

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2020-03-05 / 12:46 PM / Page 1 of 1

Site:

Lot:

Model:

Purchaser:

Phone/Email:

INNISFIL
56N
DELTA 50-07 (ELEV. D.) w/LOFT
MIRELA FRATUTESCU
647-229-8010 / MIRELASOLY@YAHOO.CA



	DESCRIPTION	DATE SELECTED
	BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLIANCES WITH WHITE TOP LOAD WASHER & DRYER	INCLUDED IN APS
	BONUS PACKAGE: STAINLESS STEEL HOOD FAN	INCLUDED IN APS
#1	ROUGHIN FOR FUTURE TANKLESS HOT WATER TANK	FEB 6 2020
#2	REQUEST - AIR CONDITIONER TO BE INSTALLED ON SIDE OF HOUSE BETWEEN HOUSES, IF POSSIBLE **GARAGE SIDE**	FEB 6 2020
#3	8 FOOT INTERIOR DOORS ON MAIN FLOOR	FEB 6 2020
#4	INTERIOR DOOR STYLE - TO BE TWO PANEL CURVED PROFILE	FEB 6 2020
#5	SMOOTH CEILINGS THROUGHOUT	FEB 6 2020

ZANCOR HOMES COLOUR CHART

CABINETRY / COUNTERTOPS				
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE
Kitchen	400 SERIES MEL - CHOCOLATE BROWN	H500BC	NEW CALEDONIA GRANITE	
Island	400 SERIES MEL - CHOCOLATE BROWN	H500BC	NEW CALEDONIA GRANITE	
Powder Room	N/A			
Master Ensuite	EURO MEL - LARICE BLANCO	H800BC	4588K-07	
Main Bath	EURO OAK - MAYFLOWER BROWN STAIN	H800BC	4595K-52	
Loft bath	EURO OAK - MAYFLOWER BROWN STAIN	H800BC	4595K-52	
Laundry	N/A			
TILES				
Main Foyer		MELINA ICE 13 X 13		
Basement Foyer		MELINA ICE 13 X 13		
Powder Room		N/A		
Kitchen		MELINA ICE 13 X 13		
Breakfast		MELINA ICE 13 X 13		
Kitchen Bk.Splash		N/A		
Laundry		MELINA ICE 13 X 13		
Mstr Ensuite Floor		BELLINA GREY 13 X 13		
Mstr Ensuite Shower WALL		BELLINA GREY 8 X 10		
Master Shower Floor		BONE 2 X 2		
Master Shower Jamb		PERLATO		
Main Bath Floor		MELINA IVORY 13 X 13		
Main bath Tub Wall		MELINA IVORY 8 X 10		
Loft Floor		MELINA IVORY 13 X 13		
Loft Tub Wall		MELINA IVORY 8 X 10		
HARDWOOD / CARPET				
Kitchen		N/A		
Breakfast		N/A		
Great Room		STANDARD - VINTAGE OAK 3-1/4" - NATURAL		
Dining Room		STANDARD - VINTAGE OAK 3-1/4" - NATURAL		
Living Room		STANDARD - VINTAGE OAK 3-1/4" - NATURAL		
Main Hall		STANDARD - VINTAGE OAK 3-1/4" - NATURAL		
Upper Hall		N/A		
Master Bedroom		CARPET - OPENING NIGHT - COLOUR T15		
Bedroom 2		CARPET - OPENING NIGHT - COLOUR T15		
Bedroom 3/4 (Loft)		CARPET - OPENING NIGHT - COLOUR T15		
Loft		CARPET - OPENING NIGHT - COLOUR T15		
FIREPLACES				
LOCATION	GREAT ROOM	MANTLE	NF15	
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			INNISFIL	56N
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 <u>PRIOR</u> to installation.				
** PAGE 1 OF 2 **			Purchaser Initial	Vendor

