

CONSTRUCTION SUMMARY OF EXTRAS

REVISED MARCH 14 2023 ~~XXXXXXXXXX~~ 2:34 PM / Page 1 of 1

Site: WASAGA
Lot: 172
Model: CORAL (60-04) ELEV A
Purchaser: DMITRY MAZURKEVICH
Purchaser: NATALIA MAZURKEVICH
Phone: 0
Email: NATALIA@NATALIAMAZUR.COM



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	10 FOOT MAIN FLOOR (IN LIEU OF 9') INCLUDES 8 FOOT INTERIOR DOORS, 8 FOOT FRONT DOOR, REAR AND GARAGE MAN DOOR, TRANSOMS ABOVE WINDOWS	1-Dec-21
2	SMOOTH CEILING ON MAIN FLOOR	1-Dec-21
3	FROST GLASS ON FRONT DOOR	1-Dec-21
	COLOURS	
1	HARDWOOD- FAMILY ROOM, DINING ROOM, MAIN HALL, LIBRARY- UP 1	1-Dec-21
2	STAIN FOR STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE	1-Dec-21
3	HARDWOOD IN BEDROOMS- MASTER, BED 2 AND 3- UP 1	1-Dec-21
4	ELECTRICAL- 50" DIMPLEX FIREPLACE BF5051, WALL TO BE BUILT INTO ROOM BY APPROX 8" TO ACCOMMODATE- SEE SKETCH	1-Dec-21
5	COMFORT HEIGHT- MASTER AND MAIN	1-Dec-21
6	WATERLINE FOR FRIDGE	1-Dec-21
7	DO NOT INSTALL BATHROOM ACCESSORIES	1-Dec-21
8	GASLINE FOR STOVE, 15 AMP, INCLUDES 40 AMP	1-Dec-21
9	EXTENDED UPPER CABINETS - 48 INCHES	1-Dec-21
10	KITCHEN COUNTERTOP- UP 3	1-Dec-21
11	DOUBLE RISER PANEL OVER KITCHEN CABINETS, RISER INSTALLED AT CEILING	1-Dec-21

