

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2020-08-10 / 3:09 PM / Page 1 of 1

Site:   
Lot:   
Model:   
Purchaser:   
Phone/Email:

WASAGA   
136-2   
SAND TH-06 (A)   
CHERYL D. BINCЕ & EDWARD W. MAY   
416-315-1114



DESCRIPTION		DATE SELECTED
BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLANCES WITH WHITE TOP LOAD WASHER & DRYER	INCLUDED IN APS	
BONUS PACKAGE: STAINLESS STEEL HOOD FAN	INCLUDED IN APS	
#1 KITCHEN - EXTENDED CABINETS 39-1/2"	AUGUST 6 2020	
#2 KITCHEN - FRIDGE ENCLOSURE WITH GABLES	AUGUST 6 2020	
#3 KITCHEN - BASE PIE CORNER CABINET	AUGUST 6 2020	
#4 KITCHEN - TWO TONE ***ISLAND A DIFFERENT COLOUR	AUGUST 6 2020	
#5 KITCHEN - POT DRAWERS IN ISLAND (2 SETS)	AUGUST 6 2020	
#6 LAMINATE FLOORING IN KITCHEN IN LIEU OF TILES	AUGUST 6 2020	
#7 MASTER ENSUITE - CABINETS - UPGRADE 1	AUGUST 6 2020	
#8 MASTER ENSUITE - FRAMELESS GLASS SHOWER IN LIEU OF STANDARD	AUGUST 6 2020	
#9 WATERLINE TO FRIDGE	AUGUST 6 2020	
#10 KITCHEN COUNTERTOP - UPGRADE 2 **INCLUDES UNDERMOUNT SINK	AUGUST 6 2020	
#11 ELECTRICAL - ADD PLUG IN ISLAND	AUGUST 6 2020	
#12 ELECTRICAL - POTLIGHTS	AUGUST 6 2020	
#13 ELECTRICAL - ADD CAPPED BOX OVER ISLAND **TO BE SWITCHED ON WITH THE STANDARD	AUGUST 6 2020	
#14 LINESET ROUGHIN ONLY FOR FUTURE AIR CONDITIONING UNIT	AUGUST 6 2020	
#15 PLUMBING - SOAKER TUB IN BASEMENT IN LIEU OF STANDARD	AUGUST 6 2020	

