



CONSTRUCTION SUMMARY

Belle Aire Shores - Zancor Homes (Innisfil) Ltd.

PURCHASER: *TREVOR HINES*

TEL: RES.: 416-8437

LOT / PHASE	HOUSE TYPE	PRINT DATE
228-3 / 1 ✓	SANDSTONE (TH-02) ELEV A	19-May-17 ✓


Ref#	Quantity - Description	Approved	Notes
2432	BONUS: Granite kitchen countertops with undermount sink 3 Piece stainless steel appliances with white top loading washer and dryer Stainless steel under cabinet hood fan Extended uppers in kitchen (39-1/2") BBQ Gas line	19May17 ✓	
2433	BONUS: 9ft main floor ceilings, 8ft ceilings on second floor 3-1/4 inch by ¾ inch natural prefinished engineered hardwood on main floor in non-tiled areas, excludes bedrooms Natural finished oak stairs	19May17 ✓	
2434	SMOOTH CEILING - MAIN FLOOR **INCLUDES UPPER HALL AND MASTER BEDROOM	19May17 ✓	
2435	ELECTRICAL - BREAKFAST (4) POT LIGHTS WITH SEPARATE SWITCH (SEE SKETCH)	19May17 ✓	
2436	ELECTRICAL - GREAT ROOM (4) POT LIGHTS WITH SEPARATE SWITCH (SEE SKETCH)	19May17 ✓	
2437	ELECTRICAL - KITCHEN (2) POT LIGHTS ADDED TO STANDARD SWITCH (SEE SKETCH)	19May17 ✓	
2438	ALL STANDARD COLOUR SELECTIONS	19May17 ✓	

