



## **CRYSTAL SPRING QUALITY CHECKLIST**

*At Standard Pacific Homes, we take great pride in the quality of homes we build. Crystal Spring has many generous features of outstanding quality, which are included in the price of your home. Our generous features are listed below. We encourage you to use this Quality Checklist to compare the quality of Crystal Spring with that of other developments you are considering.*

<b>Std. Pac.</b>			
------------------	--	--	--

### **FINISH CARPENTRY AND STAIRWAY**

Elegant enameled wood window sills throughout (except high windows)	✓			
Enameled wood caps on all low walls	✓			
Staircase with custom-crafted maple handrail; oversized, enameled white spindles; and enameled kickboard	✓			
Oversized, enameled wood baseboards and door casings	✓			

### **CABINETRY**

Impressive soft maple cabinetry throughout (except laundry)	✓			
Built-in white enameled cabinets with concealed hinges and cultured marble countertop in laundry. Includes sink with Delta chrome faucet and separate side spray	✓			
Generous built-in linen cabinetry	✓			
Built-in desk at tech loft (Residence 3)	✓			

### **FIREPLACE**

Wood burning fireplace in family room with gas log lighter valve	✓			
Precast or enameled wood fireplace mantel (by elevation)	✓			
Stone, brick, or precast fireplace hearth and face depending on exterior elevation	✓			

### **KITCHEN**

White or Black Whirlpool built-in double oven with self-cleaning upper oven and AccuBake® Heat Distribution System	✓			
White or Black Whirlpool 1.7 cubic foot microwave/hood combination	✓			
White or Black Whirlpool 36" glass cooktop with five sealed burners and cast iron grates	✓			
White or Black Whirlpool four-cycle dishwasher	✓			
Abundance of soft maple cabinetry with concealed hinges, fixed & adjustable shelving, white laminated interiors and smooth glide drawers	✓			
White 6"x 6" ceramic tile kitchen countertops with 6" splash throughout and full splash behind cooktop	✓			
Oversized cookware drawers beneath cooktop	✓			
Food preparation island with additional storage	✓			
Eating bar (Residence 3)	✓			

Walk-in Pantry (Residences 2 & 3)	✓			
Cast iron two-compartment sink	✓			
Delta faucet with pull-out spray	✓			
Heavy-duty garbage disposal	✓			
Pull-out recycle bin	✓			
Recessed fluorescent lighting in ceiling and undercabinet fluorescent lighting	✓			
Drywalled soffits at kitchen cabinets for custom appearance	✓			
Family-sized breakfast nook	✓			

**BATHROOMS**

White 6"x6" ceramic tile countertop at adult-height pullman at master	✓			
White 6"x6" ceramic tile surrounds at tub and shower, including tiled shower floor at master bath	✓			
Frameless shower enclosure with 1/4" clear glass at master	✓			
Separate oversized tub and oversized shower with pressure balanced, anti-scalding shower valve at master	✓			
Large walk-in closets with double shelf and pole at select locations at master	✓			
Private water closet at master	✓			
Frameless, beveled mirrored medicine cabinets at master	✓			
Widespread Delta faucets at master and powder baths	✓			
Cultured marble countertops in upstairs secondary baths	✓			
Elongated toilets at all baths	✓			
Upgraded bathroom lights and fixtures	✓			
Downstairs powder or guest bath with adult-height pullman cabinet and white 6"x 6" ceramic tile countertops	✓			

**DOORS AND WINDOWS**

ThermaTru raised-panel 8' high entry door with windows in insulated fiberglass	✓			
Classic entry door hardware with oil-rubbed bronze finish on exterior	✓			
Raised-panel wardrobe and interior doors	✓			
Satin nickel interior door hardware with matching hinges	✓			
Energy-efficient windows with white vinyl frames and two panes of "Low E" thermal glass	✓			
Insulated sectional roll-up garage door with raised panels and automatic door opener with 2 transmitters	✓			

**ELECTRICAL AND COMMUNICATIONS**

Centered, ceiling-mounted light fixtures in all bedrooms with multiple light switches for future homeowner-installed ceiling fan	✓			
Pre-wire for future ceiling fan in family room	✓			
White rocker-style electrical switches throughout and dimmer switch in all bedrooms and at all recessed incandescent lights	✓			
Structured wiring with all data and information cables home run to central panel	✓			
High-speed Category 5 data telephone wire (outlet locations vary per plan)	✓			
RG-6 coaxial television cable (outlet locations vary per plan)	✓			
Standard internet access at media niche and desks	✓			
Recessed fluorescent or incandescent lighting at select locations	✓			

**OTHER INTERIOR FEATURES**

9' ceilings throughout	✓			
Spacious and functional secondary bedrooms	✓			
Dual zone central air conditioning and heating system with touch screen, programmable digital night setback thermostat, deluxe air registers	✓			
Ceramic tile flooring at formal entry; vinyl flooring throughout kitchen, nook, baths and laundry area	✓			
50-gallon, energy-efficient water heater	✓			
Engineered floor joists minimizing floor squeaks	✓			
Fully insulated exterior walls and exterior ceilings at living areas	✓			
Gas stub for clothes dryer	✓			
Laundry room sink	✓			

**LEAK PROTECTION**

Metal drip edges on roof	✓			
Double felt underlayment beneath entire roof tile and exterior walls for maximum leak protection	✓			
Sheet metal at exterior penetrations for improved leak protection	✓			
Double wrapped paper under stucco exterior for maximum leak protection	✓			
Exclusive use of furring nails for better stucco application	✓			

**EXTERIOR FEATURES**

Front porch on some elevations (size and layout may vary by elevation)	✓			
Sophisticated and distinctive architectural styles	✓			
Precision block return walls; vinyl fencing at side and rear yard walls; and vinyl walk gate	✓			
Prepped for TAEXX™ Built-In Pest Control System	✓			
Brick or stone veneers on select elevations	✓			
Customized exterior color schemes	✓			
Concrete driveway sleeved for additional irrigation or low-voltage lighting	✓			
Front yard landscaping with irrigation on automatic timer and weather-based controller/sensor for water conservation	✓			
Drywall garage interiors with convenient electrical outlets	✓			
Gas stub for future backyard barbecue	✓			
Carriage light fixtures per elevation	✓			
Weatherproof electrical outlets	✓			
Energy-efficient and fire retardant concrete roof tile	✓			

Standard features subject to change. 05/2/2007