RESORT Spec Level: 2	Park Square Homes				
	Paradiso Grande Townhomes				
Community Specific Information*	**Level 2 Specs**	**Finish / Color**	**Brand Name**	**Model #**	**Location**	**Notes:**

Community Specific Information*	Level 2 Specs	Finish / Color	Brand Name	Model #	Location	Notes:
Block Wing Walls	N/A	N/A	N/A	N/A	N/A	
Coach Lights	Black Outdoor Wall Cylinder Coachlight Package by Kichler	White	Kichler	9244BK	Per Plan	Location and qty's per plan
Community Fencing Specs	TBD	TBD	TBD	TBD	TBD	TBD
Exterior Decorative Railing Material (Treated material, HB & G, or PVC)	N/A	N/A	N/A	N/A	N/A	N/A
Fascia/Soffit	6" Aluminum over 2x6 Sub-Fascia	Bronze	Ashley or Kay Can - Soffit	Soffit #41550	Soffit/Fascia	
Garage Door	Per Plan and Elevation	Per Color Scheme	Clopay		Garage	
Gas or Electric	Electric	Duke Energy	N/A	N/A	Electric Meter - Exterior Side of House/Garage	
Gutters	Std 7" Front only	Match Fascia/Soffit Color			TBD	
Windows	Windows	Aluminum/ Bronze	Plygem	Windows - 4700 SGD - 4700	Throughout	
Hot Water Heater	Electric	White	A/O Smith	ENT-40 / ENT-50	Per Plan	Qty (1) 40 Gal.dw + Qty (1) 50 Gal. up
House Number Type	TBD	Black	TBD	TBD	Above Garage	
Landscape Budget	TBD	N/A	N/A	N/A	N/A	
Mail Box	No Mailboxes or cluster	TBD	N/A	N/A	N/A	Owners will need PO Box
Mono or Stemwall Foundation	Monolithic	Grey	2500 regular with fibermix slab/no fibremix for stemwall	Per Vendor	Slab	
Roof Type (Shingle, Metal, Tile)	Tile	4595 Dark Charcoal	Eagle	Bel Air	Roof	Bronze Drip
Separate Irrigation Meter (Standard / Optional)	TBA	Grey/Green	Installed by FLS (Rainbird)	N/A	per community/code	Orange County Utilities
Sewer or Septic	Sewer	N/A	N/A	N/A	N/A	Orange County Utilities
Thermostat	Z-Wave Vision Pro 8320	White	Honeywell	TH8320ZW1007/U	Per Plan	
Cable & Internet	Fiber Optic	N/A	Charter Spectrum	TBD	TBD	42" 'OnQ Panel
***Market Exceptions**	**Level 2 Specs**	**Finish / Color**	**Brand Name**	**Model #**	**Location**	**Notes:**
Flooring Wet Areas, Foyer and Great Room	Level 1 Tile	Per Line-up	Shaw	17" x 17"	Wet areas, Foyer, Great room	
Cabinets	Level 1	Per Line-up	Legacy	Per Line-up	Throughout	
Exterior Ceiling Fan Pre-Wires	Qty 1 or 2, per plan	N/A	N/A	N/A	Lanai and balcony, per plan	
Sills - Shower Curb, Windows, Half Walls at Baths	Solid Surface	White	Solid Surface	Square Edge	Shwrs, Wdws, Bath 1/2 Wall	
BaseBoard trim	**3 1/4" Ogee**	Shell White 2756 Semi-Gloss	Florida Paint	2230 SunHide	N/A	**Spec Change**
Stair Detail (1/2 Wall, Railing)	White on White Spindles Painted and Painted Wood Wall Rail	Shell White 2756 Semi-Gloss	Millwork Sales	N/A	Stairs and Landing	
Interior Doors - 1st Floor	**6'8" - 2-Panel Smooth Square Top**	Shell White 2756 Semi-Gloss	Carrara Masonite	Hollow Core	Per Plan	**Spec Change**
Set of 4 Flush Mount LEDs	Qty Per Plan	White	Elite Lighting	Flush Mount LED	Great Room	

Stair Lighting	LED	White				Motion Contolled Like Toscana
Countertops - Kitchen, Master Bath and Secondary Baths	Quartz 2cm	Per Line-up	N/A	Per Line-up	Kitchen and Baths	
Fire Sprinklers	NFPA-13-D Fire Sprinkler System	Std	Std	Per Code	Per Code	Concealed Heads

