



**Zancor Homes (Innisfil) Ltd.**  
**Warranty Services**  
**Phone: (905) 738-7010**  
**Fax: (905) 738-5948**

**Work Order**

STAIR FIB 2nd 2-30-5:00

**Closing Date:** 17Aug23

**Address:** 1499 Harker st.

Innisfil, Ontario L8H 1X1

**Location:** Belle Aire Shores - Phase: 3 - Lot: 345W

**Today's Date:** 25Jan24

**Contact(s):** Paola Migliozi - Cell: (647) 444-7451

William Hart - Home: (416) 844-7134 - (Harkerstreet@hotmail.com)

**Email:** Harkerstreet@hotmail.com

**Company:** Zancor - Innisfil Warranty Service

**Attention:**

**Telephone:**

**Fax:**

**Please Complete the following items:**

DAI	Type	Issue	Appt. Date/Time	Notes
164074	30-Day	Kitchen- General- Item #17- pantry full panel side facing living room finish to the kitchen soffit is not done properly	25Jan24 /am	CLEAN CABINETS as
164251	30-Day	Kitchen- General- Item #30- where backsplash meets the counter top there are lot of gaps as it was not completed properly throughput the entire kitchen-SVC TO CAULK	25Jan24 /am	CAULKING AT COUNTER CLEAN-UP
164278	30-Day	Stairs- General- Item #56- gaps where stair meets floor CAULK	25Jan24 /am	SILICONE as
164309	30-Day	Bedroom 3 Ensuite- General- Item #79- grab bars not installed	25Jan24 /am	
164359	30-Day	Other- General- Item 103- paint touch ups	25Jan24 /am	P. TV

		required throughout			
164369	30-Day	Garage- General- Item #113- big openings exists around parameter and must be addressed immediately as mice find a way in		25Jan24 /am	
164379	30-Day	Exterior- General- Item #1123- all gaps/opening around perimeter of home that create and entrance for rodents need to be filled		25Jan24 /am	
164820	Interval	Foyer- General- Gap between mud room tile and man door	✓	25Jan24 /am	SILICONE THRESHOLD
165341	Interval	Exterior- General- SVC REPLACE 2 DAMAGED VENTS AT EXTERIOR		25Jan24 /am	
166935	Interval	Master Ensuite- General- Bowed trim below window		25Jan24 /am	CHECK TILE RAIL
167266	Interval	Basement- General- svc to caulk between tile and stringer at landing in basement	✓	25Jan24 /am	SILICONE
167267	Interval	Master Ensuite- General- svc repair small chip at master ensuite door by hinge		25Jan24 /am	PATCH & PAINT
168689	Interval	Laundry Room- General- REPAIR DRYWALL AROUND DRYER VENT		25Jan24 /am	
169045	Interval	Basement- General- service to fix the condensation hoses at floor drain as the drain doesn't sit flush now. The plumber chipped away when they came to	✓	25Jan24 /am	INSTALL CAPS CUT & TIE HOSES

		investigate the smell			
170133	Interval	Main Hall- General- scuff mark on wall		25Jan24 /am	PAINT
170479	Interval	Kitchen- General- SERVICE TO CONDUCT A INFRARED READING BEHIND CABINETS AS PER HOMEOWNER COLD AIR		25Jan24 /am	COMPLETED HOMEOWNER WANTS PICTURES

Date Completed: JAN 25th 2024

Homeowner Signature: \_\_\_\_\_  
The Homeowner acknowledges and accepts all work  
has been completed in a workman like manner.

Date Completed: JAN 25th 2024

Trade &/or Service Tech.

Signature: \_\_\_\_\_

Print Name: \_\_\_\_\_

Please schedule your Service Department to complete work on the above Lot. Should no appointment time or date appear (below) on this form, it is your responsibility to arrange and adhere to the appointment you have scheduled. Your service representative must have this form signed by homeowner on completion. Please fax the signed form to our office (905) 833-4367.