ZANCOR HOMES COLOUR CHART

PRINTED 2021-12-02, 11:19 AM

ENTRANCES				
Main Foyer - FLOORING		NEW BYZNATINE PENTELLIC GREY 12 X 24- STACKED		
Mudroom - FLOORING		NEW BYZNATINE PENTELLIC GREY 12 X 24- STACKED		
Side Hall - FLOORING		NA		
Basement Foyer - FLOORING		NEW BYZNATINE PENTELLIC GREY 12 X 24- STACKED		
KITCHEN				
Kitchen - FLOORING		NEW BYZNATINE PENTELLIC GREY 12 X 24- STACKED		
Breakfast - FLOORING		NEW BYZNATINE PENTELLIC GREY 12 X 24- STACKED		
Kitchen - CABINETS		EURO BLACKWOOD		
Island - CABINETS		EURO BLACKWOOD		
Servery - CABINETS		NA		
Kitchen - HANDLES/KNOBS		H800BC		
Kitchen - COUNTERTOP		STATUARIO HONED- UP 3		
Island - COUNTERTOP		STATUARIO HONED- UP 3		
Kitchen - BACKSPLASH		DECLINED		
Kitchen - SINK		STD		
Kitchen - FAUCET		STD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING	RESELECTION REQUIRED	NEW OAK STAIRCASE 3-1/2" X 24" - UP 4		
Main Hall - FLOORING	**NSS VINTAGE OAK 3-1/4"	NEW OAK STAIRCASE 3-1/2" X 24" - UP 1		
Dining / Living Room - FLOORING	MERCURY PEARL	NEW OAK STAIRCASE 3-1/2" X 24" - UP 1		
Library / Den - FLOORING	March 13 2023	NEW OAK STAIRCASE 3-1/2" X 24" - UP 1		
Basement Rec Room - FLOORING		NA		
STAIRS				
Railing Details - PICKETS		1-3/4" TURNED OAK		
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)		STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		
Stair Stain - SERVICE STAIRS (if applicable)		NA		
POWDER ROOM				
Powder Room - FLOORING		NEW BYZNATINE ASSURO BLUE 12 X 24- STACKED		
Powder Room - CABINETS		NA		
Powder Room - COUNTERTOP		NA		
Powder Room - SINK		STD		
Powder Room - FAUCET		STD		
2ND FLOOR				
Upper Hall - FLOORING	RESELECTION REQUIRED	NA		
Master Bedroom - FLOORING	**NSS VINTAGE OAK 3-1/4"	NEW OAK STAIRCASE 3-1/2" X 24" - UP 1		
Bedroom 2 - FLOORING	MERCURY PEARL	NEW OAK STAIRCASE 3-1/2" X 24" - UP 1		
Bedroom 3 - FLOORING	March 13 2023	NEW OAK STAIRCASE 3-1/2" X 24" - UP 1		
Bedroom 4 - FLOORING		STD		
Bedroom 5 - FLOORING		STD		
Master Ensuite - FLOORING		NEW BYZNATINE ASSURO BLUE 12 X 24- STACKED		
Master Ensuite - SHOWER WALL		NEW BYZNATINE ASSURO BLUE 12 X 24- STACKED VERTICAL		
Master Ensuite - SHOWER FLOOR		WHITE 2 X 2		
Master Ensuite - SHOWER JAMB		BIANCO CARRARA		
Master Ensuite - CABINETS		EURO BLACKWOOD- COMFORT HEIGHT		
Master Ensuite - HANDLES/KNOBS		H800BC		
Master Ensuite - COUNTERTOP		5009-60		
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 PRIOR to installation.		WASAGA SHORELINE 172	MMDM	SIGNATURES
PAGE 1 OF 2		PURCHASER INITIALS	VENDOR APPROVAL	

