



## **RIVERSTONE QUALITY CHECKLIST**

*At Standard Pacific Homes, we take great pride in the quality of homes we build. Riverstone 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 Riverstone with that of other developments you are considering.*

<b>Std. Pac.</b>			
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### **FINISH CARPENTRY AND STAIRWAY**

Elegant enameled wood window sills throughout (except high windows)	✓			
Enameled wood caps on all low walls	✓			
Magnificent open treadstaircase with custom-crafted maple handrail and end treads; oversized, enameled white spindles and newel posts; and enameled skirt and kickboards (residences 2, 3, 4 & 5)	✓			
Oversized, enameled door casings and 4" enameled wood baseboards	✓			

✓			
✓			
✓			
✓			

### **CABINETRY**

Impressive frameless hard maple cabinetry with raised-panel doors with decorative knobs, concealed hinges, fixed and adjustable shelving, white laminated interiors and smooth glide drawers with decorative knobs throughout	✓			
Laundry room cabinetry with built-in white Thermafoil base and upper cabinets with raised-panel doors, knobs & pulls, concealed hinges and cultured marble countertop. Includes fiberglass laundry room sink with Moen faucet and separate side spray	✓			
Built-in desk at home center, nook and/or tech loft (residences 1, 2, 3, 4 & 5)	✓			
Library with built-in bookcase (residence 2)	✓			
Generous built-in linen cabinetry	✓			

✓			
✓			
✓			
✓			
✓			

### **FIREPLACE**

Large wood-burning fireplace in family room with gas log lighter at family room fireplace	✓			
Enameled wood fireplace mantel (by elevation)	✓			
Precast, stone or brick fireplace hearth and face depending on exterior elevation	✓			

✓			
✓			
✓			

### **KITCHEN**

Slab granite kitchen countertops with 6" backsplash and full backsplash behind cooktop in choice of colors and edge details	✓			
Upgraded KitchenAid appliance package, in choice of white or black, including: <ul style="list-style-type: none"> <li>• 36" glass cooktop with five sealed burners and continuous cast iron grates</li> <li>• 36" high-performance hood</li> <li>• 30" built-in self-cleaning double ovens</li> <li>• Built-in large capacity microwave oven</li> <li>• Five-cycle dishwasher with stainless steel interior and sound package</li> </ul>	✓			
Pull-out recycle bin with two containers	✓			
Walk-in pantry (residences 1, 3, 4 & 5)	✓			

✓			
✓			
✓			
✓			

Butler's pantry (residences 3 & 5)	✓			
Oversized cookware drawers beneath cooktop	✓			
Food preparation island with additional storage	✓			
Eating bar (residences 2, 4 & 5)	✓			
Heavy-duty garbage disposal	✓			
Cast iron two-compartment sink	✓			
Moen faucet with pull-out spray	✓			
Recessed fluorescent lighting in ceiling and undercabinet fluorescent lighting	✓			
Drywalled soffits at kitchen cabinets for custom appearance	✓			
Family-sized breakfast nook	✓			
Standard pre-plumbed for optional prep sink at kitchen island (per plan)	✓			

**BATHROOMS**

White 6"x6" ceramic tile surrounds at tub and shower, including tiled shower floor and tiled shower seat at master	✓			
Separate 6' oversized jetted tub with inline heater and oversized shower at master	✓			
White 6"x6" ceramic tile countertop at adult-height pullman at master	✓			
Walk-in two-sided mirrored wardrobe doors at master (residences 1, 3 & 5)	✓			
Bi-pass beveled mirrored wardrobe doors at master (residences 2 & 4)	✓			
Private water closet at master	✓			
Large walk-in closet(s) with double shelf and stained pole in select locations at master	✓			
Vanity at pullman at master (residences 1 & 3)	✓			
One-piece low profile elongated toilets at master, guest and powder baths	✓			
Frameless shower enclosures with ¼" clear glass at all master and separate shower stalls	✓			
White 6"x6" ceramic tile countertops and shower surrounds in all baths	✓			
Pressure-balanced anti-scalding shower valve at all baths	✓			
Beveled mirrors and frameless beveled mirror medicine cabinets at all baths	✓			
Upgraded bathroom plumbing fixtures, light fixtures and hardware	✓			
Decorative high arch widespread Moen faucets at all baths	✓			
Downstairs powder or guest bath with adult-height pullman cabinet	✓			

**DOORS AND WINDOWS**

ThermaTru 8' high raised-panel entry door in insulated fiberglass	✓			
Classic Schlage entry door hardware with aged bronze finish (per elevation)	✓			
Raised-panel bi-pass wardrobe doors at secondary bedrooms	✓			
Safe-N-Sound solid-core interior doors with raised-panel design	✓			
Satin nickel interior door hardware with matching hinges	✓			
Energy-efficient, low E, dual-paned windows with white vinyl frames	✓			
Insulated carriage style sectional roll-up garage door of embossed steel with wood grain texture (standard garage windows at B elevations)	✓			
Automatic door opener with two transmitters at double door	✓			

**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 with dimmer switch in dining room and all bedrooms	✓			
Structured wiring with all data and information cables home run to central panel	✓			
High-speed Category 5 data telephone wire (outlets at nook desk, tech loft desk, bedrooms, media niche and optional rooms)	✓			
RG-6 coaxial television cable (outlets at nook desk, tech loft desk, bedrooms, media niche and optional rooms) with pre-wiring for future satellite dish at attic area	✓			
AT&T fiber optic lines run to each home site	✓			
Flush-mounted recessed lighting at select locations	✓			

**OTHER INTERIOR FEATURES**

Decorative ceramic tile flooring at formal entry, kitchen and nook; vinyl flooring throughout all baths and laundry area	✓			
9' ceilings throughout	✓			
Spacious and functional secondary bedrooms	✓			
Central air conditioning and heating systems with touch screen digital night setback thermostats and deluxe air registers (two systems per home)	✓			
75-gallon energy-efficient water heater	✓			
Engineered floor joists to minimize floor squeaks	✓			
Fully insulated exterior walls and exterior ceilings at living areas	✓			
Recessed gas stub for clothes dryer	✓			
R-30 insulation, which meets or exceeds current energy standards, in attic areas	✓			

**LEAK PROTECTION**

Metal drip edges on roof	✓			
Double felt underlayment beneath entire roof tile and at 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 superior stucco application	✓			

**EXTERIOR FEATURES**

Customized exterior color schemes	✓			
Brick, stone or tile accents per elevation	✓			
Prepped for "Tubes in the Walls®" Pest Defense System	✓			
Front porch on all residences (size and layout vary by elevation)	✓			
Front deck (residences 3 & 4)	✓			
Distinctive architectural styles with authentic exterior detailing	✓			
Single side split face front return walls with split face cap; precision block walls with rolled mortar caps at side and rear yard; and decorative steel side gate	✓			
Finished drywall garage interiors with convenient electrical outlets	✓			
Concrete driveway sleeved for future irrigation or lighting	✓			
Front yard landscaping with irrigation on automatic timer	✓			
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. 10/27/07