

CONSTRUCTION SUMMARY OF EXTRAS
Printed 2021-05-28 / 1:55 PM / Page 1 of 1

Site:

Lot:

Model:

Purchaser:

Phone/Email:

INNSIFIL

153W

PIER 36-01 (B)

FELICE PHILIP MORIANA


416-587-5604



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
STRUCTURALS		
#1	NO STRUCTURAL CHANGES	MAY 12 2020
COLOURS		
#1	AIR CONDITIONER (LENNOX)	MAY 20 2021
#2	MASTER ENSUITE SHOWER FLOOR - UPGRADE 1	MAY 20 2021
#3	HARDWOOD - UPGRADE 1 ON MAIN FLOOR	MAY 20 2021
#4	HARDWOOD - UPGRADE 1 IN ALL BEDROOMS AND UPPER HALL	MAY 20 2021
#5	STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE	MAY 20 2021
#6	MASTER ENSUITE - MOEN DOUX VERTICAL SPA (SEE SPEC)	MAY 20 2021

ZANCOR HOMES COLOUR CHART

PRINTED 2021-05-20, 11:02 AM

ENTRANCES				
Main Foyer - FLOORING		MALINA ICE 13 X 13		
Mudroom - FLOORING		N/A		
Side Hall - FLOORING		N/A		
Basement Foyer - FLOORING		N/A		
KITCHEN				
Kitchen - FLOORING		MALINA ICE 13 X 13		
Breakfast - FLOORING		MALINA ICE 13 X 13		
Kitchen - CABINETS		SHAKER OAK - NEW GREY		
Island - CABINETS		SHAKER OAK - NEW GREY		
Servery - CABINETS		N/A		
Kitchen - HANDLES/KNOB		H800BC		
Kitchen - COUNTERTOP		NEW CALEDONIA GRANITE		
Island - COUNTERTOP		NEW CALEDONIA GRANITE		
Kitchen - Backsplash		N/A		
Kitchen - SINK		STANDARD		
Kitchen - FAUCET		STANDARD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Dining Room - FLOORING		N/A		
Living Room - FLOORING		N/A		
Great Room - FLOORING		HARDWOOD - VINTAGE 3-1/4" OAK GOTHAM (1)		
Library / Den - FLOORING		N/A		
Basement Rec Room - FLOORING		N/A		
STAIRS				
Railing Details - PICKETS		STANDARD		
Railing Details - POSTS		STANDARD		
Railing Details - HANDRAIL		STANDARD		
Stair Stain - MAIN STAIRS		STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		
Stair Stain - BASEMENT STAIRS (if applicable)		N/A		
Stair Stain - SERVICE STAIRS (if applicable)		N/A		
POWDER ROOM				
Powder Room - FLOORING		MALINA ICE 13 X 13		
Powder Room - CABINETS		N/A		
Powder Room - COUNTERTOP		N/A		
Powder Room - SINK		PEDESTAL SINK		
Powder Room - FAUCET		N/A		
2ND FLOOR				
Upper Hall - FLOORING		HARDWOOD - VINTAGE 3-1/4" OAK GOTHAM (1)		
Master Bedroom - FLOORING		HARDWOOD - VINTAGE 3-1/4" OAK GOTHAM (1)		
Bedroom 2 - FLOORING		HARDWOOD - VINTAGE 3-1/4" OAK GOTHAM (1)		
Bedroom 3 - FLOORING		HARDWOOD - VINTAGE 3-1/4" OAK GOTHAM (1)		
Bedroom 4 - FLOORING		N/A		
Bedroom 5 - FLOORING		N/A		
Master Ensuite - FLOORING		GRECO GREY 13 X 13		
Master Ensuite - SHOWER WALL		KEATON ICE 8 X 10		
Master Ensuite - SHOWER FLOOR		UPGRADE - ONTARIO SERIES HEX DARK GREY MATTE		
Master Ensuite - SHOWER JAMB		BIANCO CARRARA		
Master Ensuite - CABINETS		SHAKER OAK - NEW GREY		
Master Ensuite - HANDLES/KNOB		H800BC		
Master Ensuite - COUNTERTOP		LAMIANTE - 1890K-22		
Master Ensuite - SINK(S)	STANDARD	Master Ensuite - FAUCET(s)	STANDARD	
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 <u>PRIOR</u> to installation.		INNISFIL 153W	PM	
PAGE 1 OF 2		PURCHASER INITIALS	VENDOR APPROVAL	

