

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2021-06-07 / 4:16 PM / Page 1 of 1


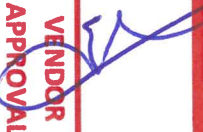
Site:  
Lot:  
Model:  
Purchaser:  
Purchaser:  
Phone:  
Email:

BROOKLIN NOW TOWNS  
3-18  
IMAGINE (TH-01)  
PAPA OPPONG  
DOMINIQUE OPPONG  
416.996.3988  
PAPAKOPPONG@GMAIL.COM



DESCRIPTION		DATE SELECTED
	BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLANCES WITH WHITE FRONT LOAD WASHER & DRYER	INCLUDED IN APS
	BONUS PACKAGE: STAINLESS STEEL HOOD FAN	INCLUDED IN APS
	BONUS PACKAGE: AIR CONDITIONING UNIT	INCLUDED IN APS
#1	MASTER ENSUITE SHOWER FLOORING- UP 1	17-May-21
#2	KITCHEN CABINETS- UP 1	17-May-21
#3	KITCHEN ISLAND CABINET COLOUR- UP 1	17-May-21
#4	HARDWOOD- GF REC ROOM, SF ALL NON TILED AREAS AND UPPER HALL- UP 3	17-May-21
#5	STAIN FOR STAIRS TO MATCH HARDWOOD	17-May-21
#6	KITCHEN COUNTER- UP 2	17-May-21
#7	N/A	17-May-21
#8	FIREPLACE- DIMPLEX PRISM BLF5051- 50" ELECTRIC, WALL BUILT INTO ROOM APPROX 8" DEEP	17-May-21
#9	PLUG OVER FIREPLACE FOR FUTURE TV- INSTALL 65" AFF	17-May-21
#10	SMOOTH CEILINGS- MAIN FLOOR	17-May-21
#11	QTY 4- PIVOTING PAPER HOLDER- MOEN- YB2408- GF, SF POWDER, MASTER AND MAIN	17-May-21
#12	QTY 2- TOWEL BAR 24" YB2424	17-May-21
#13	QTY 2- TOWEL BAR 9" - YB2486	17-May-21
#14	COMFORT HEIGHT MASTE ENSUITE	17-May-21

ZANCOR HOMES COLOUR CHART

ENTRANCES				
Main Foyer - FLOORING		LIVORNO 18 X 18		✓
Mudroom - FLOORING		LIVORNO 18 X 18		✓
Side Hall - FLOORING		NA		
Basement Foyer - FLOORING		NA		
KITCHEN				
Kitchen - FLOORING		NORTHERN SOLID SAW COLLECTION WHITE OAK 5" ATHENA- UP 3		✓
Breakfast - FLOORING		NORTHERN SOLID SAW COLLECTION WHITE OAK 5" ATHENA- UP 3		✓
Kitchen - CABINETS		HIGH GLOSS EURO WHITE- UP 1		✓
Island - CABINETS		CONT SLAB MDF BLACK WHITE- UP 1		
Servery - CABINETS		HIGH GLOSS EURO WHITE UP 1		
Kitchen - HANDLES/KNOBS		H800BC		
Kitchen - COUNTERTOP		CARRARA WHITE QUARTZ- UP 2		
Island - COUNTERTOP		CARRARA WHITE QUARTZ- UP 2		
Kitchen - BACKSPLASH		DECLINED		
Kitchen - SINK		STD		
Kitchen - FAUCET		STD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Dining Room - FLOORING		N/A		P 3
Living Room - FLOORING		N/A		✓
Great Room - FLOORING		NORTHERN SOLID SAW COLLECTION WHITE OAK 5" ATHENA- UP 3		
Library / Den - FLOORING		NA		
Basement Rec Room - FLOORING		NORTHERN SOLID SAW COLLECTION WHITE OAK 5" ATHENA- UP 3		
STAIRS				
Railing Details - PICKETS		BLACK SINGLE COLLAR W/ ALT PLAIN		
Railing Details - POSTS		2 3/4" TURNED OAK POST		
Railing Details - HANDRAIL		2- 1/2" OVAL OAK HANDRAIL		
Stair Stain - MAIN STAIRS		STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		✓
Stair Stain - BASEMENT STAIRS (if applicable)		NA		
Stair Stain - SERVICE STAIRS (if applicable)		NA		
POWDER ROOM				
GF-Powder Room - FLOORING		LIVORNO 18 X 18		
Powder Room - CABINETS		NA		
SF-Powder Room - FLOORING		LIVORNO 18 X 18		
Powder Room - SINK		STD		
Powder Room - FAUCET		STD		
2ND FLOOR				
Upper Hall - FLOORING		NORTHERN SOLID SAW COLLECTION WHITE OAK 5" ATHENA- UP 3		
Master Bedroom - FLOORING		T03 OPENING NIGHT		
Bedroom 2 - FLOORING		T03 OPENING NIGHT		
Bedroom 3 - FLOORING		T03 OPENING NIGHT		
Bedroom 4 - FLOORING		NA		
Bedroom 5 - FLOORING		NA		
Master Ensuite - FLOORING		LIVORNO 18 X 18		
Master Ensuite - SHOWER WALL		LIVORNO 18 X 18		
Master Ensuite - SHOWER FLOOR		ONTARIO HEXAGON SERIES DARK GREY MATTE- UP 1		
Master Ensuite - SHOWER JAMB		BIANCO CARRARA		
Master Ensuite - CABINETS		HIGH GLOSS EURO WHITE- COMFORT HEIGHT		
Master Ensuite - HANDLES/KNOBS		H800BC		
Master Ensuite - COUNTERTOP		WHITE CASCADE 5003-38		
Master Ensuite - SINK(s)	STD	Master Ensuite - FAUCET(s)	STD	
*** 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.		BROOKLIN 3-18 ✓		
**PAGE 1 OF 2**		PURCHASER INITIALS	VENDOR APPROVAL	