ZANCOR HOMES COLOUR CHART

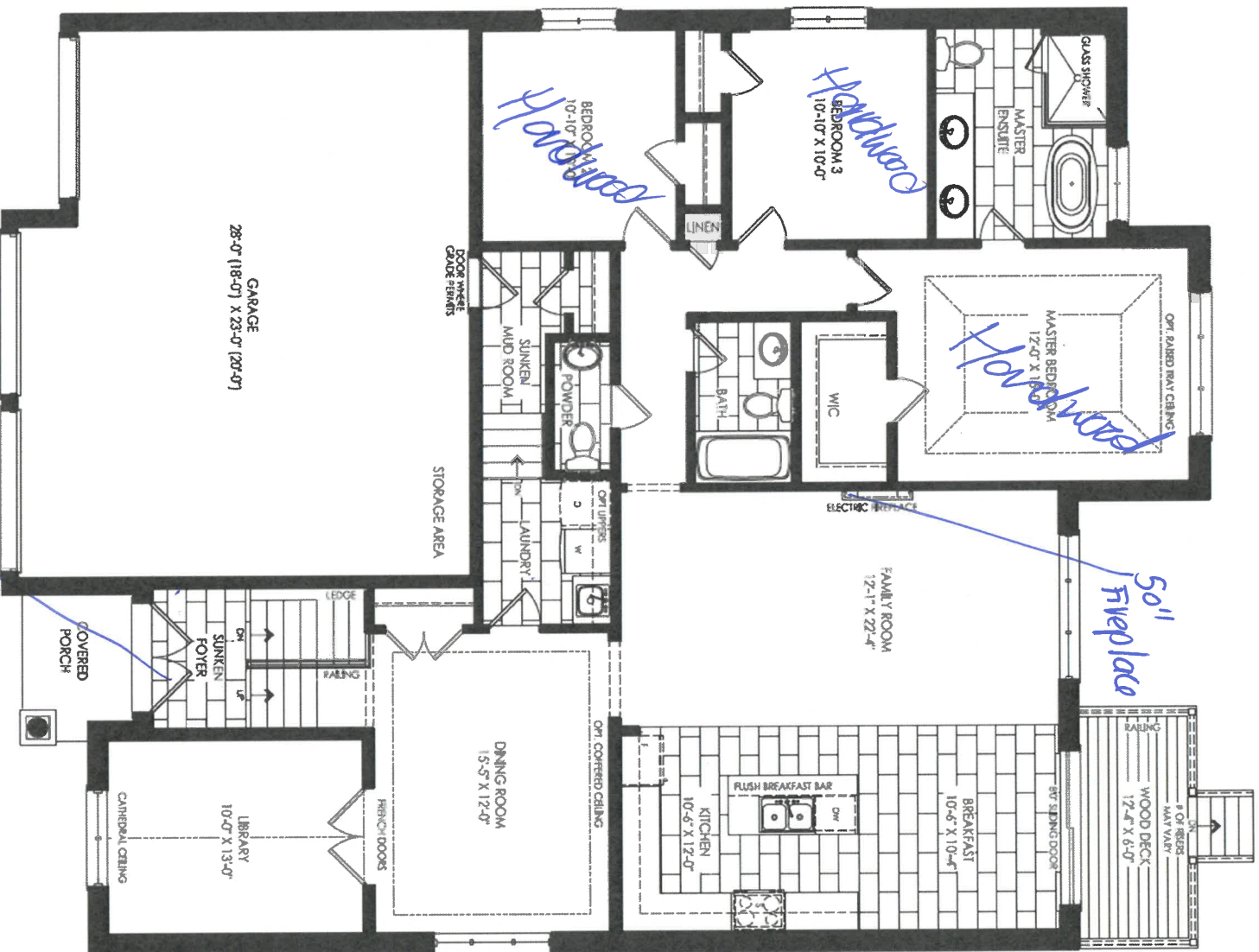
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2ND FLOOR CONTINUED...									
Main Bath - FLOORING		NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED							
Main Bath - TUB / SHOWER WALL		NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED HORIZONTAL							
Main Bath - SHOWER FLOOR		NA							
Main Bath - SHOWER JAMB		NA							
Main Bath - CABINETS		EURO BLACKWOOD- COMFORT HEIGHT							
Main Bath - HANDLES/KNOBS		H800BC							
Main Bath - COUNTERTOP		5009-60							
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		NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED		Laundry - HANDLES/KNOBS		H800BC			
Laundry - CABINETS		EURO BLACKWOOD		Laundry - SINK		STD			
Laundry - COUNTERTOP		5009-60		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" DIMPLEX							
ACCESSORIES									
Mirrors		YES		BATH ACCESSORIES		DO NOT INSTALL			
APPLIANCE REQUIREMENTS									
GAS LINE TO BBQ		STD		ELECTRICAL for Built-in Oven		DECLINED			
GAS LINE & ELECTRICAL TO STOVE		YES		ELECTRICAL for OTR		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		YES							
DISCLAIMER									
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs		INITIALS							
Purchaser has checked and acknowledged accuracy of colour and selections before signing.		NM NM							
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		NM NM							
SITE / LOT:		WASAGA				172			
PURCHASER(S):		DMITRY MAZURKEVICH							
PURCHASER(S):		NATALIA MAZURKEVICH							
CONTACT:		0				NATALIA@NATALIAMAZUR.COM			
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 PRIOR to installation.		PURCHASER SIGNATURE		SIGNATURES / DATE					
ZANCOR HOMES		PURCHASER SIGNATURE		DEC 09 2021					
		DÉCOR CONSULTANT							
PAGE 2 OF 2		Vendor APPROVAL							