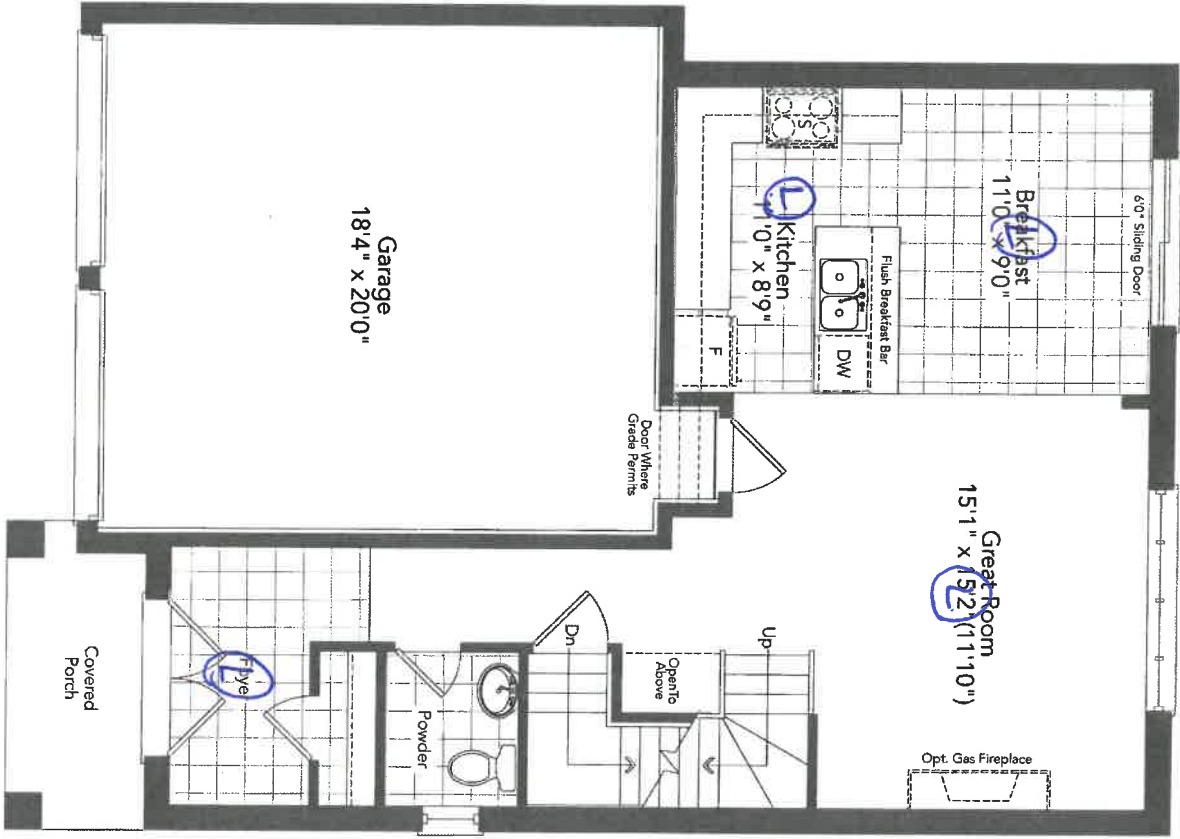
ZANCOR HOMES COLOUR CHART

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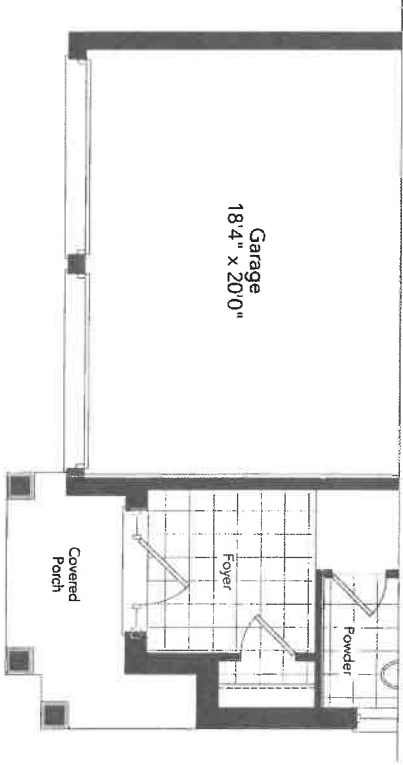
2ND FLOOR CONTINUED...						
Main Bath - FLOORING	GRECO GREY 13 X 13					
Main Bath - TUB / SHOWER WALL	KEATON ICE 8 X 10					
Main Bath - SHOWER FLOOR	N/A					
Main Bath - SHOWER JAMB	N/A					
Main Bath - CABINETS	SHAKER OAK - NEW GREY					
Main Bath - HANDLES/KNOBS	H800BC					
Main Bath - COUNTERTOP	LAMIANTE - 1890K-22					
Main Bath - SINK(s)	STANDARD	Main Bath - FAUCET(s)	STANDARD			
Shared Bath - FLOORING	N/A					
Shared Bath- TUB / SHOWER WALL	N/A					
Shared Bath- SHOWER FLOOR	N/A					
Shared Bath- SHOWER JAMB	N/A					
Shared Bath- CABINETS	N/A					
Shared Bath- HANDLES/KNOBS	N/A					
Shared Bath- COUNTERTOP	N/A					
Shared Bath- SINK(s)		Shared Bath - FAUCET(s)				
Ensuite Bath - FLOORING	N/A					
Ensuite Bath - TUB / SHOWER WALL	N/A					
Ensuite Bath - SHOWER FLOOR	N/A					
Ensuite Bath - SHOWER JAMB	N/A					
Ensuite Bath - CABINETS	N/A					
Ensuite Bath - HANDLES/KNOBS	N/A					
Ensuite Bath - COUNTERTOP	N/A					
Ensuite Bath - SINK(s)		Ensuite Bath - FAUCET(s)				
LAUNDRY						
Laundry - FLOORING	GRECO GREY 13 X 13	Laundry - HANDLES/KNOBS	N/A			
Laundry - CABINETS	N/A	Laundry - SINK	N/A			
