



CONSTRUCTION SUMMARY

The Village of Trillium Forest - Zancor North Inc.

PURCHASERS: GIUSEPPE LICATA and MARY LICATA

TEL: RES.: 647-221-3131

LOT / PHASE	HOUSE TYPE	PRINT DATE
Block 126 Unit 6 / 3	The Sunshine (TH-02) Elev A End	16-Nov-17

Ref#	Quantity - Description	Approved	Notes
5513	LAMINATE FLOORING UPGRADE COLOUR	16Nov17	
5514	TILE DELETE ALL BATHROOM ACCESSORIES	16Nov17	
5515	CABINETS 24" DEEP UPPER OVER FRIDGE WITH SIDE PANEL	16Nov17	
5516	FIREPLACE ADD OPTIONAL GAS FIREPLACE 36" WITH STANDARD MANTLE WILL COME INTO THE ROOM	16Nov17	
5517	ELECTRICAL ADD PLUG ABOVE FIREPLACE FOR FUTURE TV	16Nov17	
5518	CABINETS ADD LOWER VALANCE BELOW UPPER CABINETS NOTE NO ELECTRICAL	16Nov17	
5519	DECOR DOLLARS CREDIT	16Nov17	
5520	CABINETS 39 1/2" UPPER CABINETS IN KITCHEN	16Nov17	
5560	3 piece stainless steel appliance package in kitchen with front load white ashwer and dryer	16Nov17	
5561	NO STRUCTURAL CHANGES	16Nov17	

This Document is Extremely Time Sensitive - Printed 16 Nov 17 at 12:31

ZANCOR HOMES COLOUR CHART

CABINERY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	SHAKER PVC TUXEDO	H 800 BC	NEW CALEDONIA GRANITE	C		
Island	SHAKER PVC TUXEDO	H 800 BC	NEW CALEDONIA GRANITE	C		
Servery	NA					
Master Ensuite	SHAKER PVC WHITE	H 800 BC	BLACK ALCANTE 4926K-07			
Main	SHAKER PVC TUXEDO	H 800 BC	CALCATT 4925K-07			
Twin	NA					
Ensuite ###	NA					
Powder Room	NA					
Laundry	NA					
Basement Bath	NA					
TILES				INSERTS	THRESHOLDS	
Main Foyer	ALLURE GREY 12 X 24 INSTALL STACKED					
Basement Foyer	NA					
Powder Room	NA					
Mud Room	ALLURE GREY 12 X 24 INSTALL STACKED					
Main Hall	ALLURE GREY 12 X 24 INSTALL STACKED					
Kitchen Floor	ALLURE GREY 12 X 24 INSTALL STACKED					
Breakfast Floor	ALLURE GREY 12 X 24 INSTALL STACKED					
Kitchen Bk.Splash	NA					
Laundry	ALLURE GREY 12 X 24 INSTALL STACKED					
Mstr Ensuite Floor	ALLURE ANTRACITE 12 X 24 INSTALL STACKED					
Mistr Ensuite Shower	CINQ WHITE 8 X 10			NA		
Mstr Ens Tub Wall/Deck	NA					
Master Shower Floor	2 X 2 WHITE					
Master Shower Jamb	BIANCA CARRERRA					
Main Bath Floor	ALLURE GREY 12 X 24 INSTALL STACKED					
Main Bath Tub Wall	MALINA ICE 8 X 10			NA		
Twin Bath Floor	NA					
Twin Ensuite Tub Wall	NA					
Ensuite ### Bath Floor	NA					
Ensuite ### Bath Wall	NA					
Basement Ensuite Floor	NA					
Basement Ensuite Wall	NA					
HARDWOOD / CARPET						
Living Room	NA					
Dining Room	NA					
Family Room	LEXINGTON LAMINATE HAZELWOOD OAK TL-21016					
Den/Study/parlour/Library	NA					
Kitchen *(Waiver)	NA					
Main Foyer *(Waiver)	NA					
Main Hall by Stairs	LEXINGTON LAMINATE HAZELWOOD OAK TL-21016					
Upper Hall	NA					
Master Bedroom	LEXINGTON LAMINATE HAZELWOOD OAK TL-21016					
Bedroom 2	LEXINGTON LAMINATE HAZELWOOD OAK TL-21016					
Bedroom 3	NA					
Basement REC Room	OPENING NIGHT T-03					
Carpet Underpad	STANDARD					
Basement Foyer	NA					
FIREPLACES						
LOCATION	FAMILY ROOM	Opt. Surround	NA	MANTLE	NF8	
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 TOWN	126-6
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

