



**SUNCHASER VACATION VILLAS  
FAIRMONT RESORT  
FAIRMONT HOT SPRINGS, BC**

**PROGRESS DRAW 16**

**May 18<sup>th</sup>, 2016**

**LTA Consultants Inc.**

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& Construction Cost Consultants  
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**Prepared for:**

Mr. Douglas S Frey

Vice President

**Northwynd Resort Properties Ltd.**

5799 – 3<sup>rd</sup> Street SE

Calgary, Alberta T2H 1K1

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## 1. PROGRESS DRAW 16

### 1.1 Site Inspection

A site inspection of the project was conducted by our Mr. Brent Armstrong on May 16<sup>th</sup>, 2016. The temperature on site during our inspection was approximately 25° Celsius, it was sunny, and the ground was dry. There were three workers observed on site during our inspection.

Equipment at the site included a boom-style forklift.

Progress photographs have been included in Schedule 'C' of this report.

#### 1.1.1 Site Development Work

No site development work has been undertaken. Landscaping work around the perimeter of building 500 has been recently updated.

#### 1.1.2 Building Renovations

##### Building 500

Interior demolition work is nearly complete. All of the existing furnishings, fixtures, and millwork have been removed from the units. Demolition of the existing drywall is generally complete. The majority of the existing batt insulation has been removed from the wall and floor assemblies. The existing batt insulation has been stockpiled in several units for potential salvaging and reuse. Demolition of the existing partitions to accommodate the revised floor plans has been completed. Removal of the existing plumbing fixtures, sanitary piping, and water lines has been completed. The existing electrical fixtures, junction boxes, and wiring have been removed. Breaking-out of the existing bathroom floor tile is nearly complete.

Framing of the new interior partitions is approximately 70% complete. The balance of the framing materials required to complete the new partitions have been delivered to the site. Patching of the concrete floor topping where the existing partitions were removed is not yet underway. Routing of the new sanitary plumbing is approximately 45% complete. The new tubs have been loaded into the units on the west half of the building. Electrical rough-in work is approximately 30% complete.

#### 1.1.3 General Comments

Construction appears to be of good quality and workmanship. The construction appears to be progressing in general conformity with the plans and specifications. WCB site safety measures appear to be enforced.

#### 1.1.4 Consultant Field Reports

We have not yet been provided with copies of any consultant field reports. Upon receipt of the reports we will review and advise of any concerns in a future progress draw report. We will continue to follow up with the contractor for copies of any consultant field reports as they become available.

## 1.2 Contingency

The total value of the project contingency remains unchanged in the total sum of \$1,000,000.

## 1.3 GST

We note that the project budget currently excludes GST, therefore no GST will be certified in this or any subsequent draws. However, the Owner will be required to pay the GST on an on-going basis.

## 1.4 Builders' Lien Holdback

We note that under the BC Builders' Lien Holdback Legislation, the Owner will be required to retain holdback, and these monies are normally included in the value recommended for payment, so that the Owner can set up holdback accounts in accordance with the lien legislation.

A total of \$12,300.62 has been deducted from the current contractor's invoice for the builder's lien holdback.

## 1.5 Details of Progress Draw

### 1.5.1 Building 500

This Progress Draw Number 16 is based on actual Hard Cost Construction Work and Project Soft Costs invoiced to April 30<sup>th</sup>, 2016. Please refer to the Progress Draw Certificate on page 6 of this report for a detailed summary of the current progress draw values.

VVI Construction Ltd. Invoice #1825 dated April 30<sup>th</sup>, 2016, has been submitted for our review and analysis, and develops a total claim value of \$110,705.60 (excluding GST). We have not included GST in our calculation of the current claim value, as GST does not form part of the project budget. A copy of the invoice has been included in Schedule 'B' of this report.

***Please note, a portion of the current progress draw includes costs for materials not yet delivered to the site. A total of \$54,241.80 (excluding GST) has been included for the costs associated with a pre-order deposit on the flooring materials. A copy of the Fitz Flooring Ltd. Invoice 16-7170A dated April 20<sup>th</sup>, 2016, has been enclosed in Schedule 'B' of this report.***

The invoices submitted to date by VVI Construction Ltd. are summarized as follows:

Summary of VVI Construction Ltd. Invoices - Building 500					
Date	Invoice #	Net Amount (Excluding Holdback)	GST	Total (Excluding Holdback)	Comments
30-Apr-16	1825	\$110,705.60	\$5,535.28	\$116,240.88	None
<b>Total to Date</b>		<b>\$110,705.60</b>	<b>\$5,535.28</b>	<b>\$116,240.88</b>	

***Based on the current progress invoice, \$116,240.88 (including GST) should be paid directly to VVI Construction Ltd. in this Progress Draw 16.***

**1.5.2 Resort Villa Management Ltd. (RVM) Costs**

No RVM costs have been included in the current progress draw.

**1.6 Statutory Declaration & WCB Letter**

We have not yet been provided with a statutory declaration for VVI Construction Ltd.

A copy of the WCB Clearance Certificate for VVI Construction Ltd. dated May 18<sup>th</sup>, 2016, has been included under Schedule 'B' of this report. The certificate indicates that the account is currently active and in good standing.

