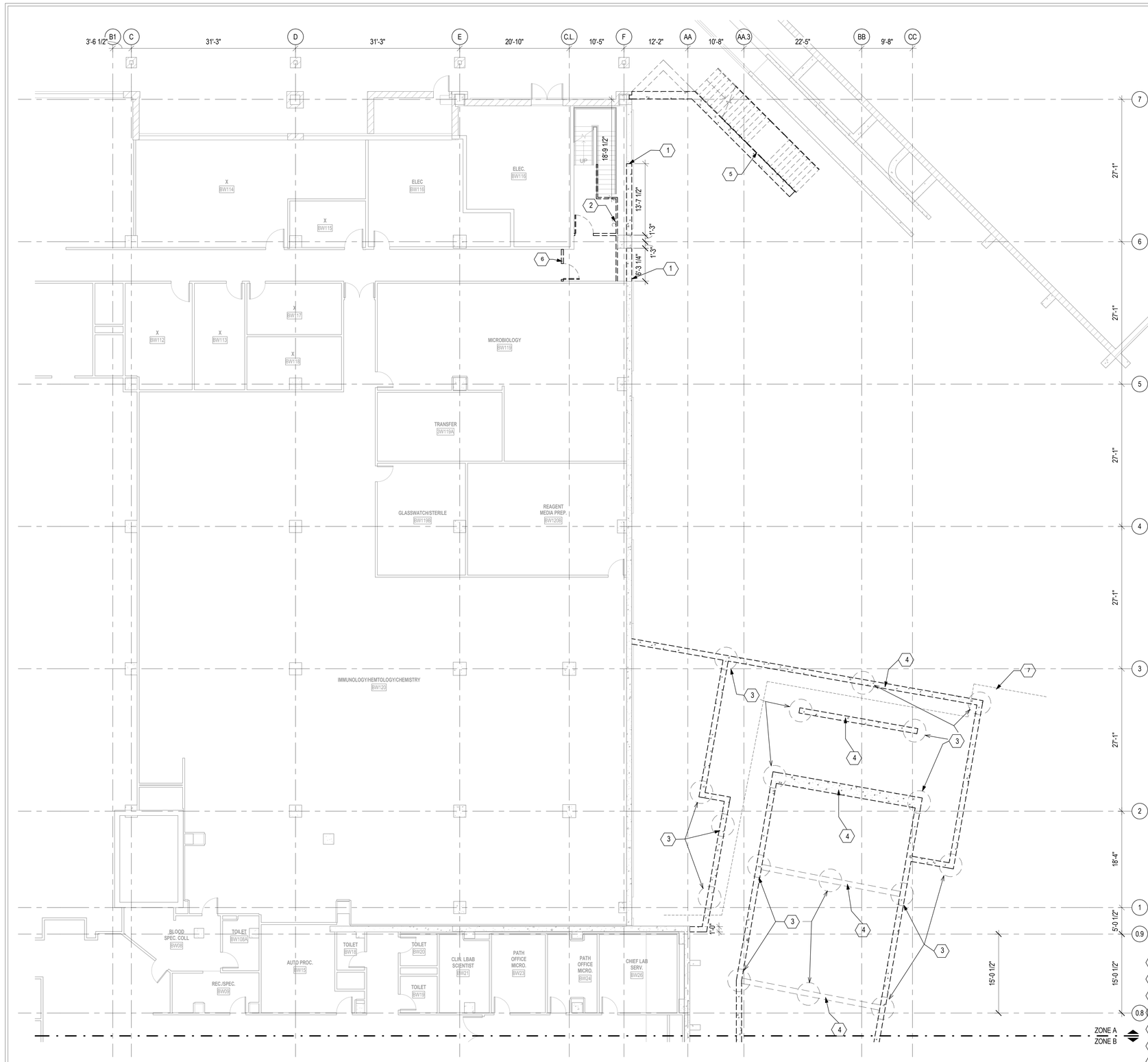
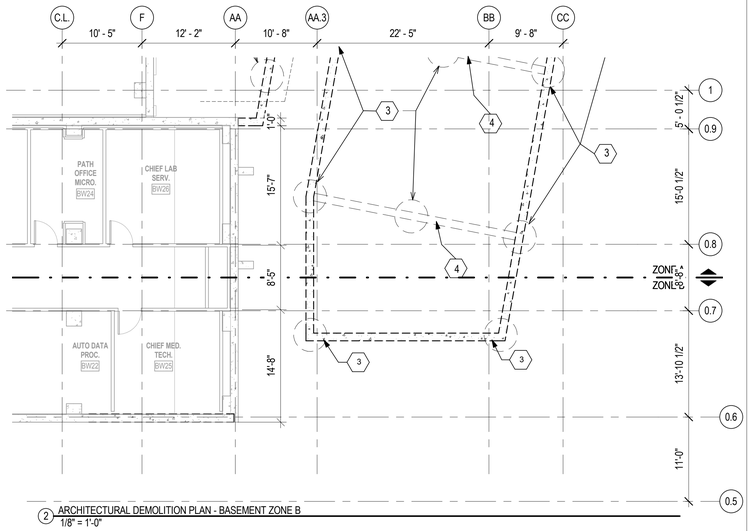