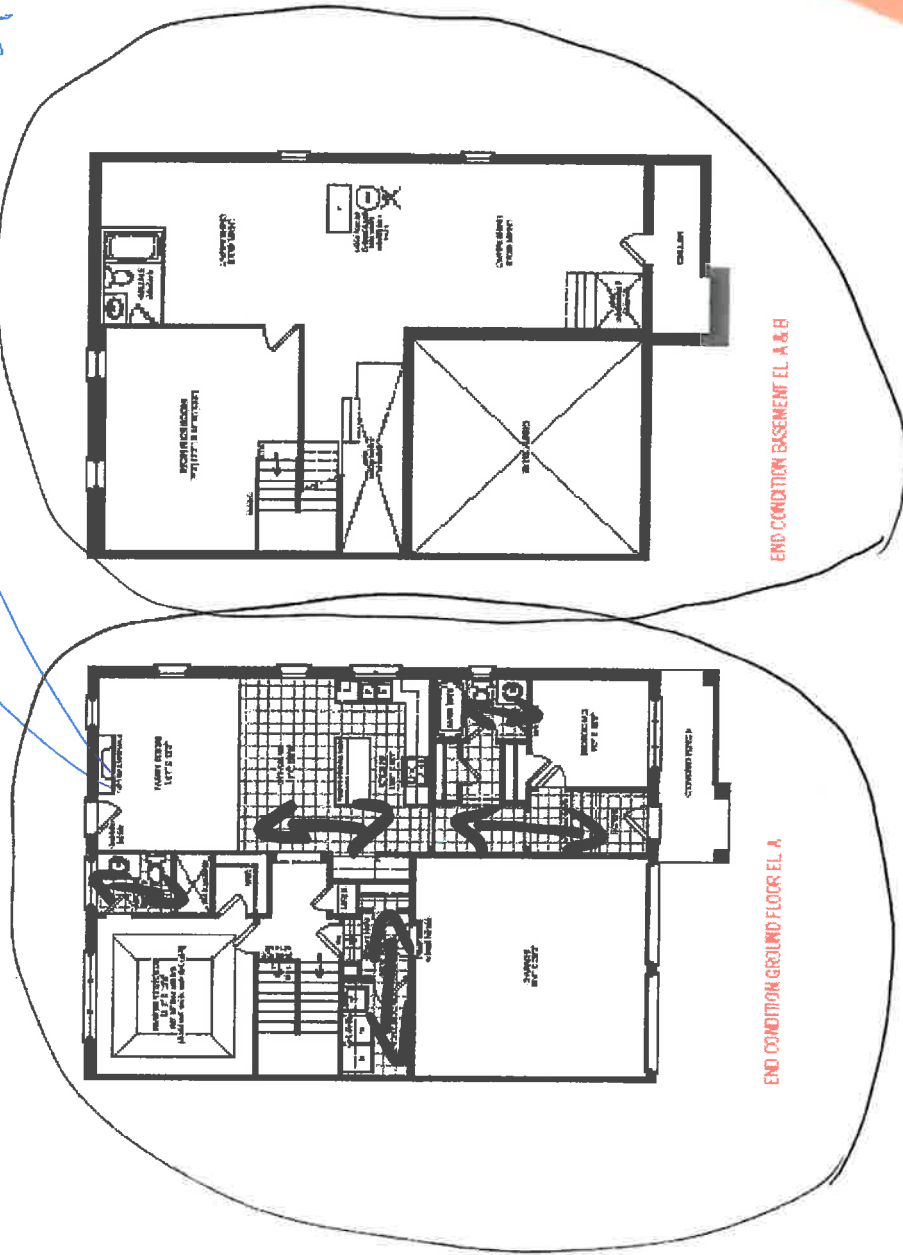
ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN									
Stair Stain / Species:		LEAVE OAK STAIRS UNFINISHED							
White Paint Req'd		NA							
Main to 2nd Railing Details:		NA							
Main to Basement Railing Details:		STANDARD METAL SINGLE/PLAIN COLLAR							
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		NA		Bedroom 3		NA			
Family/Great room		WARM GREY		Bedroom 4		NA			
Den/Study		NA		Master Ens.		WARM GREY			
Main/Upper Hall		WARM GREY		Main		WARM GREY			
Laundry		WARM GREY		Twin		NA			
Powder Room		WARM GREY		Basement		NA			
PLUMBING- UPGRADES TO BE DETAILED ON PES									
		FIXTURES		FAUCETS		NOTES			
Kitchen		STANDARD		STANDARD		DOUBLE UNDERMOUNT SINK			
Powder Room		NA							
Master Ensuite		STANDARD		STANDARD					
Main		STANDARD		STANDARD					
2nd Ensuite		NA							
BASEMENT		NA							
Other									
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			
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: WASAGA		TH-02 THE SUNSHINE		LOT: 126-6					
PURCHASER(S):		ELEV A END		GIUSEPPE LICATA					
HOME #/CELL #		MARY LICATA		647 221 3131					
DÉCOR NOTES						Purchaser Signature		Date	
						Purchaser Signature		Date	
						Décor Consultant Signature		Date	
						NOV 15 2017			
FOR TRADE USE									
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 2 OF 2 ***						Vendor Signature		Date	

