



PURCHASER: Michael J. Janotta

CONSTRUCTION SUMMARY  
Belle Aire Shores - Zancor Homes (Innisfil) Ltd.

TEL: RES.: 416-528-0023

LOT / PHASE	HOUSE TYPE	PRINT DATE
85N / 2	FISHER (42-05) ELEV A	8-Aug-17

Ref#	Quantity - Description	Approved	Notes
3744	SHIFT WALL TO REDUCE DINING ROOM, BY APPROX 2 FT ENLARGE KITCHEN AND SHIFT WINDOW OVER NOTE WINDOWS IN DINING ROOM TO BE EQUAL SPACING AT EACH END SEE SKETCH NOTE EXTRA CABINETS IN KITCHEN WILL BE ADDED WHEN DOING INTERIOR FINISH APPOINT	16Jun17	
3745	INCREASE 5 INTERIOR DOORS ON THE MAIN FLOOR TO 8 FT HIGH	16Jun17	
3985	TILE UP # 4 FOYER AND POWDER ROOM	04Aug17	
3986	TILE MASTER ENSUITE STANDARD FLOOR TILE TO INSTALLED ON SHOWER WALL	04Aug17	
3987	HARDWOOD UP # 1 GREAT ROOM, DINING ROOM, DEN, MAIN HALL	04Aug17	
3988	HARDWOOD UP # 1 UPPER HALLWAY IN LIEU OF STD CARPET	04Aug17	
3989	STAIN INTERIOR OAK STAIRS	04Aug17	
3990	TILE DELETE ALL BATHROOM ACCESSORIES	04Aug17	
3991	CABINETS ADD 4 FEET WIDE AND 24" DEEP PANTRY	04Aug17	
3992	CABINETS MASTER ENSUITE ADD VANITY BANK OF DRAWERS	04Aug17	
3993	CABINETS TWIN BATH ADD VANITY BANK OF DRAWERS	04Aug17	
3994	CABINETS ADD 2 EXTRA FEET OF UPPER AND LOWERS ON STOVE WALL INCLUDING STANDARD GRANITE NOTE CENTRE STOVE ON WALL *	04Aug17	
3995	CABINETS KITCHEN INCREASE THE ISLAND LENGTH 2 FEET INCLUDING STANDARD GRANITE	04Aug17	
3996	ELECTRICAL SHIFT STANDARD LIGHT IN KITCHEN TO BE INSTALLED CENTERED ABOVE ISLAND	04Aug17	
3997	ELECTRICAL SHIFT STANDARD LIGHT IN BREAKFAST AREA TO LINE UP WITH LIGHT ABOVE ISLAND IF POSSIBLE	04Aug17	
3998	ELECTRICAL ADD PLUG ON KITCHEN ISLAND	04Aug17	
3999	ELECTRICAL ROUGH IN ONLY FOR LIGHT VALANCE INCLUDING A SWITCH NOTE NO WOOD VALANCE	04Aug17	
4000	ELECTRICAL LED POTLIGHTS 1- ABOVE KITCHEN SINK 5- KITCHEN ALL ON SAME SWITCH	04Aug17	
4001	HARDWOOD UP # 1 KITCHEN AND BREAKFAST AREA IN LIEU OF STD TILE	04Aug17	
4002	ELECTRICAL LED POTLIGHTS 4- MAIN FLOOR HALLWAY ON SAME SWITCH DELETE STD LIGHT	04Aug17	
4003	ADD FRAMELESS GLASS SHOWER IN MASTER ENSUITE IN LIEU OF STD FRAMED GLASS	04Aug17	



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4004	PLUMBING UPGRADE KITCHEN SINK TO BLANCO QUATRUS R 15 U SUPER SINGLE MODEL # 401518	04Aug17	
4005	PLUMBING ADD WATER LINE TO FRIDGE	04Aug17	
4028	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	16Jun17	
4029	BONUS: Air Conditioning (42ft and 50ft lots ONLY) 9ft main floor ceilings, 8ft ceilings on second floor 3-1/4 inch by 3/4 inch natural prefinished engineered hardwood on main floor in non-tiled areas, excludes bedrooms Natural finished oak stairs	16Jun17	
4240	PLUMBING UPGRADE MASTER ENSUITE SHOWER HANDLE TO BMXX6X6 HANDLE IN LIEU OF STANDARD	04Aug17	
4241	CABINETS INCREASE HEIGHT OF MASTER ENSUITE VANITY TO 36"	04Aug17	
4242	TILE UPGRADE # 1 MASTER ENSUITE SHOWER FLOOR TILE	04Aug17	
4243	GARAGE MAXIMIZE THE HEIGHT OF THE CEILING IN THE GARAGE IF POSSIBLE	04Aug17	
4244	INSTALL AIR-COND AT THE SIDE OF THE HOME IF POSSIBLE	04Aug17	
4539	SMOOTH CEILINGS THROUGHOUT **As per FC	08Aug17	