Market Exceptions are items that deviate from the spec level defined and also shown below in BOLD

Division 2- Exterior

Sod (St. Augustine, Bahia, or Zoysia)	St. Augustine	N/A	N/A	N/A	Lot Boundaries per Survey	
Irrigation	Standard	N/A	Timer - RainBird	Timer - ESP4ME	Lot Boundaries per Survey	
Termite Protection with bond	Borate	N/A	Nisus	Bora-Care	Applied 24" Up on 1st Floor Walls	
Exterior Balcony Floor Finish	N/A	Per Line-up	Shaw	Per Line-up	Exterior	
Exterior Finish	Stucco	Knockdown Finish	N/A	N/A	Exterior	Smooth Finish on Stucco Bands
Cementious Coating Banding on Sides and Rear Elevations	OPT Raised	6"	N/A	N/A	Windows and Doors	
Stone	Per Plan Elevation	TBD	J&N	Stack-Ease		Not flat as notated on some plans
Siding	Per Plan	Per Color Scheme	James Hardie (or approved equivalent)	Exposure Per Plan Details	Exterior of Home	
Exterior Base and Trim Grade Paint	Acrylic	(1) Coat Acrylic Primer and (1) Coat Acrylic High Build Top Coat	Florida Paint	Primer - 3850 SunFlex Top Coat - 1800 Sun Flex	Exterior	

Division 3-Concrete

Front Driveway, Lead Walk, Finish	Pavers	Granite / 'T' pattern	Tremron or Equal	TBD	Front Driveway-per plan, Lead Walk- 3' wide per plan	Apron and ROW walks concrete
Front Entry Finish	Pavers	Granite / 'T' pattern	Tremron or Equal	TBD	Front Entry	
Rear Patio Finish	Acrylic Textured	Fog-517 3	Florida Paint	1st Coat - 6070 TropriCrete 2nd Coat - 6020 TropiCrete	Rear Lanai (Includes Rear Stoops)	
Optional Garage Service Door Concrete Stoops	Concrete	Grey	2500 psi	N/A	Garage Service Door	

Division 6-Framing

Balcony Deck	3/4" T&G Marine Plywood	N/A	N/A	N/A	N/A	Sealed with Vulkem or SealoFlex CT (or approved equivalent)
Floor Decking	3/4" T&G OSB.	N/A	Edge Green	4x8 Sheets	On Top of Floor Trusses	
House Wrap	N/A- See Wall Sheathing	N/A	N/A	N/A	N/A	N/A
Interior Framing Walls (wood)	Wood Framing	N/A	Varies	2"x4" (1 1/2 x 3 1/2) #2,spruce interior, PT bottom plates, Yellow Pine-engineering	non load bearing walls 24" O.C., load bearing walls 16" O.C. unless noted otherwise	
Roof Decking	19/32" OSB for Metal and Tile Roof, 7/16" OSB for Shingle	N/A	Varies	4x8 Sheets	Roof	
Wall Sheathing	7/16" ZipWall	N/A	Varies	4x8 Sheets	All Framed Exterior Walls	

Division 7-Exterior Framing

Block Wall Insulation	R 4.1	brown	Fifoil	INAA216HP	Exterior Block Walls	
Ceiling Insulation (R-value)	Blown R-30	grey		Loose fill cellulose	Ceiling	
Frame Wall Insulation	R-11	Brown Kraft Paper		R-11	Exterior Frame Walls and Garage common wall	
Roof Pitch (Trusses)	Per Plan	N/A	MiTek software	per plan	Roof	

Division 8-Windows, Garage Doors

Garage Door Opener Pre-wire	Included	N/A	N/A	N/A	Garage Ceiling	
Garage Door Operator on All Bays	OPT	Grey/Black	Lift Master	1/3 Horsepower	*'3 remotes	*(3) 3 button remotes ILO (2) 2 Button remotes for 2 garage openers std
Glass Block in Kitchen Per Plan	N/A	N/A	N/A	N/A	N/A	
Sliding Glass Doors	**Low E Aluminum**	**Per Community Sheet**	**MI**	**#4700-2 Panel and #4700-3 Panel, Single Lock, Integrated Handle**	**SGD Openings Per Plan**	**Same SGDs if Vinyl Windows used**
Windows	**Low E Aluminum or Vinyl (See Comm. Sheet)**	**Per Community Sheet**	**Plygem**	**Aluminum 4700 Series**	**Window Openings Per Plan**	**Window Mullions on Front Only**