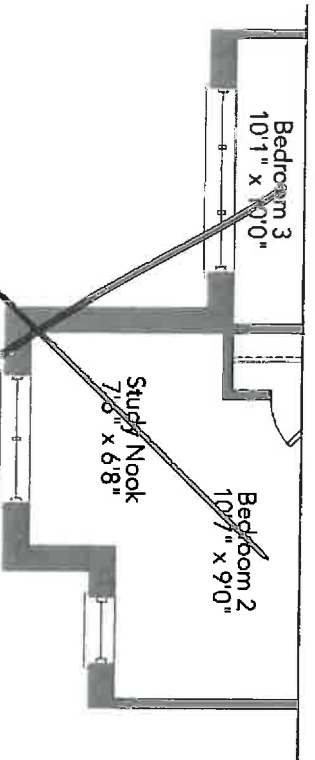
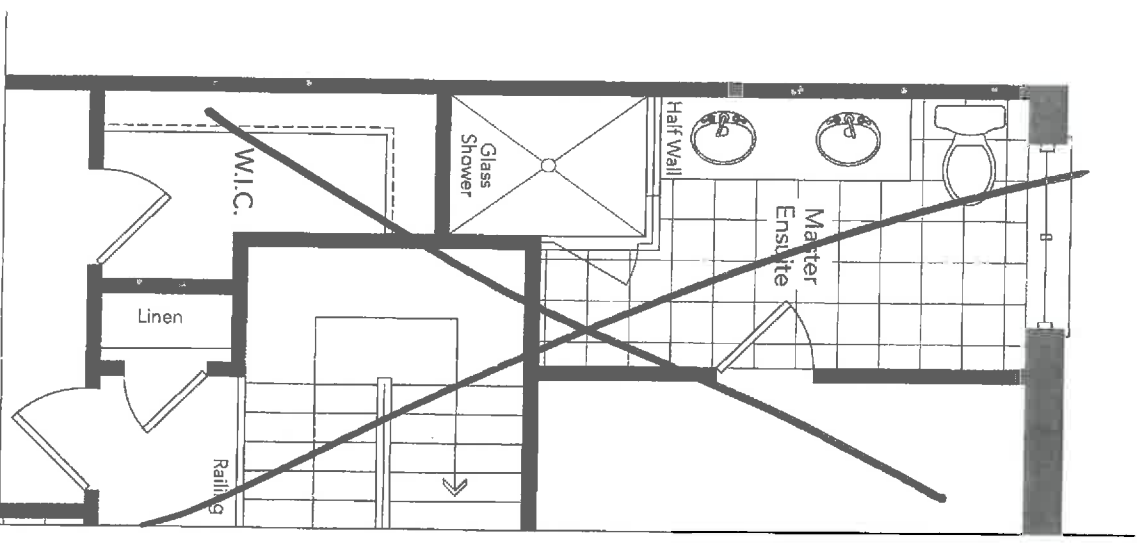
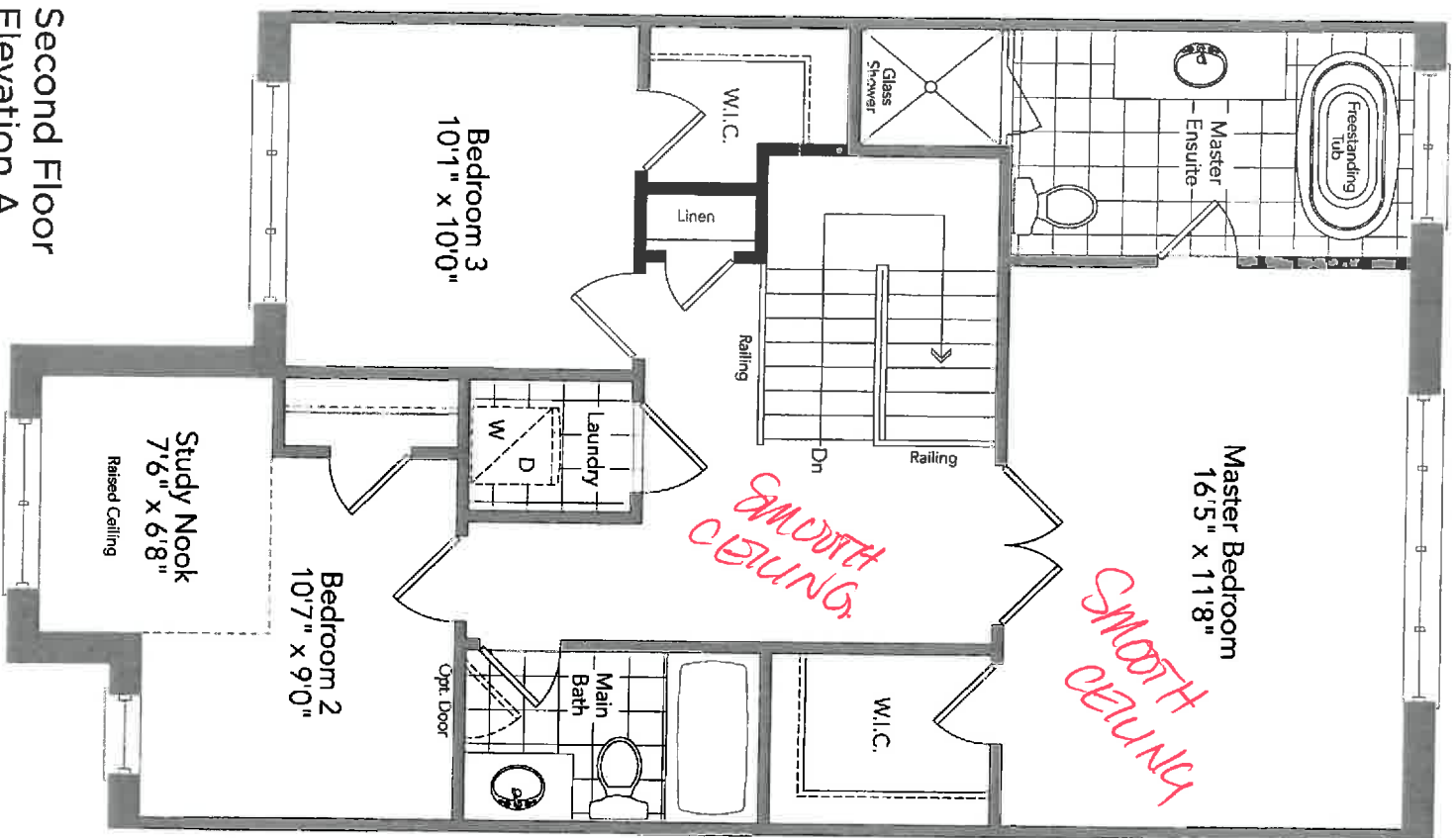
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ZANCOR HOMES COLOUR CHART