SHORELINE POINT
WASAGA BEACH

CORAL 60-04

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Elevation A
Ground Floor

- 10' MAIN

Floor

- 8 feet doors

- transoms above doors

Frost Free
Door

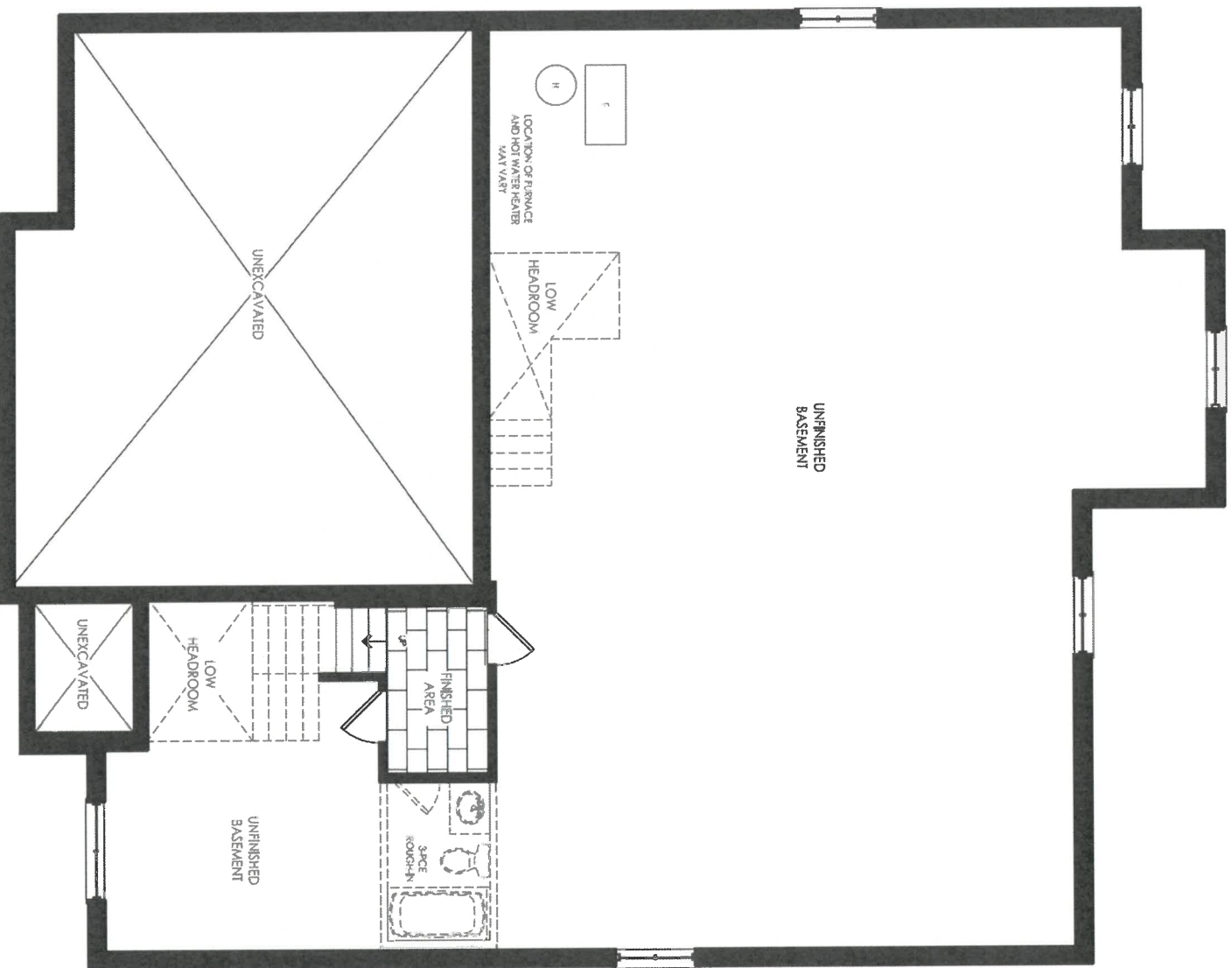
NM DM

Smooth
ceilings

SHORELINE POINT
WASAGA BEACH

CORAL 60-04

1st 172
Dec 1/21



Elevation A
Basement

MM PM



DATE SUBMITTED

16 Jun 2021

CLIENT NAME: ZANCOR HOMES
SHIP TO : SHORELINE POINT

IOS NUMBER

INSTALL DATE:

PH:

CELL :

DRAFTED BY: FERNANDA

P/O #

PAGE:
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60-04

Comfort Height

MAIN

910

VS850

Comfort Height

MASTER ENSUITE

1850

VS900

VS900

LAUNDRY
2300

750

750-760

750-760

750-760

LAUNDRY UPPERS

BS700

OPT. BASEMENT BATH

900

VS850

RM

PM

*lot 132
Dec 1/21*



DATE SUBMITTED
16 Jun 2021

CLIENT NAME: ZANCOR HOMES
SHIP TO : SHORELINE POINT

DRAFTED BY: FERNANDA
COMMENT

PH:
CELL :

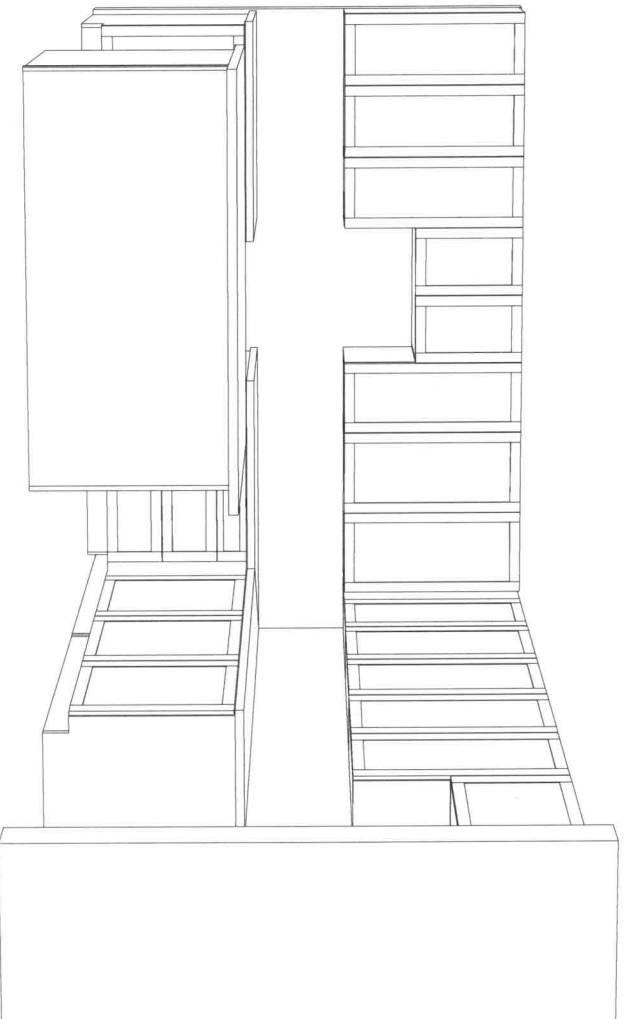
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CB NUMBER

INSTALL DATE:

PAGE

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Ld 173
Dec 1/21

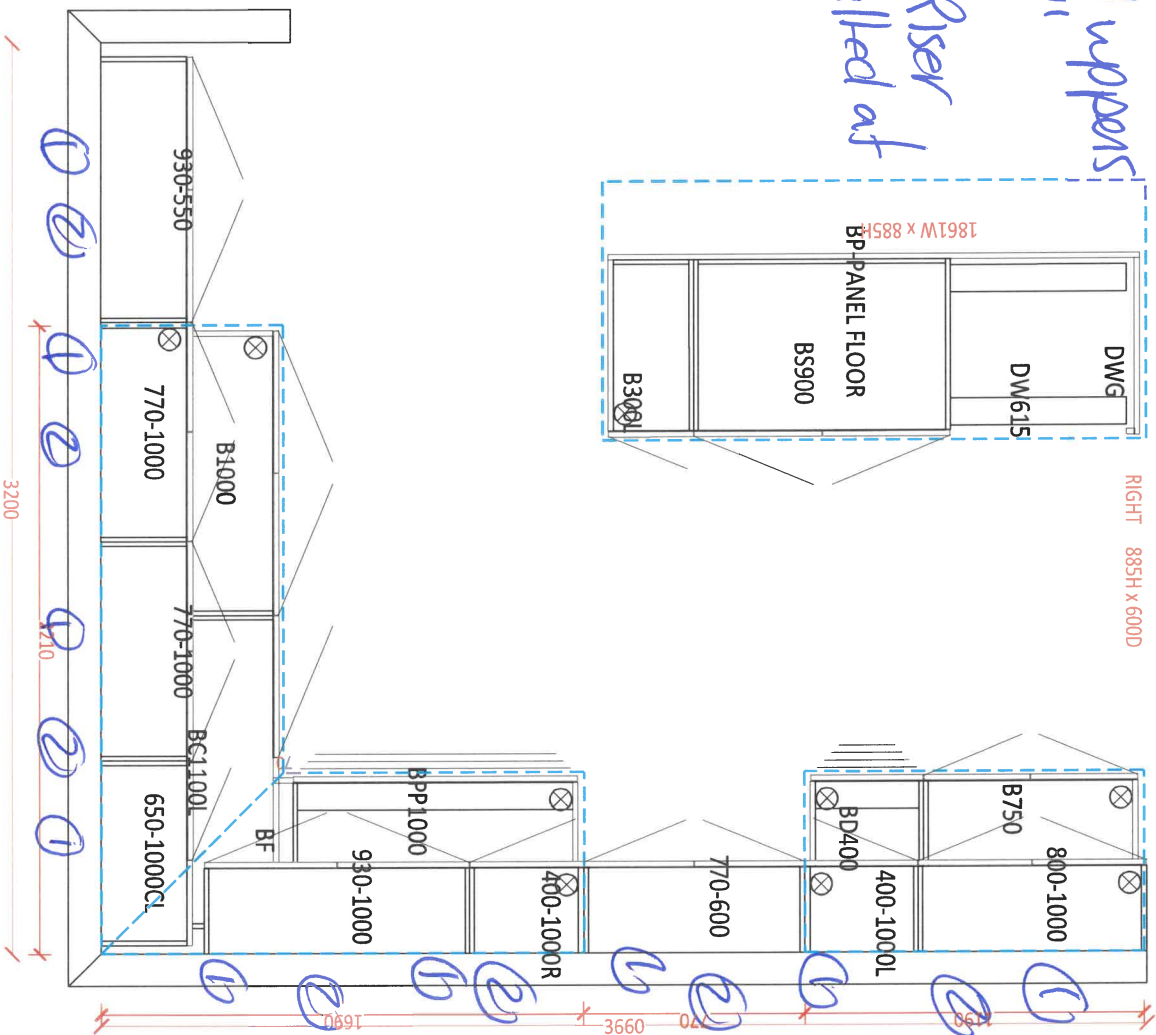
NM
DM

		CLIENT NAME: ZANCOR HOMES SHIP TO : SHORELINE POINT		JOB NUMBER
DATE SUBMITTED 16 Jun 2021		DRAFTED BY: FERNANDA COMMENT		PH: CELL:
				INSTALL DATE: PAGE 20 of 22

60-04
KITCHEN

① extended uppers
to 48"

② double Riser
Riser installed at
ceiling



NM
DM

1 of 13
Dec 1/21

THE
GALLERY

SHORELINE POINT

ZANCOR

BY ZANCOR

WASAGA BEACH

APPLIANCE ACKNOWLEDGEMENT

★CONTACT: Steve Miller - Appliance Canada (905) 660-2424 / smiller@appliancecanada.com

- 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 provided by Zancor:

- *Standard appliance openings are approximately and the minimum required. Sizes may vary due to onsite condition and/or when modifications have been made to the cabinetry.
- | | | |
|----------------------|----------------------------|--|
| ► Fridge Opening | 36" x 74" | Accepts Standard
Openings **Initial |
| ► Stove Opening | 30" | |
| ► Hood Fan Opening | 30" | |
| ► Hood Fan & Vent | 6" with Under Cabinet Hood | |
| ► Dishwasher Opening | 24" | |

MM/DM

OPTIONAL UPGRADED APPLIANCES to be provided by Homeowner:

- ****Specs/information sheets are required and it is the responsibility of the homeowner to provide this to Zancor Homes by the due date that has been provided. If appliance specs are not submitted, Zancor Homes will not be responsible for any necessary requirements and the standard opening will be built.**

MM/DM

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

INITIAL

- ***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.

