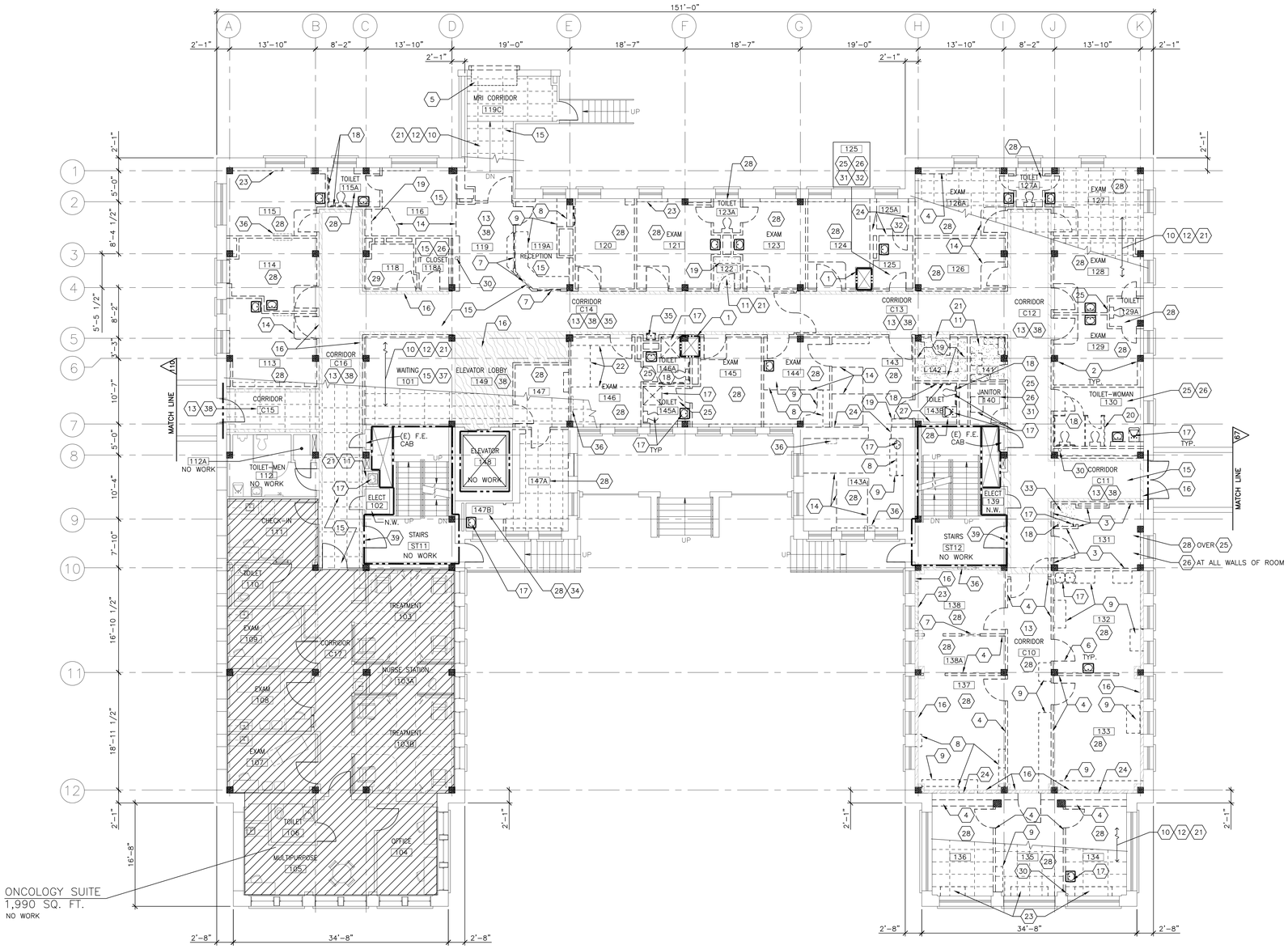

1 FIRST FLOOR DEMOLITION PLAN - B27
1/8" = 1'-0"

DEMOLITION GENERAL NOTES

A. PRIOR TO BIDDING, VISIT THE FACILITY AND BECOME THOROUGHLY AWARE OF THE EXISTING CONDITIONS.
B. MAINTAIN AND ADHERE TO ALL CURRENT LIFE-SAFETY AND INTERIM LIFE-SAFETY RULES AND REGULATIONS THROUGHOUT CONSTRUCTION. VERIFY EXISTING UTILITY LOCATIONS PRIOR TO CONSTRUCTION.
