



BRENNLEY & RANDY FALK
MEETING MINUTES
James, Heather, Brennley, Randy

April 8, 2021

Action items are in bold underline

1. From last meetings: Heather provided charcoal colour sample of metal roofing: **Brennley and Randy to consider.**
2. Brennley and Randy purchased kitchen faucet: brought to FFH office.
3. Falks decided to go with geothermal, through Southern Comfort. Heather will tally all of the costs, including ductwork, and let Falks know what the final number will be. Falks would like to visit a home with geothermal installed – **Heather will ask Mel. Heather to look into whether Mel to provide ductwork or G&E.** Randy is wondering if any excess heat could be ducted into garage: **Heather will check.**
4. Falks would like quote for wood stove in living room. **Randy will forward previous quote from Backwoods Boiler Boys, FFH will update.** Falks already own wood stove, would like quote to install in new living room. *Keep in mind that wood stove will require hard surfacing on the flooring: look at model of wood stove for dimensions required.
5. Sod-turning celebration with the Falks tentatively scheduled for April 16th at 1:00 at the site: if weather is bad or fieldwork is busy, we can reschedule.
6. Plumbing: Brennley has picked the tub that she would like, Heather has ordered it. Not capable of deck-mount, so floor-mount faucet will be needed. Looked at various faucets with flow rates: important to keep in mind when selecting a faucet. **Heather and Brennley will look into options for floor-mounted tub faucets.**
7. Pocket door: will add a pocket door to the ensuite: add \$120. **Heather to make change order.**
8. Flooring: Falks are going to visit flooring showrooms. James printed out large floorplans, can give to flooring reps in order for them to prepare their quotes. Let the flooring reps know the budget, and ask them to send quotes to FFH. Keep in mind that wood stove will require hard surfacing (tile) around it. Carpeting on stairs can help keep costs down (LVP nosing can be expensive). Falks are likely looking at LVP in main areas and bedrooms, and vinyl in bathrooms.
9. Interior doors: Carrara (Caiman if Carrara is unavailable).

10. Baseboards/casings: MDF flat surface baseboard in 4", finger-jointed pine casings in standard width, use casings as baseboards in bathrooms. Painted Simply White.
11. Concrete stamp front porch: like brick or wood style, but maybe too many imprint lines for dirt to collect? Possibly larger slate-style pattern. **Heather will look at available stamps and send to Falks for selection.**
12. Lighting:
 - a. Already have dining room and entrance chandeliers, 2 pendants for kitchen island from Ikea – approved.
 - b. Hallway: 3 pots.
 - c. Garage entrance/mudroom: 2 pots.
 - d. Stairwell: 1 pot.
 - e. **Heather will send Brennley ideas for small room light fixtures.**
 - f. Fan in living room: Heather will send fan suggestions. To be included in lighting allowance.