This Document is Extremely Time Sensitive - Printed 8 Aug 17 at 10:28

ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	SIERRA PVC WHITE	H 800 BC	UBA TUBA GRANITE	C		
Island	SIERRA PVC WHITE	H 800-BC	UBA TUBA GRANITE	C		
Servery	NA					
Master Ensuite	SIERRA PVC WHITE	H 500 P	CALCATTÀ MARBLE 4925K-07			
Main	NA					
Twin	SIERRA PVC WHITE	H 500 P	BLACK ALCANTE 4926K-07			
Ensuite #4	SIERRA PVC WHITE	H 500 P	CALCATTÀ MARBLE 4925K-07			
Powder Room	NA					
Laundry	NA					
Basement Bath	NA					
TILES				INSERTS	THRESHOLDS	
Main Foyer	RONDINE FUORI STATUARIO INSTALL STACKED 12 X 24 UP # 4					
Basement Foyer	NA					
Powder Room	RONDINE FUORI STATUARIO INSTALL STACKED 12 X 24 UP # 4					
Mud Room	CINQ GREY 13 X 13					
Main Hall	NA					
Kitchen Floor	NA					
Breakfast Floor	NA					
Kitchen Bk.Splash	NA					
Laundry	CINQ GREY 13 X 13					
Mstr Ensuite Floor	CINQ BLACK 13 X 13			BIANC CARR		
Mstr Ensuite Shower	CINQ GREY 13 X 13		NA			
Mstr Ens Tub Wall/Deck	NA					
Master Shower Floor	2" x 2" MOSAIC ONTARIO SERIES DARK GREY MATT					
Master Shower Jamb	BIANCA CARRERRA					
Main Bath Floor	NA					
Main Bath Tub Wall	NA					
Twin Bath Floor	GRECO CINZA 13 X 13					
Twin Ensuite Tub Wall	MALINA ICE 8 X 10		NA	BIANC CARR		
Ensuite #4 Bath Floor	CINQ GREY 13 X 13					
Ensuite #4 Bath Wall	CINQ GREY 8 X 10		NA	BIANC CARR		
Basement Ensuite Floor	NA					
Basement Ensuite Wall	NA					
HARDWOOD / CARPET						
NA						
Living Room						
Dining Room	VINTAGE HARD MAPLE U-LOC SELECT V PEARL 4 1/4" PEGASUS UP # 1					
Great Room	VINTAGE HARD MAPLE U-LOC SELECT V PEARL 4 1/4" PEGASUS UP # 1					
Den/	VINTAGE HARD MAPLE U-LOC SELECT V PEARL 4 1/4" PEGASUS UP # 1					
Kitchen *(Waiver)	VINTAGE HARD MAPLE U-LOC SELECT V PEARL 4 1/4" PEGASUS UP # 1					
Main Foyer *(Waiver)	NA					
Main Hall	VINTAGE HARD MAPLE U-LOC SELECT V PEARL 4 1/4" PEGASUS UP # 1					
Upper Hall	VINTAGE HARD MAPLE U-LOC SELECT V PEARL 4 1/4" PEGASUS UP # 1					
Master Bedroom	OPENING NIGHT T-20					
Bedroom 2	OPENING NIGHT T-20					
Bedroom 3	OPENING NIGHT T-20					
Bedroom 4	OPENING NIGHT T-20					
Carpet Underpad	STANDARD					
Basement Foyer	NA					
FIREPLACES						
LOCATION	NA	Opt. Surround	NA	MANTLE	NA	
MIRRORS & ACCESSORIES						
Mirrors	STANDARD	Opt. Crown Moulding		NA		
Bathroom Accessories	DELETE ALL	Location		NA		
Purchaser has reviewed the colour chart						
SITE & LOT						
***FOR TRADE USE***				INNISFIL	85N	