ZANCOR HOMES COLOUR CHART

STAIRS, RAILING & PICKETS & STAIR STAIN									
Stair Stain / Species:		VARNISH ONLY							
Main to LOFT Railing Details:		STANDARD TURNED OAK							
Main to Basement Railing Details:		STANDARD TURNED OAK							
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		STANDARD							
Island		STANDARD							
Powder room		N/A							
Master Ensuite		STANDARD							
Main Bath		STANDARD							
Loft Bath		STANDARD							
Laundry		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 INCH							
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: 56N					
PURCHASER(S):		MIRELA FRATUTESCU				Mirela Fratutescu FEB 3 2020			
HOME #/CELL #		SOLOMON 416-459-3036				Purchaser Signature Date			
EMAIL:		MIRELASOLY@YAHOO.CA				Purchaser Signature Date			
DÉCOR NOTES						Purchaser Signature Date			
FOR TRADE USE									
Any upgrades in the colour chart must be accompanied with a PES. It is the responsibility of <u>all trades</u> to inform the builder of any discrepancies on sketches, PES and/or colour charts <u>PRIOR</u> to installation.									
ZANCOR HOMES						Dekor Consultant Signature Date			
*** PAGE 2 OF 2 ***						Vendor Signature Date			

Front



LOT 56N - FRONT ELEVATION 'D' FOR LOFT

56 N

M#

revisions	
1	ISSUED FOR REVIEW
2	ISSUED FOR REVIEW

Side



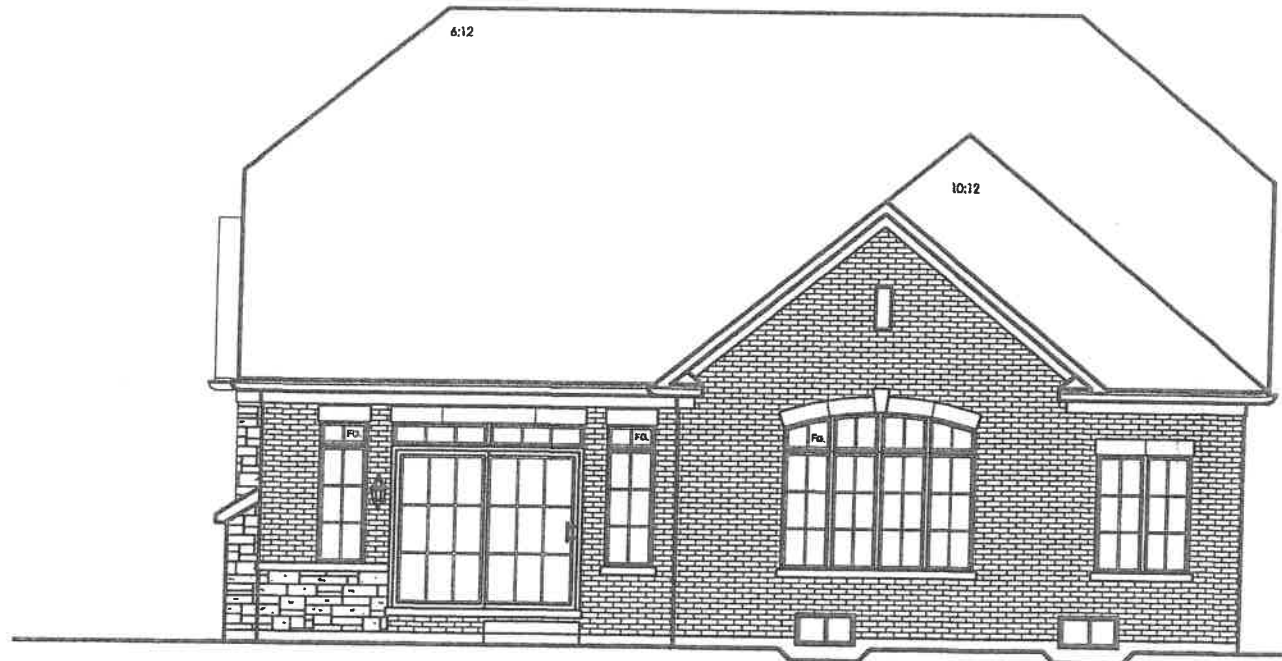
LOT 56N - UPGRADED INTERIOR SIDE ELEVATION 'D' FOR LOFT

