master Shower Floor	EMPERADOR GREY MARBLE POLISH MOSAIC 2" X 2"					
Master Shower Jamb	BIANCA CARRERA					
Main Bath Floor	NEW ALBION GREY 13 X 13					
Main Bath Tub Wall	NEW ALBION GREY 8 X 10	NA				
Ensuite ### Bath Floor	NA					
Ensuite ### Bath Wall	NA					
Basement Ensuite Floor	NA					
Basement Ensuite Wall	NA					
HARDWOOD / CARPET						
Living Room	VINTAGE U-LOC SELECT V PEARL 4 1/4" GRYPHON UP # 1					
Dining Room	VINTAGE U-LOC SELECT V PEARL 4 1/4" GRYPHON UP # 1					
Family Room	VINTAGE U-LOC SELECT V PEARL 4 1/4" GRYPHON UP # 1					
Library	NA					
Kitchen *(Waiver)	NA					
Main Foyer *(Waiver)	NA					
Main Hall By Stairs	VINTAGE U-LOC SELECT V PEARL 4 1/4" GRYPHON UP # 1					
Upper Hall	NA					
Master Bedroom	CITVIEW 937 BALLGOWN UP # 1					
Bedroom 2	NA					
Bedroom 3	NA					
Bedroom 4	NA					
Carpet Underpad	STANDARD					
Basement Foyer	NA					
FIREPLACES						
LOCATION	FAMILY ROOM	Opt. Surround	NA	MANTLE		
MIRRORS & ACCESSORIES				PLASTER MOULDING		
Mirrors	STANDARD	Opt. Crown Moulding		NA		
Bathroom Accessories	DELETE ALL	location		NA		
Purchaser has reviewed the colour chart				SITE & LOT		
***FOR TRADE USE***				WASAGA 8		


Any upgrades in the colour chart must be accompanied with a PES. It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.