**Failure to comply with this request within 10 business days will give Zancor Homes (and it's group of companies) the right to carry out any and all repairs. All costs incurred will be applied to the Company listed above.**

*-INSTALL SHOE MOLD BEHIND TOILET*

## Outstanding Deficiencies

### Belle Aire Shores - Phase: 3 - Lot: 345W

<u>Date Reported</u>	<u>Type</u>	<u>Number</u>	<u>Deficiency Description</u>	<u>Trade Assigned</u>	<u>Add Trade</u>	<u>Appointment Date</u>	<u>Item Completed</u>	<u>Initial</u>
<u>18Aug23</u>	Interval	1	Exterior- General- PORCH TO BE CLEANED	<u>River Valley Masonry Group LTD</u> 161196	<u>Add</u>	<u>09Jan24</u>	<input checked="" type="checkbox"/>	
<u>18Aug23</u>	Interval	2	Exterior- General- Brush coat not complete	<u>MCF Forming Contractors INC.</u> 161197	<u>Add</u>	<u>09Jan24</u>	<input checked="" type="checkbox"/>	
<u>08Sep23</u>	Interval	7	Kitchen- General- chip at bottom right shelf below sink	<u>New Image Kitchens</u> 162314	<u>Add</u>	<u>09Jan24</u>	<input checked="" type="checkbox"/>	
<u>08Sep23</u>	Interval	9	Kitchen- General- filler at upper corner right of fridge too long and chipped at top	<u>New Image Kitchens</u> 162316	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>08Sep23</u>	Interval	27	Master Ensuite- General- chip at bottom gable below sink	<u>New Image Kitchens</u> 162334	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>08Sep23</u>	Interval	33	Kitchen- General- chip at shelf inside lower corner cabinet right of stove	<u>New Image Kitchens</u> 162341	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>26Sep23</u>	Interval	41	Master Ensuite- General- Svc to re due caulking at shower-Sloppy	<u>AV Classic</u> 163428	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>0000</u>	30-Day	5	Kitchen- General- Item #5- trim around cabinet doors and valance are not lined up	<u>New Image Kitchens</u> 164062	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>0000</u>	30-Day	7	Kitchen- General- item #7- lower cabinet doors to right of stove opening not alligned	<u>New Image Kitchens</u> 164064	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>04Oct23</u>	30-Day	13	Kitchen- General- Item #13- upper cabinet to right of refrigerator scratched and finishing on corner is not finished properly	<u>New Image Kitchens</u> 164070	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>04Oct23</u>	30-Day	14	Kitchen- General- Item#14- trim between cabinets higher then cabinets and not alligned	<u>New Image Kitchens</u> 164071	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>04Oct23</u>	30-Day	17	Kitchen- General- Item #17- pantry full panel side facing living room finish to the kitchen soffit is not done properly	<u>Zancor - Innisfil Warranty Service</u> 164074	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>0000</u>	30-Day	23	Kitchen- General- Item #23- edge of cabinets with trim rough	<u>New Image Kitchens</u> 164082	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>05Oct23</u>	30-Day	30	Kitchen- General- Item #30- where backplash meets the counter top there are lot of gaps as it was not completed properly throughout the entire kitchen-SVC TO CAULK	<u>Zancor - Innisfil Warranty Service</u> 164251	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	
<u>05Oct23</u>	30-Day	44	Powder Room- General- Item #44- faucet handle is rusted	<u>Icon Plumbing &amp; Heating</u>	<u>Add</u>	<u>25Jan24</u>	<input checked="" type="checkbox"/>	<u>es</u>