MTF

56N

revisions	
1	ISSUED FOR REVIEW
2	ISSUED FOR REVIEW

Back

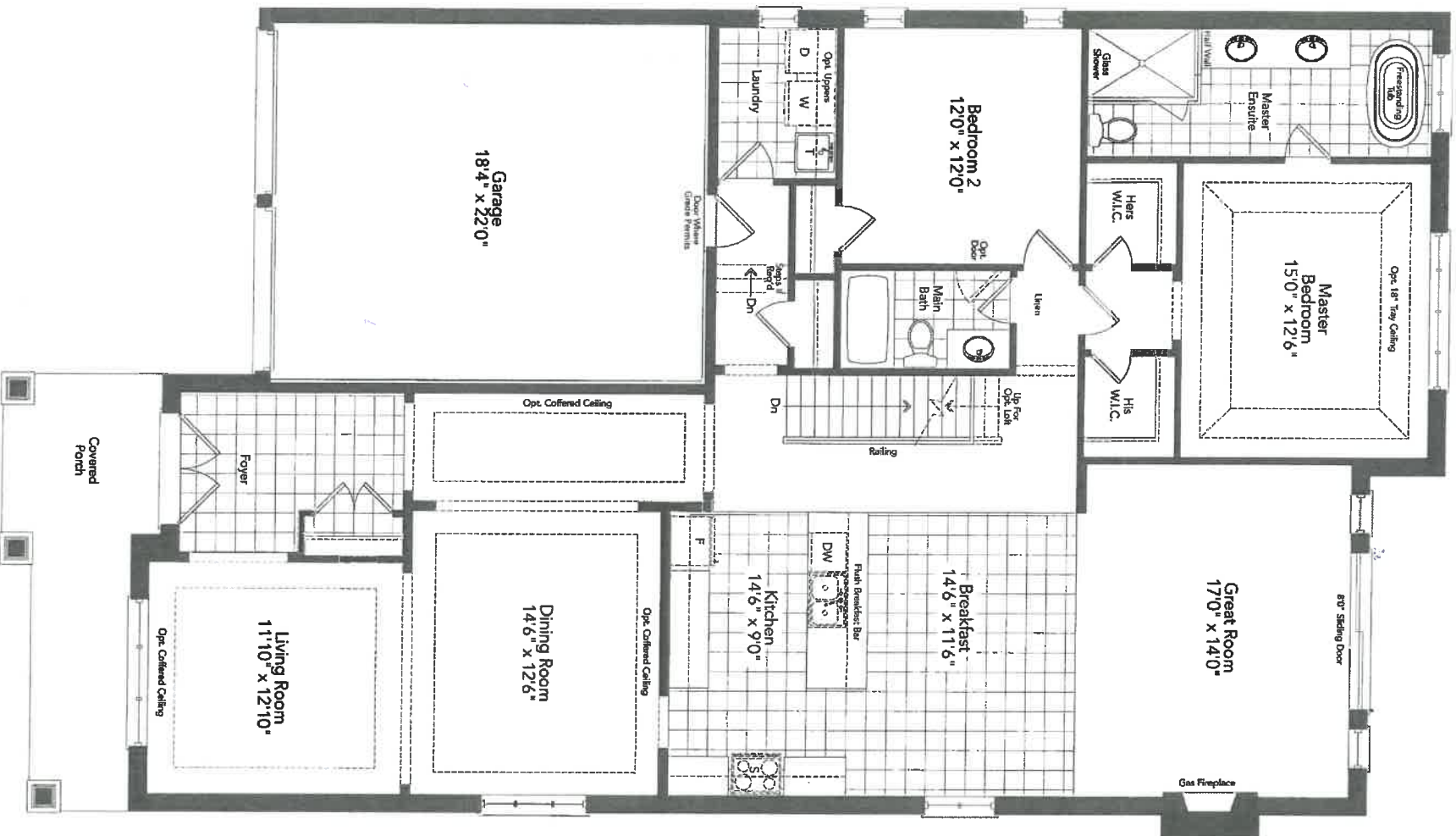


LOT 56N - UPGRADED