**2. SCHEDULE**

**2.1 Construction Schedule**

We have not yet been provided with a construction schedule for Building 500. We will continue to follow up with the Owner and/or Contractor for a construction schedule or milestone completion dates. Comments regarding our opinion of the schedule will be provided with each progress draw report.

**3. OUTSTANDING INFORMATION**

The following information is outstanding at this time:

- Construction schedule.

**PROGRESS DRAW NUMBER 16 – BUILDING 500**

<b>PROGRESS DRAW CERTIFICATE - BUILDING 500</b>	
<b>Original Project Budget (Excluding GST &amp; PST)</b>	<b>\$1,141,926.00</b>
Changes to Budget	\$197,374.00
<b>Revised Project Budget (Excluding GST)</b>	<b>\$1,339,300.00</b>
Less: Remaining Available Budget (Variance)	<b>(\$1,216,293.78)</b>
<b>Total Work Completed to Date (Excluding GST)</b>	<b>\$123,006.22</b>
<hr/>	
Less: Previous Value Recommended for Payment	\$0.00
Less: Deficiency Retention	\$0.00
<b>Current Work Completed (Excluding GST)</b>	<b>\$123,006.22</b>
Less: Builder's Lien Holdback @ 10%	<b>(\$12,300.62)</b>
<hr/>	
<b>Current Value Recommended for Payment (Excluding GST)</b>	<b>\$110,705.60</b>

**Notes:**

1. The above value excludes GST;
2. Builders' Lien Holdback has been deducted from the current value recommended for payment as noted above;
3. Refer to Schedule 'A' for details regarding the Project Master Summary;
4. Refer to Schedule 'B' for a copy of the contractor's invoice and specific details regarding the project budget and current claim for the building.



**Lyndon P. Thomas, PQS, MRICS**

**May 18<sup>th</sup>, 2016**

**DRAW SUMMARY – BUILDING 500**

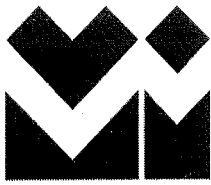
<b>DRAW SUMMARY - BUILDING 500</b>	
<b>Total Project Budget</b>	<b>\$1,339,300.00</b>
Progress Draw Number 1 through 15	\$0.00
Progress Draw Number 16	\$123,006.22
<b>Total Progress to Date (Including Holdback, Excluding GST)</b>	<b>\$123,006.22</b>
<b>Remaining Budget Available (Including Holdback, Excluding GST)</b>	<b>\$1,216,293.78</b>

**SCHEDULE – ‘A’  
MASTER BUDGET SUMMARY**



Description	Original Budget	Changes to Budget	Revised Budget	Work Completed to Date		Remaining Budget (Variance)	Construction Schedule		General Comments
				\$	%		Start Date	Finish Date	
<b>100 Series Buildings</b>									
Building 100	\$1,151,406.00	\$0.00	\$1,151,406.00	\$0.00	0%	\$1,151,406.00	T.B.D.	T.B.D.	
Building 200	\$2,147,297.00	\$0.00	\$2,147,297.00	\$0.00	0%	\$2,147,297.00	T.B.D.	T.B.D.	
Building 300	\$1,964,566.00	\$235,761.00	\$2,200,327.00	\$1,917,408.57	87%	\$282,918.43	November 2013	August 2014	Building 300 is complete.
Building 400	\$2,091,164.00	\$0.00	\$2,091,164.00	\$1,555,481.99	74%	\$535,682.01	March 2013	July 2014	Building 400 is complete.
Building 500	\$1,141,926.00	\$197,374.00	\$1,339,300.00	\$123,006.22	9%	\$1,216,293.78	T.B.D.	T.B.D.	
Building 600	\$1,167,408.00	\$0.00	\$1,167,408.00	\$0.00	0%	\$1,167,408.00	T.B.D.	T.B.D.	
Building 700	\$1,261,943.00	\$0.00	\$1,261,943.00	\$0.00	0%	\$1,261,943.00	T.B.D.	T.B.D.	
Building 800	\$1,320,875.00	\$0.00	\$1,320,875.00	\$1,257,911.91	95%	\$62,963.08	April 2013	October 2013	Building 800 is complete.
<b>1000 Series Buildings</b>									
Building 1000	\$2,041,208.00	\$0.00	\$2,041,208.00	\$0.00	0%	\$2,041,208.00	T.B.D.	T.B.D.	
Building 2000	\$2,085,899.00	\$0.00	\$2,085,899.00	\$0.00	0%	\$2,085,899.00	T.B.D.	T.B.D.	
Building 3000	\$2,219,457.00	\$0.00	\$2,219,457.00	\$0.00	0%	\$2,219,457.00	T.B.D.	T.B.D.	
Building 4000	\$2,125,257.00	\$0.00	\$2,125,257.00	\$0.00	0%	\$2,125,257.00	T.B.D.	T.B.D.	
Building 5000	\$1,945,374.00	\$0.00	\$1,945,374.00	\$0.00	0%	\$1,945,374.00	T.B.D.	T.B.D.	
Building 6000	\$2,428,897.00	\$0.00	\$2,428,897.00	\$0.00	0%	\$2,428,897.00	T.B.D.	T.B.D.	
Building 7000 (Upper Levels)	\$2,495,456.00	\$0.00	\$2,495,456.00	\$0.00	0%	\$2,495,456.00	T.B.D.	T.B.D.	
Building 7000 (Basement)	\$733,936.00	\$0.00	\$733,936.00	\$0.00	0%	\$733,936.00	T.B.D.	T.B.D.	
Building 8000	\$2,315,323.00	\$0.00	\$2,315,323.00	\$0.00	0%	\$2,315,323.00	T.B.D.	T.B.D.	
Building 8100	\$353,917.00	\$0.00	\$353,917.00	\$0.00	0%	\$353,917.00	T.B.D.	T.B.D.	
Building 8100 Canopy/Ext.	\$221,183.00	\$9,217.00	\$230,400.00	\$50,197.98	22%	\$221,183.00	01-Nov-14	T.B.D.	
<b>Contingency</b>									
Material Price Contingency	\$1,000,000.00	\$0.00	\$1,000,000.00	\$0.00	0%	\$1,000,000.00	T.B.D.	T.B.D.	
<b>Building Sub-total</b>	<b>\$32,212,492.00</b>	<b>\$442,352.00</b>	<b>\$32,654,844.00</b>	<b>\$4,904,006.67</b>	<b>15%</b>	<b>\$27,791,818.30</b>			
<b>Civil Work</b>									
Sunchaser	\$540,558.00	\$0.00	\$540,558.00	\$0.00	0%	\$540,558.00	T.B.D.	T.B.D.	
Hillside	\$1,642,090.00	\$0.00	\$1,642,090.00	\$0.00	0%	\$1,642,090.00	T.B.D.	T.B.D.	
Riverside	\$146,933.00	\$0.00	\$146,933.00	\$0.00	0%	\$146,933.00	T.B.D.	T.B.D.	
<b>Civil Work - Sub-total</b>	<b>\$2,329,581.00</b>	<b>\$0.00</b>	<b>\$2,329,581.00</b>	<b>\$0.00</b>	<b>0%</b>	<b>\$2,329,581.00</b>			
<b>Total Project Budget</b>	<b>\$34,542,073.00</b>	<b>\$442,352.00</b>	<b>\$34,984,425.00</b>	<b>\$4,904,006.67</b>	<b>14%</b>	<b>\$30,121,399.30</b>			