\*\* PAGE 1 OF 2 \*\*

Purchaser Initial Vendor

APR 24 2017

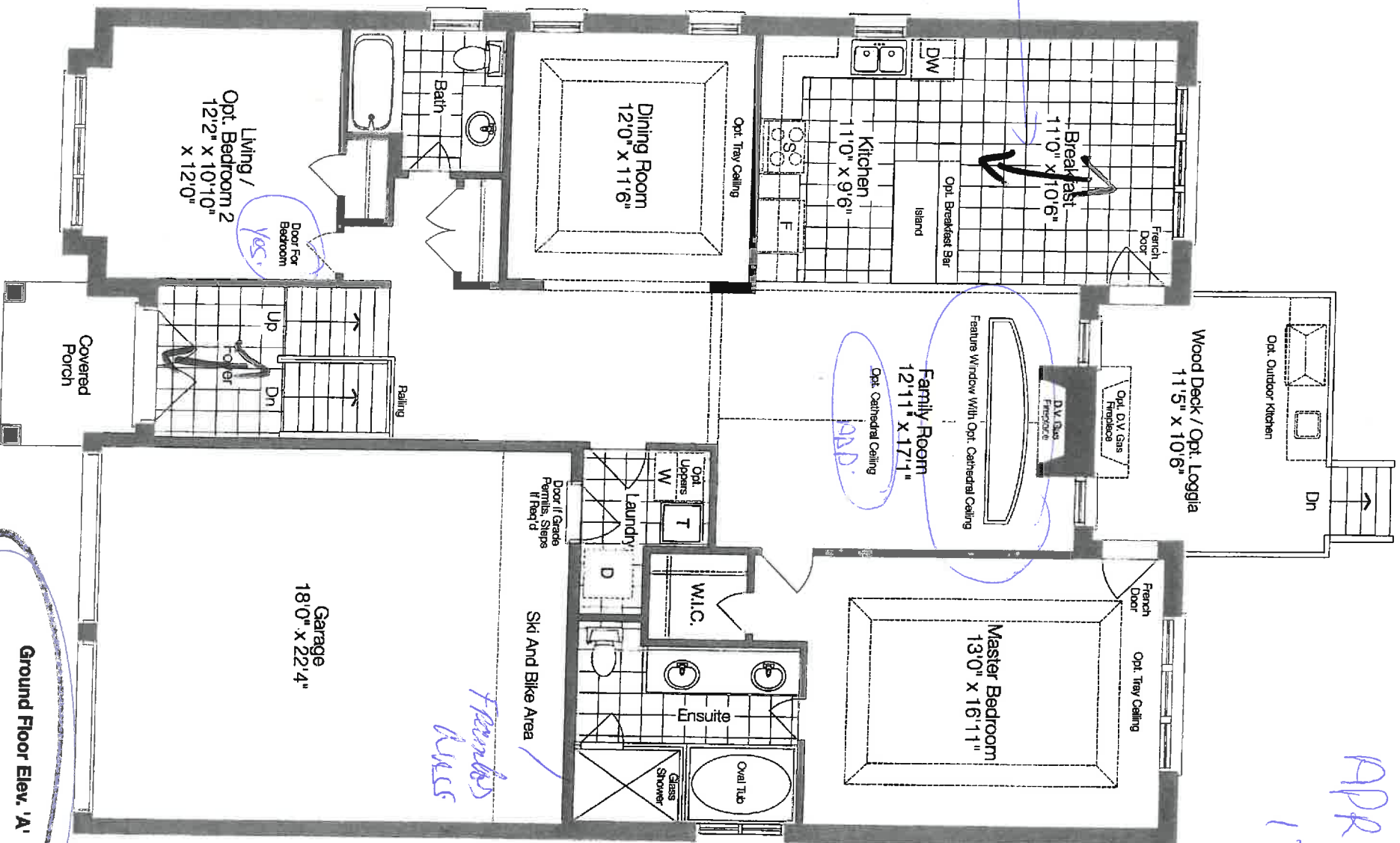
# ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN			
Stair Stain / Species:	STAIN TO MATCH GRYPHON		
White Paint Req'd	NA		
Main to Foyer Railing Details:	METAL BLACK SINGLE COLLAR ALT/PLAIN 2 3/4" GROOVED OAK HANDRAIL 3 1/4" SQ OAK POSTS		
Main to Basement Railing Details:	METAL BLACK SINGLE COLLAR ALT/PLAIN 2 3/4" GROOVED OAK HANDRAIL 3 1/4" SQ OAK POSTS		
TRIM			
Casing/Baseboards	UP # 1 STEP		
Interior Doors	STANDARD		
Interior Door Hardware	STANDARD		
Exterior Door Hardware	STANDARD		
PAINT			
Kitchen/Breakfast	WARM GREY	Master Beds	WARM GREY
Living Room	WARM GREY	Bedroom 2	NA
Dining Room	WARM GREY	Bedroom 3	NA
Family/Great room	WARM GREY	Bedroom 4	NA
Library	NA	Master Ens.	WARM GREY
Main/ Hall	WARM GREY	Main	WARM GREY
Laundry	WARM GREY		
Powder Room	NA	Basement FOYE	WARM GREY
PLUMBING- UPGRADES TO BE DETAILED ON PES			
Kitchen	FIXTURES	FAUCETS	NOTES
Powder Room	STANDARD		
Master Ensuite	NA		
Main	STANDARD		
BASEMENT			
Other	NA		
ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES			
Appliance Package received in 'Schedule E'		YES / NO Package Name:	
GAS LINE BBQ	UPG (SEE PES)	DECLINED	NOTES
WATERLINE to Fridge	STANDARD		
Hood Fan Venting SIZE	NA		
ELECTRICAL for Built-in Oven	6" STANDARD		
ELECTRICAL for Built-in Micro / OTR	NA		
ELECTRICAL for Gas Stove / Cooktop	NA		
ELECTRICAL for Bar Fridge	NA		
DISCLAIMER		INITIALS	
<small>Colours of all materials are as close as possible to Builders selection but not necessarily identical due to dye lot variances in manufacturing/manufacturers. Due to construction progress some items may have been pre-selected or installed. In this event the Vendor's selection must be accepted by the purchaser</small>			
<small>Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs</small>		<small>Purchaser has checked and acknowledged accuracy of colour and selections before signing.</small>	
SITE: WASAGA	50-4-A SNOWBERRY	LOT: 8	
PURCHASER(S):	Adrian Glowacki 416 435-9645		
HOME #/CELL #			
EMAIL:			
DÉCOR NOTES	<div> <div>Purchaser Signature</div> <div>Date</div> </div> <div> <div>Décor Consultant Signature</div> <div>Date</div> </div>		
<div> <div> <div>***FOR TRADE USE***</div> <div>Any upgrades in the colour chart must be accompanied with a PES.</div> <div>It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.</div> </div> <div>  </div> </div>			
*** PAGE 2 OF 2 ***		Vendor Signature      Date	