C. COMPLY WITH EPA REGULATIONS AND DISPOSAL REGULATIONS OF AUTHORITIES HAVING JURISDICTION.
D. ALL CONSTRUCTION ALTERATIONS AND DEMOLITION OPERATIONS SHALL BE IN ACCORDANCE WITH NFPA STANDARDS FOR SAFEGUARDING CONSTRUCTION ALTERATION AND DEMOLITION OPERATIONS.
E. THIS PLAN SHOWS GENERAL DEMOLITION WORK TO BE PERFORMED AND DOES NOT RELIEVE THE CONTRACTOR FROM OTHER DEMOLITION WORK REQUIRED TO PRODUCE THE IMPROVEMENTS.
F. PROVIDE ALL DEMOLITION INCIDENTAL TO OR REQUIRED FOR NEW CONSTRUCTION WHETHER OR NOT IT IS SPECIFICALLY NOTED INCLUDING, BUT NOT LIMITED TO, ALL OTHER WORK THAT MIGHT REASONABLY BE REQUIRED TO BE REMOVED IN PREPARATION FOR SPECIFIED FINISHES.
G. DEMOLITION SHALL BE PERFORMED IN A MANNER THAT WILL NOT DAMAGE ANY SERVICES INDICATED TO REMAIN. SURFACES SHALL BE PATCHED AS NECESSARY TO PROVIDE A SUITABLE SUBSTRATE FOR NEW FINISHES.
H. THIS FACILITY IS TO REMAIN OPERATIONAL 24 HOURS A DAY, SEVEN DAYS A WEEK, THROUGHOUT THE DURATION OF THE RENOVATION WORK.
I. OCCUPIED AREAS WILL REMAIN IN OPERATION AT ALL TIMES. SECURITY MUST BE MAINTAINED AT ALL TIMES. REVIEW SECURITY PROCEDURES WITH THE OWNER PRIOR TO THE START OF WORK.
J. SCHEDULE DEMOLITION WORK WITH THE OWNER TO MINIMIZE DISRUPTION OF SERVICES AND PROVIDE FOR THE UNINTERRUPTED FUNCTIONING OF THE BUILDING OR ITS OCCUPIED AREAS.
K. CONDUCT DEMOLITION TO MINIMIZE DISRUPTING TENANTS OF OCCUPIED SPACES.
L. ALL BUILDING SERVICES INCLUDING MECHANICAL, PLUMBING AND ELECTRICAL SHALL NOT BE DISRUPTED FOR ANY LENGTH OF TIME, NO MATTER HOW MINIMAL, UNLESS COORDINATED AND APPROVED BY THE GENERAL CONTRACTOR AND THE OWNER.
M. MAINTAIN AND PROTECT UTILITIES TO REMAIN IN SERVICE.
N. LOCATE, IDENTIFY, SHUT OFF, DISCONNECT AND CAP OFF UTILITY SERVICES TO BE DEMOLISHED.
O. PROTECT FROM DUST AND DAMAGE ALL EXISTING FURNITURE, CASEWORK, SUPPLIES, ETC. TO REMAIN.
P. CONSTRUCT DUST BARRIER PARTITIONS AS REQUIRED TO SEPARATE CONSTRUCTION AREAS FROM OCCUPIED AREAS. EXIT PATHS SHALL BE MAINTAINED CLEAR OF EQUIPMENT, MATERIAL AND DEBRIS. WHEN PLASTIC SHEETING IS USED TO SEPARATE AREAS UNDER CONSTRUCTION FROM THE REMAINDER OF THE BUILDING, THE PLASTIC SHEETING MUST BE FIRE RESISTANT (LIMITED COMBUSTIBILITY).