ZANCOR HOMES COLOUR CHART

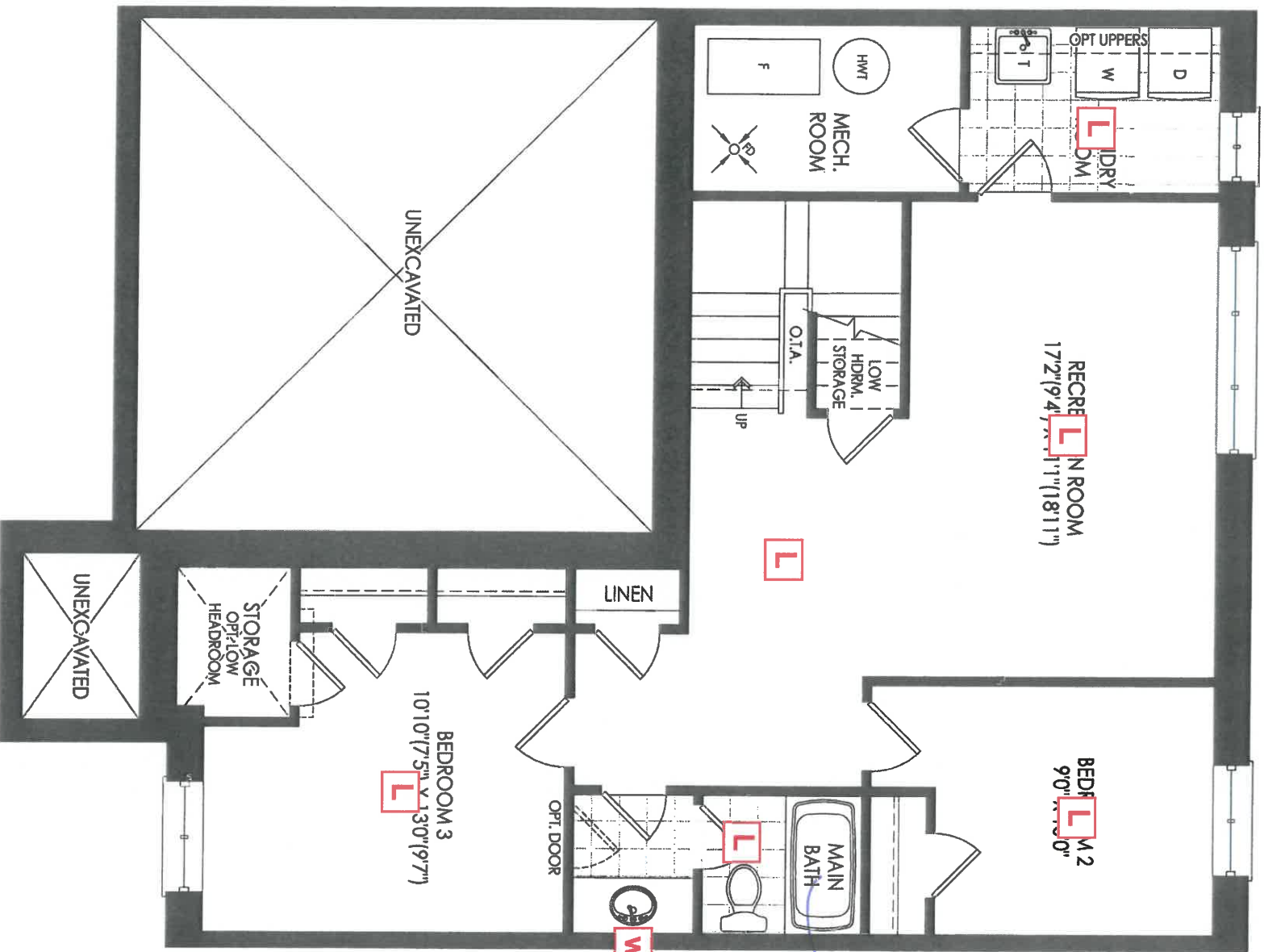
CABINETRY / COUNTERTOPS				
	DOOR STYLE	HARDWARE	COUNTERTOP	EDGE
Kitchen	400 SERIES PVC - WHITE	H800BC	EMERSTONE CARRARA WHITE (2)	
Island	SIERRA MDF - FOG GREY (1)	H800BC	EMERSTONE CARRARA WHITE (2)	
Powder Room	N/A			
Master Ensuite	SIERRA MDF - FOG GREY (1)	H800BC	1573-60 WHITE	
Basement Bath	SIERRA PVC - WHITE	H800BC	P948-CA	
Laundry	N/A			
TILES				
Main Foyer	NEW BYZANTINE ASSURO 12 X 24 **BRICK			
Powder Room	NEW BYZANTINE ASSURO 12 X 24 **BRICK			
Kitchen	LAMINATE			
Breakfast	LAMINATE			
Kitchen Bk.Splash	N/A			
Laundry	ALLURE ANTHRACITE MATTE 12 X 24 *BRICK			
Mstr Ensuite Floor	NEW BYZANTINE GREY 12 X 24 **BRICK			
Mstr Ensuite Shower WALL	REFLECTION WHITE 8 X 10			
Master Shower Floor	WHITE 2 X 2			
Master Shower JAMB	APERLATO ROYAL			
Basement Bath Floor	MADISON SERIES MATTE - LIGHT GREY 12 X 24 *BRICK			
Basement Tub Wall	UNIWALL WHITE 8 X 10			
HARDWOOD / CARPET				
Kitchen	LAMINATE - TORLYS FJORD - COLOUR HLAVAR OAK (STANDARD) in lieu of tile			
Breakfast	LAMINATE - TORLYS FJORD - COLOUR HLAVAR OAK (STANDARD)			
Family Room	LAMINATE - TORLYS FJORD - COLOUR HLAVAR OAK (STANDARD)			
Dining Room	N/A			
Main hall	N/A			
Library	N/A			
Upper Hall	N/A			
Master Bedroom	LAMINATE - TORLYS FJORD - COLOUR HLAVAR OAK (STANDARD)			
Bedroom 2 BASEMENT	CARPET - OPENING NIGHT - COLOUR T04 w/STANDARD UNDERPAD			
Bedroom 3 BASEMENT	CARPET - OPENING NIGHT - COLOUR T04 w/STANDARD UNDERPAD			
Basement Rec Room	CARPET - OPENING NIGHT - COLOUR T04 w/STANDARD UNDERPAD			
FIREPLACES				
LOCATION	N/A	MANTLE	N/A	
MIRRORS & ACCESSORIES		PLASTER MOULDING		
Mirrors	DELETE	Opt. Crown Moulding	N/A	