Lot 8

APRIL  
10/17



# The Snowberry - A

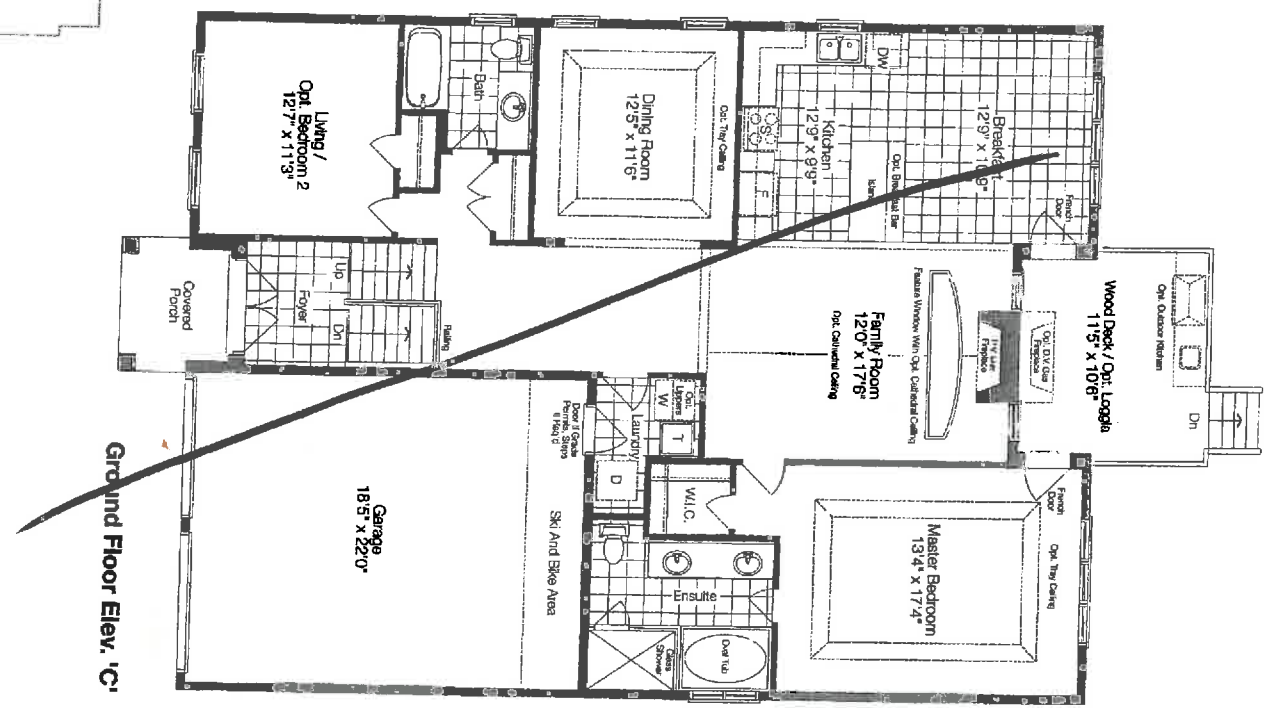
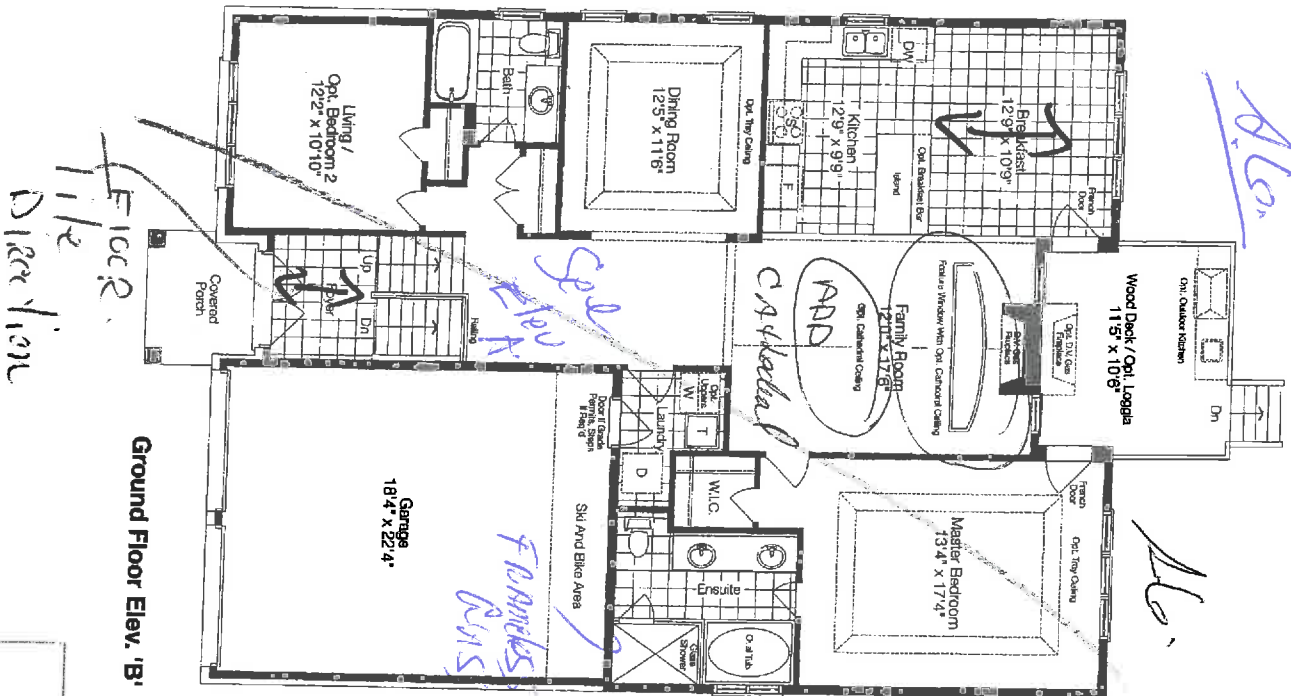
Elev. A 1630 sq. ft.  
Elev. B 1620 sq. ft.  
Elev. C 1620 sq. ft.