Laundry - COUNTERTOP	N/A	Laundry - FAUCET	N/A			
Laundry - BACKSPLASH	N/A					
TRIM / PAINT						
Casing/Baseboards	STANDARD					
Interior Doors	STANDARD					
Interior Door Hardware	STANDARD					
PAINT - Throughout	WARM GREY					
FIREPLACE						
Location / Insert / Mantle	N/A					
ACCESSORIES						
Mirrors	YES	BATH ACCESSORIES	DELETE			
APPLIANCE REQUIREMENTS						
GAS LINE TO BBQ	N/A	ELECTRICAL for Built-in Oven	DECLINED			
GAS LINE & ELECTRICAL TO STOVE	N/A	ELECTRICAL for Built-in Micro	DECLINED			
GAS LINE & ELECTRICAL TO DRYER	N/A	ELECTRICAL for Cooktop	DECLINED			
HOOD FAN VENT SIZE	6 INCH	ELECTRICAL for Bar Fridge	DECLINED			
WATERLINE to Fridge	DECLINED					
DISCLAIMER						
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs			PM			
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			PM			
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						
SITE / LOT:	INNISFIL 153W					
PURCHASER(S):	FELICE PHILIP MORIANA					
HOME #/CELL #	416-587-5604					
EMAIL:	FMORIANA1@GMAIL.COM					
FOR TRADE USE				SIGNATURES / 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.				PURCHASER SIGNATURE		
				PURCHASER SIGNATURE		
				DÉCOR CONSULTANT		
				Vendor APPROVAL		
				SIMONE		

Elevation A 1666 sq.ft.

Elevation B 1661 sq.ft.

