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<input type="checkbox"/>	FOR PERMITTING ONLY
<input type="checkbox"/>	SCHEMATIC DESIGN
<input type="checkbox"/>	DESIGN DEVELOPMENT
<input type="checkbox"/>	CONSTRUCTION BIDDING
<input type="checkbox"/>	CONSTRUCTION DOCUMENTS
<input type="checkbox"/>	AS-BUILT RECORD SET

NO.	DATE	DESCRIPTION

SHEET ISSUED:	May 7, 2019
DESIGNED BY:	TDB
DRAWN BY:	DGD
REVIEWED BY:	TDB
SHEET TITLE:	

DEMOLITION NOTES

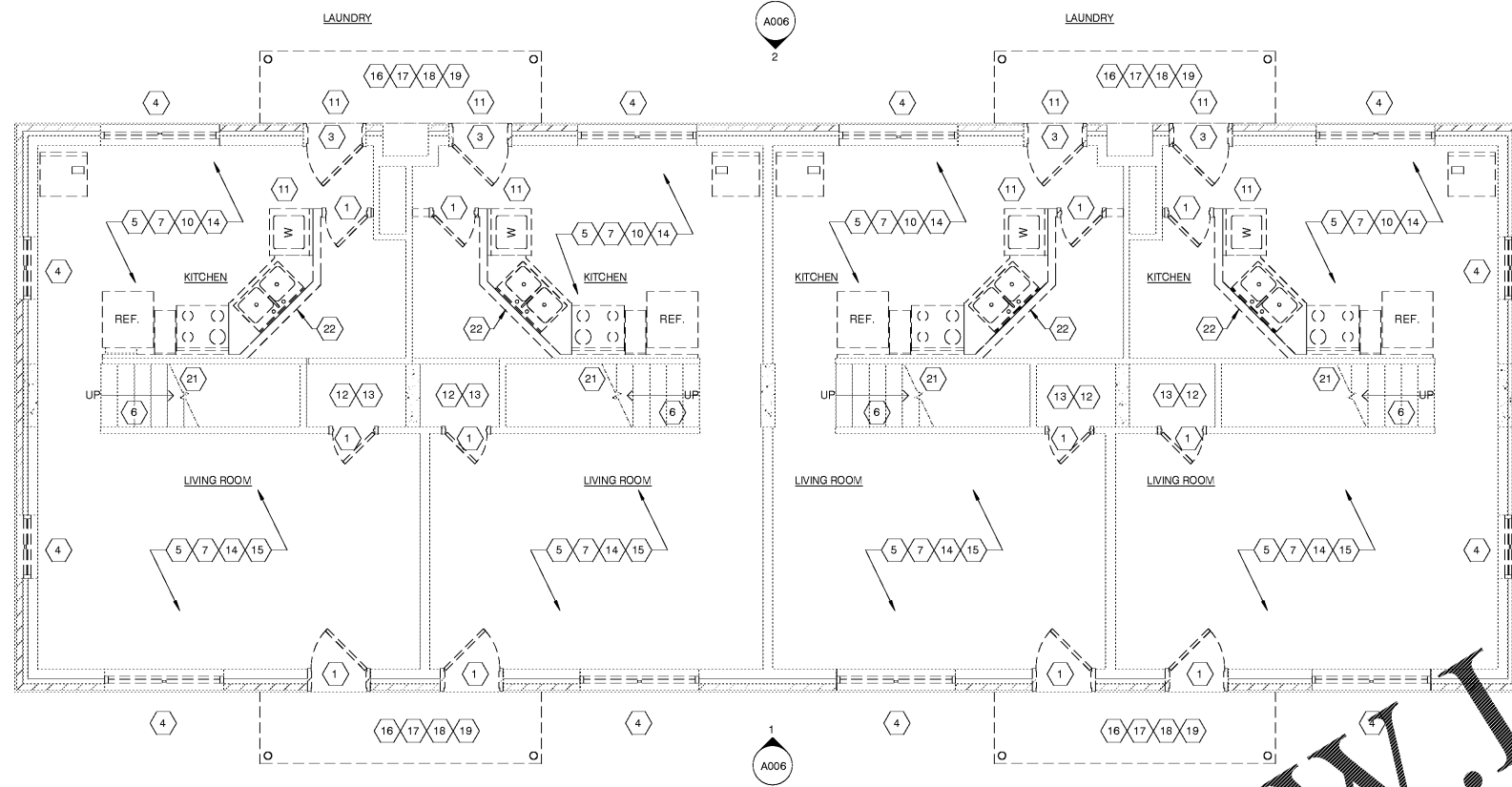
- PRIOR TO THE SUBMISSION OF BIDS, THE CONTRACTOR SHALL VISIT THE JOB SITE TO REVIEW SCOPE OF WORK. CONTRACTOR SHALL BE RESPONSIBLE FOR FAMILIARIZING HIMSELF WITH ALL CONTRACT DOCUMENTS, FIELD CONDITIONS AND DIMENSIONS AND CONFIRMING THAT THE WORK MAY BE ACCOMPLISHED AS SHOWN PRIOR TO PROCEEDING WITH CONSTRUCTION.
- CONTRACTOR SHALL DETERMINE THE QUANTITIES OF DEMOLITION WORK REQUIRED BY PERSONAL OBSERVATION AT THE BUILDING AND ON THE SITE PRIOR TO BIDDING.
- ALL DIMENSIONS SHOWN ON THE DRAWINGS SHALL BE FIELD VERIFIED BY THE CONTRACTOR. ANY ERROR OR INCONSISTENCY SHALL BE REPORTED TO THE ARCHITECT FOR INSTRUCTIONS PRIOR TO START OF CONSTRUCTION.
- CONTRACTOR IS TO COORDINATE WITH OWNERS REPRESENTATIVE ON THE REMOVAL, REPLACEMENT AND/OR REUSE OF ANY EXISTING EQUIPMENT AND FIXTURES. BEFORE DEMOLITION, AVAILABILITY FOR DEMOLITION MUST BE CONFIRMED BY OWNER 48 HOURS PRIOR TO DEMOLITION.
- THE CONTRACTOR TO THE GREATEST EXTENT PRACTICABLE, LIMIT THE SPREAD OF DUST AND DIRT THROUGH THE USE OF WATER SPRINKLING, ENCLOSURES AND OTHER SUITABLE METHODS TO PROTECT EXISTING MATERIALS AND FINISHES FROM DAMAGE. COMPLY WITH GOVERNING REGULATIONS WITH RESPECT TO ENVIRONMENTAL PROTECTION.
- CONTRACTOR IS TO COORDINATE DEMOLITION WORK WITH ARCHITECTURAL, STRUCTURAL, HVAC, PLUMBING & ELECTRICAL DRAWINGS FOR EXACT SCOPE OF DEMOLITION WORK.
- CONTRACTOR IS TO PROMPTLY REPAIR ANY DAMAGES CAUSED BY DEMOLITION WORK AT NO EXTRA COST TO THE OWNER.