**SCHEDULE – ‘B’  
SUPPORTING DOCUMENTATION**



# INVOICE

Page : 1  
Date : April 30, 2016  
Invoice No. 1825

VVI Construction Ltd.  
PO Box 2988  
Revelstoke, BC V0E 2S0  
Canada

Phone : 250-837-2919  
Fax : 250-837-6145

Client Ref : Resort Villa Management  
Job Name : Sunchaser Vacation Villas BLDG 500

Bill To :  
Resort Villa Management  
C/O Northwynd Resort Properties  
820-59 Ave. SE # 100  
Calgary, AB T2H 2G5  
Canada

Ship To :

Phone : 403-541-1238

Fax : 403-540-0503

Phone :

Fax :

Salesperson

Project Manager  
DAVID

Tax Exempt No. 1

Tax Exempt No. 2

Registration Number

863236402RP0001

Terms

Ship Date  
04/30/2016

Ship Via

Reference Number

CP #1

Job	Description	Extended Amt.
	To invoice for:	
	Fairmont Sunchaser Vacation Villas Building 500	
	Costs from April 1 through April 30, 2016.	
0000015540	Division 1 - General Overhead - see summary	\$26,573.58
0000015540	Division 2 - Sitework - see summary	\$16,577.01
0000015540	Division 3 - Concrete - no costs this billing	\$0.00
0000015540	Division 5 - Metals - no costs this billing	\$0.00
0000015540	Division 7 - Thermal Moisture Protection - no costs this billing	\$6,433.35
0000015540	Division 7 - Thermal Moisture Protection - no costs this billing	\$0.00
0000015540	Division 8 - Doors & Windows - see summary	\$95.48
0000015540	Division 9 - Finishes - see summary	\$54,241.80
0000015540	Division 10 - Specialties - no costs this billing	\$0.00
0000015540	Division 15 - Mechanical - see summary	\$11,585.00
0000015540	Division 16 - Electrical - see summary	\$7,500.00

Total : 123,006.22  
Less Holdback Amount : 12,300.62

Sub Total : 110,705.60  
GST : \$5,535.28

Invoice Due : \$116,240.88

Waybill Number :

