



CONSTRUCTION SUMMARY

Belle Aire Shores - Zancor Homes (Innisfil) Ltd.

PURCHASER: ~~JENNIFER LE DANE~~

TEL: RES.: 416-8437

LOT / PHASE	HOUSE TYPE	PRINT DATE
228-7 / 1	SLATE (TH-03) ELEV A	26-Jul-17

Ref# Quantity - Description

Approved Notes

2468	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	26May17	
2469	BONUS: 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	26May17	
3543	LARGER BASEMENT WINDOWS 30 X 24 (X2)	26May17	
3867	NO GARAGE MAN DOOR DUE TO GRADE	12Jun17	
4268	NO FURTHER STRUCTURAL CHANGES	26Jul17	
4269	NO UPGRADES ALL STANDARD	26Jul17	
4270	DELETE ALL WHITE CERAMIC ACCESSORIES	26Jul17	
4425	OPTIONAL GROUND FLOOR **AS PER AGREEMENT OF PURCHASE AND SALE	26Jul17	


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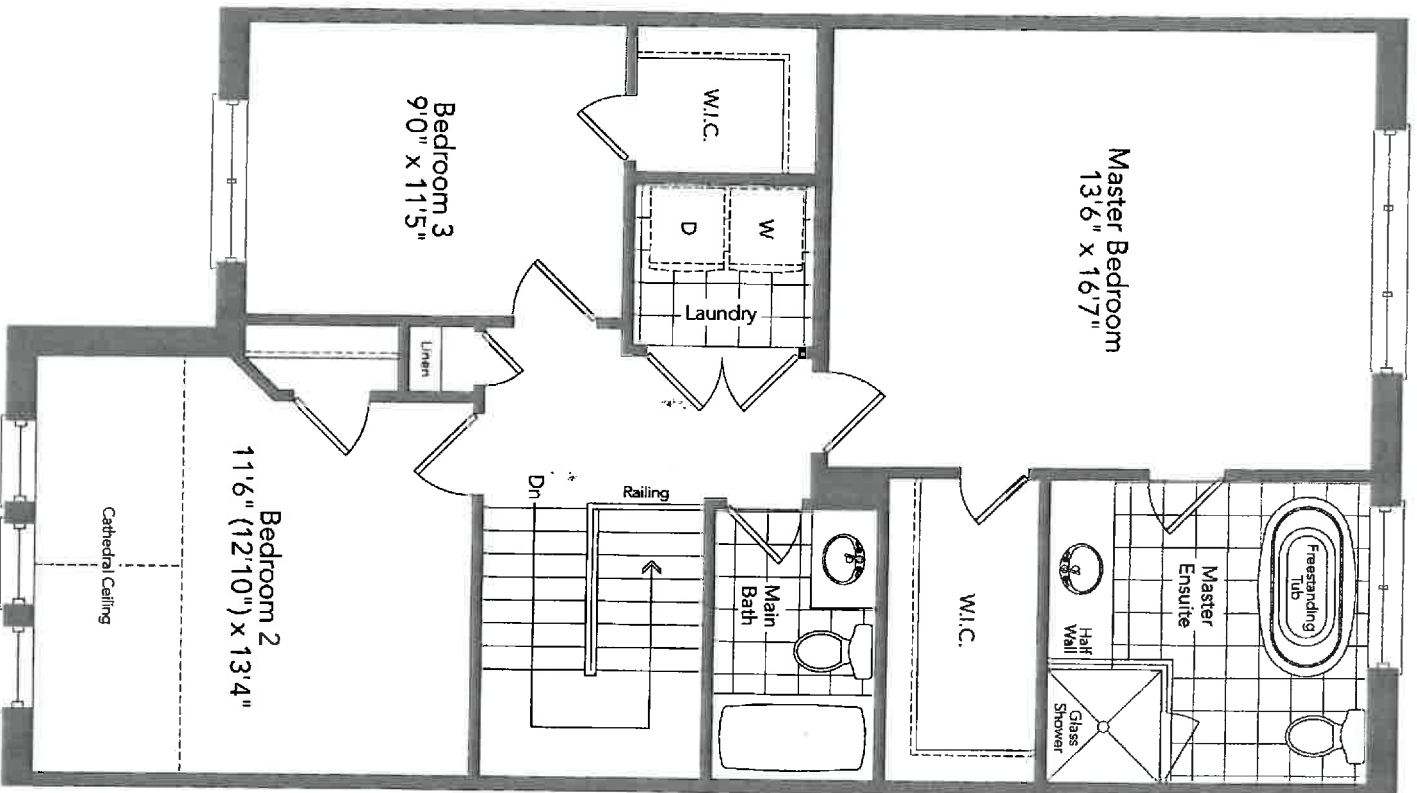
Calculus

ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	STD- SHAKER PVC-TUEXEDO	H800BC	GIALLO ORNAMENTA;L-LIGHT	C		
Island						
Master Ensuite	STD SIERRA PVC-WHITE	H500C	CALCUTTA MARBLE-4925K-07	STD		
Main	STD SIERRA PVC-WHITE	H500C	ELEMENTAL CONCRETE-8830-58	STD		
Powder Room	N/A					
Laundry	N/A					
TILES				INSERTS	THRESHOLDS	
Main Foyer	GRECO IVORY 13 X 13					
Powder Room	GRECO IVORY 13 X 13					
Mud Room	N/A					
Main Hall	N/A					
Kitchen Floor	GRECO IVORY 13 X 13					
Breakfast Floor	GRECO IVORY 13 X 13					
Laundry	MALENA ICE 13 X 13					
Mstr Ensuite Floor	MALENA ICE 13 X 13					
Mstr Ensuite Shower	MALENA ICE 8 x 10					
Master Shower Floor	WHITE 2 X 2					
Master Shower Jamb	BIANCO CARRARA		BIANCO CARRARA			
Main Bath Floor	MALENA ICE 13 X 13					
Main Bath Tub Wall	MALENA CARBON 8 X 10		BIANCO CARRARA			
HARDWOOD / CARPET						
Great Room	STD 3"-1/4" NATURAL HARDWOOD					
Den	STD 3"-1/4" NATURAL HARDWOOD					
Kitchen *(Waiver)	N/A					
Main Foyer *(Waiver)	N/A					
Main Hall	STD OPENING NIGHT COLLECTION - T-18					
Upper Hall	STD OPENING NIGHT COLLECTION - T-18					
Master Bedroom	STD OPENING NIGHT COLLECTION - T-18					
Bedroom 2	STD OPENING NIGHT COLLECTION - T-18					
Bedroom 3	STD OPENING NIGHT COLLECTION - T-18					
Carpet Underpad	STANDARD UNDERPAD					
FIREPLACES						
LOCATION	N/A	Opt. Surround	N/A	MANTLE	N/A	
LOCATION		Opt. Surround		MANTLE		
MIRRORS & ACCESSORIES		PLASTER MOULDING				
Mirrors	YES	Opt. Crown Moulding		N/A		
Bathroom Accessories	DELETE ALL ACCESSORIES	location				
Purchaser has reviewed the colour chart					SITE & LOT	
FOR TRADE USE					INNISFIL	
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.					Purchaser Initial	Vendor