REAR ELEVATION 'D' FOR LOFT

MF

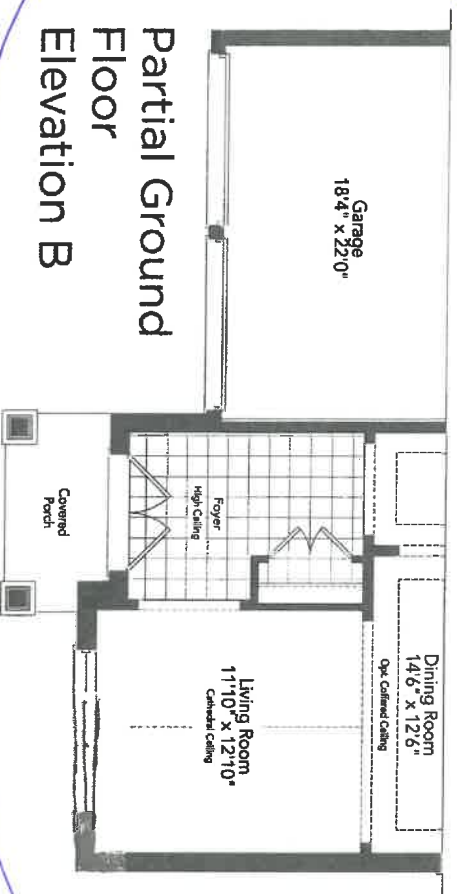
56N

revisions	
1	ISSUED FOR REVIEW



EXTERIOR
ELEV. D.