ZANCOR HOMES COLOUR CHART

2ND FLOOR CONTINUED...

Main Bath - FLOORING	LIVORNO 18 X 18		
Main Bath - TUB / SHOWER WALL	LIVORNO 18 X 18		
Main Bath - SHOWER FLOOR	NA		
Main Bath - SHOWER JAMB	NA		
Main Bath - CABINETS	HIGH GLOSS EURO WHITE		
Main Bath - HANDLES/KNOBS	H800BC		
Main Bath - COUNTERTOP	4886-38 PEARL SOAPSTONE		
Main Bath - SINK(s)	STD	Main Bath - FAUCET(s)	STD
Shared Bath- FLOORING	NA		
Shared Bath- TUB / SHOWER WALL	NA		
Shared Bath- SHOWER FLOOR	NA		
Shared Bath- SHOWER JAMB	NA		
Shared Bath- CABINETS	NA		
Shared Bath- HANDLES/KNOBS	NA		
Shared Bath- COUNTERTOP	NA		
Shared Bath- SINK(s)	NA	Shared Bath - FAUCET(s)	NA
Ensuite Bath - FLOORING	NA		
Ensuite Bath - TUB / SHOWER WALL	NA		
Ensuite Bath - SHOWER FLOOR	NA		
Ensuite Bath - SHOWER JAMB	NA		
Ensuite Bath - CABINETS	NA		
Ensuite Bath - HANDLES/KNOBS	NA		
Ensuite Bath - COUNTERTOP	NA		
Ensuite Bath - SINK(s)	NA	Ensuite Bath - FAUCET(s)	NA

LAUNDRY

Laundry - FLOORING	LIVORNO 18 X 18	Laundry - HANDLES/KNOBS	NA
Laundry - CABINETS	NA	Laundry - SINK	STD
Laundry - COUNTERTOP	NA	Laundry - FAUCET	STD
Laundry - BACKSPLASH	NA		

TRIM / PAINT

Casing/Baseboards	STD		
Interior Doors	STD		
Interior Door Hardware	STD		
PAINT - Throughout	WARM GREY		

FIREPLACE

Location / Insert / Mantle 50" ELECTRIC FIREPLACE DIMPLEX

ACCESSORIES

Mirrors	YES	BATH ACCESSORIES	UPGRADE
---------	-----	------------------	---------

APPLIANCE REQUIREMENTS

GAS LINE TO BBQ	STD	ELECTRICAL for Built-in Oven	DECLINED
GAS LINE & ELECTRICAL TO STOVE	DECLINED	ELECTRICAL for Built-in Micro	DECLINED
GAS LINE & ELECTRICAL TO DRYER	DECLINED	ELECTRICAL for Cooktop	DECLINED
HOOD FAN VENT SIZE	6" STD	ELECTRICAL for Bar Fridge	DECLINED
WATERLINE to Fridge	DECLINED		

DISCLAIMER

INITIALS

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.

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: BROOKLIN LOT 3-18

PURCHASER(S): PAPA OPPONG

PURCHASER(S): DOMINIQUE OPPONG

CONTACT: 416.996.3988 PAPA.KOPPONG@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.