Division 9-Interior Finish

BaseBoard trim	**3 1/4" Ogee**	**Shell White 2756 Semi-Gloss**	**Florida Paint**	**2230 SunHide**	**N/A**	**Spec Change**
Bath Accessories (Towel Bars, Toilet Paper Holders, Soap Dish)	STD	Chrome	Moen	Contemporary	All Bathrooms	Toilet Paper Holder, Only
Ceiling Finish (Texture)	Knock Down	Shell White 2756 Flat	Florida Paint	2800 Quik-Kote	Ceiling	
Crown Molding	Optional	Shell White 2756 Semi-Gloss	Millwork Sales	5-1/4" #45	At Ceiling	
Denshield	Yes	Grey	Denshield	N/A	Behind Shower / Tub Wall Tile	
Door Hardware - Front Door	Arlington Entry Handleset with 910 Z-Wave PowerBolt	Satin Nickel	Kwik Set	Arlington / PowerBolt	Front Door	
Door Hardware - Interior Lockset Style	Dorian	Satin Nickel	Kwik Set	Lever	Interior Doors	
Door Hardware - Peep Sights	Included on Entry Doors with No Sidelites or Lites	N/A	N/A	N/A		
Door Hinges - Exterior Doors	Crash Chains Required on All Outswing Doors NOT Covered Under Roof	To match hardware finish selection	N/A	N/A	All Standard & Optional Exterior Doors	
Door Hinges - Interior Doors	Interior Hinges, Per Plan	To match hardware finish selection	N/A	N/A	Interior Doors	
Door Stops - Interior Doors	Spring Stop/ Door Guard Hinge Stops as Required	To match hardware finish selection	N/A	N/A	On Baseboard behind the Door Or Top Hinge	
Drop Zones	Per Plan	Painted White Trim Materials	N/A	N/A	Per Plan	Bench with Cubbies White Hooks
Entry Door	2 Panel Smooth Fiberglass Painted (Height Per Plan)	Per Color Scheme	Therma Tru	Smooth Star	Front Door	
Exterior French Doors on Lanai or Balcony	Optional Fiberglass Single Lite French with Deadbolt	Per Color Scheme	Therma Tru	Per Plan	Lanai	

