



ADDENDUM A – STANDARD FEATURES ADDENDUM – (STANDARD MATERIALS AND SPECIFICATIONS FOR THE HOME)

Cabinets/ Countertops
3 Cm Granite Countertops.
Cabinets with Standard Hardware

Deliveries
Stainless Microwave, Dishwasher, and Slide In Range

Drywall
1/2" Drywall Smooth Finish

Electrical
Bath Fans are Positioned Per Plans
Deako Light Switches Per Plan
Electrical Outlets are Positioned Per the Plans
Lighting Level 1 Package

Exterior Finishes
Standard Mailbox with Wooden Post
Standard Patio Per Plan

Exterior Wall Cladding
Brick Front and Siding Sides
Shutters and Siding Accents are per Plan
Stone Accents Per Plan
Vinyl Soffit with Aluminum Fascia

Fireplaces
No Fireplace

Flooring
Frieze Carpet in All Bedrooms (For Thrive product Frieze carpet in all bedrooms and lofts if applicable)
Luxury Vinyl Plank in Great Room, Hallways, Kitchen, Foyer, Dining, Breakfast (if Room is Applicable to Plan Selected)

Hardware
Egg Style Door Knobs
Framed Mirrors
Framed Shower Door in Master
Shelving Installed Per Plan
Toilet Paper Holders and Towel Holders Are Installed Per Plan

HVAC
Carrier Gas Furnace

Insulation
Seal Package Performed During Insulation
Spray Foam Insulation on underside of roof deck R-13 Batts in Walls

Purchaser's Initials: RT
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Builder's Initials: _____



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Interior Trim
3-1/4" Base
356 Door Casing
Item not applicable

Landscaping
Centipede Grass
Entire Width Sodded, but Sod only Installed 160' Behind Curb. Any Disturbed Areas not Sodded will be Seeded and Strawed.
No Island or Tree Installed in Front Yard
Shrub Package 1 Medium

Low Voltage Wiring
Cable, Phone, and Data Box
Smart Home Advantage Package

Painting
Exterior Paint Schemes are Pre-Approved by the ARC
Interior Trim Paint is limited to PPG Batch Paint Colors Semi Gloss Sheen
Interior Wall Paint is limited to PPG Batch Paint Colors Flat Sheen

Plumbing
Fiberglass Tub Shower Enclosures in Guest Bath
Fiberglass Walk In Shower
Natural Gas Tankless Water Heater
Plumbing Fixtures Level 1 Satin Nickel

Roofing
Architectural Shingles

Structural
2x4 Exterior Wall Studs 16" O.C.
8' Walls 1-Story

Trim
6'-8" Interior Doors throughout Entire House

Windows/ Ext Doors
16x7 Auburn Style Garage Door with Motor and Two Remotes
3-0x6'-8" Full Light Rear Patio Door
6'-8" Fiberglass Front Doors
Garage to House Door and Storage Doors are 6'-8" 6 Panel Steel
Vinyl Windows GBG

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