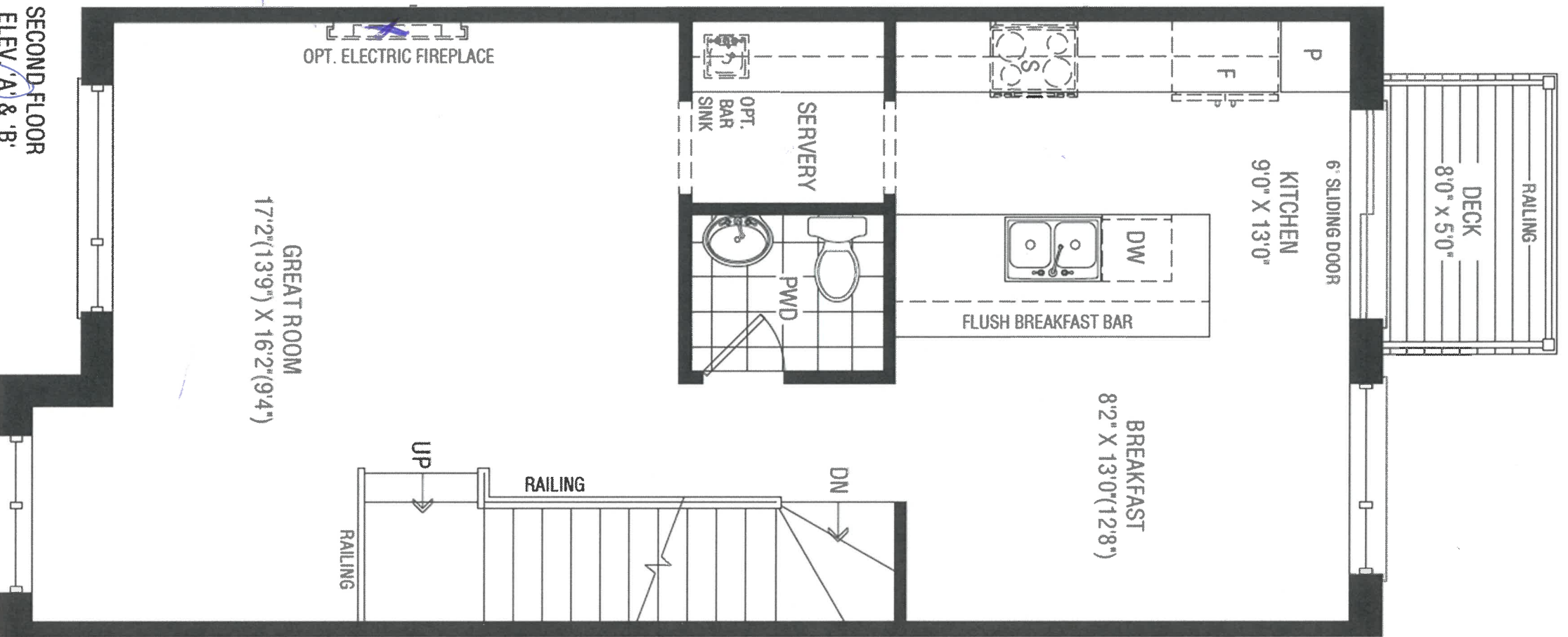


\*\*PAGE 2 OF 2\*\*

PURCHASER SIGNATURE  
PURCHASER SIGNATURE  
DÉCOR CONSULTANT  
Vendor APPROVAL

DocuSigned by:  
987B875A-22E4A1  
JILLIAN  
May 31/21

1st 3-18  
May 12/21



50"  
electric  
fireplace →  
plug above  
fireplace for  
future TV  
install 65"  
HPTF.

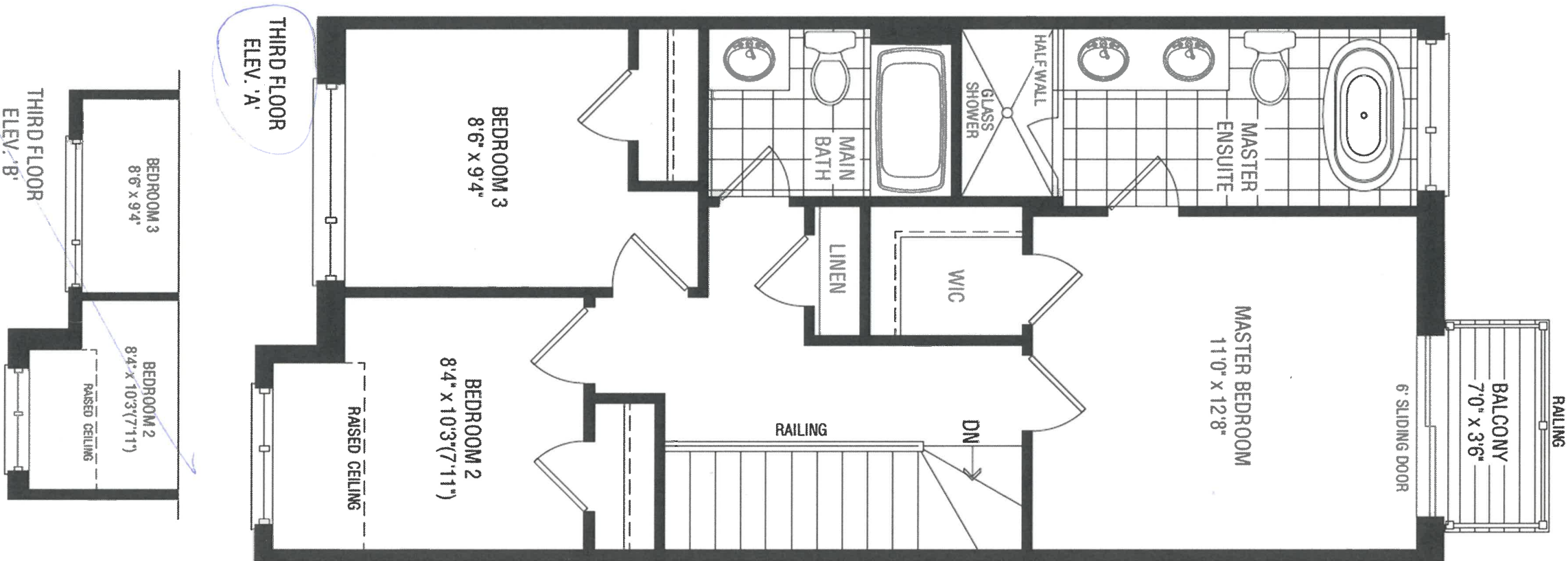
Smooth  
Ceilings

SECOND FLOOR  
ELEV. 'A' & 'B'

IMAGINE

Handwritten initials/signature.