Exterior Pool Bath Door	Optional Single Lite French w/Deadbolt	Per Color Scheme	Therma Tru	Per Plan	Optional Per Plan	
Fireplace	N/A	N/A	N/A	Electric - Napoleon Linear Gas - Direct Vent 6' Model 19 Spark	N/A	
Flooring - Master Bath Shower Floors	Level-0 or Prefabricated shower pans per plan	Per Buyer Selection	Shaw	Tile Per Line-up or Archer 36" x 60" pan per plan	Shower Floors	
Flooring- Non Wet Areas	Level I Carpet	Per Color Scheme	Shaw	Baseline	Floor / Stairs	5.5lb 7/16 Rebond Pad
Flooring -Secondary Bath Shower Floors	Level-0 or Prefabricated Units per plan	Per Buyer Selection	Shaw	Tile Per Line-up or Accord 30" x 60" - 7227 Series Shower Unit per plan	Shower Floors	
Flooring- Wet Areas, Foyer and Great Room	**Tile - Level 1**	**Per Color Scheme**	**Shaw**	**17" x 17"**	**Foyer, GR, Kitchen, Baths and Utility**	
Garage - Floor	Optional Painted w/Decorative Color Flakes	Semi-Gloss Tan or Silver Gray	Florida Paint	2100 Garage Shield Epoxy Floor Coating	N/A	
Garage Block Walls (Inside Garage)	Painted	Shell White 2756 Flat	Florida Paint	2700 Pro-Edge Latex	N/A	
Garage Ceiling	5/8" Drywall with Knockdown Texture	Shell White 2756 Flat	Florida Paint	2800 Quik-Kote	Ceiling	
Garage to House Door	Solid Core 2-Panel Square Top	Shell White 2756 Semi-Gloss	Carrara Masonite	Solid Core	Per Plan	
Garage/House partition wall	1/2" Drywall with Orange Peel Texture	Shell White 2756 Flat	Florida Paint	2700 Pro-Edge Latex	Garage Framed Walls and Ceiling Only	
Garage Side Service Door Per Plan	Opt. 2868 FBG. 6-Panel w/Deadbolt and Crash Chain	Per Exterior Color Scheme	Therma Tru	Smooth Star	Garage	With Concrete Stoop
Interior Door Casing	2-1/4" Baby Howe	Shell White Semi-Gloss	Florida Paints	N/A	N/A	
Interior Doors - 1st Floor	**6'8" - 2-Panel Smooth Square Top**	**Shell White 2756 Semi-Gloss**	**Carrara Masonite**	**Hollow Core**	**Per Plan**	**Spec Change**
Interior Doors - 2nd Floor	6'8" - 2-Panel Smooth Square Top	Shell White 2756 Semi-Gloss	Carrara Masonite	Hollow Core	Per Plan	
Interior Kitchen and Bath Finish (Texture)	Orange Peel	Shell White 2756 Eggshell	Florida Paint	2410 SunWall Latex		
Interior Rounded Drywall Wall Corners	Optional	N/A	N/A	N/A	First Floor Interior Vertical 90 Degree Corners Only, not on Exterior Doors, SGD, Windows, Niches, Pot Shelf Horizontal Edge.	
Interior Wall Finish (Texture)	Orange Peel	Shell White 2756 Flat	Florida Paint	2700 Pro-Edge Latex		
Sills - 1/2 Walls (Other than Baths)	1 x Painted Wood w/Casing to Match Rest of Home	Shell White 2756 Semi-Gloss	N/A	N/A	Stairs, Interior Kneewalls	
Sills - 1/2 Walls at Bathrooms	**Solid Surface**	**White**	**Solid Surface**	**Square Edge**	**Shwrs, Wdws, Bath 1/2 Wall**	
Sills - Drywall Niches	Drywall Wrap	Shell White 2756 Flat	N/A	N/A	N/A	
Sills - Shower Curb Caps	**Solid Surface**	**White**	**Solid Surface**	**Square Edge**	**Shwrs, Wdws, Bath 1/2 Wall**	
Sills - Windows	**Solid Surface**	**White**	**Solid Surface**	**Square Edge**	**Shwrs, Wdws, Bath 1/2 Wall**	
Stair Detail (1/2 Wall, Railing)	**White on White Spindles Painted and Painted Wood Wall Rail**	**Shell White 2756 Semi-Gloss**	**Millwork Sales**	**N/A**	**Stairs and Landing**	
Stair Tread Detail	Level I Carpet	Per Color Scheme	Shaw	Baseline		
Wall Tile - Backsplash - Bathrooms	**Quartz 2cm**	**Level 1**	**N/A**	**Level 1**	**Bathrooms**	
Wall Tile - Backsplash - Dressing Areas	**Quartz 2cm**	**Level 1**	**N/A**	**Level 1**	**Dressing Areas**	

Wall Tile - Backsplash - Kitchen	Tile - Level 1	Per Line-up	N/A	Per Line-up	Kitchen	
Wall Tile - Backsplash - Valets	N/A	N/A	N/A	N/A	N/A	
Wall Tile - Listellos	Optional	Per Color Scheme	Shaw/Emser	Varies (See Color Selections)	Showers and Tub Surrounds	
Wall Tile - Master Baths	Level-0	White or Bone, Glossy or Matte	DAL or Equivalent	6"x6"	Shower Walls Height 7' from finished floor	
Wall Tile - Secondary Baths	Level-0 or Prefabricated Units per plan	White or Bone, Glossy or Matte	DAL or Equivalent	6"x6" or Accord 30" x 60" - 7114 Series for Tub/Shower Unit	Shower Walls Height 7' from finished floor	