				164265				
<u>05Oct23</u>	30-Day	46	Powder Room- General- Item #46- pedestals sink is broken	<u>Icon Plumbing &amp; Heating</u> 164267	<u>Add</u>	<u>25Jan24</u>		
<u>05Oct23</u>	30-Day	48	Powder Room- General- Item #48- ceramic tile by toilet has been sawed through an open gap-OVER CUT AT TOILET	<u>AV Classic</u> 164269	<u>Add</u>	<u>25Jan24</u>		
<u>05Oct23</u>	30-Day	56	Stairs- General- Item #56- gaps where stair meet the floor- DONE STAIN REQUIRED	<u>Perfect Touch</u> <u>Painting</u> 164277	<u>Add</u>	<u>09Jan24</u>		
<u>05Oct23</u>	30-Day	57	Stairs- General- Item #56- gaps where stair meets floor CAULK	<u>Zancor - Innisfil</u> <u>Warranty Service</u> 164278	<u>Add</u>	<u>25Jan24</u>		
<u>05Oct23</u>	30-Day	58	Stairs- General- Item #57- poor quality finish in multiple areas of steps- STAIN REQUIRED	<u>Perfect Touch</u> <u>Painting</u> 164279	<u>Add</u>	<u>09Jan24</u>		
<u>06Oct23</u>	30-Day	70	Master Ensuite- General- Item #69- wall where marble slab/shelf is located was installed on an angle	<u>AV Classic</u> 164299	<u>Add</u>	<u>25Jan24</u>		
<u>06Oct23</u>	30-Day	79	Bedroom 3 Ensuite- General- Item #79- grab bars not installed	<u>Zancor - Innisfil</u> <u>Warranty Service</u> 164309	<u>Add</u>	<u>25Jan24</u>		
<u>06Oct23</u>	30-Day	92	Laundry Room- General- item #92- chip on cabinet above dryer	<u>New Image</u> <u>Kitchens</u> 164322	<u>Add</u>	<u>25Jan24</u>		
<u>10Oct23</u>	30-Day	102	Other- General- Item #102- multiples chips on ceramic floors	<u>AV Classic</u> 164358	<u>Add</u>	<u>25Jan24</u>		
<u>10Oct23</u>	30-Day	103	Other- General- Item 103- paint touch ups required throughout	<u>Zancor - Innisfil</u> <u>Warranty Service</u> 164359	<u>Add</u>	<u>25Jan24</u>		
<u>10Oct23</u>	30-Day	111	Other- General- Item #111- all kitchen and bathroom cabinets and drawers to be inspected for scratches chips and proper alignment and to have building materials used for cabinets removed without further damaging them or replaced them if materials cannot be removed without further damage made	<u>New Image</u> <u>Kitchens</u> 164367	<u>Add</u>	<u>25Jan24</u>		
<u>10Oct23</u>	30-Day	112	Other- General- Item #112- ceramic flooring throughout inspect for excess grout left on tiles to be removed	<u>AV Classic</u> 164368	<u>Add</u>	<u>25Jan24</u>		
<u>10Oct23</u>	30-Day	113	Garage- General- Item #113- big openings exists around parameter and must be addressed immediately as mice find a way in	<u>Zancor - Innisfil</u> <u>Warranty Service</u> 164369	<u>Add</u>	<u>25Jan24</u>		
<u>10Oct23</u>	30-Day	114	Garage- General- Item #114-paint on garage floor to be removed or garage floor to be cleaned and painted	<u>Foremont</u> <u>Drywall</u> 164370	<u>Add</u>	<u>09Jan24</u>		
<u>10Oct23</u>	30-Day	116	Exterior- General- Item #116- porch-rood semis circular portion is not	<u>Promark</u> <u>Aluminum</u>	<u>Add</u>	<u>09Jan24</u>		