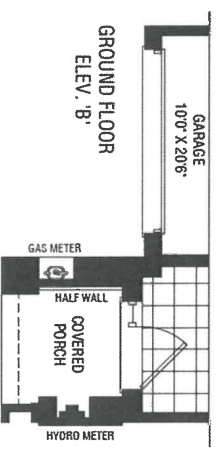
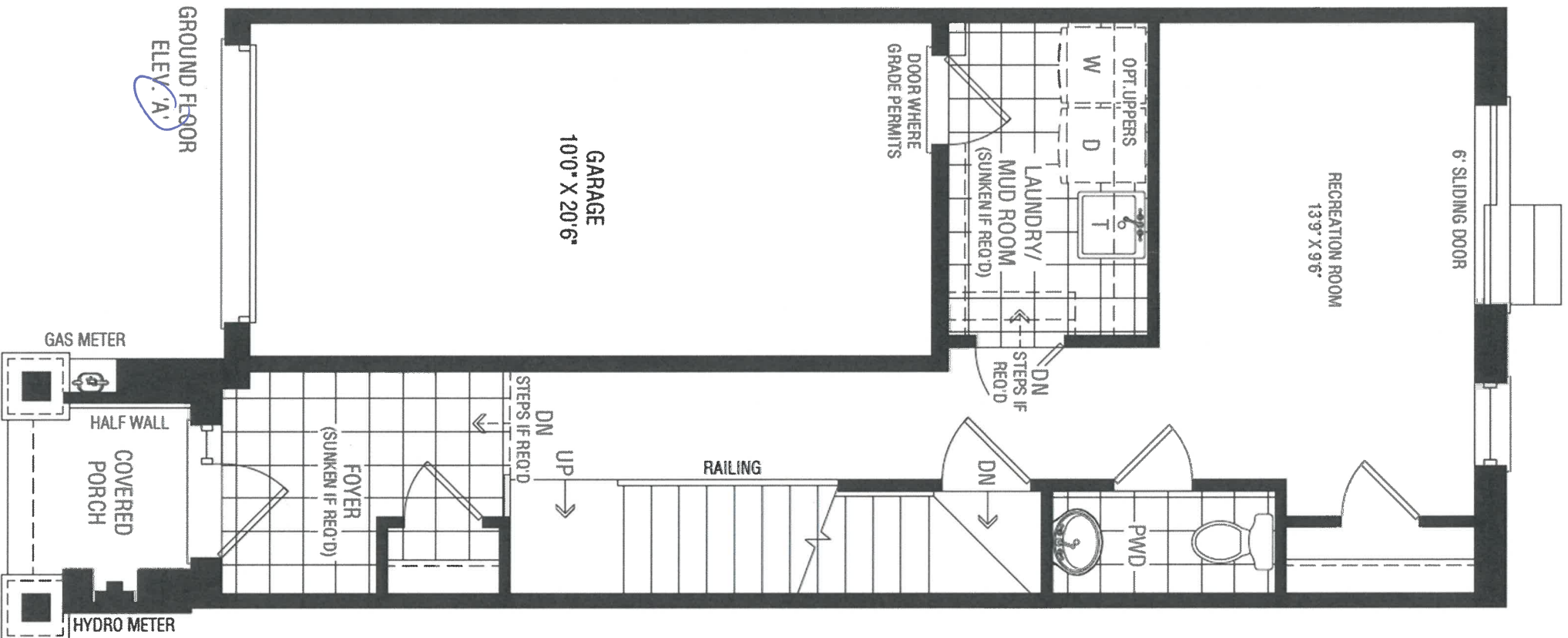
1d 3-18  
May 17/21