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



# ZANCOR HOMES COLOUR CHART

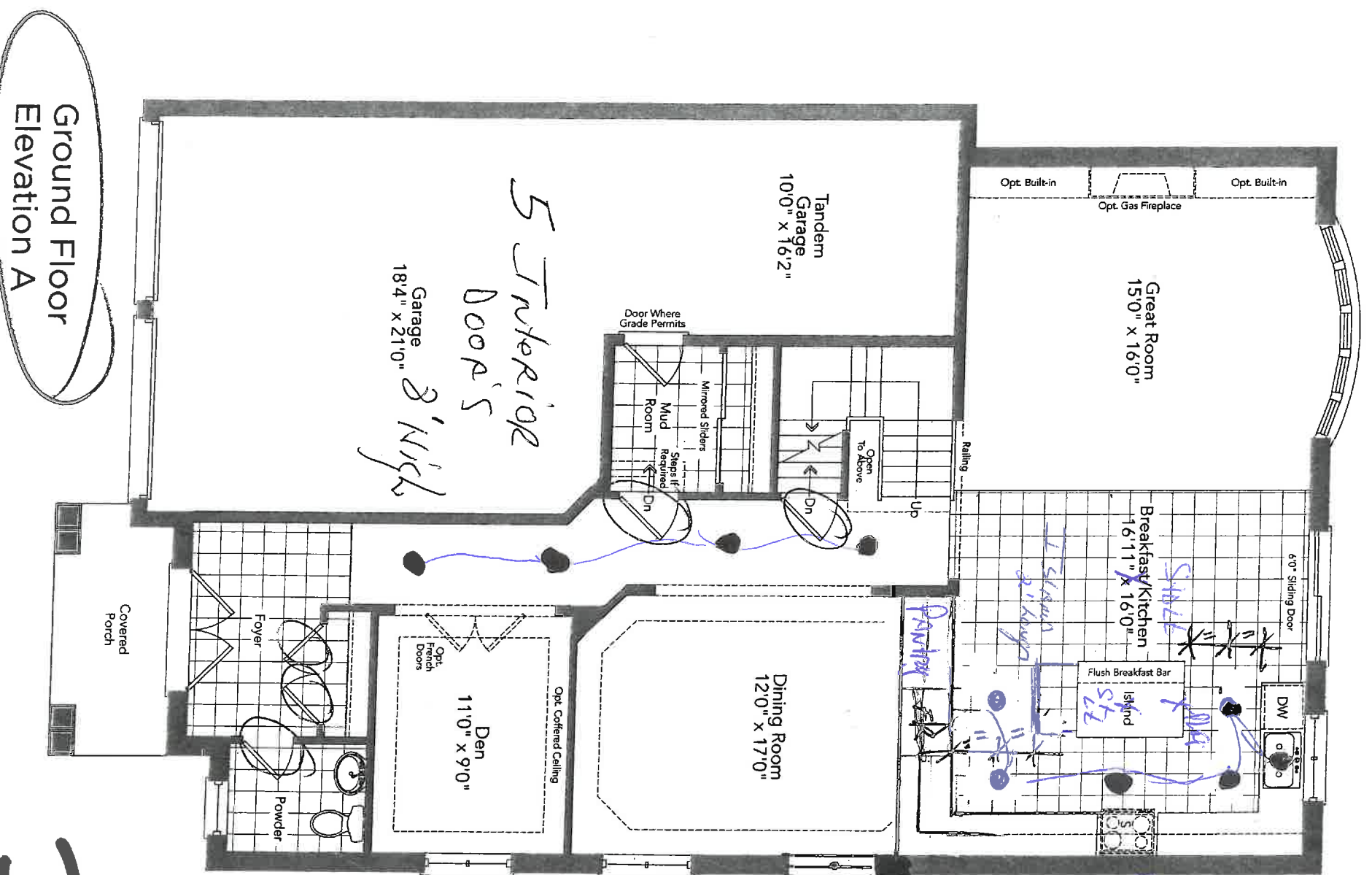
STAIRS, RAILING & PICKETS & STAIR STAIN			
Stair Stair / Species:	STAIN TO MATCH PEGASUS		
White Paint Req'd	NA		
Main to 2nd Railing Details:	STANDARD		
Main to top of Basement door Railing	STANDARD		
TRIM			
Casing/Baseboards	STANDARD		
Interior Doors	STANDARD		
Interior Door Hardware	STANDARD		
Exterior Door Hardware	STANDARD		
PAINT			
Kitchen/Breakfast	WARM GREY	Master Beds	WARM GREY
Living Room	NA	Bedroom 2	WARM GREY
Dining Room	WARM GREY	Bedroom 3	WARM GREY
Family/Great room	WARM GREY	Bedroom 4	WARM GREY
Den/Study	WARM GREY	Master Ens.	WARM GREY
Main/Upper Hall	WARM GREY	Ensuite # 4	WARM GREY
Laundry	WARM GREY	Twin	WARM GREY
Powder Room	WARM GREY	Basement	NA
PLUMBING- UPGRADES TO BE DETAILED ON PES			
	FIXTURES	FAUCETS	NOTES
Kitchen	UPGRADE	STANDARD	BLANCO QUATRS U SUPER SINGLE # 401518
Powder Room	STANDARD	STANDARD	
Master Ensuite	STANDARD	STANDARD	
Twin	STANDARD	STANDARD	
# 4 Ensuite	STANDARD	STANDARD	
BASEMENT	NA		
Other			
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 BBQ	STANDARD		
WATERLINE to Fridge	UPGRADE		
Hood Fan Venting SIZE	6" STANDARD		
ELECTRICAL for Built-in Oven	NA		
ELECTRICAL for Built-in Micro / OTR	NA		
ELECTRICAL for Gas Stove / Cooktop	NA		
ELECTRICAL for Bar Fridge	NA		
			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: INNSFIL	FISHER 42-05-A	LOT: 85N	
PURCHASER(S):	MICHAEL J JANOTTA 416 528 0023		
HOME #/CELL #			
EMAIL:			
DÉCOR NOTES	<div> <div>Purchaser Signature</div> <div>Date</div> </div> <div> <div>Purchaser Signature</div> <div>Date</div> </div>		
<div> <div>***FOR TRADE USE***</div> <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>ZANCOR HOMES</div> <div> <div>Décor Consultant Signature</div> <div>Date</div> </div> <div> <div>Vendor Signature</div> <div>Date</div> </div> </div> </div>			

