



CONSTRUCTION SUMMARY  
The Village of Trillium Forest - Zancor North Inc.

PURCHASER: Inventory HomeBLK\_2\_127\_5

TEL: RES.: 416-843-7270

LOT / PHASE	HOUSE TYPE	PRINT DATE
Block 127 Unit 5 / 3	The Sand (TTH-06) Elev B	20-Dec-17

Ref#	Quantity - Description	Approved	Notes
5392	*POOR INTERIOR DOORS ON THE MAIN FLOOR	24Oct17	DELETED ITEM
24Oct17	Note:		
DELETED ITEM			
5393	ELECTRICAL - LED POTHOLIGHTS (2) GREAT ROOM, SEE SWITCH (6) GREAT ROOM, DELETE STD (6) KITCHEN, DELETE STD (6) BASEMENT REC ROOM, DELETE STD (6) BASEMENT HALL, DELETE STD	24Oct17	DELETED ITEM
24Oct17	Note:		
DELETED ITEM			
5394	SMOOTH CEILINGS ON MAIN FLOOR SMOOTH CEILINGS IN BASEMENT REC ROOM ONLY	24Oct17	DELETED ITEM - SEE #5586
24Oct17	Note:		
DELETED ITEM - SEE #5586			
5578	CABINETS - KITCHEN UPGRADE 1 - MAPLE EXTENDED HEIGHT VALANCE (NO ELECTRICAL) ADJUST CABINETS ABOVE FRIDGE FOR OTR	20Dec17	
5579	COUNTERTOP - KITCHEN STONE TOP (UPGRADE 2) **Includes Blanco Horizon undermount sink	20Dec17	
5580	SMART-TECH - CAT5 ROUGHIN IN BASEMENT, STANDARD HEIGHT *SEE SKETCH FOR LOCATION	20Dec17	* NOTE REQUESTED LOCATION FOR STD CABLE IN GREAT RM.
5581	TILES - UPGRADE 4 *STACKED FOYER, POWDER, MASTER, BASEMENT BATH	20Dec17	
5582	CARPET - UPGRADE 1 UNDERPAD IN BASEMENT REC ROOM ***ONLY***	20Dec17	
5583	LAMINATE UPGRADE ON MAIN FLOOR INCLUDING MASTER BEDROOM	20Dec17	
5584	LAMINATE IN KITCHEN in lieu of tile	20Dec17	
5585	PAINT - STAIRS TO REMAIN UNFINISHED **WAIVER SIGNED**	20Dec17	
5586	SMOOTH CEILINGS ON MAIN FLOOR ONLY	20Dec17	
5587	DECOR DOLLARS	20Dec17	
5588	BONUS 3 PCE STAINLESS STEEL APPLIANCE IN KITCHEN WITH WHITE FRONT LOAD WASHER AND DRYER	20Dec17	
5589	CENTRAL AIR CONDITIONER (COMPLETE UNIT) **as per schedule E in agreement of purchase and sale	20Dec17	