- EXISTING UTILITIES INDICATED TO REMAIN SHALL BE KEPT IN SERVICE AND PROTECTED FROM DAMAGE DURING DEMOLITION OPERATIONS.
- CONTRACTOR SHALL COORDINATE WITH UTILITY COMPANIES 48 HOURS PRIOR TO ANY DEMOLITION WORK.
- LOCATE, IDENTIFY, SHUT OFF, CAP AND DISCONNECT UTILITIES AT PROPERTY LINE OR VALVE. PROVIDE BY-PASS CONNECTIONS AS REQUIRED TO MAINTAIN SERVICES TO ADJACENT PROPERTIES AND FACILITIES. PROVIDE A MINIMUM OF 72 HOURS ADVANCE NOTICE TO PROPERTY OWNERS IF SHUT-DOWN OF SERVICES IS REQUIRED DURING THE CHANGE OVER.
- DO ALL DEMOLITION WORK REQUIRED TO EXISTING PAVING, FOUNDATIONS, SLABS, UNDERGROUND PIPING, MASSIVE WALLS, INT. PARTITION WALLS, CONDUIT, BUILDING FINISHES, DOORS, WINDOWS AS SHOWN ON THE DRAWINGS AND ANY OTHER NECESSARY ITEMS TO INSTALL ALL NEW WORK AS SHOWN.
- REMOVE EXISTING PARTITION WALLS AND TO BE REMOVED, THE CONTRACTOR SHALL OBSERVE EXISTING CONDITIONS AND SHALL TAKE NECESSARY PRECAUTIONS AS NECESSARY, INCLUDING THE PLACEMENT OF TEMPORARY SHORING TO SUPPORT THE BUILDING STRUCTURE UNTIL NEW SUPPORTING CONSTRUCTION IS IN PLACE.
- WHERE EXISTING WALLS, DOORS, VENEERS OR FIXTURES ARE TO BE REMOVED, THE CONTRACTOR SHALL REPAIR, LEVEL AND SMOOTH THE FLOOR, CEILING AND WALL SURFACES REMAINING TO RECEIVE NEW FINISHES.
- REMOVE PLUMBING AND/OR FIXTURES ARE TO BE REMOVED, CAP PLUMBING LINES BELOW FLOOR, BEHIND WALL SURFACES, AND ABOVE CEILING. REPAIR SURFACES TO RECEIVE NEW FINISHES.
- REMOVE EXISTING PLUMBING AND/OR OTHER SUBSTANCES FROM SITE LEGALLY TRANSPORT AND DISPOSE OF SUCH MATERIALS OFF-SITE. BURYING OR BURNING OF TO BE REMOVED MATERIALS ON THE PROJECT SITE IS FORBIDDEN.
- ALL EXISTING SMOKE DETECTORS TO BE REMOVED THROUGHOUT. COORDINATE WITH ELECTRICAL DRAWINGS.
- ALL EXISTING LIGHT FIXTURES TO BE REMOVED THROUGHOUT. TEMPORARILY SUSPEND EMERGENCY LIGHT FIXTURES AS NECESSARY. COORDINATE WITH ELECTRICAL DRAWINGS.
- REMOVE ALL THERMOSTATS. COORDINATE WITH MECHANICAL DRAWINGS.
- ALL EXISTING MINI BLINDS TO BE REMOVED THROUGHOUT.