1 ARCHITECTURAL DEMOLITION PLAN - BASEMENT ZONE A
1/8" = 1'-0"



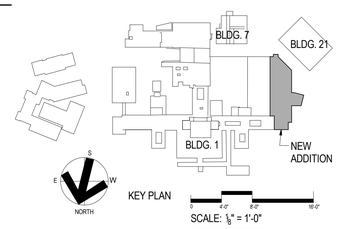
2 ARCHITECTURAL DEMOLITION PLAN - BASEMENT ZONE B
1/8" = 1'-0"

GENERAL DEMOLITION NOTES

1. HEAVY DASHED LINES INDICATE DEMOLITION WORK SCREENED LINES INDICATE EXISTING TO REMAIN.
2. CONTRACTORS SHALL FIELD VERIFY ALL EXISTING CONSTRUCTION RELATED CONDITIONS PRIOR TO STARTING DEMOLITION. ANY AND ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE OWNER'S REPRESENTATIVE.
3. CONTRACTORS SHALL, AT ALL TIMES, MAINTAIN THE BUILDING IN A WEATHERTIGHT CONDITION.
4. AT CONSTRUCTION ACCESS CONTRACTORS SHALL PROVIDE LABOR & MATERIALS TO REPAIR ALL DISTURBED ELEMENTS.
5. CONTRACTORS SHALL TAKE ALL NECESSARY PRECAUTIONS TO PREVENT DAMAGE TO OWNER'S OCCUPIED AREAS ADJACENT TO NEW CONSTRUCTION OR OCCUPIED AREAS WHERE VARIOUS SYSTEM CONNECTIONS OR EXTENSIONS ARE REQUIRED & ARE RESPONSIBLE FOR DAMAGE CAUSED BY ADVERSE WEATHER CONDITIONS, INCLUDING RAIN, SNOW, ICE, AND WIND.
6. ALL DEMOLITION AND CONSTRUCTION ACTIVITIES SHALL BE COORDINATED WITH THE OWNER'S REPRESENTATIVE TO MINIMIZE DISRUPTION TO THE NORMAL DAILY FUNCTIONING OF THE OWNER'S OCCUPIED AREAS.
7. NOISE SHALL BE KEPT TO A MINIMUM. ANY WORK REQUIRED AFTER NORMAL WORKING HOURS 7 A.M.-5 P.M. SHALL BE COORDINATED WITH OWNER'S REPRESENTATIVE.
8. CONTRACTORS SHALL, AT ALL TIMES, KEEP UNINTERRUPTED HEATING, COOLING, PLUMBING, ELECTRICAL, & COMMUNICATIONS SERVICES TO ALL PARTS OF THE HOSPITAL THAT REMAIN IN SERVICE, ANY PLUMBING, PIPING, ELECTRICAL OR COMMUNICATIONS SERVICES CONTAINED WITHIN THE PROJECT THAT SERVE PARTS OF THE HOSPITAL REMAINING IN SERVICE SHALL BE MAINTAINED IN OPERATING ORDER. ANY REQUIRED INTERRUPTION OF SERVICE SHALL BE COORDINATED WITH OWNER'S REPRESENTATIVE TO ALLOW MINIMUM INTERFERENCE WITH OWNER'S OPERATION.
9. THE OWNER SHALL RETAIN ALL SALVAGE RIGHTS OVER BUILDING MATERIALS THAT ARE OF VALUE AS DESIGNATED BY THE OWNER'S REPRESENTATIVE. THE OWNER'S REPRESENTATIVE SHALL DIRECT THE INDIVIDUAL CONTRACTORS TO THE LOCATIONS OF STORAGE AREAS FOR VARIOUS SALVAGE ITEMS. THE STORAGE AREAS MAY BE OFF-SITE BUT WILL BE LOCATED WITHIN THE GENERAL IOWA CITY AREA. THE CONTRACTORS ARE RESPONSIBLE FOR REMOVING FROM THE BUILDING AND THE CONSTRUCTION SITE ALL CONSTRUCTION DEBRIS AND ITEMS NOT RETAINED BY THE OWNER'S REPRESENTATIVE. NO STORAGE OR DUMPING OF DEBRIS WILL BE ALLOWED ON THE HOSPITAL GROUNDS.
10. THE CONTRACTORS SHALL BE RESPONSIBLE FOR STORAGE AND PROTECTION OF ALL SALVAGED ITEMS WHICH WILL BE REUSED IN THIS PROJECT.
11. PROVIDE TEMPORARY (DUST) PARTITIONS AS REQUIRED TO PROTECT OCCUPIED SPACES. PARTITION TYPE I ON SHEET 1-A20 SHALL BE USED FOR TEMPORARY (DUST) PARTITIONS.