*Handwritten signature*

IMAGINE





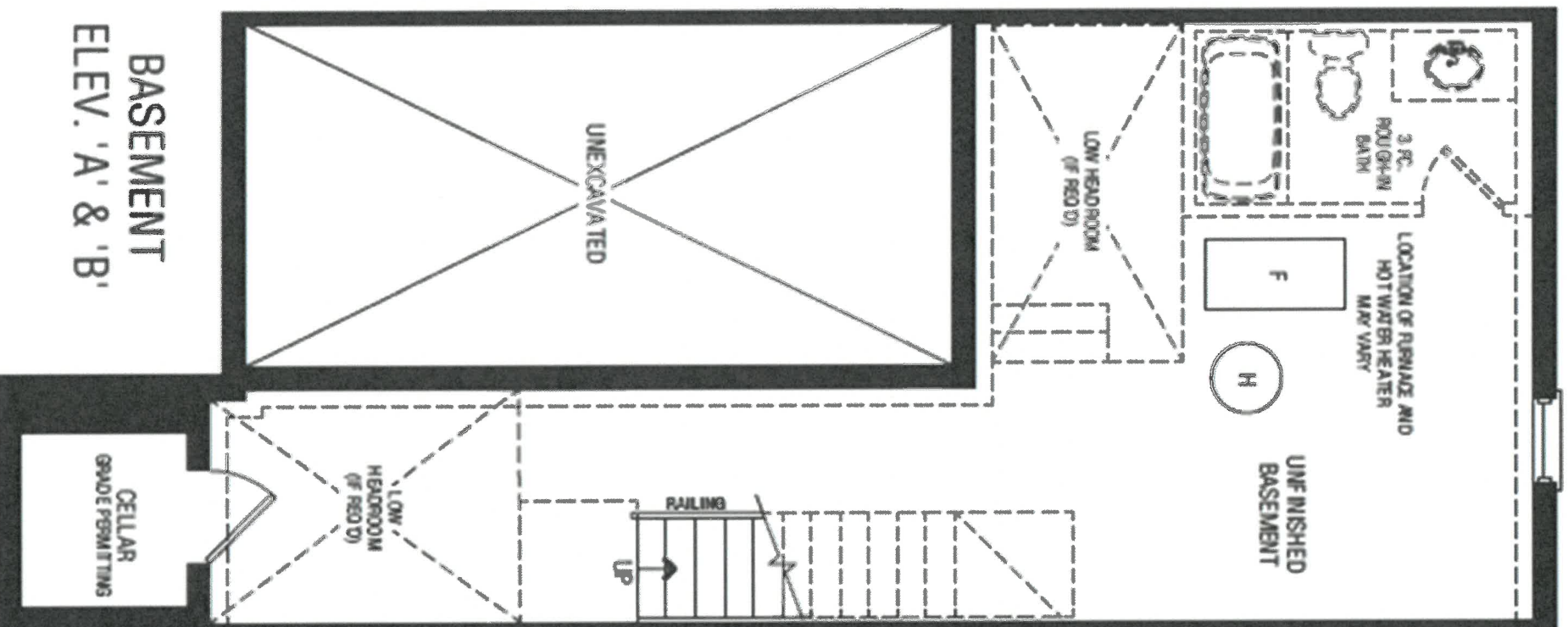
1 of 3-18  
May 12/21

Handwritten signature/initials in blue ink.

IMAGINE

**BROOKLIN NOW TOWNS**  
**Imagine TH-1**

1st 3-18  
Mon 12/21



**BASEMENT**  
**ELEV. 'A' & 'B'**

Handwritten signature in blue ink.



DATE SUBMITTED  
30 Mar 2021

CLIENT NAME: ZANCOR HOMES  
SHIP TO : BROOKVALLEY TOWNS

PH:  
CELL :

DRAFTED BY: FERNANDA  
COMMENT

P/O #

JOB NUMBER

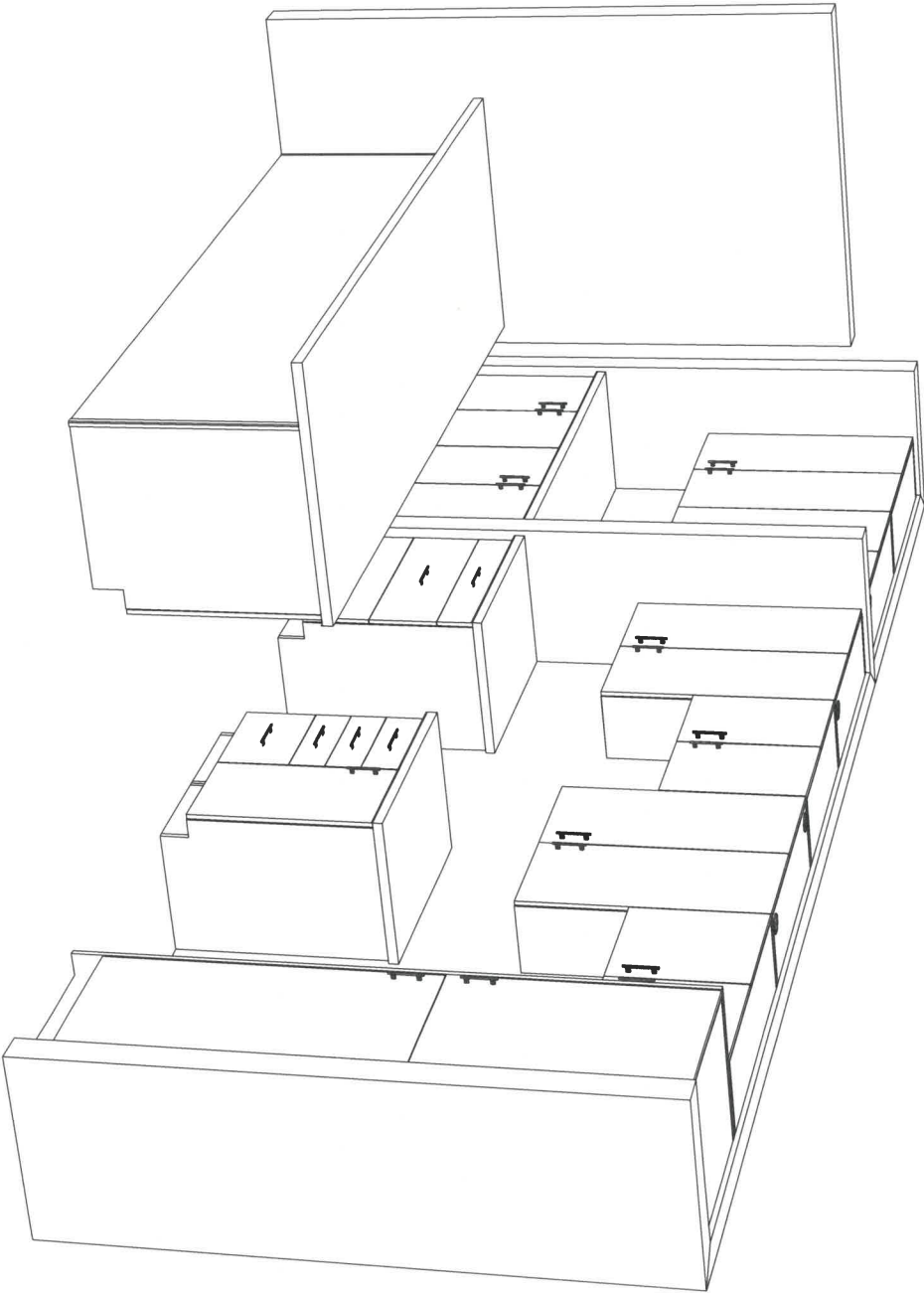
INSTALL DATE:

PAGE

2 of 19

TH-01  
KITCHEN 3D DRAWING

1st 3-18  
May 17/21



Standard  
kitchen.

OK





DATE SUBMITTED  
30 Mar 2021

CLIENT NAME: ZANCOR HOMES  
SHIP TO : BROOKVALLEY TOWNS

PH:  
CELL :

DRAFTED BY: FERNANDA  
COMMENT

P/O #

JOB NUMBER

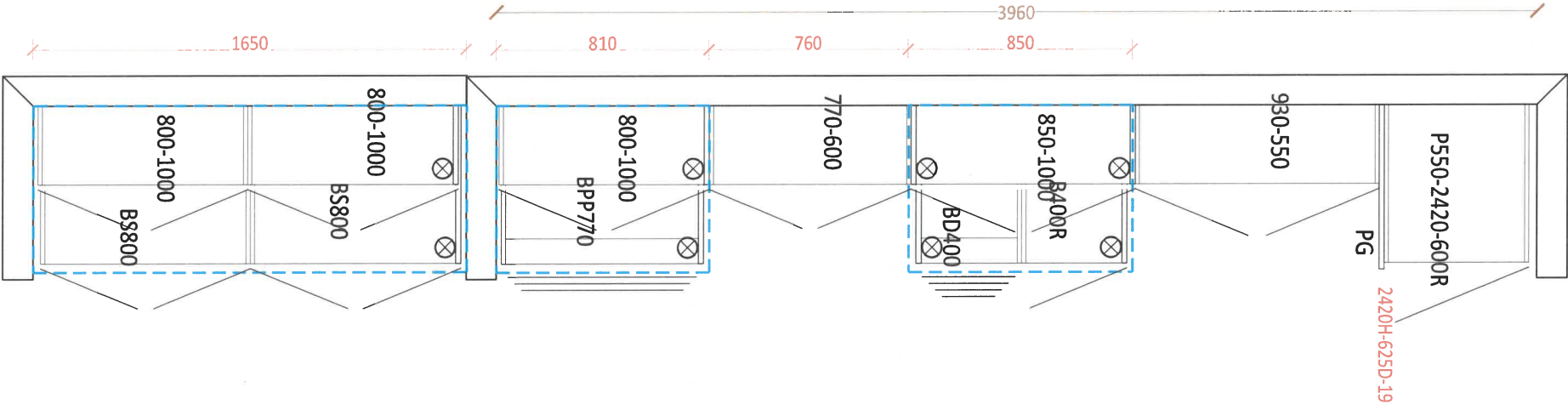
INSTALL DATE:

PAGE

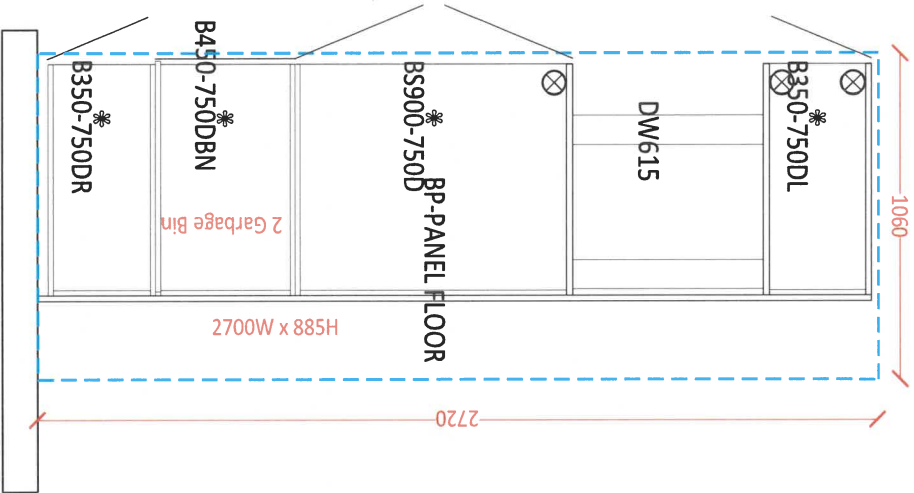
1 of 19

TH-01  
KITCHEN ELEV. A & B

1 of 3-18  
May 17/21



-Soft Close Doors and Drawers  
-Cutlery divider



Handwritten signature in blue ink.



DATE SUBMITTED  
30 Mar 2021

CLIENT NAME: ZANCOR HOMES  
SHIP TO : BROOKVALLEY TOWNS

PH:  
CELL :

DRAFTED BY: FERNANDA  
COMMENT

P/O #

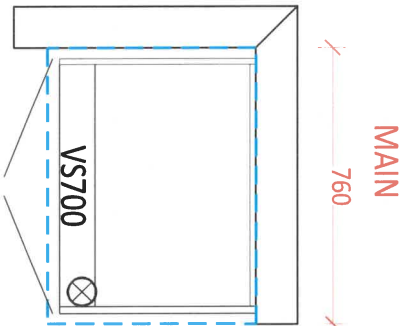
JOB NUMBER

INSTALL DATE:

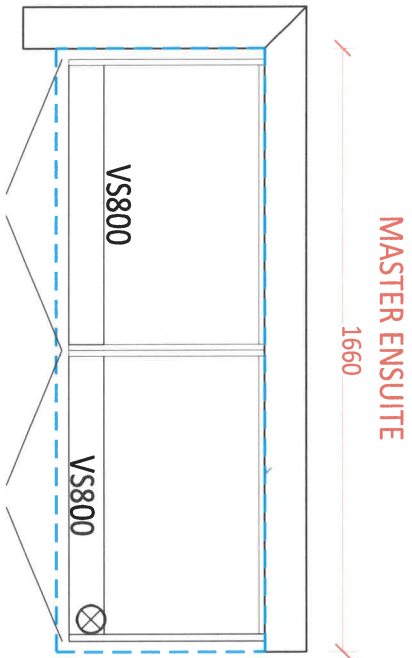
PAGE

3 of 19

TH-01  
STANDARD VANITIES ELEV A & B

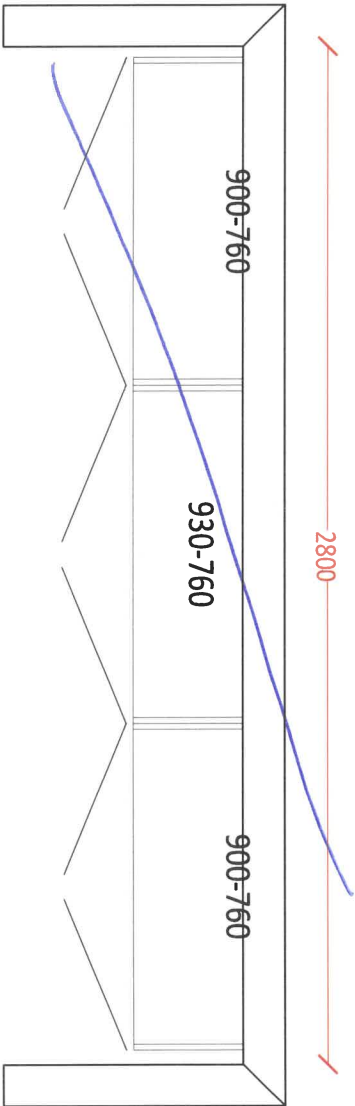


1st 3-18  
May 17/21

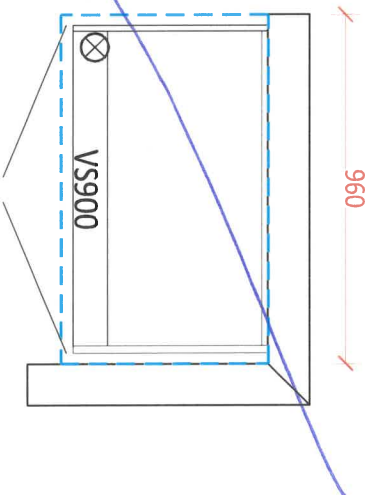


Comfort  
Height

OPT. LAUNDRY UPPERS



OPT. BASEMENT BATH



Handwritten signature/initials.