measures 18' sq. ft. int. lower level

50-4

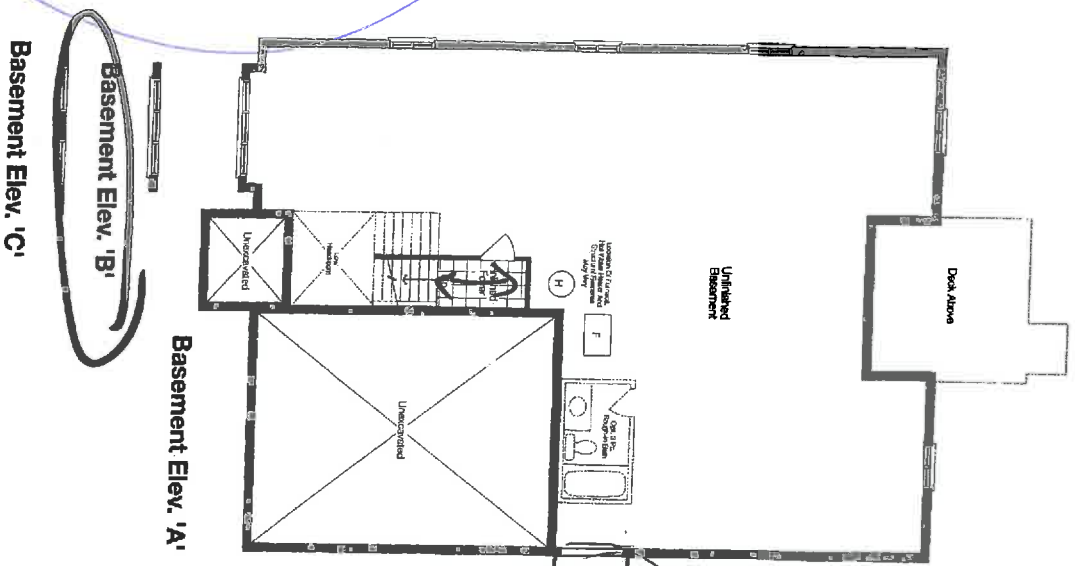
APRIL 17/17

APR 5/17 10x18.