[illegible]

ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN			
Stair Stain / Species:	STANDARD		
White Paint Req'd	N/A		
Main to 2nd Railing Details:	STANDARD		
Main to Basement Railing Details:	STANDARD		
TRIM			
Casing/Baseboards	STANDARD		
Interior Doors	STANDARD		
Interior Door Hardware	STANDARD		
Exterior Door Hardware	STANDARD		
PAINT			
Kitchen/Breakfast	WARM GREY	Master Beds	WARM GREY
		Bedroom 2	WARM GREY
		Bedroom 3	WARM GREY
Great room	WARM GREY		
Study	WARM GREY	Master Ens.	WARM GREY
Main/Upper Hall	WARM GREY	Main	WARM GREY
Laundry	WARM GREY		
Powder Room	WARM GREY		
PLUMBING- UPGRADES TO BE DETAILED ON PES			
	FIXTURES	FAUCETS	NOTES
Kitchen	STANDARD	STANDARD	
Powder Room	STANDARD	STANDARD	
Master Ensuite	STANDARD	STANDARD	
Main/Twin	STANDARD	STANDARD	
ZANCOR APPLIANCE REQUIREMENTS-UPGRADES TO BE DETAILED ON PES			
Appliance Package received in 'Schedule E'		YES / NO Package Name:	
	UPG (SEE PES)	DECLINED	NOTES
GAS LINE	NO		
WATERLINE to Fridge	NO		
Hood Fan Venting SIZE	YES 6"		INCL. BUILDERS STANDARD
ELECTRICAL for Built-in Oven	NO		
ELECTRICAL for Built-in Micro / OTR	NO		
ELECTRICAL for Gas Stove / Cooktop	NO		
ELECTRICAL for Bar Fridge	NO		
DISCLAIMER			INITIALS
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			
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs			
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			
SITE:	INNISFIL	LOT: 228-3	
PURCHASER(S):	TREVOR HAYES		
HOME #/CELL #	647-686-7318		
EMAIL:	wowtoig@hotmail.com		
DÉCOR NOTES	<div> <div>Purchaser Signature</div> <div>Date</div> </div> <div> <div>Purchaser Signature</div> <div>Date</div> </div> <div> <div>Purchaser 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> <div> <div>Décor Consultant Signature</div> <div>Date</div> </div> <div> <div>Vendor Signature</div> <div>Date</div> </div> </div> </div>			