			completed property	<u>LTD.</u> 164372				
<u>10Oct23</u>	30-Day	117	Exterior- General- Item #117- saw markings on front porch to be repaired where saw was used to cut materials	<u>Toronto Concrete &amp; Drain</u> 164373	<u>Add</u>	<u>09Jan24</u>		
<u>10Oct23</u>	30-Day	118	Exterior- General- Item #118- balcony floor is required to be installed	<u>CANADIAN WOOD WORKERS</u> 164374	<u>Add</u>	<u>26Jan24</u> <i>FEB 2nd</i>		
<u>10Oct23</u>	30-Day	119	Exterior- General- Item #119- downspout onto over hang garage doors need or reinstalled	<u>Promark Aluminum LTD.</u> 164375	<u>Add</u>	<u>09Jan24</u>		
<u>10Oct23</u>	30-Day	123	Exterior- General- Item #123- all gaps/opening around perimeter of home that create and entrance for rodents need to be filled	<u>Zancor - Innisfil Warranty Service</u> 164379	<u>Add</u>	<u>25Jan24</u>		
<u>10Oct23</u>	30-Day	125	Exterior- General- Item #125- all mortar/cermet residue to be cleaned up /removed throughout exterior	<u>River Valley Masonry Group LTD</u> 164381	<u>Add</u>	<u>09Jan24</u>		
<u>10Oct23</u>	30-Day	126	Exterior- General- Item #126- all exterior lights must have mortar/cement cleared off them or replaced	<u>River Valley Masonry Group LTD</u> 164382	<u>Add</u>	<u>09Jan24</u>		
<u>10Oct23</u>	30-Day	127	Exterior- General- Item #127- damaged bricks throughout	<u>River Valley Masonry Group LTD</u> 164383	<u>Add</u>	<u>09Jan24</u>		
<u>13Oct23</u>	Interval	52	Foyer- General- Gap between mud room tile and man door	<u>Zancor - Innisfil Warranty Service</u> 164820	<u>Add</u>	<u>25Jan24</u>		
<u>16Oct23</u>	Interval	53	Laundry Room- General- ADJUST CABINETS BELOW SINK AND REMOVE FILM	<u>New Image Kitchens</u> 164830	<u>Add</u>	<u>25Jan24</u>	✓	
<u>19Oct23</u>	Interval	56	Exterior- General- REPLACE ELBOW AT DOWNSPOUT DENTED	<u>Promark Aluminum LTD.</u> 165340	<u>Add</u>	<u>09Jan24</u>		
<u>19Oct23</u>	Interval	57	Exterior- General- SVC REPLACE 2 DAMAGED VENTS AT EXTERIOR	<u>Zancor - Innisfil Warranty Service</u> 165341	<u>Add</u>	<u>25Jan24</u>		
<u>19Oct23</u>	Interval	58	Exterior- General- CHIPPED BRICK AT CORNER REAR OF HOME	<u>River Valley Masonry Group LTD</u> 165342	<u>Add</u>	<u>09Jan24</u>		
<u>09Nov23</u>	Interval	63	Master Ensuite- General- Bowed trim below window	<u>Zancor - Innisfil Warranty Service</u> 166935	<u>Add</u>	<u>25Jan24</u>		