*See Elev. A*

*Also*



*2xpla*

*ADD WINDOW*

*30" x 24"*

*center of window*

*38"*

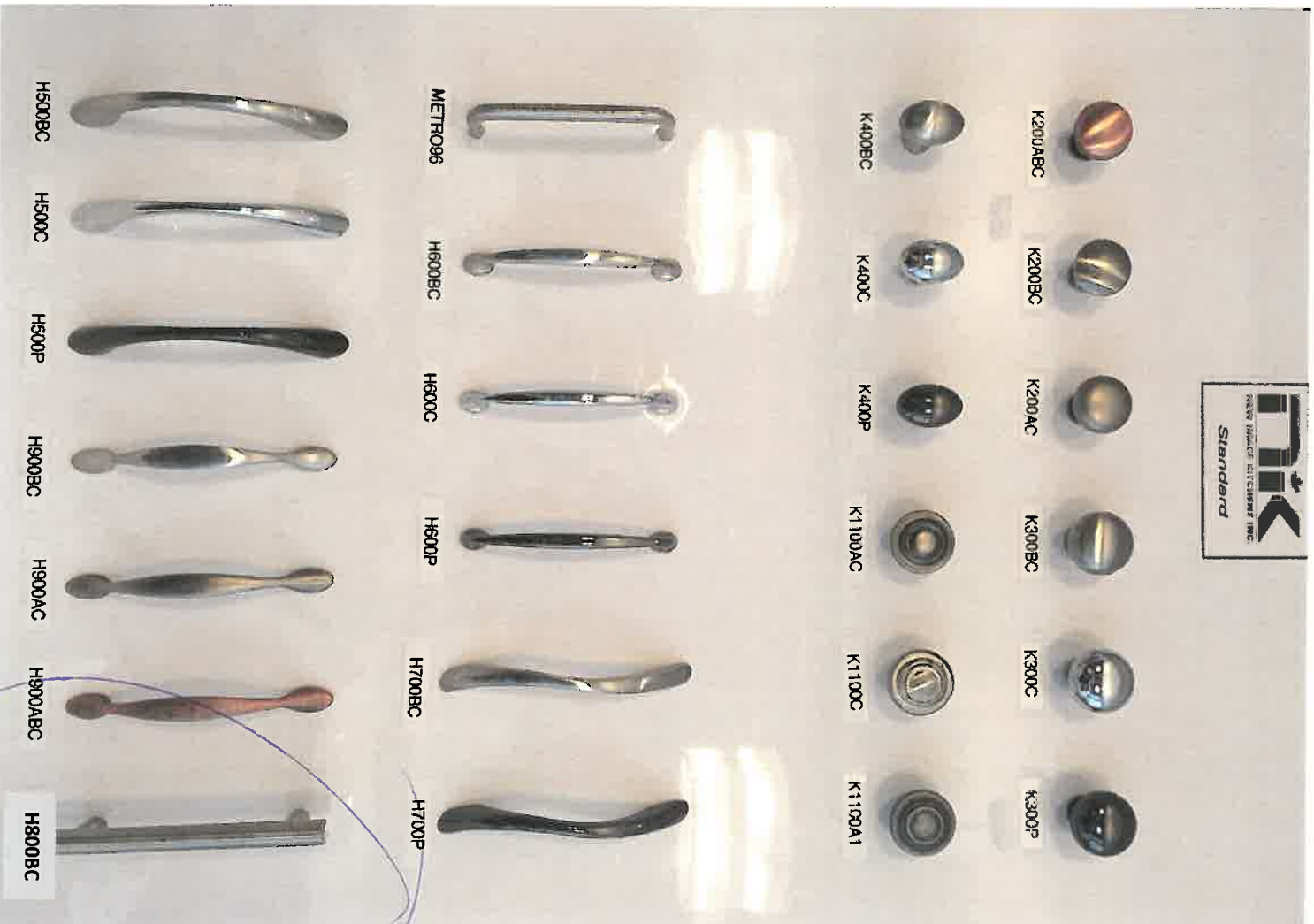
*50-4*

Prices and specifications are subject to change without notice. E.&O.E. The patterns may vary. Window size and location may vary. Approx. location of furnace and water tank. Actual usable floor space may vary from the stated floor area. All stated dimensions are approximate. 