252

6/17

- SNIFT  
WAT into  
Dining Room  
2,  
SNIFT  
Cinco's  
equal  
spacing  
A + ends

14/17



Ground Floor  
Elevation A

5 Interior  
Door's  
Garage  
18'4" x 21'0" 8' high

~~Partial Ground Floor  
Elevation B~~

**FISHER 42-05**

Francis  
Mass.



14/17

**FISHER 42-05**

New Image Kitchens Inc.

Scale:

Approved by:

Drawn by: MGER

Revised:

Date: 2/10/17

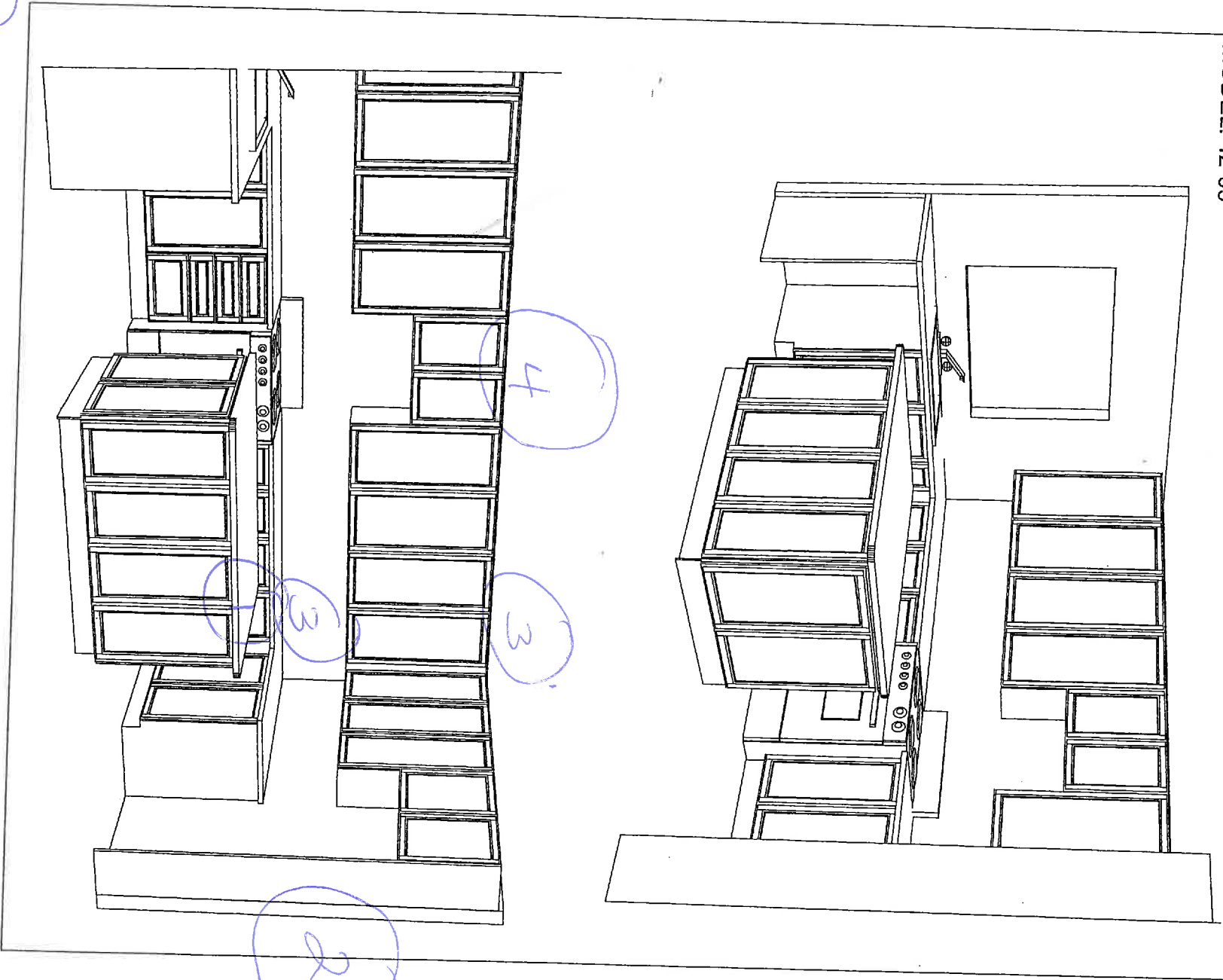
BELLE AIR SHORES, INNISFIL

Drawing number:

MODEL: 42-05

Lo6850

Dec 14/17



1 Island Island 24"

2 4' of 24" top Pantry

3 2' Kitchen. 16 of upmost 2 corners

4 Corner Stone.

MJ.



# STANDARD CABINET HARDWARE

Lot 850

(New Image Kitchens)

Jan 14/17



K200ABC	K200BC	K200AC	K300BC	K300C	K300P
K400BC	K400C	K400P	K1100AC	K1100C	K1100A1

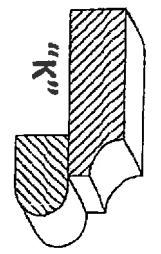
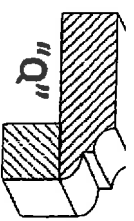
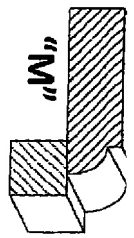
METRO96	H800BC	H800C	H800P	H700BC	H700P
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H500BC	H500C	H500P	H900BC	H900AC	H900ABC	H800BC
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Balken

Balken

M.J.



Lot 850 Jan 14/17

PURCHASER SIGNATURE



\*\*PRICES ARE SUBJECT TO CHANGE  
WITHOUT NOTICE E.O.E.

106 Duly  
850



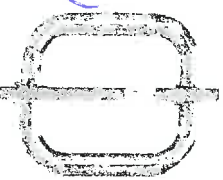