FRIDGE UPGRADE

- | | |
|---|---------------------------|
| <input type="checkbox"/> Built-in | |
| <input type="checkbox"/> Paneled | **Panel to match required |
| <input type="checkbox"/> Integrated / Flush Inset | |
| <input checked="" type="checkbox"/> Waterline | |

RANGE UPGRADE

- *Larger hood fan CFM might be required, which need a larger vent
- | |
|---|
| <input type="checkbox"/> 36" **Hood fan opening must be the same size or larger (8" vent might be required) |
| <input type="checkbox"/> 48" **Hood Fan opening must be the same size or larger (8" or 10" vent required) |
| <input checked="" type="checkbox"/> Gas Range **gas line and electrical required & sold separately |
| <input type="checkbox"/> Induction **electrical required & sold separately |

- | |
|--|
| <input type="checkbox"/> Cooktop (Apron Front) **Countertop Cut-out required & sold separately |
| <input type="checkbox"/> Cooktop (Drop-in) **countertop Cut-out required & sold separately |

HOOD FAN & VENT UPGRADE

- | |
|---|
| <input type="checkbox"/> 8 Inch **Required for 600 CFM |
| <input type="checkbox"/> 10 Inch |
| <input checked="" type="checkbox"/> Chimney Hood Fan **Vent must be centred |
| <input type="checkbox"/> Insert / Liner |

WALL OVEN/MICRO UPGRADE

- **Electrical required
- | |
|---|
| <input type="checkbox"/> Single Wall Oven **electrical required & sold separately |
| <input type="checkbox"/> Double Wall Oven **electrical required & sold separately |
| <input type="checkbox"/> Steam Oven **electrical required & sold separately |
| <input type="checkbox"/> Warming Drawer **electrical required & sold separately |
| <input type="checkbox"/> Over Then Range Microwave (OTR) |
| <input type="checkbox"/> Built-In Microwave **Trim Kit required **electrical required & sold separately |

DATE Dec 1/21

WASAGA SHORLINE

SITE

LOT 172

** 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

SHORELINE POINT

WASAGA BEACH

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.

NM/DK

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.**

NM/DK

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.

NM/DK

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'.

NM/DK

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.

NM/DK

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.

NM/DK

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.

NM/DK

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NM/DK

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.

NM/DK

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."

NM/DK

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****

NM/DK

DATE Dec 1/21

WASAGA SHORELINE

SITE

LOT

172

221 North Rivermede Road, Concord, Ontario L4K 3N7 * T: (905) 738-7010 F: (905) 738-5948

HOME AUTOMATION
(Cable, CAT5/6, Telephone)

INCLUDED IN SCHEDULE "A" IN AGREEMENT OF PURCHASE AND SALE:

- Rough-in for Central Vacuum system piped to garage
- Rough-in for Telephone (2) locations
- Rough-in for Cable TV (2) locations
- Rough-in for Cat-6 Network (3) locations

CONTACT:

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
Email: kris@smart-tech.ca
Rep: Kris
Location: 200 Millway Avenue, Unit 8
Concord, Ont L4K 5K8

ACKNOWLEDGEMENT:

I/We the homeowner(s) acknowledge that if I/We the homeowners decide to not contact Smart-Tech, locations of the standard rough-ins will be installed as per Vendors discretion.

MM DM
Homeowner(s) Initial

WASAGA SHORELINE

DATE

SITE

LOT