Q. OCCUPIED SPACES WILL REMAIN FREE OF CONSTRUCTION DEBRIS AND DUST.
R. CONDUCT DEMOLITION OPERATIONS AND REMOVE DEBRIS TO PREVENT INJURY TO PEOPLE AND DAMAGE TO EXISTING IMPROVEMENTS.
S. COORDINATE WITH OWNER PRIOR TO PROCEEDING WITH WORK TO DETERMINE WHICH ITEMS SHALL BE SALVAGED FOR THE OWNER'S USE.
T. UNLESS OTHERWISE INDICATED OR SALVAGED FOR OWNER, DEMOLISHED MATERIALS BECOME CONTRACTOR'S PROPERTY.
U. PROMPTLY REMOVE DEMOLISHED MATERIALS FROM OWNERS PROPERTY AND LEGALLY DISPOSE OF THEM.
V. SURFACES IN THE CONSTRUCTION AREA SHALL BE MAINTAINED IN A BROOM CLEAN CONDITION AT THE END OF EACH WORK DAY.
W. SELECTIVE CONCRETE SLAB REMOVAL, SUCH AS FOR NEW FLOOR SINKS, IS NOT INDICATED ON THE DEMOLITION PLANS. COORDINATE WITH MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR REQUIRED AREAS OF SLAB REMOVAL.
X. SHORE ALL STRUCTURE TO REMAIN AS REQUIRED PRIOR TO DEMOLITION WORK.
Y. PROTECT BUILDING STRUCTURE, INTERIOR AND FINISHES FROM DAMAGE DUE TO WEATHER, WATER LEAKAGE, ETC.
Z. PROTECT REMAINING WALLS, CEILING, FLOORS AND EXPOSED FINISHES.
AA. PATCH ALL SURFACES WHERE REMOVAL OF EXISTING CONSTRUCTION AND/OR EQUIPMENT NECESSITATES, WHETHER INDICATED OR NOT.
AB. PATCH AND/OR REPAIR ANY AND ALL SURFACES DAMAGED OR REMOVED DURING DEMOLITION TO MATCH EXISTING SURFACES UNLESS SURFACES ARE TO RECEIVE NEW FINISHES, U.N.O.
AC. PROMPTLY PATCH AND REPAIR HOLES AND DAMAGED SURFACES OF BUILDING CAUSED BY DEMOLITION. RESTORE EXPOSED FINISHES OF PATCHED AREAS AND EXTEND FINISH RESTORATION INTO REMAINING ADJOINING CONSTRUCTION.
AD. ALL INTERIOR SURFACES, WALLS, FRAMES, ETC. REQUIRED TO HAVE NEW FINISHES APPLIED SHALL HAVE ALL EXISTING AND CONTRACTOR-CAUSED HOLES, CRACKS AND OTHER IMPERFECTIONS FILLED WITH APPROVED PATCHING MATERIAL. PATCH TO BE FINISHED FLUSH WITH ADJACENT SURFACE, WITH TEXTURE TO MATCH TEXTURE OF ADJACENT SURFACE.
AE. PATCH AND REPAIR WALLS, FLOORS, CEILINGS AND OTHER ASSOCIATED FINISH ITEMS TO REMAIN TO MATCH ADJACENT SURFACES WHERE DAMAGE IS CAUSED BY DEMOLITION OR OTHER WORK - TYPICAL.
AF. PATCH WALLS, FLOORS AND CEILINGS WHERE PARTITIONS ARE REMOVED TO MATCH ADJOINING SURFACES.
AG. REMOVE EXISTING FINISHES AS NECESSARY IN ALL AREAS TO RECEIVE NEW FINISHES.