# VVI Construction Ltd.

Invoice Date 04/30/2016

From 04/01/2016 To #####

## Sunchaser Vacation Villas BLDG 500

Page : 1 of 1

### Billing Report

		Budget	Value Work Done	Previously Claimed	This Progress	Variance
1	DIVISION 1	108,500.00	16,417.10	0.00	26,573.58	92,082.90
	DIVISION 1 Contingency Exterior	4,000.00	0.00	0.00	0.00	4,000.00
	DIVISION 1 Contingency Interior	30,000.00	0.00	0.00	0.00	30,000.00
	DIVISION 1 Overhead & Fee @%9	108,000.00	10,156.48	0.00	10,156.48	97,843.52
2	DIVISION 2 - SITEWORK	36,000.00	16,577.01	0.00	16,577.01	19,422.99
6	DIVISION 6 - WOOD & PLASTICS	310,000.00	6,433.35	0.00	6,433.35	303,566.65
7	DIVISION 7 - THERMAL MOISTURE PROT	19,000.00	0.00	0.00	0.00	19,000.00
8	DIVISION 8 - DOORS & WINDOWS	88,500.00	95.48	0.00	95.48	88,404.52
9	DIVISION 9 - FINISHES	351,800.00	54,241.80	0.00	54,241.80	297,558.20
10	DIVISION 10 - SPECIALTIES	9,500.00	0.00	0.00	0.00	9,500.00
15	DIVISION 15 - MECHANICAL	164,500.00	11,585.00	0.00	11,585.00	152,915.00
16	DIVISION 16 - ELECTRICAL	109,500.00	7,500.00	0.00	7,500.00	102,000.00
Grand Total :		<u>1,339,300.00</u>	<u>123,006.22</u>	<u>0.00</u>	<u>123,006.22</u>	<u>1,216,293.78</u>

<b>Sub Total:</b>	123,006.22
<b>Holdback @ 10% on Subtotal:</b>	12,300.62
<b>Sub Total:</b>	<u>110,705.60</u>
<b>GST @ 5%:</b>	5,535.28
<b>Invoice Total :</b>	<u><u>\$ 116,240.88</u></u>

# VVI Construction Ltd.

From ##### To 04/30/2016

## Sunchaser Vacation Villas BLDG 500

Application 1

Invoice Date 04/30/2016

### Cost Plus Billing Report

Class		Budget	Value Work Done	Previously Claimed	This Progress	Variance
1	DIVISION 1					
1	BIDDING & GENERAL REQUIREMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
24	DESIGN FEES	\$2,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00
35	AUTOMOBILES - LEASING	\$2,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00
36	AUTOMOBILE - FUEL	\$3,000.00	\$0.00	\$0.00	\$0.00	\$3,000.00
110	INSURANCE	\$1,200.00	\$0.00	\$0.00	\$0.00	\$1,200.00
114	INSURANCE - EQUIPMENT	\$1,000.00	\$0.00	\$0.00	\$0.00	\$1,000.00
127	BUILDING PERMITS	\$6,000.00	\$5,695.00	\$0.00	\$5,695.00	\$305.00
240	TRAVEL/HOTELS/ACCOMODATIONS	\$1,000.00	\$0.00	\$0.00	\$0.00	\$1,000.00
242	MEAL ALLOWANCE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
244	ACCOMODATION ALLOWANCE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1010	CONTINGENCY - Interior	\$30,000.00	\$0.00	\$0.00	\$0.00	\$30,000.00
1010	CONTINGENCY EXTERIOR	\$4,000.00	\$0.00	\$0.00	\$0.00	\$4,000.00
1020	CASH ALLOWANCE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1041	CONSTRUCTION MANAGEMENT	\$48,000.00	\$4,513.99	\$0.00	\$4,513.99	\$43,486.01
1042	PROJECT MANAGEMENT	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1043	SUPERVISION	\$30,000.00	\$5,580.00	\$0.00	\$5,580.00	\$24,420.00
1048	CONTRACTORS FEE	\$60,000.00	\$5,642.49	\$0.00	\$5,642.49	\$54,357.51
1300	SUBMITTALS	\$100.00	\$0.00	\$0.00	\$0.00	\$100.00
1500	TEMPORARY FACILITIES & CONTROLS	\$0.00	\$159.60	\$0.00	\$159.60	(\$159.60)
1515	TEMPORARY LIGHTING	\$100.00	\$0.00	\$0.00	\$0.00	\$100.00
1517	TEMPORARY TELEPHONE	\$1,000.00	\$0.00	\$0.00	\$0.00	\$1,000.00
1521	FIELD OFFICE & SHEDS & TRAILERS	\$1,500.00	\$0.00	\$0.00	\$0.00	\$1,500.00
1522	FIRST AID SUPPLIES & LABOUR	\$2,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00
1530	TEMPORARY CONTRUCTION & HOARDING	\$1,000.00	\$0.00	\$0.00	\$0.00	\$1,000.00
1540	CONSTRUCTION AIDS	\$15,000.00	\$0.00	\$0.00	\$0.00	\$15,000.00
1564	SITE FENCING	\$1,500.00	\$0.00	\$0.00	\$0.00	\$1,500.00
1651	COURIER	\$100.00	\$0.00	\$0.00	\$0.00	\$100.00
1741	FINAL CLEANING	\$6,000.00	\$0.00	\$0.00	\$0.00	\$6,000.00
1742	PROGRESS CLEANING/DAILY	\$8,000.00	\$4,982.50	\$0.00	\$4,982.50	\$3,017.50
1745	GARBAGE AND DUMP FEES	\$24,000.00	\$0.00	\$0.00	\$0.00	\$24,000.00
1790	DE-MOBILIZATION	\$1,000.00	\$0.00	\$0.00	\$0.00	\$1,000.00
1831	WARRANTY	\$1,000.00	\$0.00	\$0.00	\$0.00	\$1,000.00
1	DIVISION 1	<u>250,500.00</u>	<u>26,573.58</u>	<u>0.00</u>	<u>26,573.58</u>	<u>223,926.42</u>
Class 2	DIVISION 2 - SITEWORK					
2220	SITE DEMOLITION	\$36,000.00	\$16,577.01	\$0.00	\$16,577.01	\$19,422.99
2	DIVISION 2 - SITEWORK	<u>36,000.00</u>	<u>16,577.01</u>	<u>0.00</u>	<u>16,577.01</u>	<u>19,422.99</u>
Class 6	DIVISION 6 - WOOD & PLASTICS					
6100	ROUGH CARPENTRY	\$0.00	\$6,433.35	\$0.00	\$6,433.35	(\$6,433.35)
6100	Partition Framing & Backing	\$40,000.00	\$0.00	\$0.00	\$0.00	\$40,000.00
6100	S&Ulay	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
6200	FINISH CARPENTRY	\$58,000.00	\$0.00	\$0.00	\$0.00	\$58,000.00
6400	ARCHITCTURAL WOODWORK	\$212,000.00	\$0.00	\$0.00	\$0.00	\$212,000.00
6	DIVISION 6 - WOOD & PLASTICS	<u>310,000.00</u>	<u>6,433.35</u>	<u>0.00</u>	<u>6,433.35</u>	<u>303,566.65</u>
Class 7	DIVISION 7 - THERMAL MOISTURE PROTECTION					
7213	BATT INSULATION	\$17,000.00	\$0.00	\$0.00	\$0.00	\$17,000.00
7800	FIRE & SMOKE PROTECTION	\$2,000.00	\$0.00	\$0.00	\$0.00	\$2,000.00
7	DIVISION 7 - THERMAL MOISTURE PROT	<u>19,000.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>19,000.00</u>