Division 10-Shelving

	Tile - Level 1	Per Line-up	N/A	Per Line-up	Kitchen	
Shelving	Ventilated Wire	White	Rubbermaid or Equivalent	Ventilated Wire	5 Shelves in Pantry; 1 Row in Utility Over Washer/Dryer Per Plan.	
Shower Enclosure - Master Bath	75" Tall with Curb 80" Tall without Curb (80" AFF)	Chrome Frame Enclosure	Coral Industries (or equivalent)	Clear Glass	Master Bath	
Shower Enclosure - Secondary Bath - Tub/Shower	Shower Rod	Chrome	Varies	N/A	Secondary Baths	Optional 5' Bypass
Shower Enclosure - Secondary Bath - Optional Shower	Bypass Enclosure 75" Tall with Curb 80" Tall without Curb (80" AFF)	Chrome Frame Enclosure	Coral Industries (or equivalent)	Clear Glass	Secondary Baths	
Vanity Mirrors (Beveled or Square)	42" Square	Square edge	Arch Glass	Size Per Plan	Bathroom, Glued to Wall	

Division 11-Appliances

	Tile - Level 1	Per Line-up	N/A	Per Line-up	Kitchen	
Cooktop - With Gourmet Kitchen Only	Optional with Gourmet Kitchen or Per Plan	Stainless Steel	Samsung	Per Community	Per Plan	
Dishwasher	STD	Stainless Steel	Samsung	Per Community	Kitchen	
Microwave	Standard Non-vented	Stainless Steel	Samsung	Per Community	over range	
Range	30" Free Standing	Stainless Steel	Samsung	Self Cleaning 30" Free Standing	Kitchen	
Range Hood - With Gourmet Kitchen Only	Optional with Gourmet Kitchen or Per Plan	Stainless Steel	Samsung	Per Community	Kitchen, over Cooktop	
Refrigerator	STD	Per Buyer Selection	Samsung	Per Community	Kitchen	
Dryer	STD	Per Buyer Selection	Samsung	Per Community	Utility Room - Per Plan	stackable
Washer	STD	Per Buyer Selection	Samsung	Per Community	Utility Room - Per Plan	stackable
Wall Oven - With Gourmet Kitchen Only	Optional with Gourmet Kitchen or Per Plan	Stainless Steel	Samsung	Per Community	N/A	Only with Gourmet Kitchen Options

Division 12-Cabinets

	Tile - Level 1	Per Line-up	N/A	Per Line-up	Kitchen	
Cabinet Door Hardware	Optional	Per Color Scheme	Merillat	Per Selection	Kitchen / Bathrooms / Other	Level 1 Hardware is Required On Full Overlay Doors Only
Cabinets	**Level 1**	**Per Selection**	**Merillat**	**Per Selection**	**Kitchen / Bathrooms / Other**	**Colors Sheets reflect Legacy Cabinets equivalent**
Cabinets In Utility room	Optional Per Plan	Per Selection	Merillat	N/A	Utility Room	See Shelving Specs for Standards

Countertops - Kitchen	Quartz 2cm	Standard Edge w/ 4" Splash	N/A	N/A	Kitchen	
Countertops - Master Bath Vanity / Dressing Areas	Quartz 2cm	Standard Edge w/ 4" Splash	N/A	N/A	Master Bath	
Countertops - Secondary Bath	Quartz 2cm	Standard Edge w/ 4" Splash	N/A	N/A	Secondary Baths	
Crown Moulding at Top of Kitchen Cabinets	Optional	Per Buyer Selection	Merillat	Standard and Decorative	Kitchen	
Full Depth Cabinets Above Refrigerator w/Side Panel	Optional	Per Selection	Merillat	Per Selection	Kitchen	
Laundry Chute(s)	Per Plan	White	Merillat	Per Line-up	Per Plan	
Light Rail on Kitchen Wall Cabinets	Optional	Per Selection	Merillat	3-1/2 Inverted Crown or Light Rail	Kitchen - Under Upper Cabinets	
Raised Vanity(s) in Master Bath	Optional	N/A	Merillat	N/A	Master Bathroom	Raises height 6" (28" - 34")
Raised Vanity(s) in Secondary Baths	Optional	N/A	Merillat	N/A	Master Bathroom	Raises height 6" (28" - 34")

Division 13-Window Treatments

Blinds	Standard	2" Faux Wood - Verticals on SGD- No blinds in baths	TBD	Per Selection	Windows and Doors	