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# ZANCOR HOMES COLOUR CHART

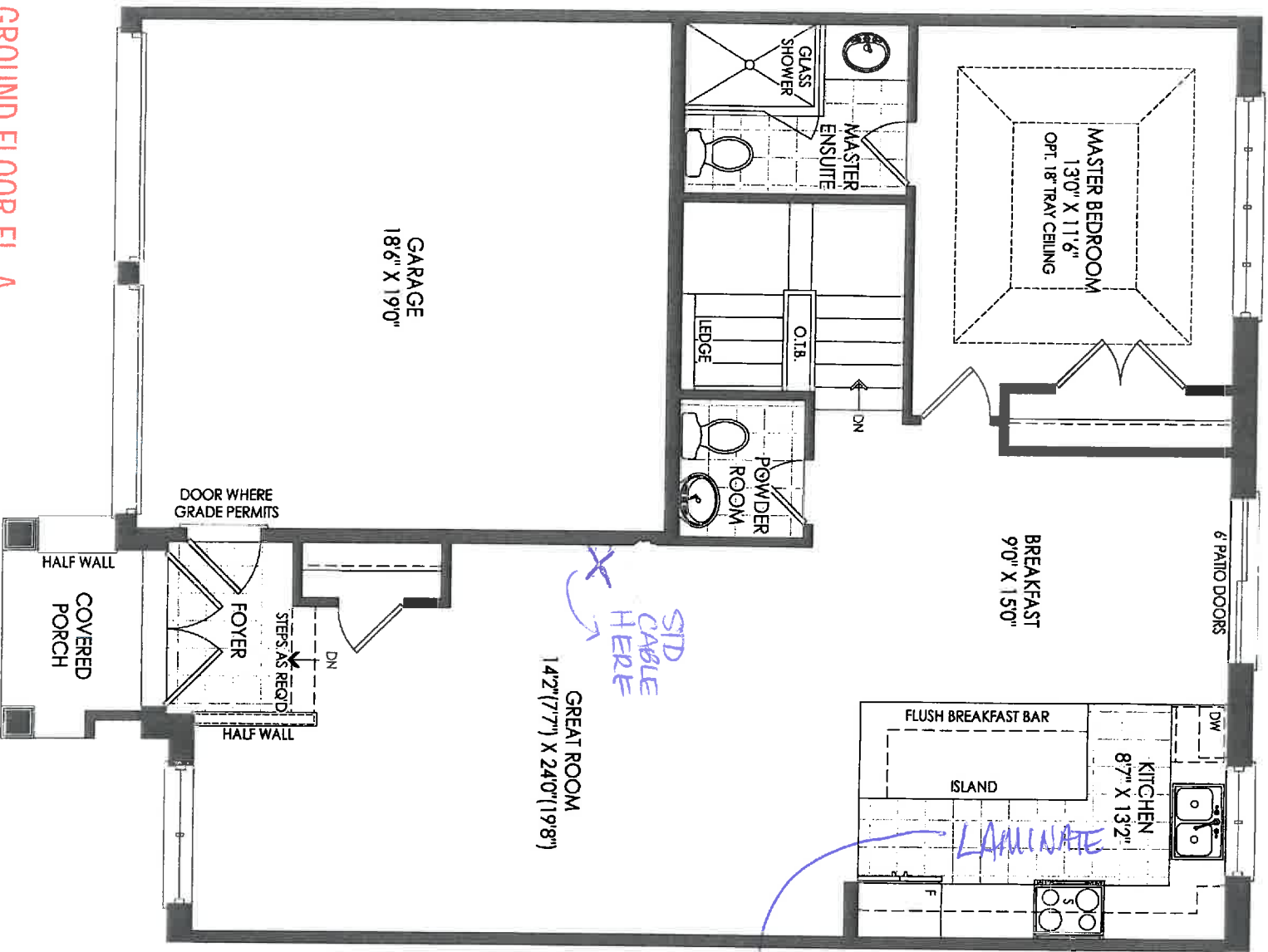
CABINETRY / COUNTERTOPS						
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE		
Kitchen	SHAKER MAPLE - TIMBER GREY (1)	H800BC ✓	QRTZ REFLECTION 7141 (2)	FE40 ✓		
Island	SHAKER MAPLE - TIMBER GREY (1)	H800BC ✓	QRTZ REFLECTION 7141 (2)	FE40 ✓		
Master Ensuite	SHAKER PVC - TUXEDO (VERTICAL STRIPE)	H800BC ✓	GASPE GREY P282CA			
Main (BASEMENT)	SLAB PVC - TUXEDO (VERTICAL STRIPE)	H800BC	PORTICO MARBLE 7735-58			
Powder Room	N/A		N/A			
Laundry	N/A		N/A			
TILES						
Main Foyer	WOODDUST 12 X 24 (4) *STACKED	✓			INSERTS	THRESHOLDS
Basement Foyer	CARPET					
Powder Room	WOODDUST 12 X 24 (4) *STACKED	✓				
Kitchen Floor	LAMINATE					
Breakfast Floor	LAMINATE					
Kitchen Bk.Splash	N/A					
Laundry	NEW BYZANTINE GREY 12 X 24 *STACKED	✓				
Mstr Ensuite Floor	FUORIO GRIGIO TUNDRA 12 X 24 (4) *STACKED	✓				
Mstr Ensuite Shower WALL	UNIWALL TENDER GREY 8 X 10	✓				
Master Shower Floor	WHITE 2 X 2	✓				
Master Shower Jamb	BIANCO CARRARA	✓				
Main BASEMENT Bath Floor	WOODDUST 12 X 24 (4) *STACKED	✓				
Main Bath Tub Wall	UNIWALL TENDER GREY 8 X 10	✓				
HARDWOOD / CARPET						
Living Room		N/A				
Dining Room		N/A				
Family/Great Room	LAMINATE - LEXINGTON HAZELWOOD OAK (1)	✓				
Den/Study/parlour/Library		N/A				
Kitchen *(Waiver)	LAMINATE - LEXINGTON HAZELWOOD OAK (1)	✓				
Main Foyer *(Waiver)		N/A				
Main Hall		N/A				
Upper Hall		N/A				
Master Bedroom	LAMINATE - LEXINGTON HAZELWOOD OAK (1)	✓				
Bedroom 2 (BASEMENT)	OPENING NIGHT CARPET - COLOUR T03	✓				