INTERIOR DEMO KEYNOTES

- REMOVE DOOR & FRAME
- REMOVE DOOR & FRAME (OPENING TO BE FILLED)
- REMOVE DOOR & FRAME (R.O. TO REMAIN AS CASING OPENING)
- REMOVE EXISTING WINDOW
- REMOVE EXISTING FLOORING AND BASE - TYPICAL THROUGHOUT
- REMOVE EXISTING VINYL STAIR TREAD COVERINGS
- REMOVE CEILING TEXTURES ON EXISTING CONCRETE CEILINGS AND ANY FURR OUTS. TYPICAL THROUGHOUT
- REMOVE EXISTING SHELVING AND HANGING RODS
- REMOVE EXISTING EXHAUST FAN, BATH FIXTURES AND ACCESSORIES
- REMOVE EXISTING WALL AND BASE CABINETS, COUNTERTOPS, APPLIANCES AND FIXTURES
- REMOVE EXISTING WASHER BOX PER PLUMBING DRAWINGS
- REMOVE EXISTING GAS/HVAC UNIT AND DUCT WORK PER MECHANICAL DRAWINGS.
- REMOVE EXISTING GAS WATER HEATER PER PLUMBING DRAWINGS
- REMOVE ELECTRICAL WIRING, SWITCHGEAR, RECEPTACLES AND ELECTRICAL PANEL AS INDICATED ON THE ELECTRICAL DRAWINGS
- REMOVE EXISTING BATTERY-OPERATED SMOKE DETECTORS PER ELECTRICAL DRAWINGS
- REMOVE EXISTING CONCRETE STOOP
- REMOVE EXISTING LIGHTING
- REMOVE EXISTING MAILBOX AND ADDRESS NUMBERING
- REMOVE PORCH CANOPY & COLUMNS.
- REMOVE METAL RAILINGS.
- REMOVE EXISTING HANDRAIL AT INTERIOR STAIR.
- PORTION OF EXISTING WALL TO BE REMOVED.