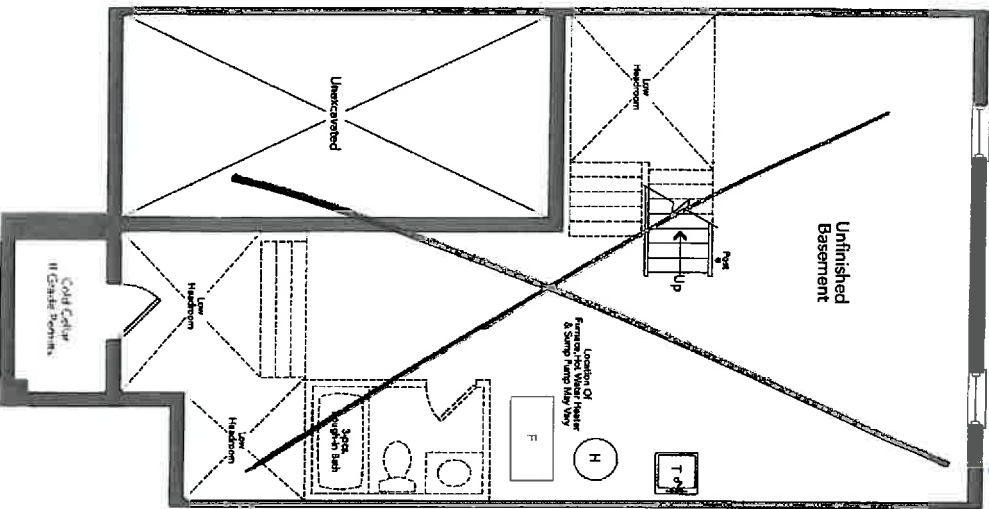
Partial Second Floor
Elevation B

SANDSTONE TH-02

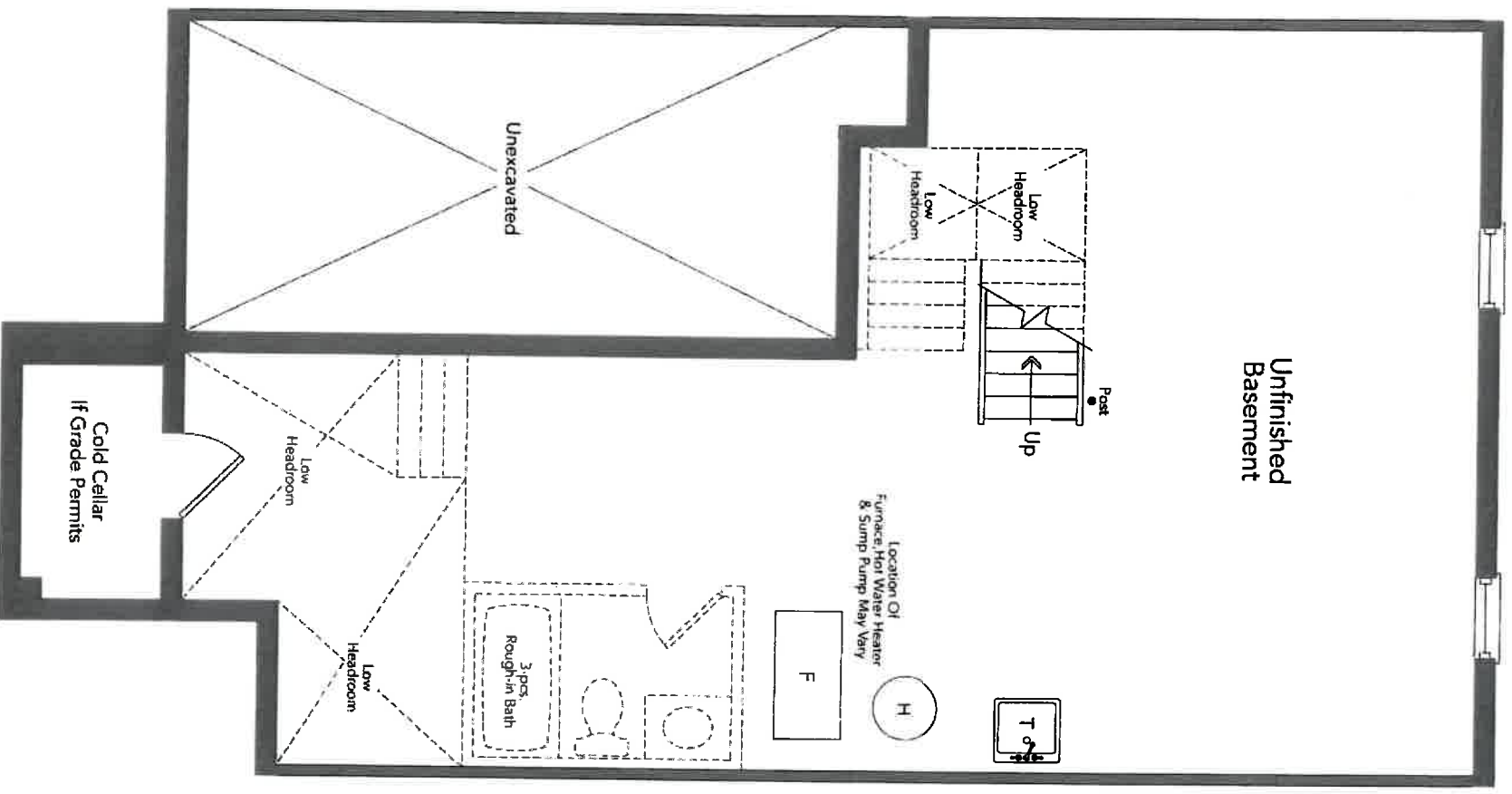
LOT 228-3-1MUSF 1L



↓ BASEMENT FOR AT. GROUND ↓



Basement
Elevation A & B