ZANCOR HOMES COLOUR CHART

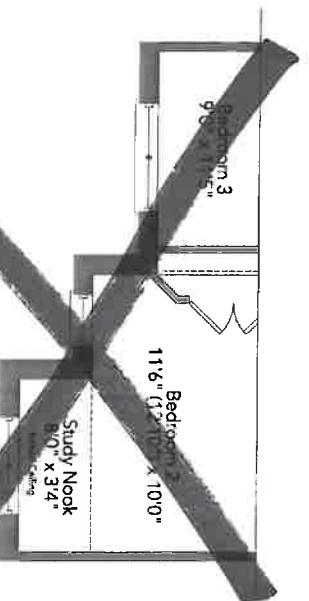
STAIRS, RAILING & PICKETS & STAIR STAIN			
Stair Stain / Species:	VARNISH ONLY		
White Paint Req'd	N/A		
Main to 2nd Railing Details:	STANDARD		
Main to Basement Railing Details:	STANDARD		
TRIM			
Casing/Baseboards	STANDARD		
Interior Doors	STANDARD		
Interior Door Hardware	STANDARD		
Exterior Door Hardware	STANDARD		
PAINT			
Kitchen/Breakfast	OYSTER WHITE	Master Beds	OYSTER WHITE
		Bedroom 2	OYSTER WHITE
		Bedroom 3	OYSTER WHITE
Great room	OYSTER WHITE		
DEN	OYSTER WHITE	Master Ens.	OYSTER WHITE
Main/Upper Hall	OYSTER WHITE	Main	OYSTER WHITE
Laundry	OYSTER WHITE		
Powder Room	OYSTER WHITE		
PLUMBING- UPGRADES TO BE DETAILED ON PES			
FIXTURES	FAUCETS	NOTES	
Kitchen	STANDARD		
Powder Room	STANDARD		
Master Ensuite	STANDARD		
Main Bath	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"		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
<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 \$5500 administration fee plus costs</small>			
<small>Purchaser has checked and acknowledged accuracy of colour and selections before signing.</small>			
SITE:	INNISFIL	LOT: 228-7	
PURCHASER(S):	JENNIFER LE DONNE ROBERTO LE DONNE		
HOME #/CELL #	416-706-6879		
EMAIL:	jennifer.ledonne@sbdin.com		
DÉCOR NOTES	<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>	



Second Floor
Elevation A

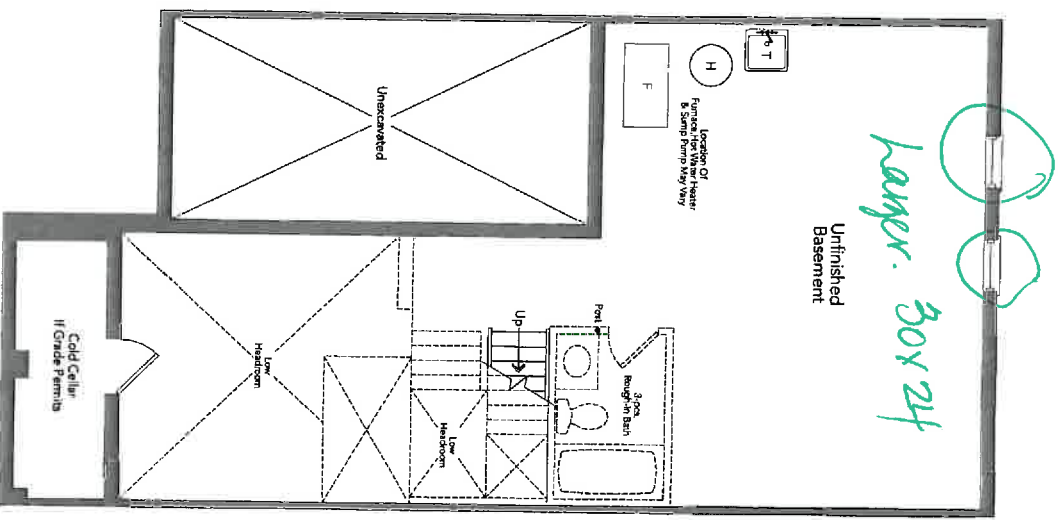
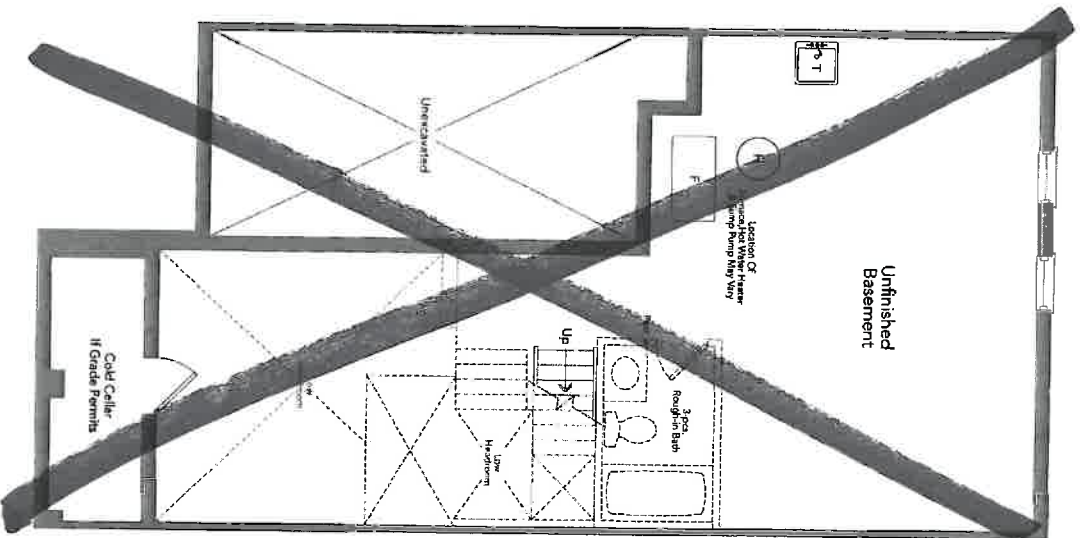
Handwritten signature

