Reviewed for Code Compliance
Inspections Division
Portland, Maine
Date: 11/12/14

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DEMOLITION GENERAL NOTES

1. REMOVE THE FOLLOWING EQUIPMENT AND PROVIDED TO OWNER AS REQUESTED. WALL FAN, CEILING CURTAIN TRACK, CORRIDOR CEILING LIGHTS, FIRE EXTINGUISHERS & CABINETS.

2. REMOVE ROTTED PLYWOOD SUBFLOOR UNDER EXISTING BATHROOMS AS NECESSARY.

3. REMOVE SPRINKLER HEADS AS NECESSARY TO RELOCATE PER APPROVED SPINKLER PLAN.

4. REMOVE FIRE ALARM SYSTEM IN ITS ENTIRETY FROM THIS CENTER CORE / REHAB AREA.

5. REMOVE DISCONTINUED SANITARY SEWER AND DOMESTIC WATER BRANCH LINES FROM DEMOLITION AREAS.

6. REMOVE ALL PLUMBING FIXTURES, BATH ACCESSORIES, TILE FLOOR, TILE WALL AND DRYWALL FROM BATHROOMS UNLESS NOTED OTHER WISE.

7. THE FOLLOWING ITEMS WILL BE REMOVED BY THE OWNER: FURNITURE, EQUIPMENT, PICTURES, MIRRORS.

8. REMOVE HVAC UNIT ON SHED ROOF ABOVE PATIO IN ITS ENTIRETY.

9. REMOVE CORRIDOR HANDRAILS AS NOTED AND SALVAGE FOR REUSE IN REVISED CORRIDORS IN WINGS II, III AND IV.

10. REMOVE CORRIDOR CEILING LIGHT FIXTURES AND EXIT SIGNS AND SALVAGE FOR REUSED IN REVISED CORRIDORS IN WINGS II, III AND IV.

11. REMOVE ALL UNDERLAYMENT FROM UNDER ALL VINYL FLOORING AND CARPET NOTED TO BE REMOVED . REMOVE THOUSANDS OF STAPLES IN PREPARATION OF INSTALLATION OF NEW ⅜" PLYWOOD UNDERLAYMENT

0 1 5 10 20

1 FIRST FLOOR DEMOLITION PLAN
SCALE: 1/8" = 1'-0

GENERAL NOTES:

1. REPORT AN DISCREPANCIES TO THE ARCHITECT. CONTRACTOR SHALL PROCEED WITH WORK ONLY AFTER DISCREPANCIES HAVE BEEN RESOLVED BY THE ARCHITECT.

2. EXISTING BUILDING COMPONENTS AND WORK CURRENTLY COMPLETED AND IN PLACE DURING CONSTRUCTION WHICH IS AFFECTED BY NEW WORK AND DEMOLITION, OR WHICH MAY BE DAMAGED BY THE CONTRACTOR OR ANY SUBCONTRACTOR, SHALL BE REPLACED OR RESTORED TO THE ORIGINAL CONDITION AND COLOR AS APPROVED BY THE ARCHITECT.

3. THE BUILDING SHALL BE CONSTRUCTED TO CONFORM W/ ALL GOVERNING CODES INCLUDING 2009 IBC (MUBEC), NFPA 101 2009, MAINE HUMAN RIGHTS COMMISSION GUIDELINES, STATE OF MAINE PLUMBING CODE, NEC 2005, AND ANSI.

4. ALL EXISTING CONDITIONS ARE TO BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO FABRICATION. THIS INCLUDES DELIVERY PROCEDURES, DIMENSIONS AND MATERIALS.

5. DRAWINGS ARE NOT TO BE SCALED, CONTRACTOR SHALL VERIFY DIMENSIONS AND CONDITIONS. APPARENT DISCREPANCIES REQUIRING CLARIFICATION SHALL BE DIRECTED TO THE ARCHITECT PRIOR TO COMMENCEMENT OF THE WORK IN QUESTION.

6. DEMOLITION MAY REQUIRE SELECTIVE REMOVAL OF EXISTING MATERIALS. TEMPORARY BRACING AND STRUCTURAL SHORING. REMOVAL OF ALL MATERIALS DISMANTLED NOT INTENDED FOR RE-USE SHALL BE DISPOSED OF IN COMPLIANCE WITH LOCAL REGULATIONS.

7. THIS PROJECT SHALL NOT CONTAIN HAZARDOUS MATERIALS OF ANY OF TYPE, INCLUDING BUT NOT LIMITED TO ASBESTOS.

8. THE CONTRACTOR SHALL OBTAIN ALL REQUIRED PERMITS FROM THE APPROPRIATE OFFICIALS PRIOR TO COMMENCING THE WORK AND INSPECTIONS AND APPROVALS UPON COMPLETION OF THE WORK.

9. WHERE ONLY A SINGLE PRODUCT OR MANUFACTURER IS NAMED, PROVIDE THE PRODUCT INDICATED. SUBSTITUTIONS SHALL BE PERMITTED ONLY WHEN APPROVED BY THE OWNER OR THE OWNER'S AUTHORIZED REPRESENTATIVE THROUGH WRITTEN DIRECTIVE.

10. THE LOCATION OF ALL DOOR FRAMES NOT DIMENSIONED SHALL BE 4" FROM ADJACENT WALLS UNLESS OTHERWISE INDICATED.

11. ALL PARTITIONS SHALL EXTEND FROM FLOOR TO UNDERSIDE OF SUPPORTING STRUCTURE ABOVE UNLESS OTHERWISE NOTED.

12. INSTALL BLOCKING BEHIND ALL SURFACE APPLIED FIXTURES, TRIM, GRAB BARS, SHELVES, CHAIR RAILS, PICTURE RAILS AND BASE MOLDINGS.

13. AT PROJECT CLOSEOUT, SUBMIT SPECIFIC WARRANTEES, WORKMANSHIP BONDS, MAINTENANCE AGREEMENTS, FINAL CERTIFICATIONS AND SIMILAR DOCUMENTS.

14. COMPLETE FINAL CLEANUP AT PROJECT CLOSEOUT, TOUCH-UP, REPAIR AND RESTORE ALL MARRED EXPOSED FINISHES.

15. IF TWO CONFLICTING CONDITIONS OR DETAILS EXIST IN THIS DRAWING SET OR ASSOCIATED SPECIFICATIONS THE CONTRACTOR SHALL MAKE THEM KNOWN TO THE ARCHITECT, IT SHALL BE THE ARCHITECTS CHOICE TO DECIDE WHICH CONDITION OR DETAIL APPLIES, AT NO ADDITIONAL COST.

REVISIONS:

07/24/14 CM REVIEW REVISIONS

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Project Status:
BIDDING & PERMIT SET

Project Number:
SRH0314

LICENSED ARCHITECT MARK J. BURNES 1850 STATE OF MAINE

Seaside Rehabilitation and Healthcare Center
Lobby / Rehab Renovation
850 Baxter Boulevard
Portland, Maine

Drawing Name:
FIRST FLOOR DEMO PLAN

Scale:
AS NOTED

Date:
07/18/14

SHEET:
D101