Bedroom 3 (BASEMENT)	OPENING NIGHT CARPET - COLOUR T03	✓				
BASEMENT REC ROOM	OPENING NIGHT CARPET - COLOUR T03	✓				
Carpet Underpad	UPGRADE 1	✓				
Basement Foyer	OPENING NIGHT CARPET - COLOUR T03	✓				
FIREPLACES						
LOCATION	N/A	Opt. Surround	MANTLE			
LOCATION	N/A	Opt. Surround	MANTLE			
MIRRORS & ACCESSORIES			PLASTER MOULDING			
Mirrors	YES	Opt. Crown Moulding		N/A		
Bathroom Accessories	YES	Location		N/A		
Purchaser has reviewed the colour chart			SITE & LOT			
***FOR TRADE USE***			WASAGA TOWNS		127-5	
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:		UNFINISHED	✓
White Paint Req'd		N/A	
Main to 2nd Railing Details:		N/A	
Main to Basement Railing Details:	STANDARD - METAL SINGLE COLLAR W/ALT PLAIN, OVAL HANDRAIL, TURNED POST		
TRIM			
Casing/Baseboards		STANDARD	
Interior Doors		STANDARD	
Interior Door Hardware		STANDARD	
Exterior Door Hardware		STANDARD	
PAINT			
THROUGHOUT		WARM GREY	
PLUMBING- UPGRADES TO BE DETAILED ON PES			
	FIXTURES	FAUCETS	NOTES
Kitchen	UPGRADE	STANDARD	UPGRADE SINK
Powder Room	STANDARD	STANDARD	
Master Ensuite	STANDARD	STANDARD	
Main BASEMENT	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	6"		
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 \$55000 administration fee plus costs			
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			
SITE:	WASAGA TOWNS	LOT: 127-5	
PURCHASER(S):	Sara/Vincenzo D'Amato		Dec 16/17
HOME #/CELL #			
EMAIL:			
DÉCOR NOTES			
***FOR TRADE USE***			
Any upgrades in the colour chart must be accompanied with a PES.		ZANCOR HOMES	
It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.		Dec 16/17	
*** PAGE 2 OF 2 ***		Vendor Signature Date	