12. COORDINATE DEMOLITION WITH NEW WORK. REMOVE ALL ITEMS NECESSARY TO COMPLETE NEW WORK. REMOVE AND REPLACE EXISTING CEILING AS REQD.
13. TEMPORARY BARRICADES SHALL BE INSTALLED TO PREVENT DUST POLLUTION OF SURROUNDING AREAS. PARTITIONS MUST BE INSTALLED IN ACCORDANCE WITH FIRE PROTECTION & EGRESS REQUIREMENTS. COORDINATE WITH OWNER'S REPRESENTATIVE.
14. TEMPORARY WALLS ARE NOT TO BE REMOVED UNTIL ALL FINISH WORK IS COMPLETED OR APPROVAL IS GRANTED BY OWNER'S REPRESENTATIVE.
15. UPON REMOVAL OF TEMPORARY PARTITIONS, CONTRACTORS SHALL BE RESPONSIBLE TO PATCH TO MATCH EXISTING ADJACENT CONSTRUCTION.
16. ALL OPENINGS AND VOIDS LEFT BY THE REMOVAL OF EXISTING CONSTRUCTION EQUIPMENT SUCH AS PIPING, DUCTS, ETC. SHALL BE PROPERLY PATCHED & OR CLOSED OFF TO MAINTAIN FIRE RATING OF SURROUNDING WALL.
17. ALL AREAS TO BE DEMOLISHED OR DISTURBED BY ANY DEMOLITION ARE TO BE PATCHED & PAINTED (OR PREPARED FOR NEW WALL COVERING). IF PAINTING IS REQUIRED, THE ENTIRE WALL SHALL RECEIVE PAINT TO AVOID MISMATCH OF COLOR.
18. EXISTING ITEMS SUCH AS EQUIPMENT, PLUMBING FIXTURES, ETC. THAT ARE TO REMAIN IN PLACE SHALL BE PROTECTED BY THE CONTRACTOR FROM DIRT AND DAMAGE DURING DEMOLITION AND CONSTRUCTION.
19. WHERE REMOVAL OF A PORTION OF WALL/FLOOR COVERINGS IS REQUIRED, REMOVE ONLY THOSE MATERIALS TO THE EXTENT SHOWN WITHIN THE ROOMS OR CORRIDORS. DEMOLITION INCLUDES REMOVAL OF ADHESIVES, GROUTING BEDS, ANCHORING DEVICES, AND REQUIRES REMAINING SURFACES TO BE PROPERLY PREPARED FOR NEW CONSTRUCTION.
20. ALL ACOUSTICAL CEILINGS AND SUSPENSION SUPPORTS TO BE REMOVED SHALL INCLUDE CEILING TILES, SOFFITS, LIGHT FIXTURES, GRILLES, DIFFUSERS, EXIT SIGNS, ELECTRICAL, COMMUNICATION & ASSOCIATED DEVICES, UNLESS OTHERWISE INDICATED.
21. WHERE REMOVAL OF A PORTION OF FINISHED CEILING IS REQUIRED, REMOVE ONLY THOSE LIGHT FIXTURES & OTHER CEILING EQUIPMENT WITHIN THAT PORTION OF CEILING. COORDINATE WITH OWNER'S REPRESENTATIVE.
22. ALL NON-ATTACHED ITEMS, SUCH AS HOSPITAL FURNISHINGS, MOBILE EQUIPMENT, DESKS, BEDS, TABLES, CHAIRS, SPATIAL MOCK UP, ETC. SHALL BE REMOVED BY OWNER PRIOR TO COMMENCEMENT OF ANY DEMOLITION WORK. CONTRACTORS SHALL COORDINATE WITH OWNER'S REPRESENTATIVE FOR REMOVAL OR RELOCATION OF ANY REMAINING ITEMS.
23. CONTRACTORS SHALL AT ALL TIMES MAINTAIN EXIT/EGRESS PATH DURING CONSTRUCTION. IF REQUIRED TO DISTURB EXISTING EGRESS PATH/EXIT. CONTRACTOR SHALL COORDINATE AND OBTAIN APPROVAL FROM LOCAL FIRE MARSHAL.
24. ALL FINISHED AREAS WHICH ARE DAMAGED DURING DEMOLITION BY THE CONTRACTORS SHALL BE PATCHED TO MATCH THE EXISTING FINISHES, ETC. THE CONTRACTORS ARE RESPONSIBLE FOR PROVIDING NEW FINISHES.
25. AREAS REQUIRING DEMOLITION ARE SCHEMATIC AND DESCRIBE THE DESIGN INTENT OF THE PROJECT. CONTRACTORS ARE RESPONSIBLE FOR NEW WORK IN AREAS REQUIRED TO BE DEMOLISHED.