'A' Elevation may include portions of the house constructed in vinyl siding or other materials. All renderings are artist's concept.

# STANDARD CABINET HARDWARE

(New Image Kitchens)

668  
was age  
APR 08/17



Backflans  
A.C.

# UPGRADE CABINET HARDWARE

## \$500 (Kitchen) / \$150 per Bathroom

(New Image Kitchens)

APR 18/17

was as per

lot 8



Kitchen

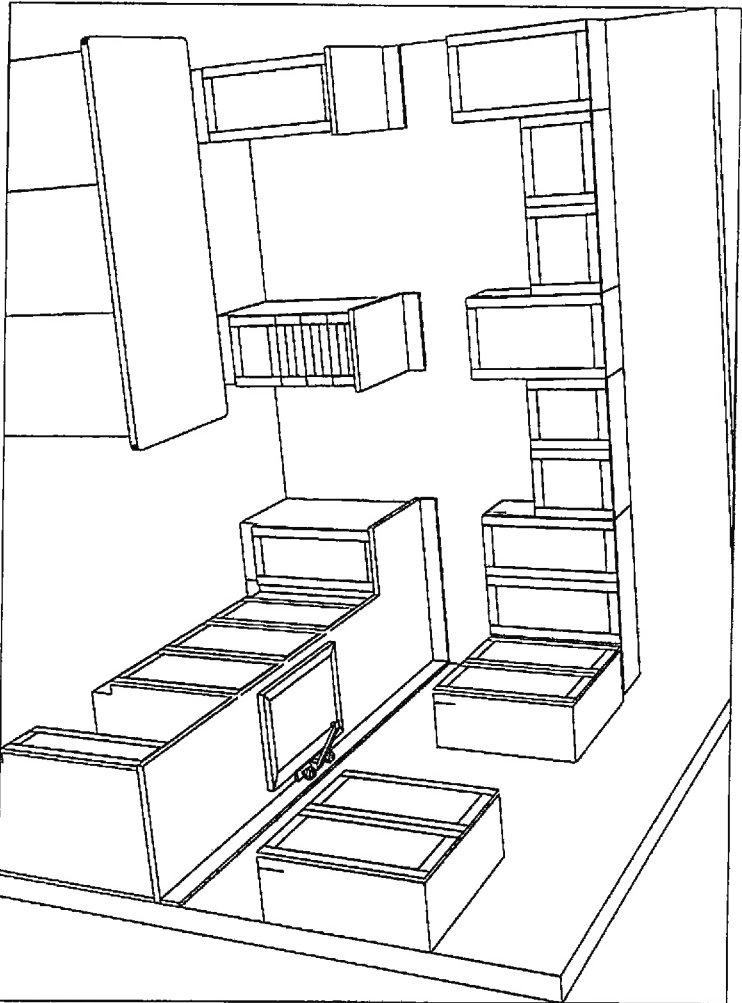
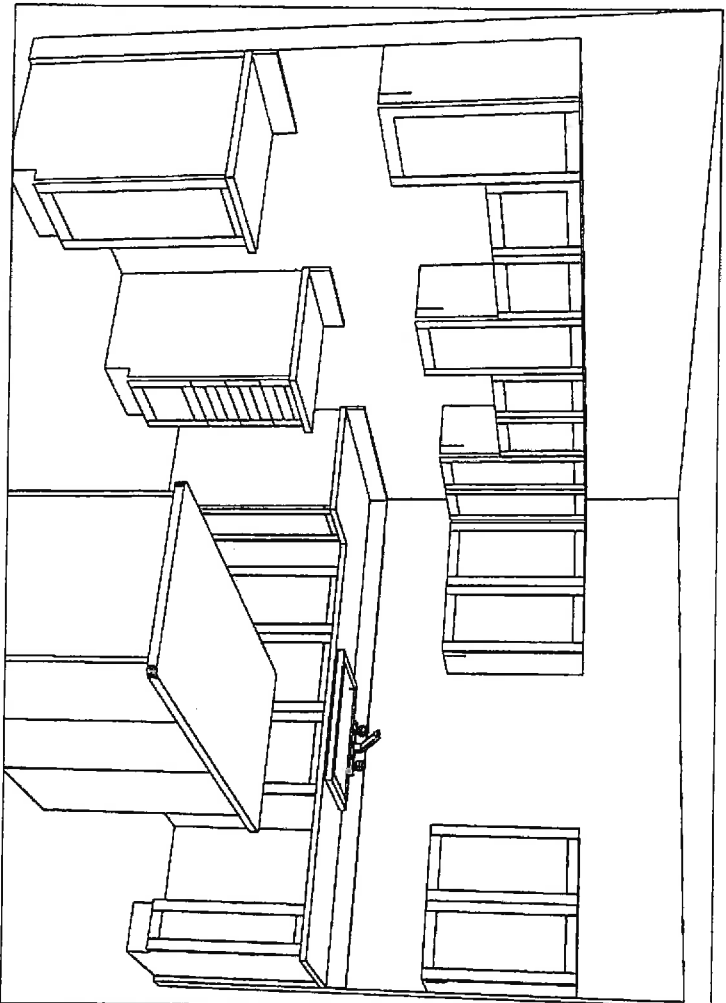
1.6