Lab. 126-6
N00-11/17
Plan Above
Fireplace
Add Fireplace
etc
etc

The Sunshine 
1589 sq. ft. | 1589 sq. ft.
Includes 133 sq. ft. of finished space in the basement.
Includes Unit A and B sq. ft. | 2254 sq. ft. | 1835 sq. ft. | 1835 sq. ft.
End Condition with Unit A and B sq. ft. | 2254 sq. ft. | 1835 sq. ft. | 1835 sq. ft.

OTHER PARTIALS AND PLANS

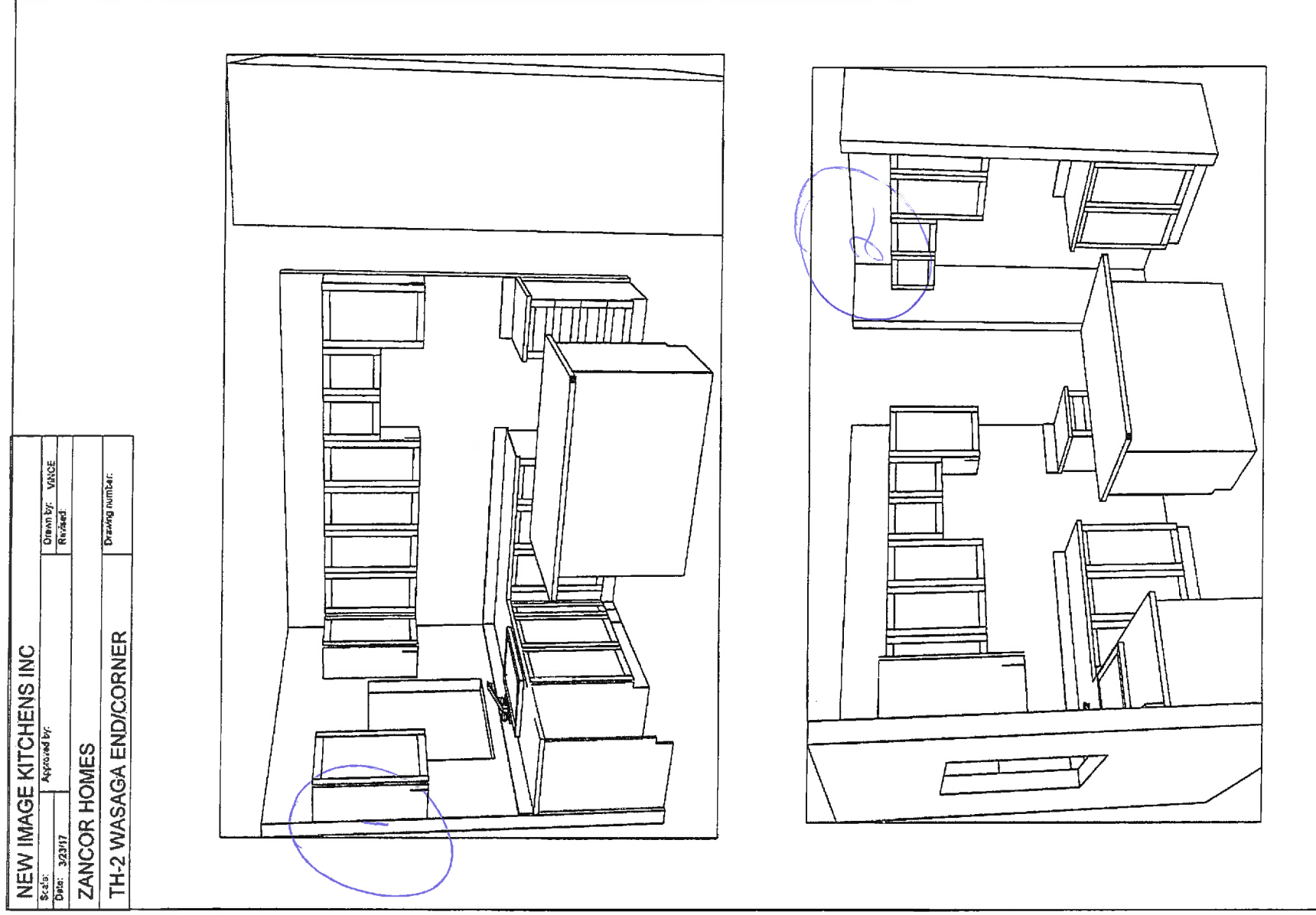


1. THE SUNSHINE FLOOR PLAN IS A REPRESENTATION OF THE PROPOSED DESIGN AND IS NOT A CONTRACT DOCUMENT. IT IS THE RESPONSIBILITY OF THE CLIENT TO VERIFY THE ACCURACY OF THE INFORMATION PROVIDED AND TO OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE CLIENT SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE CLIENT SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.



Lot 126-6 END
Co. Dev. "A"

- ① 39 1/2" Extended UPflw. Job 126-6
- ② 24" Dg. UPflw. over FR. w/ WASAGA
with side panel
- ③ Lt Valencia (no electrical)

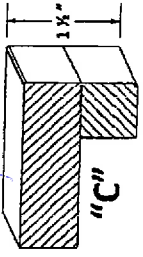


on
H.P.

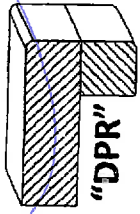
ZANCOR HOMES
EDGE PROFILES (INTERSTONE / REDSTONE)