Bathroom Accessories	DELETE	Location	N/A	
Purchaser has reviewed the colour chart			SITE & LOT	
***FOR TRADE USE***			WASAGA	136-2
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:		VARNISH ONLY							
Main to Basement Railing Details:		STANDARD METAL - SINGLE COLLAR WITH ALT. PLAIN; STANDARD TURNED POST; STANDARD OVAL HANDRAIL							
TRIM									
Casing/Baseboards		STANDARD							
Interior Doors		STANDARD							
Interior Door Hardware		STANDARD							
Exterior Door Hardware		STANDARD							
PAINT									
THROUGHOUT		BIRCH WHITE							
PLUMBING- UPGRADES TO BE DETAILED ON PES									
	FIXTURES	FAUCETS	NOTES						
Kitchen	UNDERMOUNT	STANDARD							
Powder room	STANDARD	STANDARD							
Master Ensuite	STANDARD	STANDARD							
Basement Bath	STANDARD	STANDARD							
laundry	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 TO STOVE	NO								
WATERLINE to Fridge	YES								
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 Builder's 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			CH			TM			
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs			CB			TM			
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			CB			TM			
SITE:	WASAGA	LOT: 136-2							
PURCHASER(S):	CHERYL D. BINCE & EDWARD W. MAY		Cheryl Bince AUG 06 2020						
HOME #/CELL #	416-315-1114		Purchaser Signature Date AUG 06 2020						
EMAIL:			Purchaser Signature Date						
DÉCOR NOTES				Purchaser Signature			Date		
***FOR TRADE USE***			DÉcor Consultant Signature Date						
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.			DÉcor Consultant Signature Date						
ZANCOR HOMES			Vendor Signature Date						
*** PAGE 2 OF 2 ***									