<u>13Nov23</u>	Interval	66	Basement- General- svc to caulk between tile and stringer at landing in basement	<u>Zancor - Innisfil Warranty Service</u> 167266	Add	<u>25Jan24</u>		
<u>13Nov23</u>	Interval	67	Master Ensuite- General- svc repair small chip at master ensuite door by hinge	<u>Zancor - Innisfil Warranty Service</u> 167267	Add	<u>25Jan24</u>		
<u>23Nov23</u>	Interval	71	Garage- General- Change location of garage hose bib	<u>Icon Plumbing &amp; Heating</u> 167962	Add	<u>25Jan24</u>	✓	89
<u>28Nov23</u>	Interval	73	Kitchen- General- inspect pantry as per h.o should be 48" AND its only 43"	<u>New Image Kitchens</u> 168345	Add	<u>25Jan24</u>		
<u>03Dec23</u>	Interval	77	Bedroom 2- General- Adjust bedroom door-Closing on its own	<u>WYECROFT TRIM</u> 168682	Add	<u>25Jan24</u>		
<u>03Dec23</u>	Interval	78	Stairs- General- raise trim at nosing at landing to 2nd floor large gap	<u>WYECROFT TRIM</u> 168683	Add	<u>25Jan24</u>		
<u>03Dec23</u>	Interval	82	Laundry Room- General- NOTCH OVER GABLE IN BETWEEN WASHER ADN DRYER TO RIGHT SIDE FOR ACCESS TO DRAIN	<u>New Image Kitchens</u> 168687	Add	<u>25Jan24</u>	✓	
<u>03Dec23</u>	Interval	83	Basement- General- SVC TO SECURE FLOOR DRAIN INSIDE COLD ROOM	<u>Icon Plumbing &amp; Heating</u> 168688	Add	<u>25Jan24</u>	✓	
<u>03Dec23</u>	Interval	84	Laundry Room- General- REPAIR DRYWALL AROUND DRYER VENT	<u>Zancor - Innisfil Warranty Service</u> 168689	Add	<u>25Jan24</u>		
<u>03Dec23</u>	Interval	86	Master Ensuite- General- INSPECT JAMB INSIDE SHOWER NOT FLUSH-LEFT OF SHOWER GLASS DOOR AND RIGHT OF PANTRY CABINET INSTALLED ON ANGEL	<u>AV Classic</u> 168691	Add	<u>25Jan24</u>		
<u>06Dec23</u>	Interval	88	Master Ensuite- General- Countertop at faucet right faucet closet to wall then left fauce/// backsplash edge installed on angle	<u>Redstone Marble</u> 168977	Add	<u>NoApptoint.</u>		
<u>07Dec23</u>	Interval	91	Master Ensuite- General- Countertop lip right of sink overhanding off countertop at pantry	<u>Redstone Marble</u> 169021	Add	<u>NoApptoint.</u>		
<u>07Dec23</u>	Interval	93	Basement- General- service to fix the condensation hoses at floor drain as the drain doesn't sit flush now. The plumber chipped away when they came to investigate the smell	<u>Zancor - Innisfil Warranty Service</u> 169045	Add	<u>25Jan24</u>		
<u>08Dec23</u>	Interval	94	Master Ensuite- General- Replace master ensuite faucet at sink defective	<u>Icon Plumbing &amp; Heating</u> 169247	Add	<u>25Jan24</u>	✓	
<u>11Dec23</u>	Interval	95	Shared Bathroom- General- Over cut at tile below trim X4	<u>AV Classic</u> 169273	Add	<u>25Jan24</u>		
<u>28Dec23</u>	Interval	99	Main Hall- General- scuff mark on wall	<u>Zancor - Innisfil</u>	Add	<u>25Jan24</u>		

			<u>Warranty</u> Service 170133				
<u>09Jan24</u>	Interval	101	Kitchen- General- SERVICE TO CONDUCT A INFRARED READING BEHIND CABINETS AS PER HOMEOWNER COLD AIR	<u>Zancor-</u> <u>Immisfil</u> <u>Warranty</u> Service 170479	<u>Add</u>	<u>25Jan24</u>	
<u>12Jan24</u>	Interval	102	Powder Room- General- re.re toilet for tile repair	<u>Icon Plumbing</u> & Heating 170892	<u>Add</u>	<u>25Jan24</u>	
<u>17Jan24</u>	Interval	103	Master Ensuite- General- the countertop company damaged one of the gables in the master ensuite	<u>New Image</u> Kitchens 171348	<u>Add</u>	<u>25Jan24</u>	✓
<u>23Jan24</u>	Interval	104	Master Ensuite- Cabinets - Kitchen & Bathroom- upper pantry door scratched on inside of door	<u>New Image</u> Kitchens 171701	<u>Add</u>	<u>NoApptoint.</u>	✓
<u>23Jan24</u>	Interval	105	Bedroom 3- General- window scratched	<u>Newmar</u> 171719	<u>Add</u>	<u>NoApptoint.</u>	

Homeowner Signature: \_\_\_\_\_

The Homeowner acknowledges and accepts that all  
initialled work has been completed in a workman like  
manner to their satisfaction.

Date: \_\_\_\_\_

Zancor Service Technician: \_\_\_\_\_