LOT 228-7
10N154L



Partial Second Floor
Elevation B

SLATE TH-03



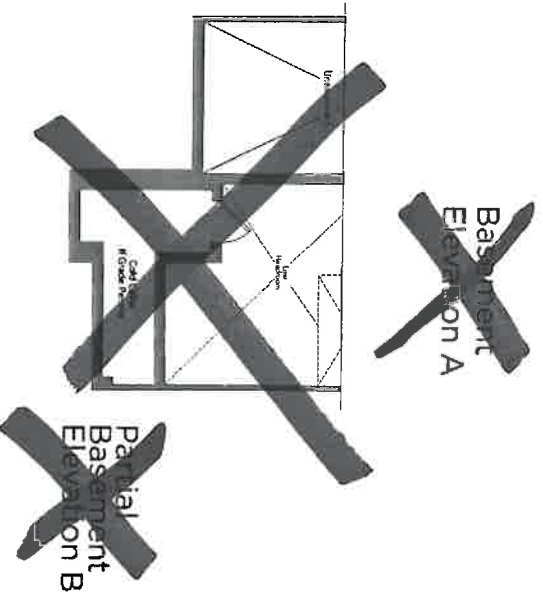
Basement For Optional
Ground Floor
Elevation A

John

End Condition:
Elevation A 1777 sq.ft. / Elevation B 1711 sq.ft.
End Condition & Optional Ground Floor:
Elevation A 1785 sq.ft. / Elevation B 1753 sq.ft.