# VVI Construction Ltd.

From ##### To 04/30/2016

## Sunchaser Vacation Villas BLDG 500

Application 1

Invoice Date 04/30/2016

### Cost Plus Billing Report

	Budget	Value Work Done	Previously Claimed	This Progress	Variance
Class 8	DIVISION 8 - DOORS & WINDOWS				
8100	METAL DOORS & FRAMES	\$15,000.00	\$0.00	\$0.00	\$15,000.00
8200	WOOD & PLASTIC DOORS	\$32,000.00	\$95.48	\$0.00	\$31,904.52
8700	HARDWARE	\$25,000.00	\$0.00	\$0.00	\$25,000.00
8740	ELECTRO MECHANICAL HARDWARE	\$10,500.00	\$0.00	\$0.00	\$10,500.00
8800	GLAZING	\$6,000.00	\$0.00	\$0.00	\$6,000.00
8	DIVISION 8 - DOORS & WINDOWS	<u>88,500.00</u>	<u>95.48</u>	<u>0.00</u>	<u>88,404.52</u>
Class 9	DIVISION 9 - FINISHES				
9220	EXTERIOR REPAIRS	\$28,800.00	\$0.00	\$0.00	\$28,800.00
9250	GYPSUM BOARD	\$97,700.00	\$0.00	\$0.00	\$97,700.00
9250	TEXTURED CEILINGS	\$0.00	\$0.00	\$0.00	\$0.00
9300	TILE	\$43,000.00	\$0.00	\$0.00	\$43,000.00
9600	FLOORING	\$0.00	\$54,241.80	\$0.00	(\$54,241.80)
9650	RESILIENT FLOORING	\$48,900.00	\$0.00	\$0.00	\$48,900.00
9680	CARPET	\$17,400.00	\$0.00	\$0.00	\$17,400.00
9900	PAINTS & COATINGS	\$101,400.00	\$0.00	\$0.00	\$101,400.00
9920	SURFACE PREPARATION	\$4,600.00	\$0.00	\$0.00	\$4,600.00
9950	Wall Coverings	\$10,000.00	\$0.00	\$0.00	\$10,000.00
9	DIVISION 9 - FINISHES	<u>351,800.00</u>	<u>54,241.80</u>	<u>0.00</u>	<u>297,558.20</u>
Class 10	DIVISION 10 - SPECIALTIES				
10300	FIREPLACES & STOVES	\$3,000.00	\$0.00	\$0.00	\$3,000.00
10800	TOILET, BATH & LAUNDRY ACCESSORIES	\$2,500.00	\$0.00	\$0.00	\$2,500.00
10822	SHOWER AND TUB DOORS	\$4,000.00	\$0.00	\$0.00	\$4,000.00
10	DIVISION 10 - SPECIALTIES	<u>9,500.00</u>	<u>0.00</u>	<u>0.00</u>	<u>9,500.00</u>
Class 15	DIVISION 15 - MECHANICAL				
15000	MECHANICAL	\$0.00	\$11,585.00	\$0.00	(\$11,585.00)
15100	BUILDING SERVICES PIPING	\$1,600.00	\$0.00	\$0.00	\$1,600.00
15200	PROCESS PIPING	\$2,600.00	\$0.00	\$0.00	\$2,600.00
15401	REPLACE POLY 'B' PIPING	\$127,900.00	\$0.00	\$0.00	\$127,900.00
15510	HEATING BOILERS AND ACCESSORIES	\$15,400.00	\$0.00	\$0.00	\$15,400.00
15700	HEATING, VENTILATING, & A/C EQUIPMEN'	\$17,000.00	\$0.00	\$0.00	\$17,000.00
15	DIVISION 15 - MECHANICAL	<u>164,500.00</u>	<u>11,585.00</u>	<u>0.00</u>	<u>152,915.00</u>
Class 16	DIVISION 16 - ELECTRICAL				
16000	ELECTRICAL	\$0.00	\$7,500.00	\$0.00	(\$7,500.00)
16100	WIRING METHODS	\$53,500.00	\$0.00	\$0.00	\$53,500.00
16101	FINISHING, OUTLETS/SWITCHES, BB HEAT	\$33,150.00	\$0.00	\$0.00	\$33,150.00
16200	ELECTRICAL POWER	\$850.00	\$0.00	\$0.00	\$850.00
16500	LIGHTING	\$17,000.00	\$0.00	\$0.00	\$17,000.00
16501	LIGHT FIXTURES EXTERIOR	\$5,000.00	\$0.00	\$0.00	\$5,000.00
16	DIVISION 16 - ELECTRICAL	<u>109,500.00</u>	<u>7,500.00</u>	<u>0.00</u>	<u>102,000.00</u>
Grand Total :	<u>1,339,300.00</u>	<u>123,006.22</u>	<u>0.00</u>	<u>123,006.22</u>	<u>1,216,293.78</u>