STANDARD

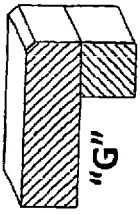
Looker



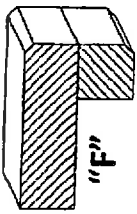
"C"



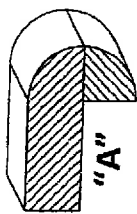
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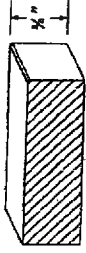
"G"



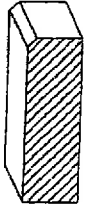
"F"



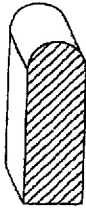
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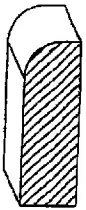
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"D"

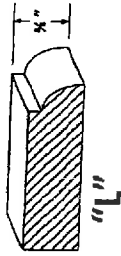


"B"

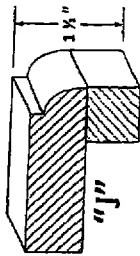


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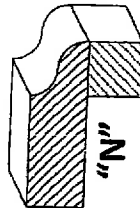
UPGRADES



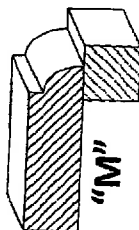
"L"



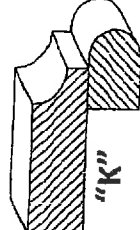
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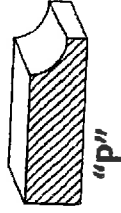
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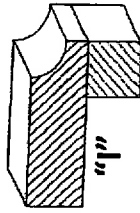
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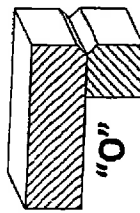
"K"