BASEMENT EL. A & B

721

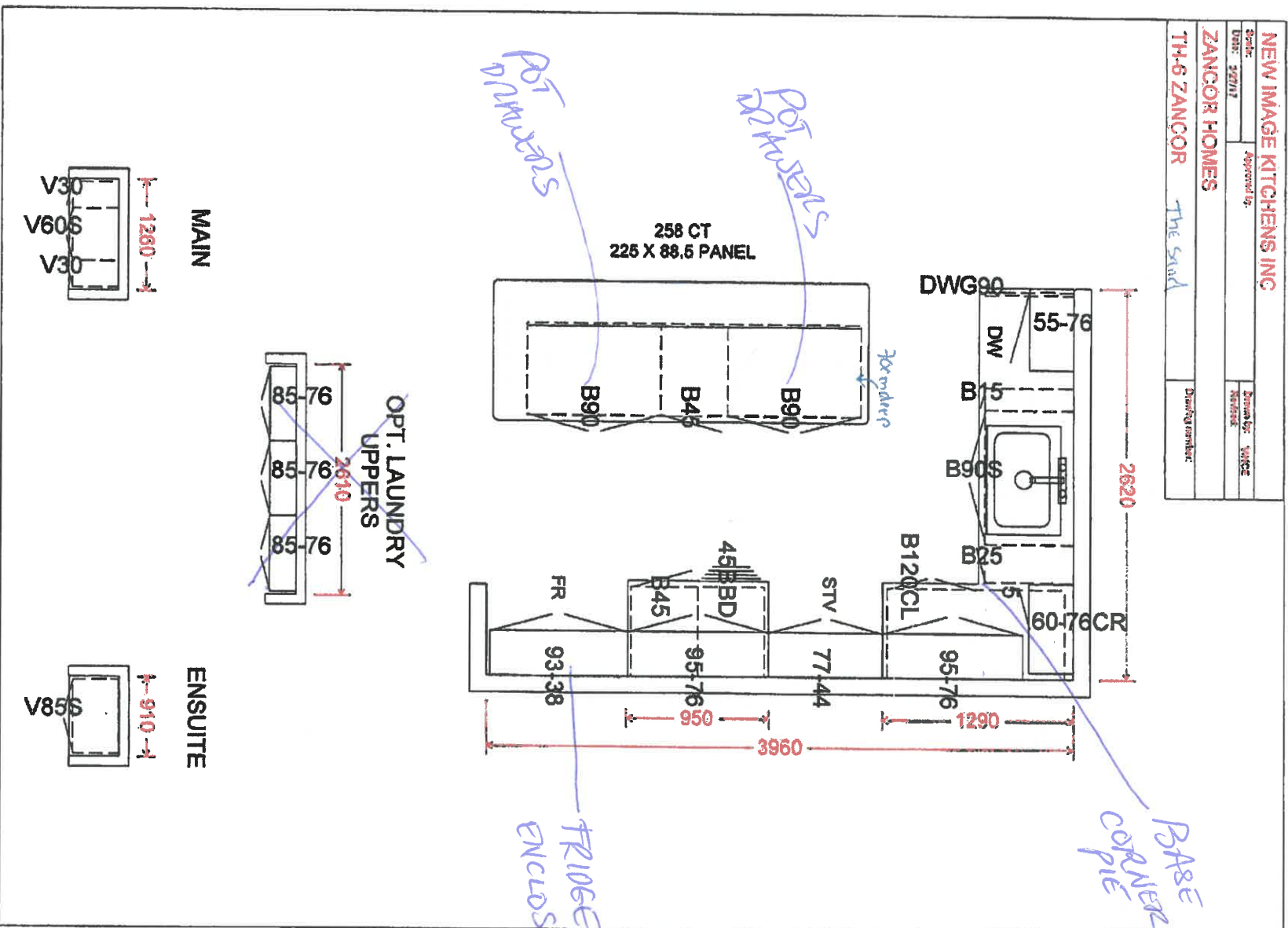
JP

THE SAND TH-06

136-2



NEW IMAGE KITCHENS INC			
Scale:	Approved by:	Drawn by: VANCE	
Date: 3/27/17		Revised:	
ZANCOR HOMES			
TH-6 ZANCOR		Drawing number:	
The Stud			



724

136-2

JB

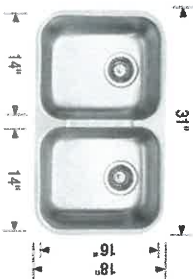
Product Specification Sheet


HORIZON U 2 - 8"

Refined brushed finish



PRODUCT DIMENSIONS



HORIZON U 2 - 8"	Colour Finish	Model No.
	Refined brushed finish	401234

FEATURES / SPECIFICATIONS

- 18-gauge stainless steel with 18/10 chrome-nickel content
- One piece construction; no seam
- Rear-positioned drain hole(s) for maximum usable bowl and cabinet storage
- Under sink coating protects cabinetry from water damage associated with condensation
- Double bowl configuration allows for easy multi-tasking in busy kitchens

DESIGN AND PLANNING TIPS

Cabinet Size: 33" (840 mm)  
Bowl depth: 8" (205 mm) / 8" (205 mm)

WARRANTY

Limited Lifetime warranty

Code/Standards Compliance

BLANCO sinks and faucets are third-party tested and certified to CSA, cUPC, ANSI/ASME and NSF standards and listed by applicable certification bodies. For more information on individual product listings, contact our office or listing organization.