\$5586

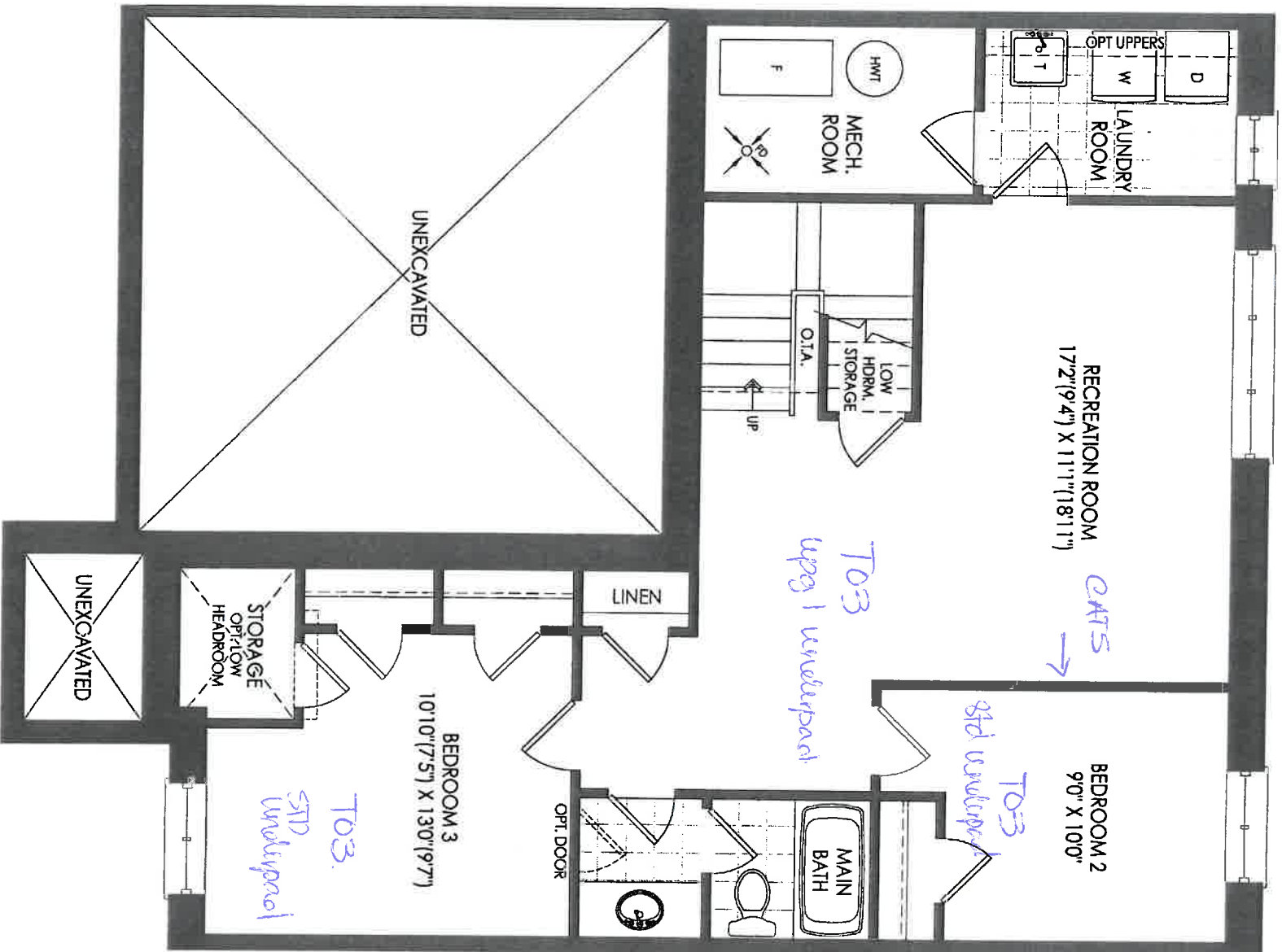
SMOOTH CEILING (MAIN FLOOR)



GROUND FLOOR EL. A

THE SAND TH-06

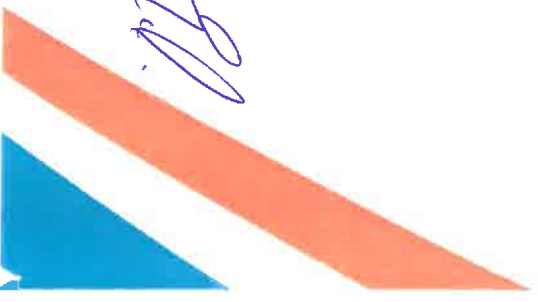




BASEMENT EL. A & B

THE SAND TH-06

127-5 SD. 80.