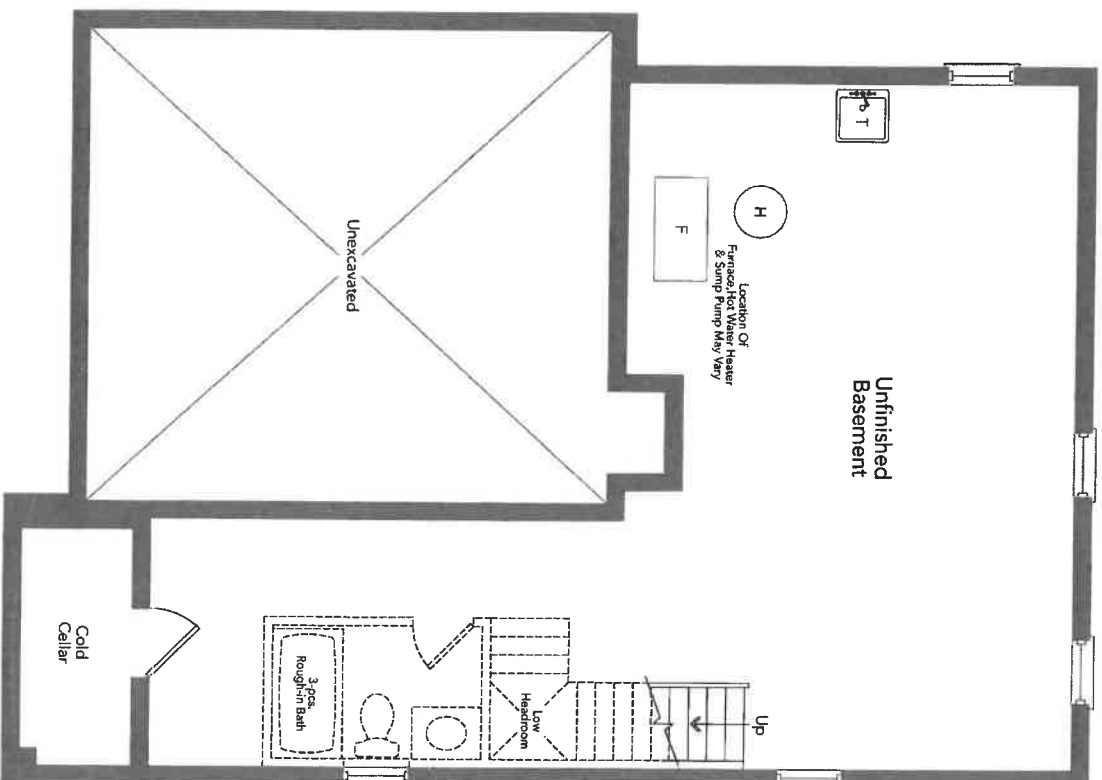


Ground Floor
Elevation A

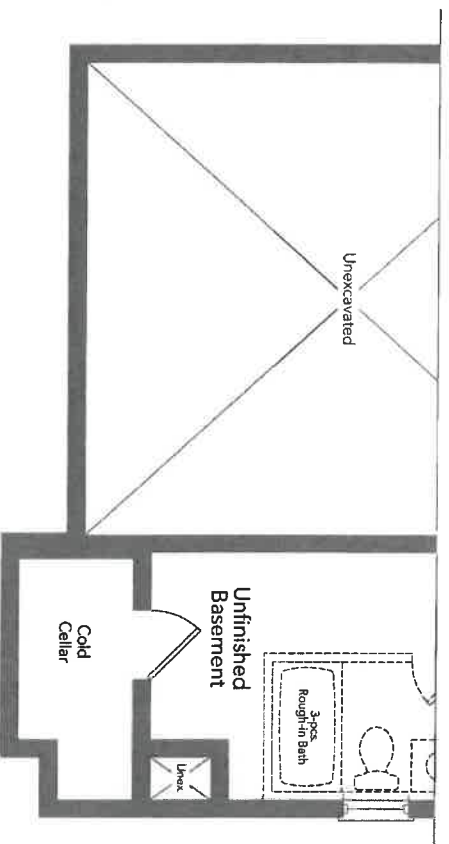


Partial Ground Floor
Elevation B

1520



Basement
Elevation A



Partial Basement
Elevation B

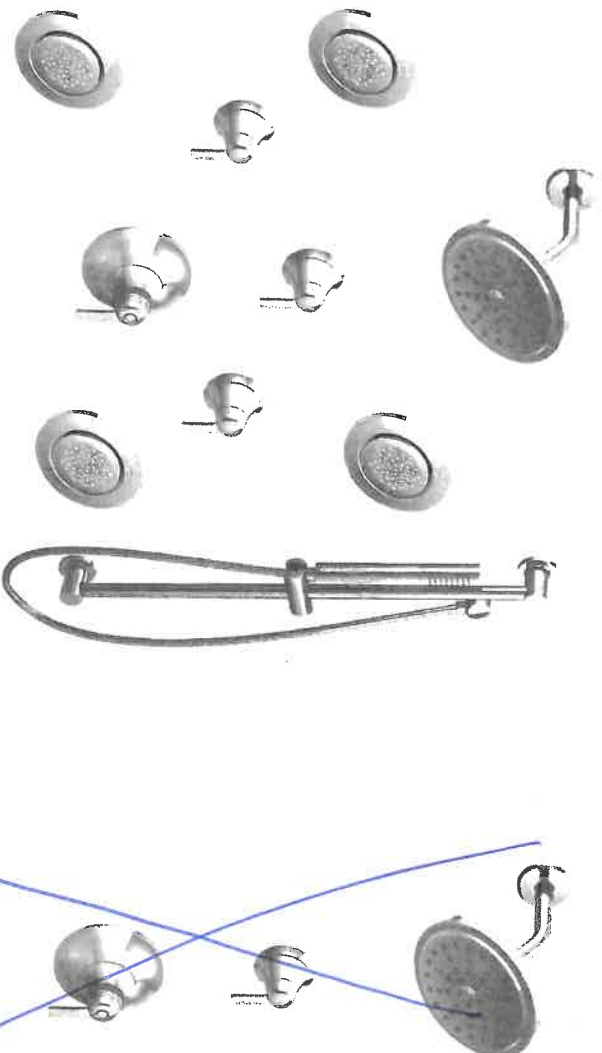
1526

W

PIER 36-01

Doux™

Traditional | Transitional | Modern
"Soft" in French. Beautiful in any language



ExactTemp® 3/4" Thermostatic Vertical Spa with 4 Body Sprays *

Model TS3101 / S176EP / 123815 / S3600 (x3) / S3371 /
TS3102 (x3) / 3887EP / A725 / S1300 (x4) / TS13322 (x4)

Chrome

~~Other~~

~~ExactTemp® 3/4" Thermostatic Shower Only *~~

~~Model TS3101 / TS3102 / S6340EP / S176EP /
123815 / S3371 / S3600~~

~~Chrome~~

~~Other~~



FINISH OPTIONS:

To order, combine the model number with one of these finish letter(s): **LifeShine® Brushed Nickel (BN) & Matte Black (BL)**. To order Chrome (C) model, use model number only.
Please see the 2020 Shower Design Guide for installation

Qm

153W

DATE

May 20/21

SITE

finish

LOT

153W

**** 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.**

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

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.

PM

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.**

PM

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.

PM

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'.

PM

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.

PM

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.

PM

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.

PM

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.**

PM

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.

PM

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 absorberency 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****

PM

DATE May 20/21 SITE 1m1sk1 LOT 153w

HOME AUTOMATION
(Cable, CAT5/6, Telephone)

OPTION 1:

I/we the Homeowner(s) have chosen to contact the Home Automation Company to select the locations of the rough-ins for Cable, CAT5, Telephone as included in our Agreement of Purchase Sale.

I/we the Homeowner(s) will contact the trade within 4 weeks of the date of this release to select locations of the standard rough-ins review other optional products for purchase.

Trade:

Smart-Tech Home Automation

Phone:

(905) 761-6469

Rep:

Kris

Location:

200 Millway Avenue, Unit 8

Concord, Ont L4K 5K8

Should the homeowner not make these selections within the sufficient time provided, the rough-ins as mentioned above will be installed in locations at the Vendor's discretion.

K PM
Homeowner(s) Initial

OPTION 2:

I/we the Homeowner(s) have chosen to not contact the home automation company. I/we the Homeowner(s) have selected the locations for the standard rough-ins for Cable, CAT5, Telephone that are included in the Agreement of Purchase and Sale directly with a décor rep.