Sub Total:	123,006.22
Holdback @ 10% on Subtotal:	12,300.62
Sub Total:	110,705.60
GST @ 5%:	5,535.28
Invoice Total :	<u>\$ 116,240.88</u>



DATE : April 30, 2016  
 INVOICE : CP-1  
 REGISTRATION #: 863236402RP0001  
 CLIENT: 0000011532

## INVOICE

VVI Construction Ltd.  
 PO Box 2988  
 Revelstoke, BC V0E 2S0  
 Canada  
 Phone : 250-837-2919 Fax : 250-837-6145

Sold To :  
 Northwynd Resort Properties Ltd.  
 5799-3rd Street SE

Ship To :

Calgary, AB T2H 1K1  
 Canada

Phone : 403-451-1151

Fax : 403-450-0495

Phone :

Fax

Ref. Date	Supplier/Employee/Description	Ref/Trade	Hrs/Qt	Type Description	Rate	Extended Amt.
<b>Job :</b>	<b>13523-500 Sunchaser Vacation Villas BLDG 500</b>					
<b>Cost Type :</b>	<b>EQUIPMENT</b>					
#####	Invermere Hardware & Bldg Supp Ltd.	566349		leaf blower - no charge to owner		0.00
#####	Invermere Hardware & Bldg Supp Ltd.	566349		PST		0.00
<b>Total :</b>	<b>EQUIPMENT</b>					<u>\$0.00</u>
<b>Cost Type :</b>	<b>GENERAL OVERHEAD</b>					
#####	Regional District of East Kootenay	5129RIVERVW		building permit		5,695.00
#####	VVICON	VICVAN	1.00	Construction Management Fee @ 4% c		4,513.99
#####	VVICON	VICVAN	1.00	Contractor's Fee @ 5% on subtotal of \$		5,642.49
<b>Total :</b>	<b>GENERAL OVERHEAD</b>					<u>\$15,851.48</u>
<b>Cost Type :</b>	<b>LABOUR</b>					
#####	BUCHNER, RYLEE	Ticketed Carpenter	32.00	REGULAR HOURS (JOBS)	39.90	1,276.80
#####	BUCHNER, RYLEE	Ticketed Carpenter	16.00	REGULAR HOURS (JOBS)	39.90	638.40
#####	HUOLT, SCOTTIE	Superintendant	23.00	REGULAR HOURS (JOBS)	77.50	1,782.50
#####	HUOLT, SCOTTIE	Superintendant	26.50	REGULAR HOURS (JOBS)	77.50	2,053.75
#####	HUOLT, SCOTTIE	Superintendant	28.00	SALARY (JOBS)	77.50	2,170.00
#####	ROBERTS, JIM	Superintendant	40.00	REGULAR HOURS (JOBS)	48.08	1,923.20
#####	ROBERTS, JIM	Superintendant	18.00	REGULAR HOURS (JOBS)	48.08	865.44
#####	Adams, Blaine	Labourer	64.00	REGULAR HOURS (JOBS)	30.27	1,937.28
#####	Charbonneau, Olivier	Labourer	56.00	REGULAR HOURS (JOBS)	30.27	1,695.12
#####	HUOLT, SCOTTIE	Superintendant	44.00	REGULAR HOURS (JOBS)	77.50	3,410.00
#####	HUOLT, SCOTTIE	Superintendant	4.00	REGULAR HOURS (JOBS)	77.50	310.00
#####	HUOLT, SCOTTIE	Superintendant	41.50	REGULAR HOURS (JOBS)	77.50	3,216.25