Ground Floor
Elevation A



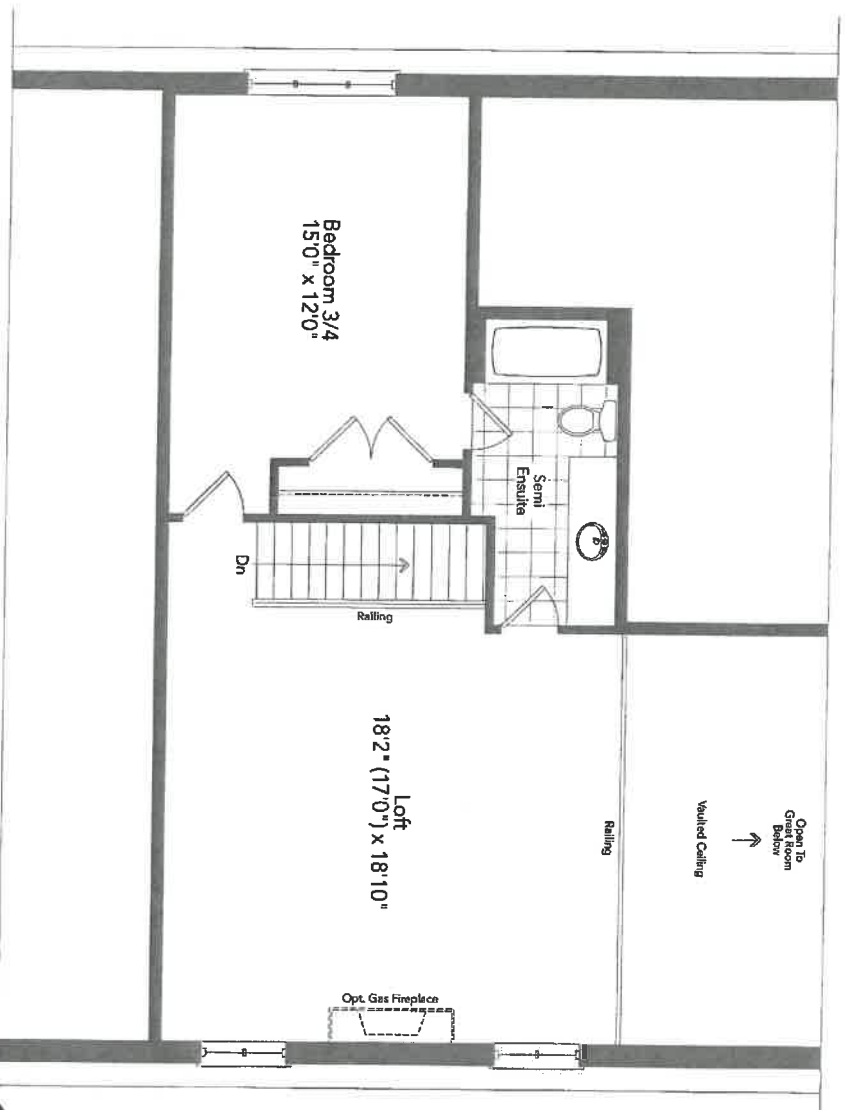
Partial Ground
Floor
Elevation B

147

