



CIRCLE

HOUSING ASSOCIATION



Purchase of the Modular Home
Scan to Apply at www.alfdc.on.ca

Modular Home Purchase Program

BUYER APPLICATION FORM:

FOR OFFICE USE ONLY:

APPLICATION NUMBER: _____

DATE RECEIVED: _____

RECEIVED BY: _____

SECTION 1 – APPLICANT INFORMATION:

APPLICANT TYPE:

- ☐ Individual
- ☐ Family
- ☐ First Nation: _____
- ☐ Indigenous Organization: _____
- ☐ Municipality: _____
- ☐ Non-Profit Organization: _____
- ☐ Business: _____
- ☐ Other: _____

APPLICANT NAME:

FIRST NAME: _____

LAST NAME: _____

MAILING ADDRESS: _____

CONTACT NUMBER: _____

CONTACT EMAIL: _____

BUSINESS NAME:

BUSINESS NAME: _____

PRIMARY CONTACT: _____

TITLE: _____

MAILING ADDRESS: _____

CONTACT NUMBER: _____

EMAIL: _____

SECTION 2 – SELF-DECLARATION

TYPE OF PROPERTY:

- ☐ Residential
- ☐ Commercial
- ☐ Industrial
- ☐ Agricultural
- ☐ Privately owned
- ☐ First Nations Land

Status Number: _____ Band: _____

SECTION 3– HOME SELECTION

The Buyer shall select one of the following modular home options. The selected option and purchase price shall form part of this Agreement.

Buyer shall select one of the following modular home options. The selected option and purchase price shall form part of this Agreement.

PLEASE SELECT THE HOME YOU WISH TO PURCHASE:

House Number: _____

EXTERIOR FINISH:

- | | |
|--|---------------------------------|
| ☐ Single/Uniform Colour Sliding | \$75, 000 + HST (If Applicable) |
| ☐ Mixed/Multi-Colour Sliding | \$ 85,000 + HST (If Applicable) |

INTERIOR FINISH:

- ☐ All Modular Homes have a hook-up for a stackable washer and dryer.
- ☐ We recommend that you have a foundation built to sit the modular house on, instead of a concrete slab for the modular home.
- ☐ Bathtub installed
- ☐ Shower installed

Preferred Delivery Date (Month/Year): _____

HST Calculation:

Applicable HST: \$ _____

Total Purchase Price (Including HST): \$ _____

Buyer Name: _____

Buyer Signature: _____

LOCATION: WHERE THE HOME WILL BE INSTALLED

ADDRESS: _____

CITY: _____

PROVINCE: _____

POSTAL CODE: _____

FIRST NATION COMMUNITY: _____

SECTION 7 – SITE READINESS

Have you completed or arranged for the following:

Site Requirement:	Completed:	In Progress:	Not Started:	Not Applicable:
Site Cleaning	☐	☐	☐	☐
Excavation	☐	☐	☐	☐
Foundation Design	☐	☐	☐	☐
Foundation Construction	☐	☐	☐	☐
Building Pad	☐	☐	☐	☐
Road Access	☐	☐	☐	☐
Hydro Connection	☐	☐	☐	☐
Water Connection	☐	☐	☐	☐
Sewer Connection	☐	☐	☐	☐
Septic System	☐	☐	☐	☐
Well	☐	☐	☐	☐
Propane Or Natural Gas	☐	☐	☐	☐
Internet or Telephone	☐	☐	☐	☐
Drainage and Grading	☐	☐	☐	☐
Driveway or Parking	☐	☐	☐	☐

THE MODULAR HOME WILL BE USED AS:

- ☐ Primary Residence
- ☐ Rental Housing
- ☐ Staff Housing
- ☐ Elder Housing
- ☐ Transitional Housing
- ☐ Emergency Housing
- ☐ Student Housing
- ☐ Other _____

PLEASE INCLUDE:

- ☐ Site Plan
- ☐ Foundation Drawings (if available)
- ☐ Evidence of Land rights
- ☐ Building Permits (if available)
- ☐ Proof of Insurance (before pick-up)
- ☐ Government-issued identification (individual applicants)
- ☐ Corporate Documents (organizations)
- ☐ Other Supporting Documents _____

SECTION 7 -CONTRACTOR INFORMATION:

This checklist is intended to help the applicant coordinate the safe transportation, delivery, placement, and installation of a new tiny or modular home.