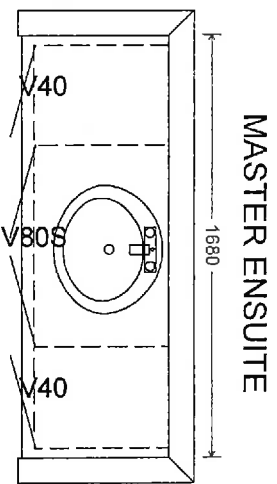
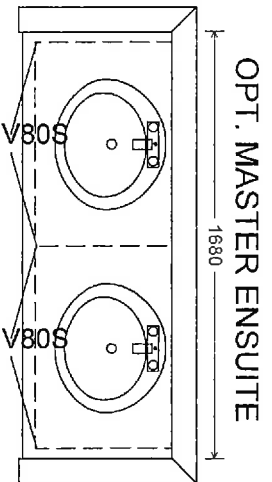
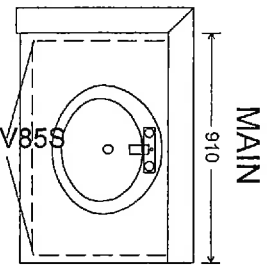
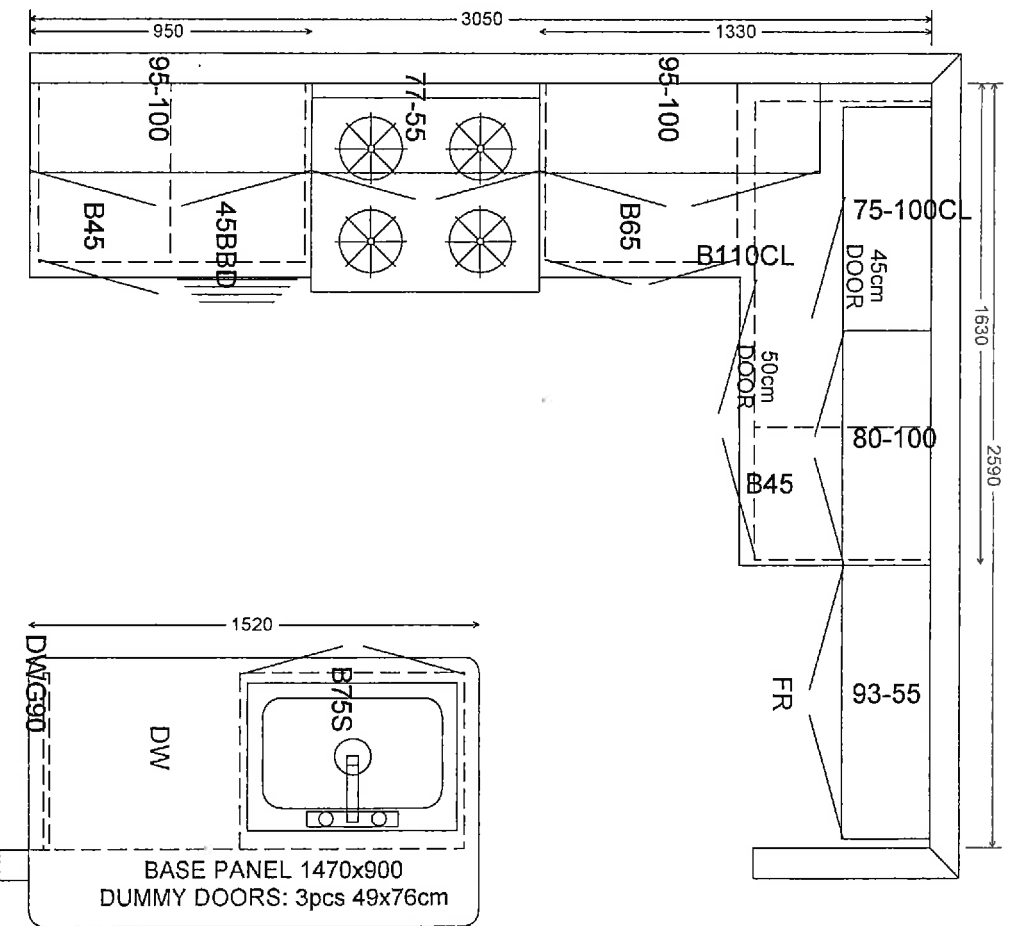
LOT 228-7
1441571L.

SLATE TH-03



New Image Kitchens Inc.			
Scale:	Approved by:	Drawn by:	MGER
Date: 14/10/15		Revised:	
BELLE AIR SHORES, INNISFIL		Drawing number:	

MODEL: TH-3



LOT 228-7
INNISFIL

New Image Kitchens Inc.