Division 14-Plumbing

Exterior Hose Bibs	Per Plan Minimum of 2	Bronze	N/A	N/A	Per Plan	
Faucets - Bar or Veggie Sink	Optional	Chrome	Moen	Per Selection	Optional	
Faucets - Garden Tub Fixture in Master Bath	Moen Chateau Chrome	Chrome	Moen	Moen Chateau Deck Mount T998/M14904	Master Bath	
Faucets - Kitchen Sink	Moen Arbor one-handle high arc pulldown kitchen faucet	Chrome	Moen	7594	Kitchen	
Faucets - Master Bath	Moen Chateau Single Lever	Chrome	Moen	4621	Master Bath	
Faucets - Master Bath Shower Fixture	Moen Chateau	Chrome	Moen	Moen Chateau 2352	Master Bath	
Faucets - Secondary Bath	Moen Chateau Single Lever	Chrome	Moen	4621	Secondary Baths	
Faucets - Secondary Bath Shower Fixture	Moen Chateau	Chrome	Moen	L2352	Secondary Baths	
Faucets - Secondary Bath Tub/Shower	Moen Chateau	Chrome	Moen	L2353	Secondary Baths	
Garbage Disposal	1/2 HP	Stainless Steel	In Sink Erator	Badger 1	Kitchen Sink Pig Tail Wiring	
Plumbing System	PEX	N/A	Uponor	N/A	Per Plan	
Sinks - Bar	Optional	Stainless Steel	Kohler Undermount	Springdale	Per Plan	
Sinks - Kitchen	50/50 or 60/40 Undermount	18 ga Stainless Steel	Stainless Steel	11444, McAllister 5050 or 6040	Kitchen	

Sinks - Laundry Tub	Optional	White		Freestanding - 996-0 Latitude Top Mount - 995-0 Latitude	Laundry Room	
Sinks - Master Bath	**Undermount**	**Match Plumbing Fixtures**	**Sterling/Kohler**	**442040 Sterling Wescott**	**Master Bath**	
Sinks - Secondary Bath	**Undermount**	**Match Plumbing Fixtures**	**Sterling/Kohler**	**442040 Sterling Wescott**	**Secondary Baths**	
Sinks - Veggie	Optional	Stainless Steel	Kohler Undermount	Springdale	Per Plan	
Toilet (Standard or Elongated):	Elongated	White or Bisquit	Sterling	402321-0 WindhamT Seat: 4774-0 Brevia	All Baths	
Tubs - Master Garden/Soaker Tub	Per Plan	White or Bisquit	Sterling	Corner Soaker - Lawson Garden Tub - Lawson	Per Plan	
Tubs - Secondary Bath	Per Plan	White or Bisquit	Sterling	Accord 30" x 60" - 7114 Series for Tub/Shower Unit / Performa tub per plan	Secondary Baths	
Tubs - Freestanding	Optional Per Plan	White	Kohler/Sterling	24001-0 Sunstruck 60"x34"	Master Bath, per plan	Center Drain

Division 15-HVAC

A/C Register in Walk-in Closet & Owners Storage	Yes	White	N/A	N/A	Walk in Closet, Owners Storage	
HVAC SEER RATING:	16 SEER	N/A	Trane	XR16 W/Variable Speed Air Handler	Per Plan	
Thermostat	Programmable	N/A	See Community Information Sheet	See Community Information Sheet	Per Plan	
Zoned (Yes or No)	Single Story Not Zoned. Two Story Either 2 Units or Zoned	N/A	N/A	N/A	N/A	

Division 16-Electrical

Bathroom Exhaust Fans	Included	White	TBD	TBD	Bathrooms	Separate from Lighting
Door Bell/Chime	Standard	White	Carlon	CK225	Per Electrical Plan	
Electric Service Panel Amps.	per plan	Grey	Square D	Per plan	To match street service side, garage side preferred	
Exit Lighting	Standard				Per Plan	
Light Switches	Rocker	White	TBD	TBD	Per Plan	
Lighting at Dining	Flush Mount LED	White	Elite Lighting	Flush Mount LED	Per Plan	
Lighting at Foyer (one story foyer)	Per Plan	White	Elite Lighting	Flush Mount LED	Centered Above Foyer	