GLASS & MIRRORS (CENTRAL)

GLASS SHOWER

FRAMELESS GLASS SHOWER in lieu of standard framed \$ 1,250

*UPGRADED HANDLES / TOWEL BARS for frameless glass shower*

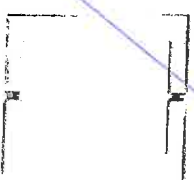
BMX6X6 Handle  
\$ 125



LP6X6  
\$ 350



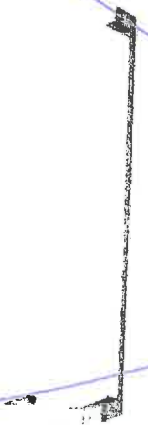
SQ6X6  
\$ 225



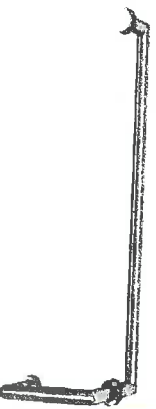
BM6X18 (Handle/Towel Bar)  
\$ 200



SQ6X18 (Handle/Towel Bar)  
\$ 350



MT6X18 (Handle/Towel Bar)  
\$ 250



MIRRORS

Bevelled Mirror (clear) in lieu of standard, std size  
Full height and width mirror, std polished edge  
Cut out for light or plug

ea	\$ 225
ea	\$ 850
ea	\$ 29

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\*\*

S:\Angus Pine River South\EXTRAS Book\EXTRAS BOOK- Angus South  
Mirrors & Glass 10/31/2016

SITE Tandem

LOT 850

DATE Jan 14/17

February 5, 2015

# APPLIANCE SPEC INFORMATION SHEET

STE & LOT:

Travis / 85N Lot

DATE:

June 14 / 17

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 \_\_\_\_\_

## 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  
☒ TOP LOAD

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 Manufacturers 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

June 14 / 17

Purchaser Signature

Date