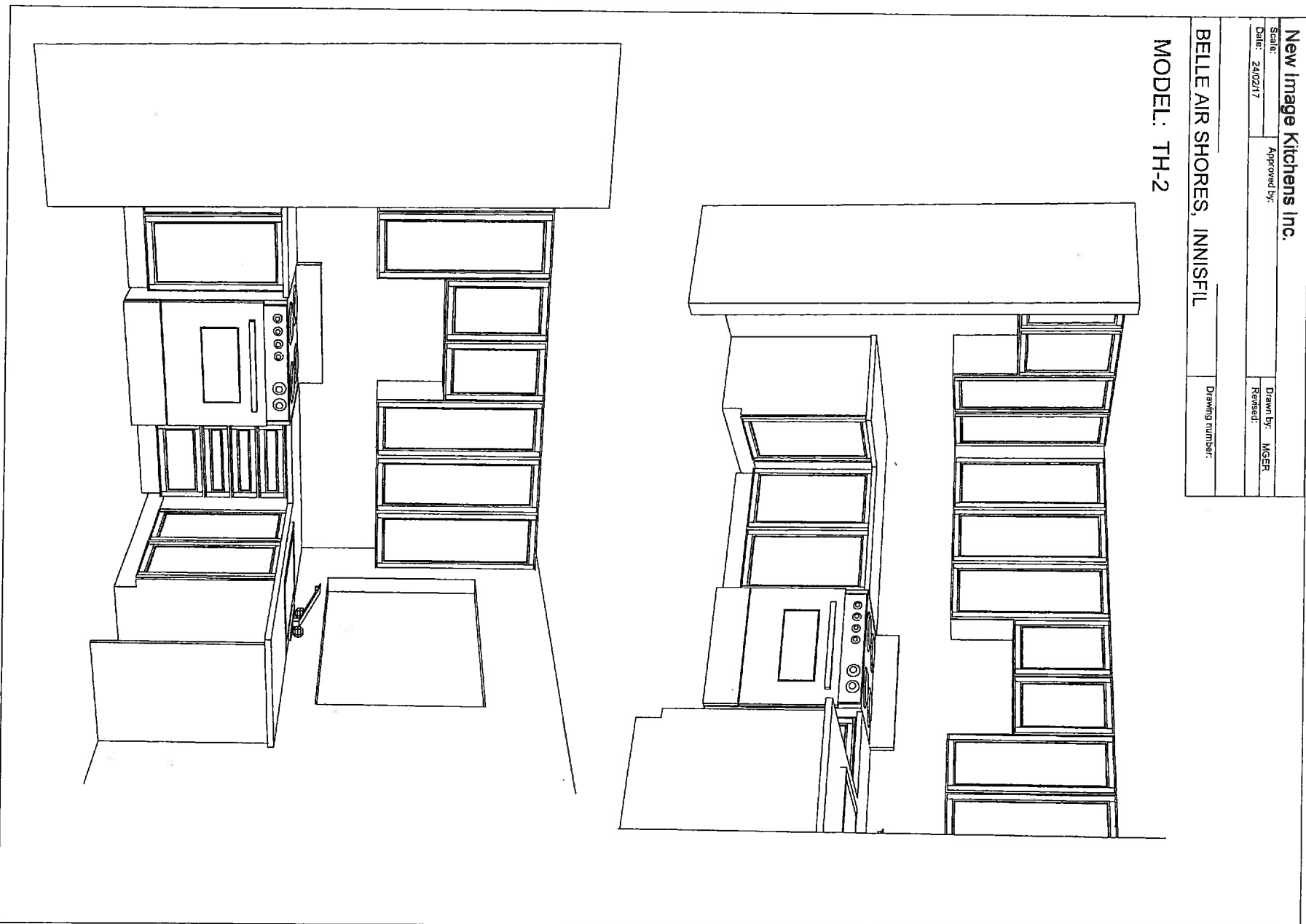


SANDSTONE TH-02

LOT 228-3 - 1N0157L

New Image Kitchens Inc.			
Scale:	Approved by:	Drawn by:	MGFR
Date: 24/02/17		Revised:	
BELE AIR SHORES, INNISFIL		Drawing number:	