Lot 8

NEW IMAGE KITCHENS INC	
Scale:	Approved by:
Date: 1/24/17	Drawn by: VINCE
Revised:	
ZANCOR HOMES	
MODEL 5004 WASAGA	Drawing number:

APRIL 17/17



extended floor 3'11/2"

WALLS HORIZONTAL  
CABINET

Ca



**INTERIOR FINISHES ACKNOWLEDGEMENT / WAIVER**

Purchaser accepts and acknowledges that the Builder reserves the right to substitute materials with those of equal or better quality where the manufacture, scheduling or delivery of materials may directly impact the Builder's ability to meet its' contractual obligations under the Agreement of Purchase and Sale.

**PORCELAIN & NATURAL STONES:** Due to the properties of natural stones including but not limited to **marble, granite, quartz**, no two pieces are exactly the same. Variations in colour, tone, granularity (pitting, fissures) and pattern are to be expected, including various lighting may affect the overall finished look. Stone should never be cleaned with lemon oil or vinegar. The purchaser acknowledges colour and product variations as well as natural imperfections that may exist with the selection of natural stone materials and shall not hold the Vendor liable for provision of same.

**STONE COUNTERTOP JOINTS:** Purchaser is aware that one joint will be at each corner and on either side of slide-in-range (if applicable). It will also be where the length of the counter top exceeds the length of a stone slab. Slabs are usually approximately 5' x 8'.

**CERAMIC TILES:** Due to manufacturing, shade (dye lots), product variations may exist that can affect the overall look of the finished product. Although every effort will be made to ensure the colours and materials selected are as close as possible to the samples, the purchaser acknowledges that the sample tiles supplied in the Design Centre may not be identical to the materials installed in the home.

**STAIR STAINS:** Due to the natural properties of wood, many variables can affect the overall look of the finished product. Factors including but not limited to wood type, knotting, graining, density, age, humidity, and air temperature can result in substantial variations in stain intensity. The purchaser accepts that although the Vendor will do their best to match stain the unfinished stairs as close as possible to the pre-finished floors, it is not possible to have an identical match and that there MAY be shade differences between the two products.

**CABINETRY:** Due to the natural properties of wood, slight variations apparent with cabinetry are to be expected. This includes but not limited to wood species, wood grain, colour, finish, product variations, and natural imperfections are all factors that may affect the overall look of the finished product. Such factors make exact colour matching impossible. The type and intensity of lighting in the areas of designated cabinetry placement may also highlight characteristics of cabinetry finish. All cabinets shall be finished with a white melamine interior box unless a finished interior is upgraded. Due to building specifications and/or on-site conditions, certain cabinetry upgrades may not be possible. The purchaser acknowledges that the Builder cannot guarantee the cabinetry finish or provision of certain upgrades and shall not hold the Builder liable for provision of same.