W/OPT. LOT

56N

DELTA 50-07

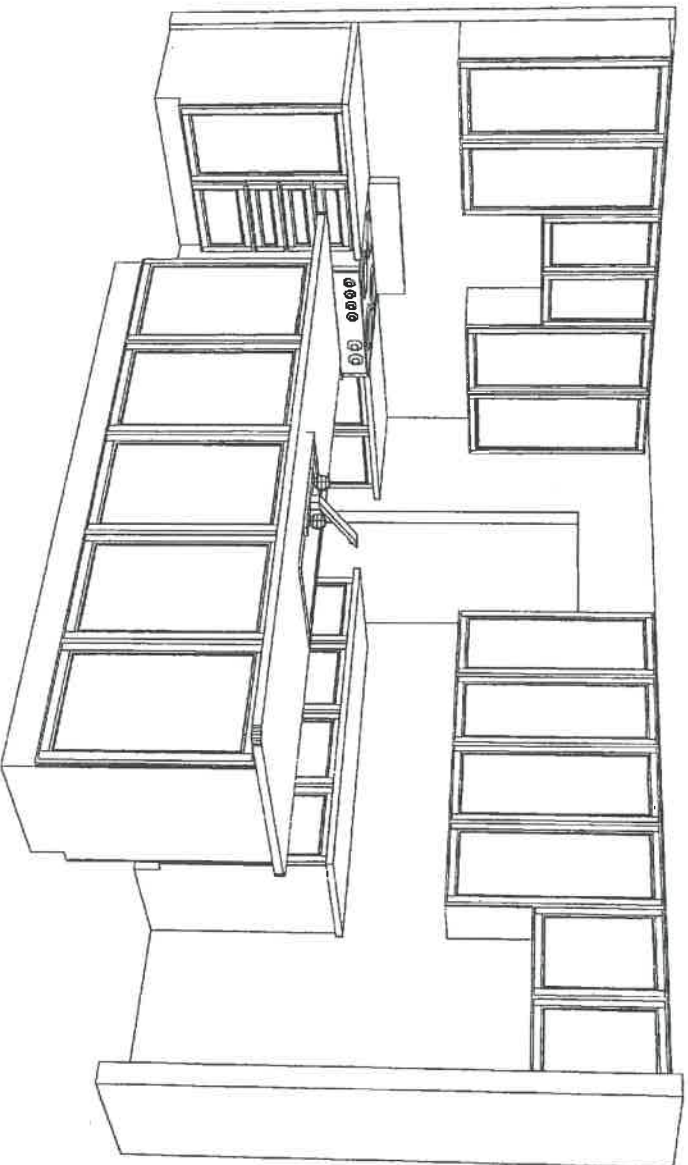
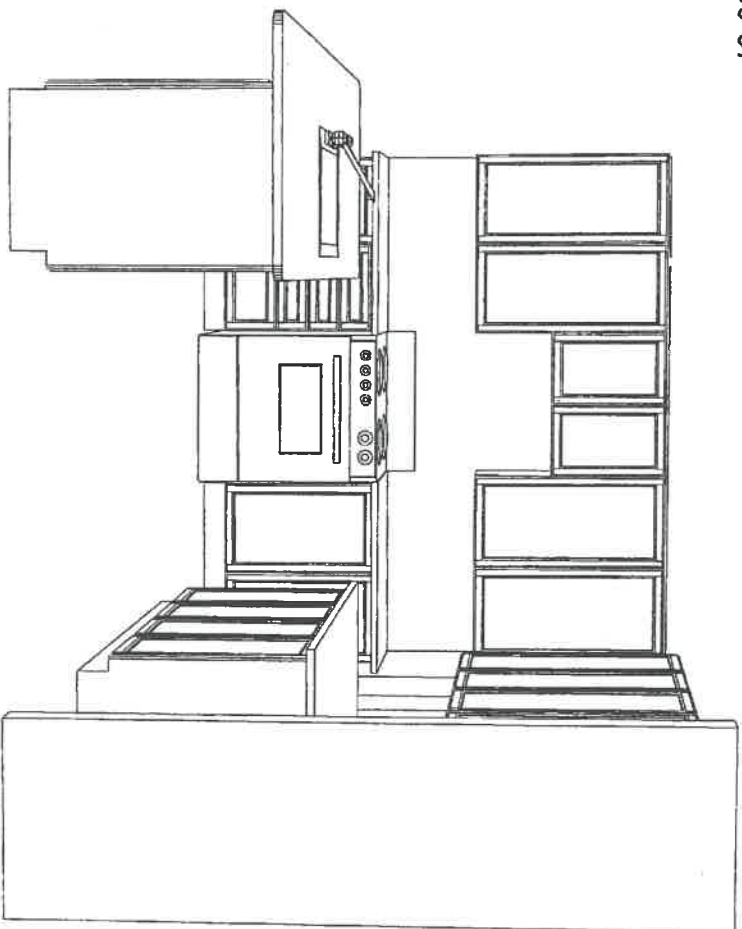