DATE : April 30, 2016  
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VVI Construction Ltd.  
 PO Box 2988  
 Revelstoke, BC V0E 2S0  
 Canada  
 Phone : 250-837-2919 Fax : 250-837-6145

**Sold To :**

Northwynd Resort Properties Ltd.  
 5799-3rd Street SE

Calgary, AB T2H 1K1  
 Canada

Phone : 403-451-1151 Fax : 403-450-0495

**Ship To :**

Phone : Fax

Ref. Date	Supplier/Employee/Description	Ref/Trade	Hrs/Qt	Type Description	Rate	Extended Amt.
Job : #####	13523-500 Sunchaser Vacation Villas KAPPLER, RYLAN S.	BLDG 500 Carpenter	4.00	REGULAR HOURS (JOBS)	39.90	159.60
#####	KAPPLER, RYLAN S.	Carpenter	20.00	REGULAR HOURS (JOBS)	39.90	798.00
#####	KAPPLER, RYLAN S.	Carpenter	16.00	REGULAR HOURS (JOBS)	39.90	638.40
#####	Key, Justin	Labourer	70.00	REGULAR HOURS (JOBS)	30.27	2,118.90
#####	ROBERTS, JIM	Superintendent	24.00	REGULAR HOURS (JOBS)	48.08	1,153.92
#####	ROBERTS, JIM	Superintendent	16.00	REGULAR HOURS (JOBS)	48.08	769.28
#####	Tallman, Aaron	Labourer	64.00	REGULAR HOURS (JOBS)	30.27	1,937.28
<b>Total :</b>	<b>LABOUR</b>					<u>\$28,854.12</u>

**Cost Type : MATERIALS**

#####	Invermere Hardware & Bldg Supp Ltd.	557701		misc materials - no charge to owner		0.00
#####	Invermere Hardware & Bldg Supp Ltd.	557701		PST		0.00
#####	Invermere Hardware & Bldg Supp Ltd.	558532		PST		0.31
#####	Invermere Hardware & Bldg Supp Ltd.	558532		staples		4.40
#####	Invermere Hardware & Bldg Supp Ltd.	559683		misc materials		19.26
#####	Invermere Hardware & Bldg Supp Ltd.	559683		PST		1.35
#####	Invermere Hardware & Bldg Supp Ltd.	561693		misc materials no charge to owner		0.00
#####	Invermere Hardware & Bldg Supp Ltd.	561693		PST		0.00
#####	Invermere Hardware & Bldg Supp Ltd.	562310		misc materials		34.55
#####	Invermere Hardware & Bldg Supp Ltd.	562310		PST		2.42
#####	VIC VAN ISLE CONSTRUCTION LTD.	12481		dust masks & safety glasses		62.50
#####	VIC VAN ISLE CONSTRUCTION LTD.	12481		PST		1.93
#####	Invermere Hardware & Bldg Supp Ltd.	564749		misc materials - no charge to owner		0.00
#####	Invermere Hardware & Bldg Supp Ltd.	564749		PST		0.00
#####	RONA BUILDING CENTRE (GLACIER	938470	1.00	lumber order inc frt inv 938470		4,291.58
#####	RONA BUILDING CENTRE (GLACIER	938470		lumber order inc frt inv 938470		300.41
#####	RONA BUILDING CENTRE (GLACIER	938481	5.00	3-1/4 stick nails bostich		111.19
#####	RONA BUILDING CENTRE (GLACIER	938481		3-1/4 stick nails bostich		7.78
#####	Invermere Hardware & Bldg Supp Ltd.	566344		pocket door hardware		89.23
#####	Invermere Hardware & Bldg Supp Ltd.	566344		PST		6.25
<b>Total :</b>	<b>MATERIALS</b>					<u>\$4,933.16</u>





DATE : April 30, 2016  
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## INVOICE

VVI Construction Ltd.  
 PO Box 2988  
 Revelstoke, BC V0E 2S0  
 Canada  
 Phone : 250-837-2919 Fax : 250-837-6145