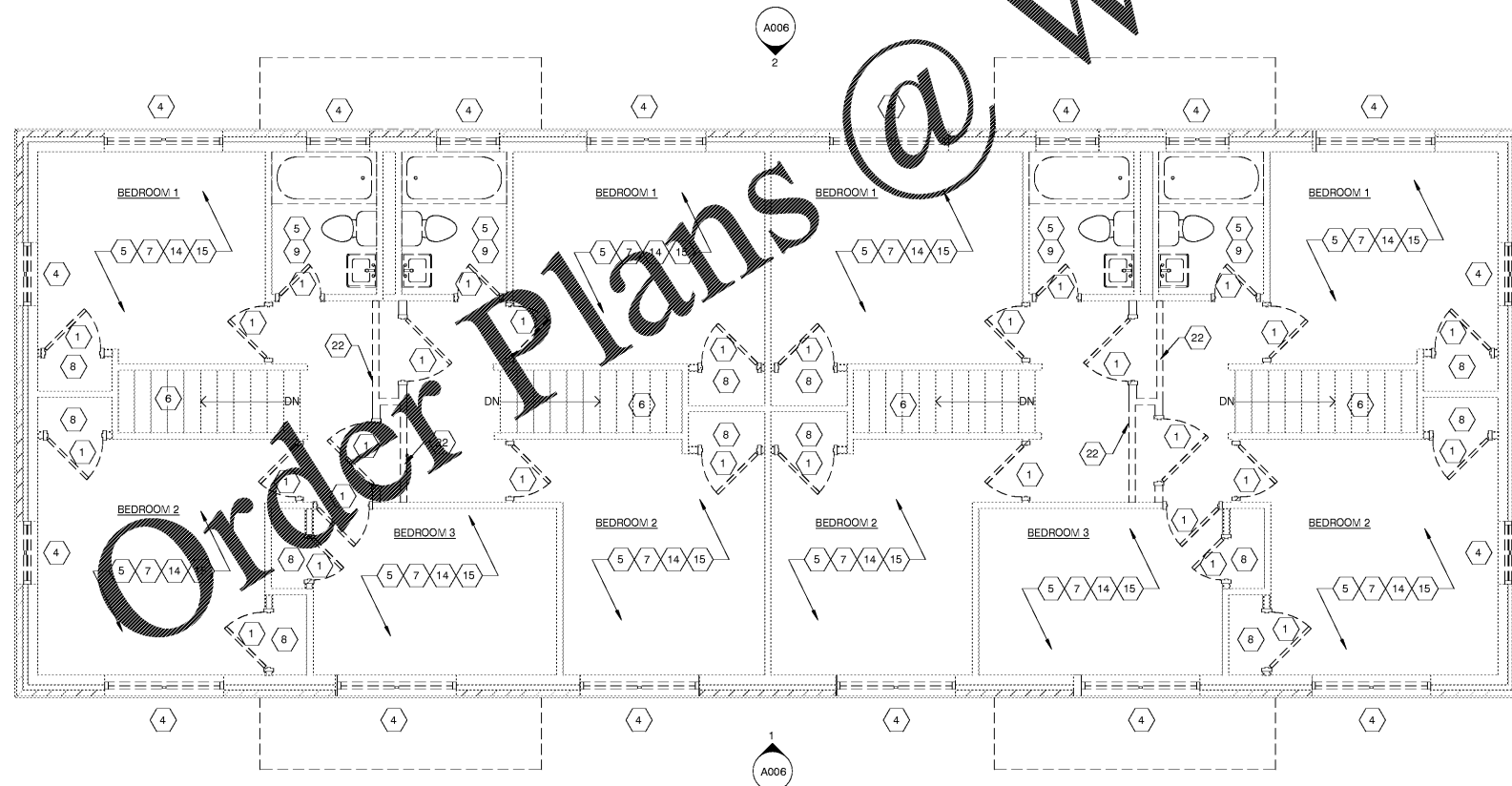
WALL LEGEND

	EXISTING EXTERIOR WALL - BRICK VENEER OVER CMU
	EXISTING CMU WALL
	NEW WALL PARTITION - 2x4 WOOD STUDS AT 16" O.C. W/ 5/8" GYP. BD.
	EXISTING WALL TO BE REMOVED
	NEW WALL PARTITION - 1 HOUR RATED - BUILD IN ACCORDANCE W/ UL #J306
	EXISTING EXTERIOR WALL - EXISTING BRICK VENEER OVER EXISTING CMU WITH NEW 5/8" GYP. BOARD OVER 1-1/2" METAL FURRING @ 16" O.C. W/ RIGID INSULATION BETWEEN AT INTERIOR
	NEW & EXISTING INTERIOR CMU WALL - NEW 5/8" GYP BOARD LAMINATED TO CMU - WHERE NEW CMU IS PROVIDED MATCH WIDTH OF EXISTING ADJACENT CMU - 4" CMU±
	NEW EXTERIOR WALL - CLASPBOARD STYLE FIBER CEMENT SIDING OVER WFS OVER 1/2" EXTERIOR PLYWOOD SHEATHING OVER 2x4 WOOD STUDS AT 16" O.C. W/ FIBERGLASS BATT INSULATION BTWN. AND 5/8" GYP. BD. AT INTERIOR



FIRST FLOOR DEMO PLAN - TYPE B

SCALE: 1/4" = 1'-0"



SECOND FLOOR DEMO PLAN - TYPE B

SCALE: 1/4" = 1'-0"