The applicant is responsible for confirming that all movers, contractors, inspectors, and service providers are arranged/scheduled, qualified, insured, and authorized to complete the required work.

Crane or Heavy Equipment Contractor:

Name of Crane Contractor: _____

Contact Name: _____

Contact Phone Number: _____

Pick-up Date: _____

Transportation Company or Mover:

Name of Transportation Company: _____

Contact Name: _____

Contact Phone Number: _____

Pick-up Date: _____

Important Notice:

The Modular home must not be moved until insurance coverage is confirmed in writing:
Do not assume the manufacturer’s or moving company’s insurance automatically covers the full value of the modular home. The applicant should confirm all policy limits.
Deductibles, coverage dates, and exclusions with a licensed insurance broker or agent.

Insurance Broker or Agent:

Insurance Company: _____

Insurance Broker Name: _____

Policy Number: _____

Policy Start Date: _____

Section 8 – BUYER ACKNOWLEDGEMENTS:

Purchase of a Modular Home

I UNDERSTAND AND ACKNOWLEDGE THAT:

- ☐ The Modular Home is manufactured by Circle Housing Association apprentices and trainees under qualified supervision.
- ☐ The home has undergone quality control inspections.
- ☐ Inspection Reports will be provided before pick-up
- ☐ The home is sold “AS IS, WHERE IS”
- ☐ Circle Housing Association is responsible for manufacturing the modular home.
- ☐ The Applicant/Buyer is responsible for transportation, installation, permits, inspections, utility connections, and all associated costs.
- ☐ I am responsible for transportation, installation, permits, inspections, utility connections, and all associated costs.
- ☐ I understand the purchase price DOES NOT include transportation, cranes, installation, foundations, permits, utility connections, or HST (If applicable).
- ☐ I understand the seller may refuse or delay closing if required documentation has not been received.
- ☐ Full Payment is required ten (10) days before the home is available for pick-up. Upon successful completion of the application, the applicant will put down a \$ 2,000.00 deposit on the modular home. The deposit will come off the “total cost” of the home. If the home is “Not Picked Up” within 10 days, the deposit will be retained by The Circle Housing Association.
- ☐ HST, if applicable

I have read and understand and agree with the “Buyer’s Responsibility” of the Modular Home purchase agreement. And I acknowledge all of the above responsibilities listed in this agreement that outline the Buyer Responsibility

Buyer/Applicant Signature: _____

Date: _____

Authorized Signature: _____

Date: _____

SECTION 9 – PRE-DELIVERY INSPECTION

INSPECTION BEFORE TRANSPORTATION:

Before the modular home leaves the Aboriginal Labour Force Development Circle (ALFDC) Training Facility, located at 274 Highway 49, Tyendinaga Mohawk Territory, Ontario, the home will undergo a comprehensive pre-delivery inspection conducted by ALFDC representatives and/or the designated builder.

The purpose of this inspection is to verify that the modular home has been completed in accordance with the Purchase Agreement, applicable building standards, and quality control requirements.

The inspection may include, but is not limited to:

- Structural integrity of the modular home.
- Interior and exterior finishes.
- Doors, windows, and hardware.
- Roofing and exterior cladding.
- Plumbing, electrical, and HVAC systems (where applicable).
- Installed appliances, fixtures, and cabinetry.
- Safety equipment, including smoke and carbon monoxide detectors.
- Verification that all contracted features, upgrades, and specifications have been completed.

A Pre-Delivery Inspection Report, including photographs documenting the condition of the modular home, shall be completed before the home is released for transportation. The report will become part of the Seller's permanent records and may be provided to the Buyer upon request.

By completing the pre-delivery inspection, the Seller certifies that the modular home was in satisfactory condition when it departed the ALFDC Training Facility. Any damage identified after the home leaves the facility will be assessed to determine whether it occurred during transportation, delivery, installation, or after the Buyer took possession.

Signature of Applicant: _____

Date: _____

Authorized Signature: _____

Date: _____