Scale:

Approved by:

Drawn by: MGER

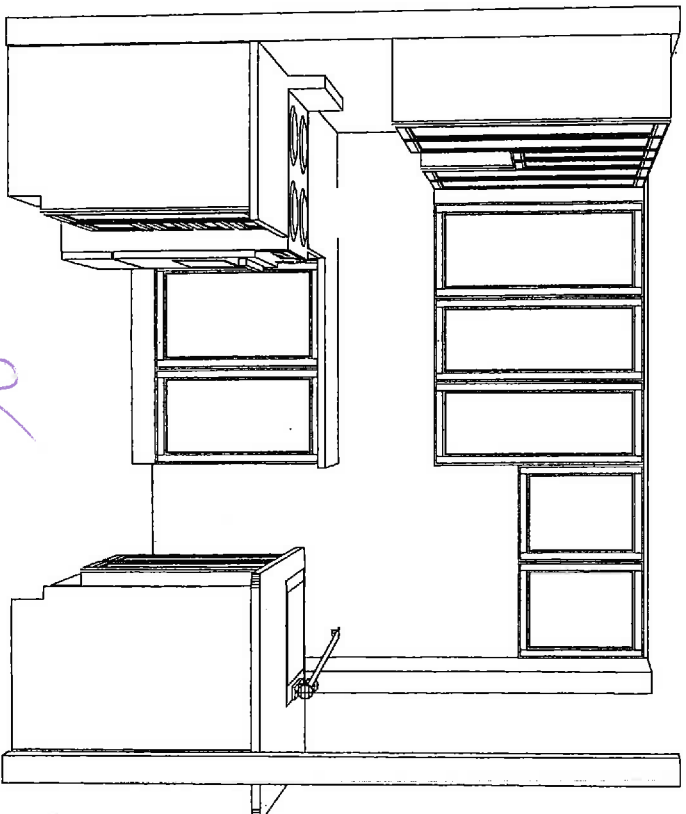
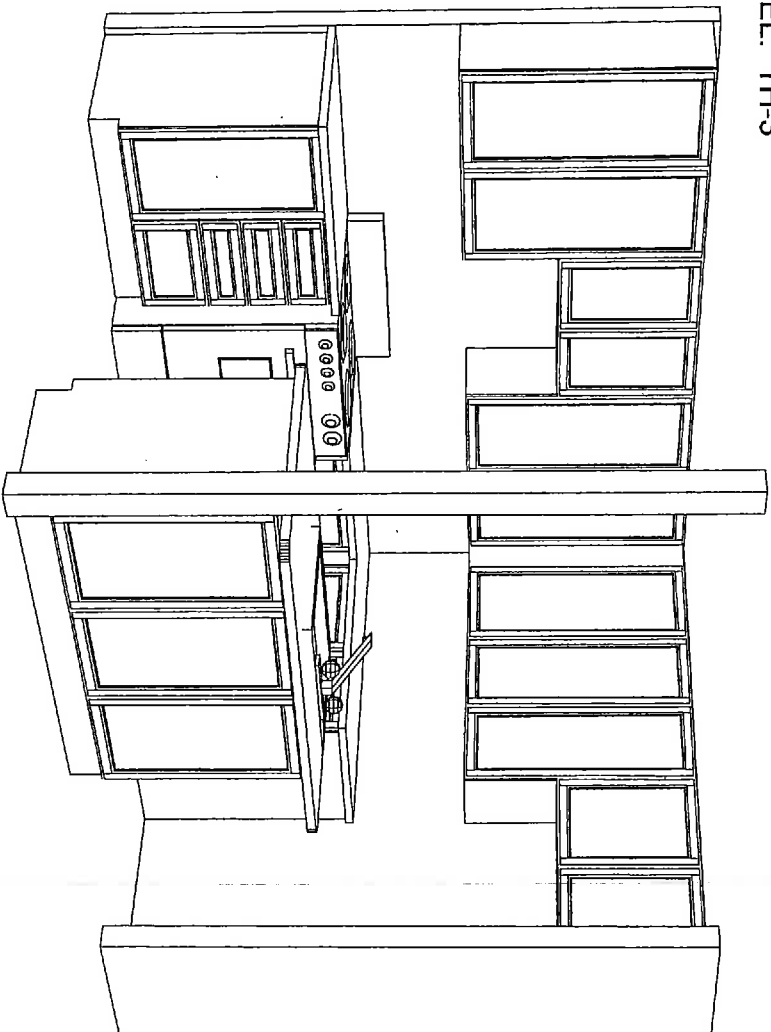
Date: 240217