Partial Optional
Loft Plan
Elevation A & B

10/10/07
56N
197I

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

MODEL: 50-07

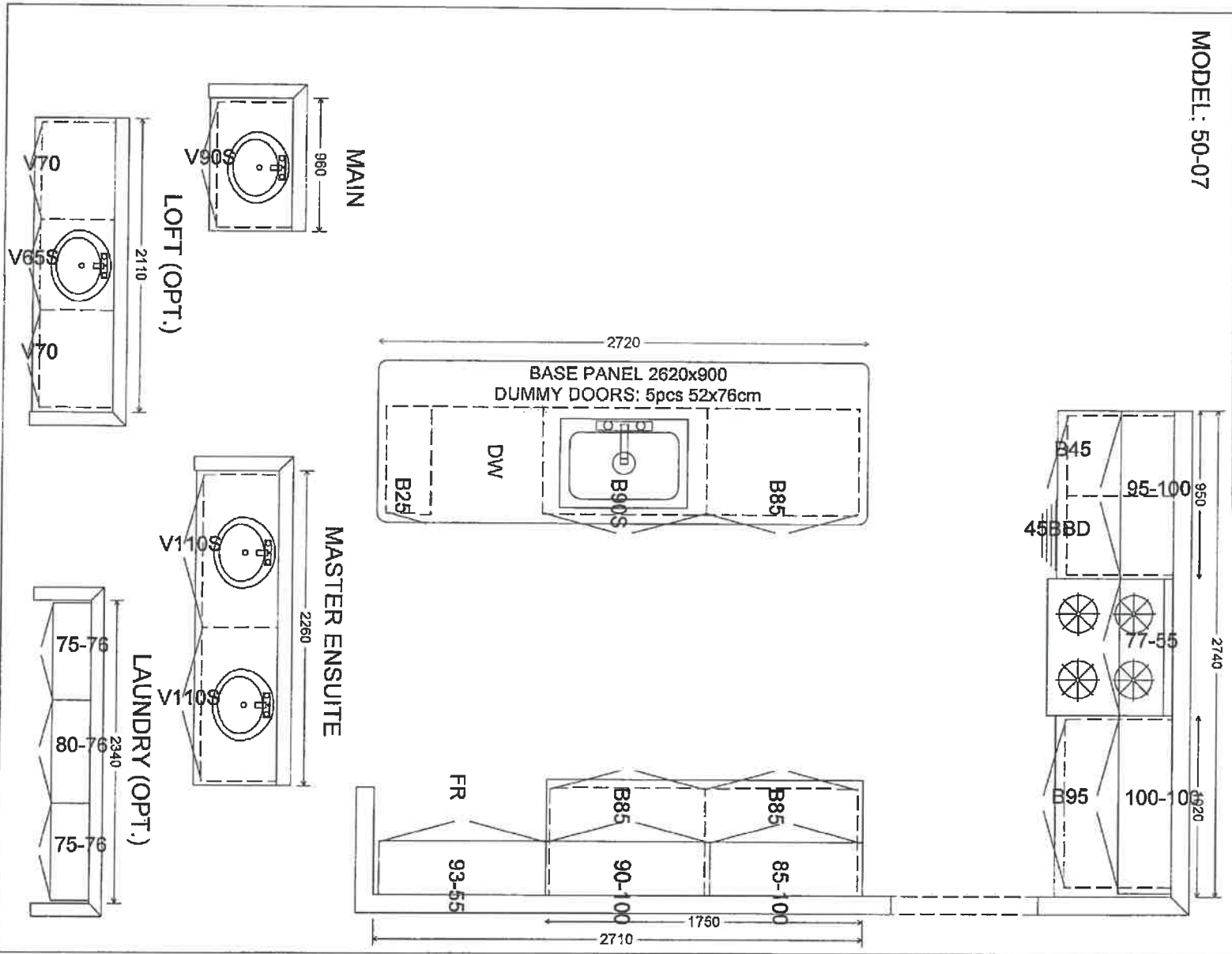


147

56N w/10ft

New Image Kitchens Inc.	
Scale:	Approved by: MGER
Date: 14/10/15	Revised:
Belle Air Shores, Innisfil	
Drawing number:	

MODEL: 50-07



Handwritten signature

56N
W/LDPT

THE
GALLERY
BY ZANCOR

APPLIANCE ACKNOWLEDGEMENT

CONTACT: Wayne @ Coast Appliances (905) 303-6909 / 1748 Credit Stone Circle, Vaughan

- ▶ NOTE: Any upgraded appliances are to be paid by the Purchaser, directly to the appliances company.
- ▶ Additional charges to the Purchaser may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.
- ▶ It is the Purchaser's responsibility to provide Zancor Homes with the correct specification for each appliance where it exceeds the standard openings. Zancor Homes will not be responsible for appliances not fitting due to late changes.
- ▶ 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.
- ▶ Standard appliance openings are approximate and the minimum required. Sizes may vary due to onsite condition and/or when modifications have been made to the cabinetry.