# STANDARD CABINET HARDWARE

(New Image Kitchens)



127-5

SD  
R.D.



**ZANCOR HOMES - Wasaga Towns**

**EDGE PROFILES (AURIVIA)**

**Vanity Standard Edges (20mm)**



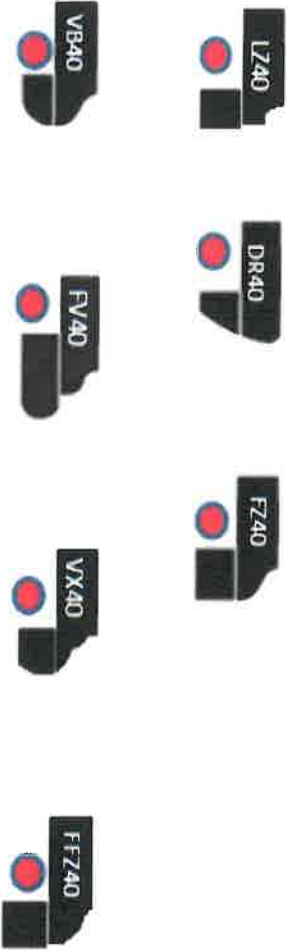
**Kitchen Standard Edges (40mm)**



**Vanity Upgrade Edges (20mm)**



**Kitchen Upgrade Edges (40mm)**



**LOT / SITE**

127-5 Wasaga

**PURCHASER SIGNATURE**

SA / [Signature]

**DATE**

Dec 16 / 17

# APPLIANCE SPEC INFORMATION SHEET

STE & LOT: 127-5 Marya DATE: Dec 16/17

SITING: ☐ Standard ☐ Reverse

## RANGE

- ☒ 30" (STD)  
☐ 36"  
☐ 48"  
☐ GAS ☐ AMPS \_\_\_\_\_  
☐ COOKTOP (APRON) ☐ AMPS \_\_\_\_\_  
☐ COOKTOP (DROPIN) ☐ AMPS \_\_\_\_\_

## REFRIGERATOR

- ☒ STANDARD OPENING 36" X 72"  
☐ BUILT IN FRIDGE  
☐ WATERLINE REQUIRED  
☐ PANELLED/INTEGRATED  
☐ FLUSH INSET

## WALL OVENS

- ☐ 30"  
☐ SINGLE ☐ AMPS \_\_\_\_\_  
☐ DOUBLE ☐ AMPS \_\_\_\_\_  
☐ STEAM OVEN ☐ AMPS \_\_\_\_\_  
☐ WARMING DRAWER ☐ AMPS \_\_\_\_\_

## MICROWAVES

- ☐ BUILT IN MICRO ☐ AMPS \_\_\_\_\_  
☐ MICRO TRIM KIT ☐ MODEL \_\_\_\_\_  
☒ OVER THE RANGE ☐ AMPS N/A

## HOOD FANS

- ☐ CHIMNEY (CENTRE VENT)  
☐ UNDER CABINET  
☐ FLUSH INSET  
☒ 6 INCH (STD)  
☐ 8 INCH  
☐ 10 INCH

## DISHWASHER

## LAUNDRY

- ☒ 24" (STD SIZE)  
☐ 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 S. D. M. J. A. L. A. Date Dec 16/17

Purchaser Signature [Signature] Date Dec 16/17



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:** KITCHEN  
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, TARIION and/or the Builder in relation to the matter.  
\*\*SEE COLOUR CHART FOR LOCATIONS\*\*

SITE Wanaga LOT 187-5 DATE Dec 16/17



**ZANCOR**  
HOMES

## WAIVER FORM FOR UNFINISHED STAIRS, HANDRAIL AND PICKETS

LOT No.

127-5 Masaga

PLAN No.

HOMEOWNER(S)

D Maria

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 Masaga, 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 16 day of Dec, 2014. 17

Purchaser

*S. Deshpande*

Witness

Purchaser

*[Signature]*

Witness