MODEL: TH-2

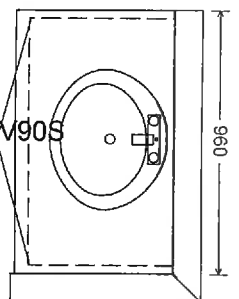
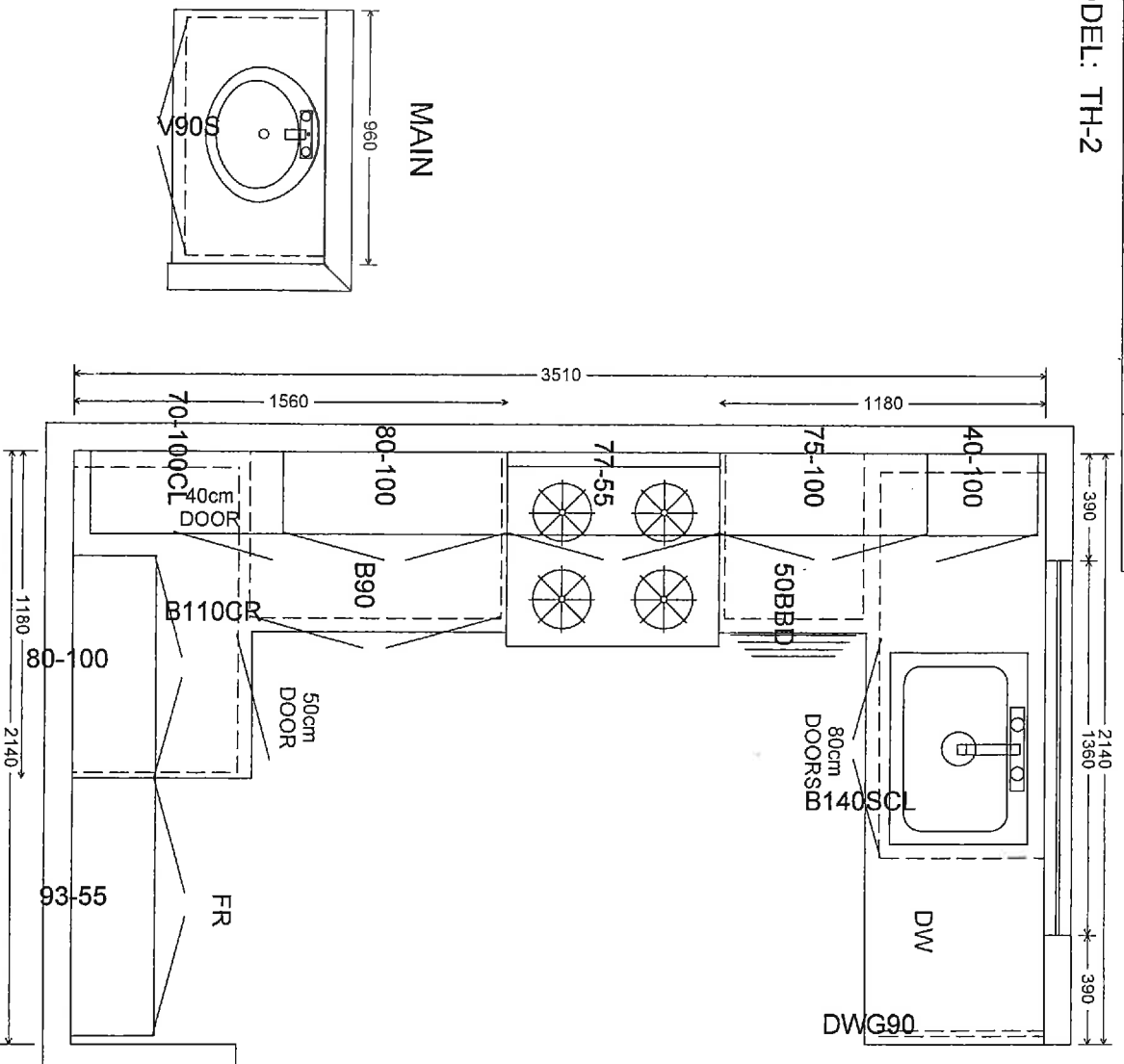