PM
Homeowner(s) Initial

DATE

May 20/21

SITE

Unit 81

LOT

1534

Stone Countertop Edge Profiles

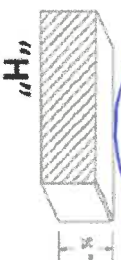
Where applicable as per site specifications

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in
Kitchen



Standard Countertop Edge in
Vanity

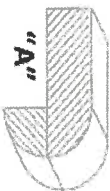
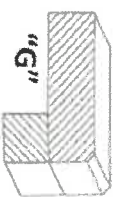
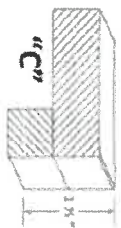


fm

Homeowner(s) Initial

OPTION (1) EDGE FOR KITCHEN & VANITIES \$250

Optional Edge in Kitchen



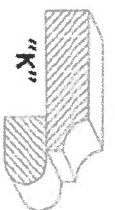
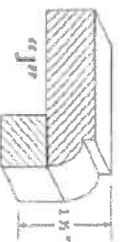
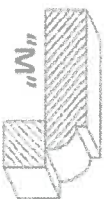
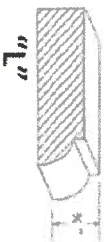
Optional Edge in Bathroom



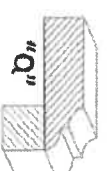
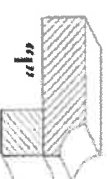
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

DATE May 20/21

DATE

SITE finish 1

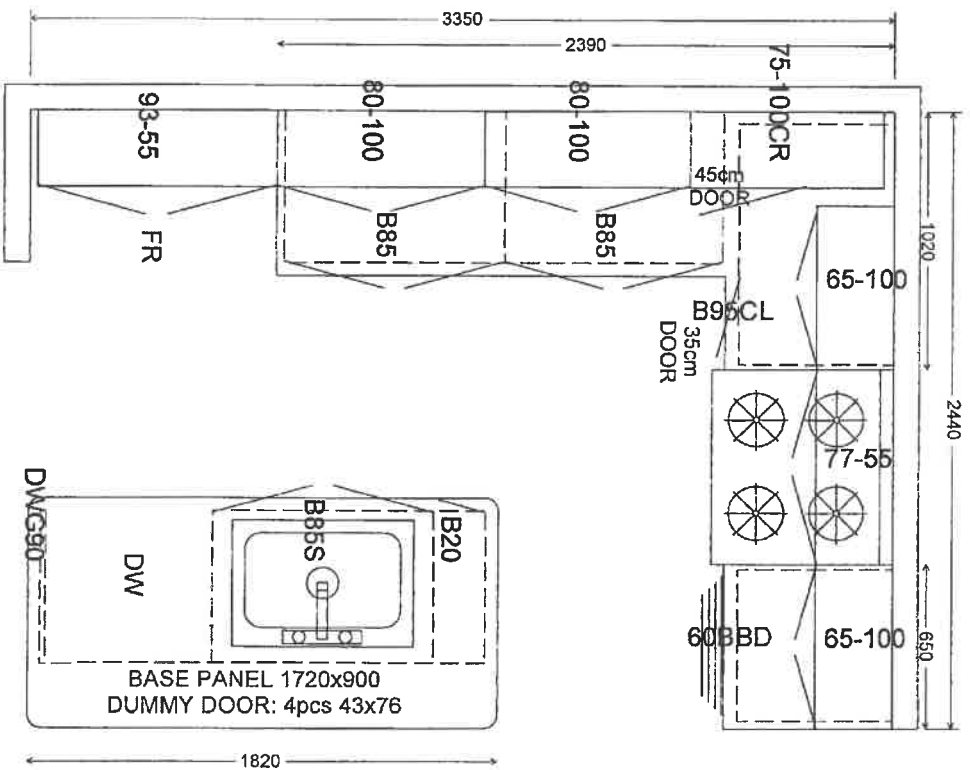
SITE

LOT 153W

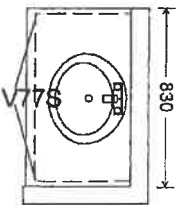
LOT

New Image Kitchens Inc.			
Scale:	Approved by:	Drawn by: MGER	
Drawn: 07/10/15	Revised:		
BELLE AIR SHORES, INNISFIL		Drawing number:	

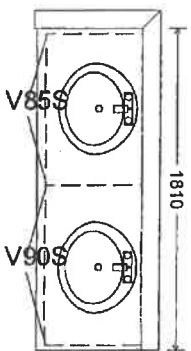
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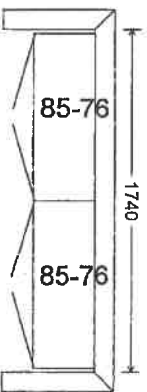
MAIN



MASTER ENSUITE



LAUNDRY (OPT.)



Handwritten signature or mark.