KEYED NOTES

1. SAW CUT CONCRETE WALL TO 12'-0" A.F.F.
2. DEMOLISH EXISTING PIPING/RISER - RE: PLUMBING DRAWINGS.
3. CUT CAISSON TO BELOW FUTURE LOWER LEVEL SLAB ELEVATION
4. REMOVE GRADE BEAM
5. DEMOLISH EXISTING CONCRETE RETAINING WALL AND STAIR
6. TEMPORARY DUST PARTITION - SEE PARTITION TYPE I.
7. PROTECT EXISTING FIBER OPTIC LINE THROUGHOUT CONSTRUCTION.



SCALE: 1/8" = 1'-0"

Revisions	Date	Revisions	Date	Revisions	Date

HEERY design
Heery International Inc.
125 South Dubuque Street,
Suite 500,
Iowa City, IA 52240-4003
319.354.4700

project number 11-25503

Drawing Title: ARCHITECTURAL DEMOLITION PLAN BASEMENT

CONSTRUCTION DOCUMENTS

Project Title: EXPAND BLDG. 1 FOR PACT AMBULATORY CARE & RADIOLOGY

Building No.: BLDG 1 | Checked: MW | Drawn: RD

Location: ICVA HEALTH CARE SYSTEM

Date: 12/15/2014

Project No.: 636-201

DRAWING NO.: 1-A1

Office of Facilities

Department of Veterans Affairs

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