STANDARD OPENINGS ACCEPTED BY PURCHASER:

HOMEOWNER INITIALS

Fridge Opening ▶ 36" (+/-) x 74" (+/-)

**Space above the fridge is required due to proper air flow

Stove Opening

▶ 30"

Hood Fan Opening

▶ 30"

Dishwasher Opening

▶ 24"

Hood Fan Vent

▶ 6"

Appliance Specs are DUE 2 WEEKS FROM SIGNED DATE (if not received during appointment)

Specs that require changes/modifications after this date will not be accepted

UPGRADE APPLIANCE OPENING REQUIREMENTS:

HOMEOWNER INITIALS

FRIDGE

☐ Built-In

☐ Paneled / Integrated

☐ Flush Inset

☐ Water Line Required

RANGE

☐ 36"

☐ 48"

☐ Gas

☐ Induction

☐ Cooktop (Apron front)

☐ Cooktop (Dropin)

**Countertop Cut-out charge required for cooktop

HOOD FAN &

☒ Under Cabinet (Standard)

☐ Chimney (centre vent)

☐ Insert / Liner

☒ 6 Inch (Standard)

☐ 8 Inch

☐ 10 Inch

VENT

WALL OVEN &

☐ Single Oven

☐ Double Oven

☐ Warming Drawer

☐ Over the Range Microwave

MICRO

☐ Steam Oven

☐ Built-in Microwave (*trim kit required)

DATE

SITE

LOT

** Any upgrades checked in this appliance form must be accompanied with specs provided by the Purchaser.

***It is the responsibility of the trade to inform the Builder of any discrepancies with specs, sketches, extras and/or colour chart PRIOR to production/installation.

ZANCOR

221 North Rivermede Road, Concord, Ontario L4K 3N7 * T: (905) 738.7010 F: (905) 738.5948

THE
GALLERY
BY **ZANCOR**

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

DATE

SITE

LOT

~~08/11/19~~

1NN18F1L

56N

Feb 03 / 2020

ZANCOR

THE
GALLERY
BY ZANCOR

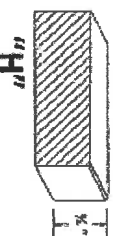
Stone Countertop Edge Profiles

Where applicable as per site specifications

Standard Countertop
Edge in Kitchen

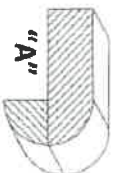
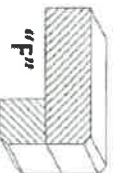
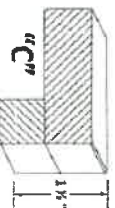


Standard Countertop
Edge in Vanity

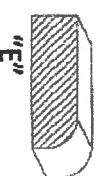
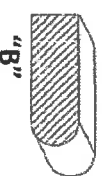


Option 1 – Countertop Edges

Optional Edge in
Kitchen - \$250

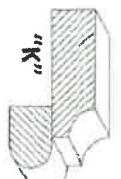
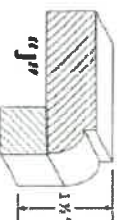
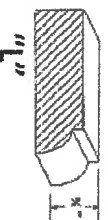


Optional Edge in
Vanity - \$125

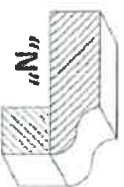
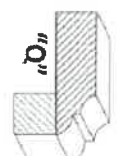
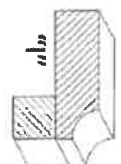
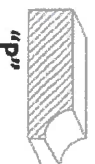


Option 2 – Countertop Edges

Option 2 Edge in
Kitchen – Custom \$\$



Optional 2 Edge in
Vanity – Custom \$\$



DATE

~~Feb 11/19~~
Feb 3/2020

SITE

INNISFIL

LOT

564

Homeowner(s) Initials

MF

ZANCOR

221 North Rivermede Road, Concord, Ontario L4K 3N7 * T: (905) 738.7010 F: (905) 738.5948