**UPGRADES/EXTRAS:** All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

**HARDWOOD / LAMINATE FLOORING:** Due to the properties of wood and laminate, many variables can affect the overall look of the finished product. Variations include but not limited to wood type or laminate finish, colour/stain and wood grain are significant factors that make exact colour matching impossible. The purchaser acknowledges that the hardwood flooring is a pre-finished product in a controlled environment. Expansion, compression and cupping are characteristics of hardwood flooring once installed in the home. The purchaser acknowledges these may become apparent over time and despite the Builders' efforts to install the hardwood flooring materials in keeping with good workmanship, the Builder shall not be responsible nor held liable for minor variances of fluctuation in hardwood flooring materials.

**UPGRADES/EXTRAS:** All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

**HARDWOOD / LAMINATE WAIVER:**

I/We understand hardwood flooring is classified as a porous material and as such not recommended by the Builder in certain areas. I/We understand there is a concern due to possible water and other substances being frequently splashed or spilled onto the floor and in contravention of Ontario Building Code Section 9.30.1.2(1).

*"Finished flooring bathrooms, kitchens, public entrance halls, laundry & general storage areas shall consist of resilient flooring, felted-synthetic-fibre floor coverings, concrete, terrazzo, ceramic tile, mastic or other types of flooring providing similar degrees of water resistance."*

I/We are prepared to assume full responsibility for any damage caused to the hardwood floor or subfloor due to moisture absorbency in the mentioned areas, and agree to waive any claims against the Township of residence, TARION and/or the Builder in relation to the matter.

**\*\*SEE COLOUR CHART FOR LOCATIONS\*\***

SITE Uhasaga

LOT 8

DATE April 47

# APPLIANCE SPEC INFORMATION SHEET

STE & LOT:

*THSAPA 2018*

DATE:

*27 June 2017*

SITING:

☐ Standard

☐ Reverse

## RANGE

☒ 30" (STD)

☐ 36"

☐ 48"

☐ GAS

☐ COOKTOP (APRON)

☐ COOKTOP (DROPIN)

☐ AMPS

☐ AMPS

☐ AMPS

## REFRIGERATOR

☒ STANDARD OPENING 36" X 72"

☐ BUILT IN FRIDGE

☐ WATERLINE REQUIRED

☐ PANELLED/INTEGRATED

☐ FLUSH INSET

## WALL OVENS

☐ 30"

☐ SINGLE

☐ DOUBLE

☐ STEAM OVEN

☐ WARMING DRAWER

☐ AMPS

☐ AMPS

☐ AMPS

☐ AMPS

## MICROWAVES

☐ BUILT IN MICRO

☐ MICRO TRIM KIT

☐ OVER THE RANGE

☐ AMPS

☐ MODEL

☐ AMPS

## HOOD FANS

☐ CHIMNEY (CENTRE VENT)

☐ UNDER CABINET

☐ FLUSH INSET

☒ 6 INCH (STD)

☐ 8 INCH

☐ 10 INCH

## DISHWASHER

☒ 24" (STD SIZE)

## LAUNDRY

☐ FRONT LOADING SIDE BY SIDE

☐ STACKABLE

Additional charges may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.

**NOTE:** It is the Purchaser's responsibility to coordinate delivery, installation and hook up of appliances and to ensure they are installed as per Manufacturer's specifications after closing.

Purchaser acknowledges responsibility for providing correct specification for such appliances. The purchaser agrees to deliver forthwith to the Builder the manufacturer's appliance specifications where the size exceeds the standard openings.

If specs not received, the standard openings as determined by Zancor Homes will be provided. If rework/repair is required due to late specs received, additional costs will be applied.

Appliance Specs are DUE (if not received during appointment):

**2 WEEKS FROM SIGNED DATE ABOVE** – Specs received after this date and changes are required to accommodate the appliances, an administration fee of minimum \$250 will apply.  
\*Changes must be approved by head office.

Purchaser Signature

*[Signature]*

Date

*27 June 2017*

Purchaser Signature

Date