 LOT 228-3 INNISFIL

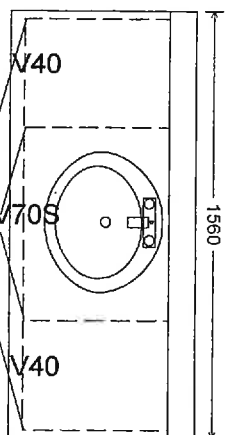
New Image Kitchens Inc.	
Scale	Approved by:
Date: 14/10/15	Drawn by: MGER
	Revised:
Drawing number:	

BELLE AIR SHORES, INNISFIL

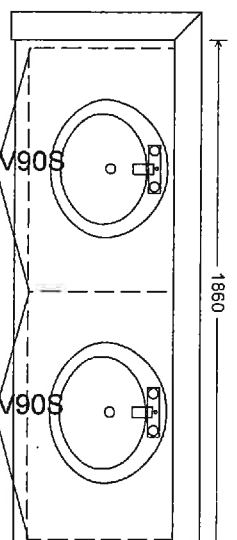
MODEL: TH-2



MASTER ENSUITE



OPT. MASTER ENSUITE

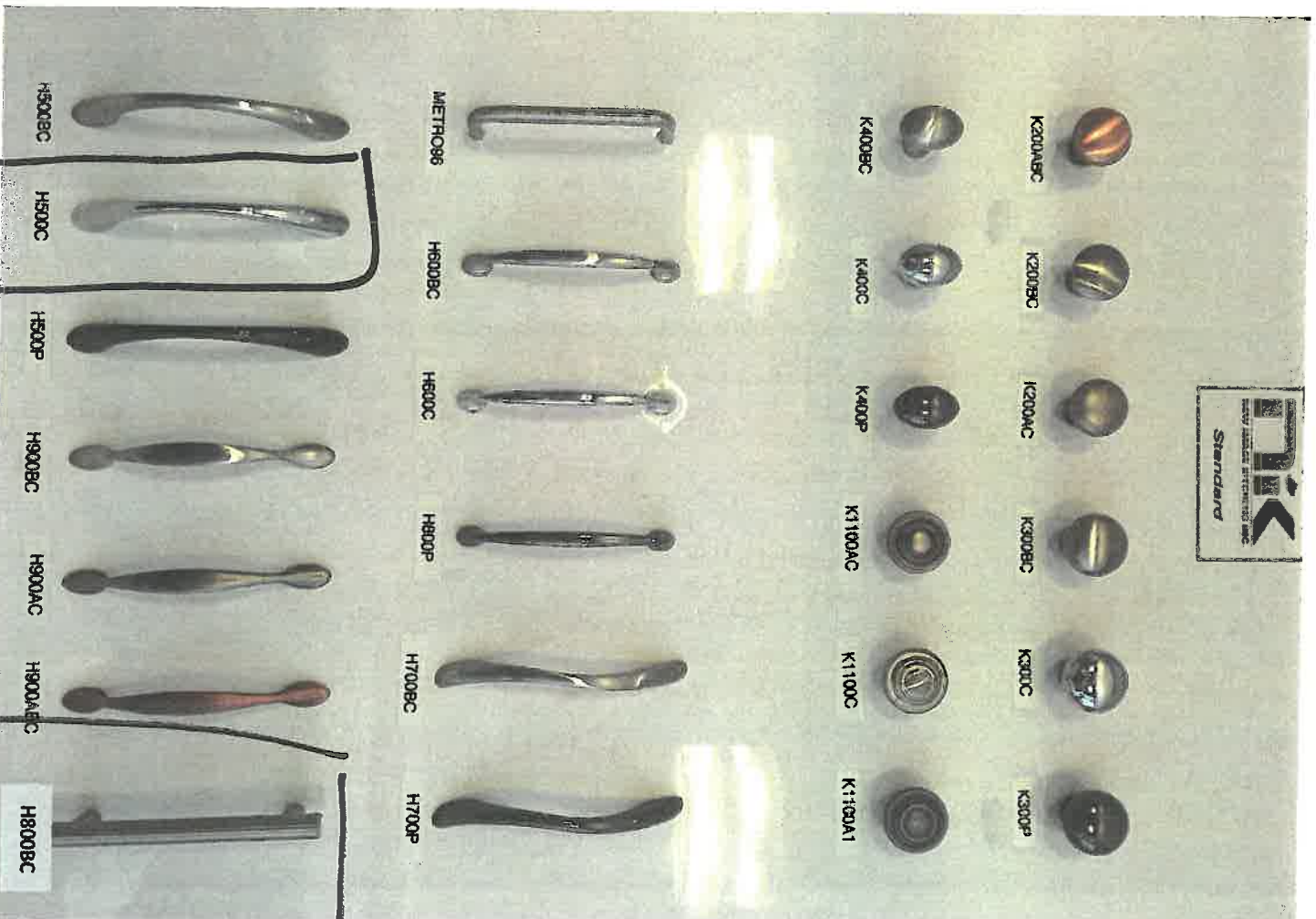


KOT 228-3 INNISFIL

LOT 228-3 INK/FIL

STANDARD CABINET HARDWARE

(New Image Kitchens)



MASTER
CIRCUIT
& MAIN

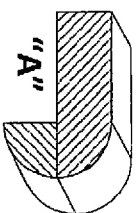
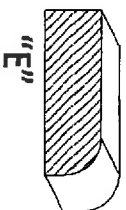
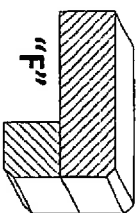
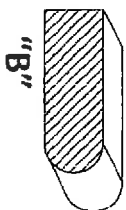
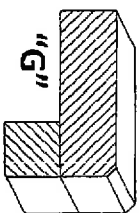
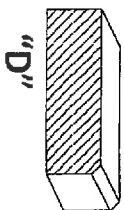
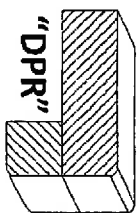
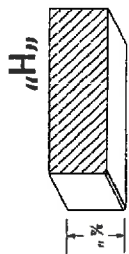
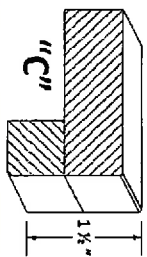
TC

KITCHEN/
KARD

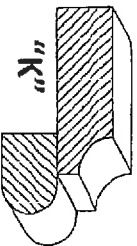
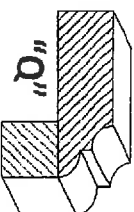
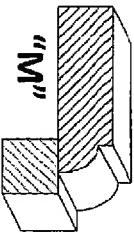
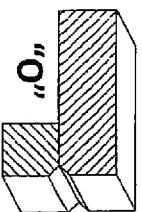
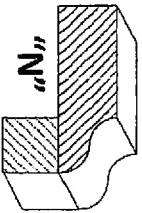
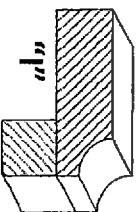
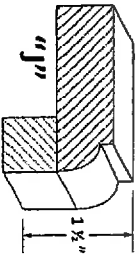
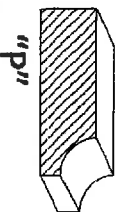
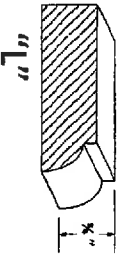
ZANCOR HOMES
EDGE PROFILES (INTERSTONE / REDSTONE)

STANDARD

KITCHEN



UPGRADES



LOT / SITE

228-3

Belle Aire Homes

KMHSFL

PURCHASER SIGNATURE

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.

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.**

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 tops are sealed at time of installation and should never be cleaned with lemon oil or vinegar. Stones are porous materials, therefore any spilled substance require immediate attention. Stone countertops require regular seal re-application as part of home maintenance. Purchaser acknowledges colour and product variations as well as natural imperfections 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.

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

Bole Aire Shores
1NN16FL

LOT

288-3

DATE

April 6 2017

APPLIANCE SPEC INFORMATION SHEET

STE & LOT:

1449414 LOT 228-3

DATE:

APRIL 6, 2017

SITING:

☒ Standard

☐ Reverse

RANGE

☒ 30" (STD)

☐ 36"

☐ 48"

☐ GAS

☐ COOKTOP (APRON)

☐ COOKTOP (DROPIN)

☐ AMPS

☐ AMPS

☐ AMPS

☒ STANDARD OPENING 36" X 72"

☐ BUILT IN FRIDGE

☐ WATERLINE REQUIRED

☐ PANELLED/INTEGRATED

☐ FLUSH INSET

REFRIGERATOR

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

APRIL 6, 2017

Purchaser Signature

Date