Stone Countertop Edge Profiles

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

LOT / SITE:

BROOKLIN TOWNS -

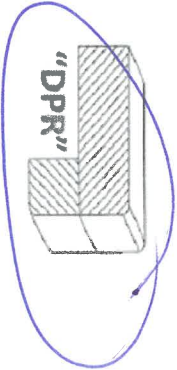
3-18

DATE:

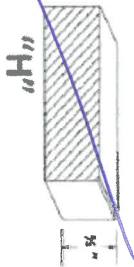
May 13/21

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge  
in Kitchen



Standard Countertop Edge  
in Vanity

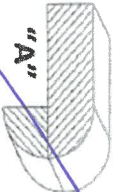
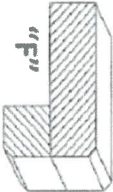
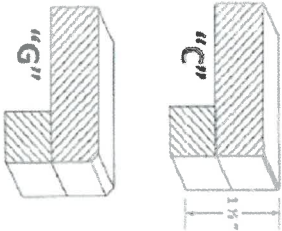


Handwritten signature in blue ink.

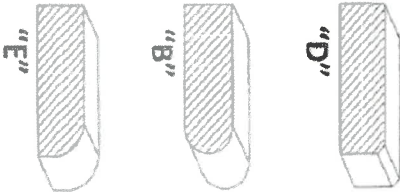
Homeowner(s) Initial

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

Optional Edge in Kitchen



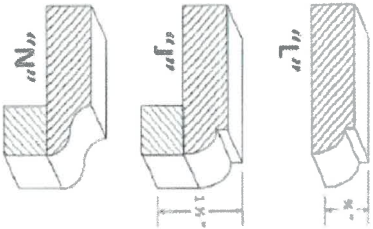
Optional Edge in Bathroom



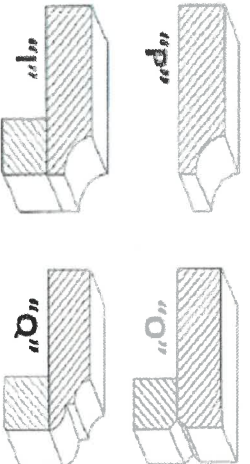
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial



HOME AUTOMATION  
(Cable, CAT5, Telephone)

LOT / SITE: BROOKLIN TOWNS -

3-18

DATE:

May 17/21

STANDARD ITEMS AS PER SCHEDULE A:

STANDARD CABLE ROUGHIN in (1) Master Bedroom, (1) Family / Great Room  
STANDARD TELEPHONE ROUGHIN in (1) Master Bedroom, (1) Family / Great Room  
STANDARD CAT5 ROUGHIN - (3) In location of Purchasers choice.

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: Artistic Smart Homes  
Phone: (905) 850-9386  
Rep: Jessica  
Location: 8601 Jane Street Unit #8 Vaughan ON L4K 5N9

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

Homeowner(s) Initial

JS

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.

Homeowner(s) Initial

APPLIANCE ACKNOWLEDGEMENT

CONTACT: Steve Miller @ Appliance Canada (905) 660-2424 / 8701 Jane Street, Vaughan

▶ **Appliance Specs are DUE 2 WEEKS FROM SIGNED DATE OF COLOUR CHART (if not received during appointment)**

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

▶ 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 Purchasers 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 ACKNOWLEDGED BY PURCHASER:

- Fridge Opening ▶ 36" x 74" \*\*Size is (+/-) & space above the fridge is required due to proper air flow
- Stove Opening ▶ 30"
- Hood Fan Opening ▶ 30"
- Hood Fan Vent ▶ 6"
- Dishwasher Opening ▶ 24"

INITIAL

UPGRADED APPLIANCES BELOW (Check applicable)

**It is the Purchaser's responsibility to provide Zancor Homes with the correct specification for each appliance that has been upgraded. Zancor Homes will not be responsible for appliance requirements based on upgrades if specs have not been provided to the builder.**

INITIAL

FRIDGE

- ☐ Built-In ☐ Flush Inset
- (Spec's Required) ☐ ~~Paneled / Integrated~~ ☐ Water Line

RANGE

- ☐ 36" ☐ 48" \*hood fan opening to be the same as the stove
- (Spec's Required) ☐ Gas ☐ Cooktop (Apron front)

\*\*Larger CFM may be required with these appliances\*\*

\*\*Countertop Cut-out charge required for cooktop

☐ Induction

HOOD FAN &

- ☐ Under Cabinet (Standard) ☒ 6 Inch (Standard)

VENT

- ☐ Chimney (centre vent) ☐ 8 Inch
- (Spec's Required) ☐ Insert / Liner ☐ 10 Inch

WALL OVEN &

- ☐ Single Oven ☐ Warming Drawer

MICRO

- ☐ Double Oven ☐ Over the Range Microwave
- (Spec's Required) ☐ Steam Oven ☐ Built-in Microwave (\*trim kit required)

DATE

SITE

LOT

BROOKLIN TOWNS

\*\* 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.

**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	14/04/21	SITE	BROOKLIN TOWNS	LOT	3-18
------	----------	------	----------------	-----	------

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