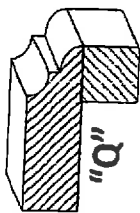
"P"



"I"



"O"



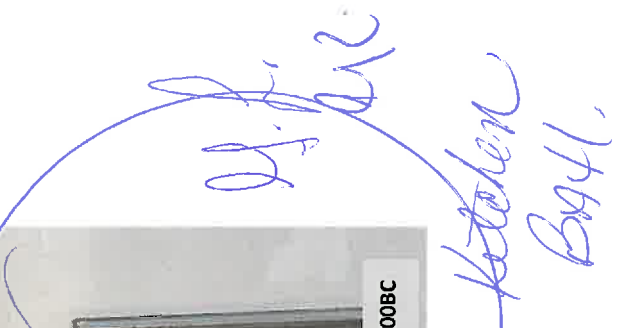
"Q"

Lot 126-6. 10/11/17 Mr. DeCato
WASAGE LOT / SITE
Purchaser Signature
[Signature]

2012-6-6

wasap

7/11/2024



Kitchen
Bag 1.



ZANCOR
HOMES

WAIVER FORM FOR UNFINISHED STAIRS, HANDRAIL AND PICKETS

LOT No.

126-6.

PLAN No.

HOMEOWNER(S)

Arissoppe + Mary Zicala

CIVIC ADDRESS

I/We the purchaser/s for the above-mentioned property have requested the Builder **LEAVE UNFINISHED** the stairs, handrail, picket and stringer (where applicable) for both the main floor stairs to upper floor and stairs from the main floor to lower landing in our home. I/We understand that the builder will take normal precautions in attempting to keep the stairs clean; however stains, dents, etc. due to construction traffic may be unavoidable. I/We take full responsibility for any finishing (sanding, staining, filling and removing staples and/or nails, etc.) and agree to waive any claims against the vendor or trades in relation to this matter. I/We understand that any work and/or damage done by me/us or any trade/contractor hired by me/us is not warrantable under the Builder or covered by TARION.

I/We hereby release and forever discharge Zancor Homes Ltd., any affiliated companies and all its directors, officers, servants, employees, agents, TARION, ___(City)___ and the Town of WASAGA, of and from any and all damages, loss or injury however arising, which we may have hereafter with reference to said stairs.

In addition, it is understood and agreed that I/We will keep this agreement strictly confidential.

I/We read and understand the above terms and conditions.

Dated at King, this 11 day of Nov, 2014.

M. Zicala

Purchaser

[Signature]

Purchaser

[Signature]

Witness

[Signature]

Witness

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 WASAGA

LOT 126-6

DATE Nov. 11/17



APPLIANCE SPEC INFORMATION SHEET

STE & LOT: WASAGA 100WS DATE: Nov 11/17

SITING: ☐ Standard ☐ Reverse

RANGE		REFRIGERATOR	
☒ 30" (STD)		☒ STANDARD OPENING 36" X 72"	
☐ 36"		☐ BUILT IN FRIDGE	
☐ 48"		☐ WATERLINE REQUIRED	
☐ GAS	☐ AMPS	☐ PANELLED/INTEGRATED	
☐ COOKTOP (APRON)	☐ AMPS	☐ FLUSH INSET	
☐ COOKTOP (DROPIN)	☐ AMPS		

WALL OVENS		MICROWAVES	
☐ 30"		☐ BUILT IN MICRO	☐ AMPS
☐ SINGLE	☐ AMPS	☐ MICRO TRIM KIT	☐ MODEL
☐ DOUBLE	☐ AMPS	☐ OVER THE RANGE	☐ AMPS
☐ STEAM OVEN	☐ AMPS		
☐ WARMING DRAWER	☐ AMPS		

HOOD FANS		LAUNDRY	
☐ CHIMNEY (CENTRE VENT)		☒ 6 INCH (STD)	
☐ UNDER CABINET		☐ 8 INCH	
☐ FLUSH INSET		☐ 10 INCH	
☒ 24" (STD SIZE)		☐ FRONT LOADING SIDE BY SIDE	

DISHWASHER	
☒ 24" (STD SIZE)	

9-1-17 Additional charges may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.

9-1-17 **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.

9-1-17 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.

9-1-17 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 m. Director Date Nov 11/17
Purchaser Signature [Signature] Date Nov 11/17