Department of Planning and Urban Development
Inspection Services Division
Approved with Conditions
Date: 06/26/13

2 FIRST FLOOR DEMOLITION PLAN
SCALE: 1/4" = 1'-0"

3 SECOND FLOOR DEMOLITION PLAN
SCALE: 1/4" = 1'-0"

4 THIRD FLOOR DEMOLITION PLAN
SCALE: 1/4" = 1'-0"

1 LOWER LEVEL DEMOLITION PLAN
SCALE: 1/4" = 1'-0"

GENERAL DEMOLITION NOTES:

1. ALL WORK TO BE SEQUENCED, PHASED AND SCHEDULED WITH OWNER.
2. G.C. TO PROTECT ADJACENT AREAS NOT AFFECTED BY CONSTRUCTION.
3. G.C. TO FIELD VERIFY ALL CONDITIONS PRIOR TO BIDDING AND CONSTRUCTION.
4. ALL EXISTING MATERIALS NOTED TO BE REMOVED SHALL BE PROPERLY DISPOSED OF BY G.C. UNLESS OTHERWISE NOTED. OWNER RESERVES THE RIGHT TO RETAIN AN ITEM NOTED FOR DEMOLITION.
5. G.C. SHALL COORDINATE EXTENT OF ALL DEMOLITION WORK WITH NEW CONSTRUCTION.
6. ALL ELECTRICAL, PLUMBING AND MECHANICAL LOCATED IN WALLS AND CEILINGS NOTED TO BE REMOVED SHALL BE EITHER REMOVED BACK TO SOURCE OR LOCATED OUT OF HARMS WAY FOR RELOCATION IN NEW CONSTRUCTION, G.C. TO COORDINATE.
7. AT LOWER LEVEL REMOVE ALL ABANDONED ELECTRICAL PLUMBING AND MECHANICAL PIPING, WIRING AND EQUIPMENT. RE-ROUTE EXISTING TO REMAIN TO MINIMIZE IMPACT ON HEADROOM.
8. REMOVE EXISTING LIGHTING, SWITCHES, ELECTRICAL OUTLETS, AND MISC. WIRING BACK TO SOURCE IN ALL AREAS WITHIN SCOPE OF RENOVATION U.N.O.
9. EXISTING SURFACE MOUNTED CEILING LIGHT IN 2ND FLOOR GUEST BATH SHALL REMAIN.

DEMOLITION KEY NOTES:

1. REMOVE EXISTING CONCRETE SITE WALL AND FOUNDATION.
2. REMOVE EXISTING FOUNDATION WALL TO ALIGN WITH SLAB ON GRADE.
3. REMOVE EXISTING WOOD STUD WALL AND FINISHES.
4. REMOVE EXISTING DOOR, FRAME AND HARDWARE. SAVE DOOR AND HARDWARE FOR OWNER REUSE.
5. REMOVE EXISTING CONCRETE STEP.
6. REMOVE EXISTING STRUCTURAL POST (WOOD OR STEEL), SEE STRUCTURAL FOR ADDITIONAL INFORMATION.
7. REMOVE EXISTING STAIRS, HANDRAIL AND FRAMING.
8. REMOVE EXISTING CHIMNEY IN ITS ENTIRETY, SEE STRUCTURAL FOR ADDITIONAL INFORMATION.
9. REMOVE EXISTING, ABANDONED PLUMBING IN ITS ENTIRETY.
10. REMOVE EXISTING ELECTRICAL PANEL AND RELOCATE, LOCATION SHALL BE COORDINATED IN FIELD WITH OWNER AND ARCHITECT.
11. REMOVE EXISTING WOOD FLOOR AND SLEEPERS, DOWN TO SLAB ON GRADE.
12. REMOVE EXISTING WINDOW IN ITS ENTIRETY.
13. REMOVE EXISTING RADIATOR AND SAVE FOR OWNER REUSE AND/OR DONATION.
14. REMOVE EXISTING BASEBOARD HEAT AND ASSOCIATED PLUMBING.
15. REMOVE EXISTING WOOD FLOOR, DOWN TO SUBFLOOR.
16. REMOVE EXISTING CABINETS, SINK, APPLIANCES, AND ALL ASSOCIATED PLUMBING/WIRING BACK TO SOURCE. SAVE ALL CABINETS, PLUMBING FIXTURES AND APPLIANCES FOR OWNER REUSE/ DONATION.
17. REMOVE EXISTING WALL MOUNTED RADIATOR AND SALVAGE FOR REUSE.
18. REMOVE EXISTING CLOSET SHELVING.
19. REMOVE EXISTING PLUMBING FIXTURES, SAVE FOR OWNER REUSE/DONATION.
20. REMOVE EXISTING SHOWER, ENCLOSURE, TILE AND ALL ASSOCIATED PLUMBING/FIXTURES. REMOVE PLUMBING BACK TO SOURCE AND CAP.
21. REMOVE EXISTING STONE SLAB AT FLOOR, SAW CUT EXISTING TILE AS REQUIRED FOR NEW SLAB, SEE A102 FOR ADDITIONAL INFORMATION.
22. REMOVE EXISTING MARBLE WALL SLABS THROUGHOUT ROOM AND SALVAGE FOR REUSE/DONATION.
23. REMOVE EXISTING WALL SCONCE LIGHTING AND SAVE FOR REUSE.

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PROJECT NAME:

ALFOND RESIDENCE

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SEAL:

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REVISION:

DATE OF ISSUE:	May 6, 2013
PROJECT NUMBER:	2013-0040 alfond renovation
STATUS:	100% Construction Documents

DEMOLITION FLOOR PLANS

AD101