BLANCO CANADA  
100 Corporation Drive  
Brampton, ON L6S 6B5

Tel: 905 494 2400  
Fax: 905 494 2425  
www.blancocanada.com

Toll Free: 1 877 425 2626  
Toll Free: 1 877 825 2626

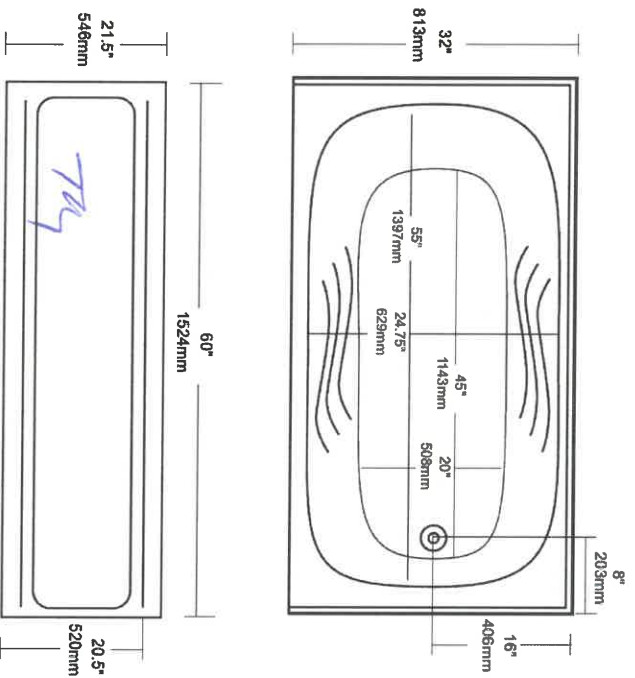
© 2016 BLANCO CANADA

Standard with Granite Countertops

136-2  
Kitchen

# DIANA

# D555



- FITS INTO EXISTING ALCOVES
- DOUBLE-REINFORCED BASE
- DEEP SOAKING AREA
- CSA APPROVED
- CAN/ULC-S102 TESTED

Available with WHIRL POOL or THERAPEUTIC AIR-FORCE options

Must be ordered RIGHT-HAND or LEFT-HAND

*Basement Bath*

*(No jets)*

*136-2*

*CB*

TEL: (905) 470-9066  
FAX: (905) 470-9663  
TOLL-FREE: +1 (800) 561-0187

TUBCO WHIRLPOOLS LTD.  
2715 14th Avenue  
Markham ON, L3R 0H9

tubco.com  
marketing@tubco.com



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

ZANCOR

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 | <input type="checkbox"/> Built-In             | <input type="checkbox"/> Flush Inset                    |
|        | <input type="checkbox"/> Paneled / Integrated | <input checked="" type="checkbox"/> Water Line Required |

- |       |                                    |  |
|-------|------------------------------------|--|
| RANGE | <input type="checkbox"/> 36"       | <input type="checkbox"/> Cooktop (Apron front)   |
|       | <input type="checkbox"/> 48"       | <input type="checkbox"/> Cooktop (Dropin)        |
|       | <input type="checkbox"/> Gas       | **Countertop Cut-out charge required for cooktop |
|       | <input type="checkbox"/> Induction |  |

- |                    |  |   |
|--------------------|--|---|
| HOOD FAN &<br>VENT | <input checked="" type="checkbox"/> Under Cabinet (Standard) | <input checked="" type="checkbox"/> 6 Inch (Standard) |
|                    | <input type="checkbox"/> Chimney (centre vent)               | <input type="checkbox"/> 8 Inch                       |
|                    | <input type="checkbox"/> Insert / Liner                      | <input type="checkbox"/> 10 Inch                      |

- |                      |                                      |  |
|----------------------|--------------------------------------|--|
| WALL OVEN &<br>MICRO | <input type="checkbox"/> Single Oven | <input type="checkbox"/> Warming Drawer                          |
|                      | <input type="checkbox"/> Double Oven | <input type="checkbox"/> Over the Range Microwave                |
|                      | <input type="checkbox"/> Steam Oven  | <input type="checkbox"/> Built-in Microwave (*trim kit required) |

DATE	Aug 6/2020	SITE	W1889ga	LOT	136-2
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**\*\* 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