**Sold To :**  
 Northwynd Resort Properties Ltd.  
 5799-3rd Street SE

**Ship To :**  
  
 Calgary, AB T2H 1K1  
 Canada  
 Phone : 403-451-1151 Fax : 403-450-0495

Ref. Date	Supplier/Employee/Description	Ref/Trade	Hrs/Qt	Type Description	Rate	Extended Amt.
Job :	<b>13523-500</b>	<b>Sunchaser Vacation Villas BLDG 500</b>				
Cost Type :	<b>SUBCONTRACTOR</b>					
#####	Fitz Flooring Ltd.	16-7170A		For the Supply and Installation of Secti		21,414.33
#####	Fitz Flooring Ltd.	16-7170A		For the Supply and Installation of Secti		24,224.49
#####	Fitz Flooring Ltd.	16-7170A		For the Supply and Installation of Secti		8,602.98
#####	Tara Plumbing & Heating Ltd	20160407		For the Supply and Installation of Secti		11,585.00
#####	TXN INSTALLATIONS LTD.	12475		PST		2.66
#####	TXN INSTALLATIONS LTD.	12475		Welding		38.00
#####	DAPROCIDA ELECTRICAL & LIGHTII	2005		For the Supply and Installtion of Sectio		7,500.00
Total :	<b>SUBCONTRACTOR</b>					<u>\$73,367.46</u>
				<b>Sub Total:</b>		\$123,006.22
				<b>Holdback @ 10% on Subtotal:</b>		12,300.62
				<b>Sub Total:</b>		<u>110,705.60</u>
				<b>GST @ 5%:</b>		5,535.28
				<b>Invoice Total :</b>		<u><u>\$ 116,240.88</u></u>
Total :	<b>13523-500</b>	<b>Sunchaser Vacation Villas BLDG 500</b>				

FITZ FLOORING LTD.  
P.O. BOX 2684  
4B - 9992 ARROW ROAD  
INVERMERE, BC V0A 1K0  
Telephone: 250-342-6649 Fax: 250-342-6648

16-7170A

INVOICE

Sold To	Ship To
VIC VAN ISLE CONSTRUCTION PO BOX 2988 96 CARTIER STREET REVELSTOKE, BC V0E 2S0	VIC VAN ISLE 500 BLOCK FAIRMONT BC

Order Date	Main	PO Number	Order Number
04/20/16	250-861-5768	500 BLOCK DEPOSIT	16-7170A

This is a deposit invoice for the 500 Block Carpet, Vinyl plank and Tile jobs.

16-7170 Carpet \$18066.26  
16-7171 Vinyl plank \$50871.42  
16-7172 Tile \$44970.08  
Total balance of 500 block job \$113907.76  
The deposit is for 50% of total job \$56953.88

17205916  
48448.98  
42878.16  
108483.59

Once the deposit 16-7170A is paid, it will apply to the jobs as follows and then become void.

16-7170 Carpet \$9033.13 - 9680.0 SC  
16-7171 Vinyl plank \$25435.71 - 9650.0 SC  
16-7172 Tile \$22485.04 - 9300.0

8602.98  
24224.49  
21414.33  
54241.80

Thank You

13523-500 S.C.  
AS

Sales Representative(s):  
ANDREW KAZAKOFF

Order: 16-7170A

Material: 0.00  
Service: 56,953.88  
Misc. Charges: 0.00  
GST: 0.00  
Sales Tax: 0.00

GST # R83818 9660 PST # 1014-6183  
OVER 20 YEARS OF SERVING WESTERN CANADA'S FLOORING NEEDS.  
PLEASE NOTE A SERVICE FEE OF 16% PER ANNUM (3% PER MONTH)  
COMPOUNDED MONTHLY WILL BE BILLED TO ALL OVERDUE  
ACCOUNTS

INVOICE TOTAL: \$56,953.88  
Less Payment(s): 0.00  
BALANCE DUE: \$56,953.88



WORKING TO MAKE A DIFFERENCE

**Assessment Department Location**

**Mailing Address**

PO Box 5350  
Station Terminal  
Vancouver BC V6B 5L5

6951 Westminster Highway  
Richmond BC  
V7C 1C6  
www.worksafebc.com

**Clearance Section**

Telephone 604 244 6380  
Toll Free within Canada  
1 888 922 2768  
Fax 604 244 6390

LTA Consultants Inc.  
905 - 1708 Dolphin Avenue  
KELOWNA, BC V1Y 9S4

May 18, 2016

Person/Business : VVI CONSTRUCTION LTD.  
817749 AQ(061)

This letter provides clearance information for the purposes of Section 51 of the *Workers Compensation Act*.

We confirm that the above-referenced firm is active, in good standing, and has met WorkSafeBC's criteria for advance clearance. Accordingly, if the addressee on this letter is the prime contractor, the addressee will not be held liable for the amount of any assessment payable for work undertaken by the above-referenced firm to July 01, 2016.

This firm has had continuous coverage with us since January 01, 2009.

Employer Service Centre  
Assessment Department

Clearance Reference # : C128952872  
CLRAAA

For more information about Section 51 and clearance letters visit [WorkSafeBC.com](http://WorkSafeBC.com)

*Please refer to your account number in your correspondence or when contacting the Assessment Department.*

To alter this document constitutes fraud.

**SCHEDULE – ‘C’  
PROGRESS PHOTOGRAPHS**



**Views of the south (front) elevation of building 500.**



**View of the west elevation of building 500.**



**View of the east elevation of building 500.**



**Views of the south (rear) elevation of building 500.**



Building 500 – Views of the main entry foyer closets and electrical panel in Unit 201A.



Building 500 – View of the living area and bedroom in Unit 201A. Demolition work is complete.



Building 500 – Views of the bathroom in Unit 201A. New partition framing is complete. New tub delivered.



Building 500 – Views of the living area in Unit 201B. Demolition work is complete. New partitions framed.



Building 500 – View of the bedroom and bathroom in Unit 201B. Demolition work is complete.



Building 500 – Views of the electrical and plumbing rough-in work underway in Unit 201A.