Lighting at Foyer (two story foyer)	Per Plan	White	Elite Lighting	Flush Mount LED	Centered Above Foyer	
Lighting at Garage	Flush Mount LED	White	Elite Lighting	Flush Mount LED	Per Plan	
Lighting at Kitchen	Flush Mount LED	White	Elite Lighting	Flush Mount LED	Per Plan	
Lighting at Kitchen Island	Pendant Lights	Nickel	Kichler	Crosby Package	Per Plan	
Lighting at Master Bath	Wall-Mounted	Nickel	Kichler	Crosby Package	Over Vanity	
Lighting at Nook	Flush Mount LED	White	Elite Lighting	Flush Mount LED	Per Plan	
Lighting at Powder Baths	Wall-Mounted	Nickel	Kichler	Crosby Package	Over Vanity	
Lighting at Secondary Baths	Wall-Mounted	Nickel	Kichler	Crosby Package	Over Vanity	
Lighting at Utility	Per Plan	White	Kichler	Per Plan	Per Plan	LED Linear
Lighting at Walk In Closets	Per Plan	White	Kichler	Per Plan	Per Plan	LED Linear
Music & Intercom System	Optional	NA	NA	NA	NA	
No. of Exterior Ceiling Fan Prewires	Optional	White	N/A	N/A	Lanai, Balcony	
Data Lines	Family Room, All Bedrooms, Loft, Per Plan	White	N/A	Cat6e	Per Plan	
No. of Category 5 Phone Prewires	N/A	N/A	N/A	N/A	N/A	
No. of Interior Ceiling Fan Prewires	All Bedrooms and Great Room	N/A	N/A	N/A	All Bedrooms, Family/Living Rm, Lanai	With Separate Light Switch and speed control on fan switch
Ceiling Fans	Lanai, Per Plan					
Number of Waterproof exterior electric outlets	Qty 2	N/A	N/A	N/A	Exterior Walls Per Plan	
Security System	Z-Wave Security System With 1 Yr Monitoring Included	White	Crime Prevention	N/A	1 Keypad, All Windows & Doors Contacted Except for Garage Overhead Door	
Surround Sound	Optional	Optional	Optional	Optional	Per Customer Layout	
Toe Kick Lighting in Bathrooms	Optional	LED Tape Lighting	Kichler (or approved equivalent)	N/A	At Cabinet Bottoms	
Under Cabinet Lighting	Optional	TBD	Kichler	Kichler	Kitchen Cabinets	Opt. Fluorescent, Led Mini Pucks or LED Tape Lighting
Stair Lighting	**LED**	**White**	**Kichler**	**12673WH**	**In Wall, Above Skirtboard**	**Motion Contolled**
USB Outlet	Kitchen and All Bedrooms	White	N/A	N/A	Per Plan	
Division 17-Pool						
Pool	Standard	Per Color Scheme	Per Vendor	Per Diagrams	rear	**Electric Pool Heater**

Screen Enclosure		Standard	Bronze	NA	Dome	Rear-Cover Entire Pool Deck, Ends of Lanai	

Approved:	Sales	Date	Purchasing	Date	Operations	Date
	Marketing	Date	Construction	Date	Design	Date

Revisions	Preliminary specifications set up to send to Cynthia for mark-ups	RN & AL	7/8/2021
	Update to include features similar to SFH per Cynthia	RN & AL	7/15/2021
	Change coach lights to black, roof color to Dark Chocolate Blend, paver Granite	RN	8/4/2021
	Update specs to match revised specs for 50s	RN & AL	11/16/2021
	Roof Tile color correction	AL	4/14/2022
	MI 185 windows discontinued, changed bronzed windows to Plygem 4700 Series	RN, AL	4/20/2022
	Change from gas to electric	AL	2/3/2023
	Ceramic Fixtures removed. Moen Contemporary TPH, STD.	AL	2/9/2023
	Stackable W/D ILO side-by-side due to water heater	AL	3/24/2023
	Update roof tile from Boral to Eagle. Also, add description for the electric water heater,	AL	6/23/2023
	Update brand / model of water heaters	AL	7/13/2023
	Add description for Fire Sprinkler system and Information on Fiber Optic per community requirements. Replace Stair Lighting 12672WH with 12673WH due to discontinuation.	AL	10/10/2023
	Correction on number of ceiling fan pre-wires: all bedrooms and great room.	AL	10/13/2023
	7" Gutters, wire shelving deleted from Master Bedroom (now luggage shelving), correction on data lines (Cat6e) and delete Cat5 phone outlet, update brand name for Cabinets.	AL	10/30/2023
	Clarification on cabinets' lineup.	AL	1/24/2025