RELEASE FORM  
BRICK/JOINT PATTERN INSTALLATION

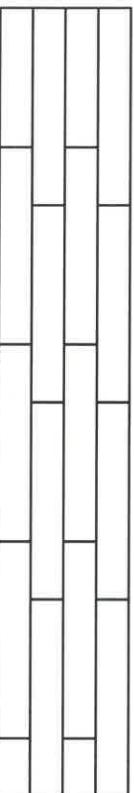
LOT / SITE: 136-2 Wascaga  
HOMEOWNERS: Bince / May  
DATE: Aug 6/2020

\* Brick installation requires an additional charge and will be included on the extras if selected \*

(Large tiles installation for floor and wall) – ¼ Brick

Please be advised it has come to our attention, that due to production, many of the over-sized and odd shaped, man-made tiles (i.e. porcelain & ceramic), have been found to have a slight bow in the tile. It is a standard occurrence with all suppliers and manufacturers.

It is therefore recommended, that if and when a purchaser requests to install one of these tiles in a brick-joint pattern, that it be installed on a ¼ brick pattern, to try to avoidlippage. Attached with this letter, you will find a layout of the ¼ brick installation that has been recommended.



Locations: Floors  
\_\_\_\_\_  
\_\_\_\_\_

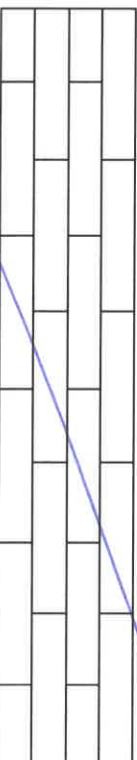
Please understand, even in using this ¼ brick installation, there may still be minimal lippage which cannot fully be eliminated.

Hence, when there is a request for brick-joint installation, Zancor Homes and their contractor, cannot be held responsible for this matter.

XLB JR  
Homeowner(s) Initial

(Small tile installation for walls) – ½ Brick

Purchaser requests to install small wall tiles on a backsplash or shower wall in a brick-joint pattern, that it be installed on a ½ brick pattern.



Locations: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
Homeowner(s) Initial

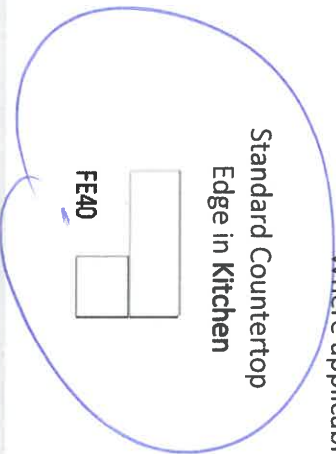




THE  
**GALLERY**  
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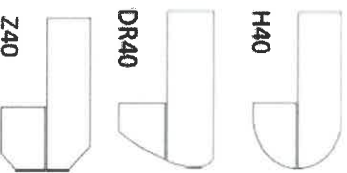
**Stone Countertop Edge Profiles (Aurivia)**

**\*\*Where applicable as per site specifications\*\***

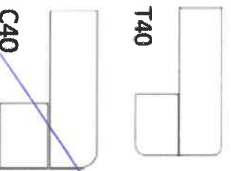


**Upgrade 1 – Countertop Edges**

Optional Edge in  
Kitchen – See book for  
model specific pricing

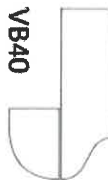
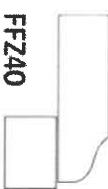
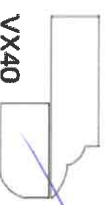
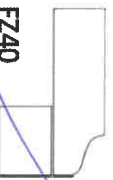
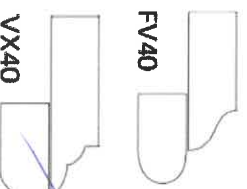


Optional Edge in  
Vanity – See book for  
model specific pricing

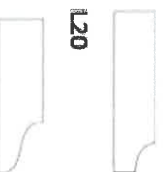


**Upgrade 2 – Countertop Edges**

Option 2 Edge in  
Kitchen – Custom \$\$



Option 2 Edge in  
Vanity – Custom \$\$



F20

DATE Aug 6/2020

SITE Wassaga

LOT 136-2

JB gm  
Homeowner(s) Initials