Revised:

BELLE AIR SHORES, INNISFIL

Drawing number:

MODEL: TH-3



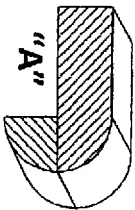
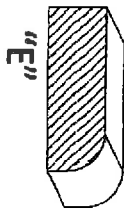
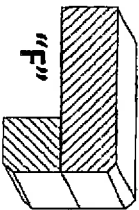
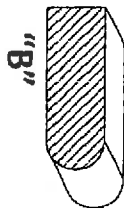
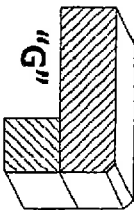
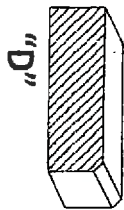
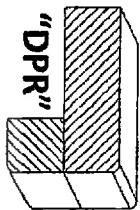
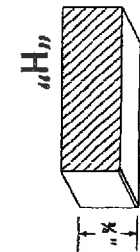
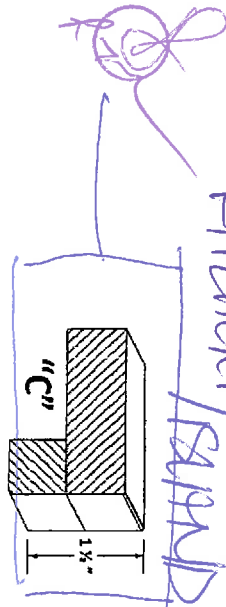
LOT 228-7
INNISFIL

ZANCOR HOMES
EDGE PROFILES (INTERSTONE / REDSTONE)

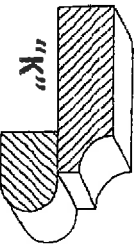
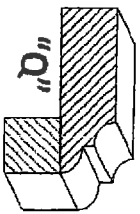
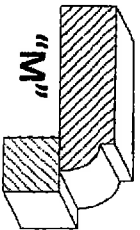
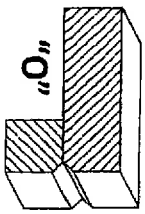
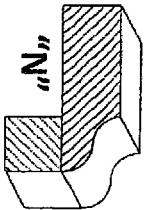
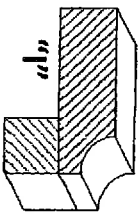
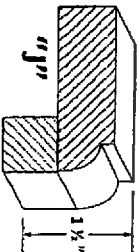
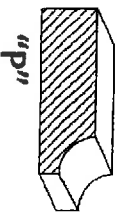
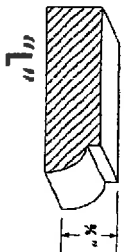
STANDARD

KITTEL / SAND

PRATHOM



UPGRADES



1111571 228-7

LOT / SITE

PURCHASER SIGNATURE

STANDARD CABINET HARDWARE

(New Image Kitchens)



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

111115712

LOT

998-7

DATE

July 7, 2017

APPLIANCE SPEC INFORMATION SHEET

STE & LOT:

14415 ELL LOT 228-7

DATE:

July 7 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 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

Date

July 7 2017

Purchaser Signature

Date

July 7/17