AH. REMOVE WALL-MOUNTED ACCESSORY ITEMS ON WALLS INDICATED FOR DEMOLITION. TURN ALL REMOVED ITEMS OVER THE THE VA - THE VA WILL BE RESPONSIBLE FOR REINSTALLATION OF ALL SUCH ITEMS.
AI. REMOVE WALL-MOUNTED ACCESSORY ITEMS ON WALLS TO BE PAINTED, UNLESS DIRECTED OTHERWISE. TURN ALL REMOVED ITEMS OVER THE THE VA - THE VA WILL BE RESPONSIBLE FOR REINSTALLATION OF ALL SUCH ITEMS.
AJ. REMOVE AND STORE EXISTING PLUMBING FIXTURES WHERE NEW FINISHES ARE APPLIED AND/OR NEW CASEWORK IS INSTALLED. REINSTALL FIXTURES AFTER APPLICATION OF NEW FINISHES.
AK. COORDINATE REMOVAL OF PLUMBING FIXTURES AND RELATED ITEMS WITH PLUMBING DRAWINGS.
AL. COORDINATE REMOVAL OF MECHANICAL FEATURES AND RELATED ITEMS WITH MECHANICAL DRAWINGS.
AM. COORDINATE REMOVAL OF LIGHT FIXTURES AND RELATED ITEMS WITH ELECTRICAL DRAWINGS.
AN. HAZARDOUS MATERIALS ARE PRESENT IN THE BUILDING AND WILL BE REMOVED BY THE OWNER.

LAST NO WORK (N.W.) IN ONCOLOGY SUITE, STAIRS ST11 AND ST12, ELEVATOR 148, THE FIRE EXTINGUISHER CABINET ROOMS, ROOMS 102, 112, 139, AND ANY OTHER SPACE AS DIRECTED BY THE OWNER.

KEYNOTES

1. EXISTING WALLS AROUND SHAFT TO REMAIN. PATCH THESE WALLS WHERE EXISTING CONSTRUCTION ATTACHED TO THESE WALLS HAS BEEN REMOVED.
2. EXISTING CONCRETE COLUMNS TO REMAIN. PATCH THESE COLUMNS WHERE EXISTING CONSTRUCTION ATTACHED TO THESE COLUMNS HAS BEEN REMOVED. TYPICAL OF ALL COLUMNS.
3. REMOVE EXISTING INTERIOR MASONRY PARTITION WITH PLASTER FINISH ON BOTH SIDES (EAST OF GRID 10).
4. REMOVE EXISTING INTERIOR STUD PARTITION (WEST OF GRID 10).
5. REMOVE EXISTING OVERHEAD DOOR AND ALL RELATED COMPONENTS.
6. REMOVE EXISTING DOOR, FRAME AND CASING.
7. REMOVE EXISTING INTERIOR RELITES AND STEEL FRAME.
8. REMOVE EXISTING WALL CABINETS.
9. REMOVE EXISTING BASE CABINETS WITH PLASTIC-LAMINATE COUNTERTOP AND BACKSPLASH.
10. REMOVE EXISTING SUSPENDED ACOUSTICAL CEILINGS IN ALL SPACES OF THIS FLOOR EXCEPT THOSE ROOMS WHICH HAVE NO WORK.
11. REMOVE EXISTING GYPSUM BOARD CEILING AND CEILING JOISTS.
12. REMOVE EXISTING CEILING LIGHT FIXTURES IN ALL SPACES OF THIS FLOOR EXCEPT THOSE ROOMS WHICH HAVE NO WORK. FOR BID PURPOSES, ASSUME 100 EXISTING LIGHT FIXTURES IN THE EXISTING SUSPENDED CEILING SYSTEM AND 40 RECESSED CAN LIGHTS.
13. REMOVE EXISTING WALL-MOUNTED LIGHT FIXTURES AND EXIT SIGNS WHERE EXISTING WALLS ARE REMOVED. FOR BIDDING PURPOSES, ASSUME 70 SUCH FIXTURES.
14. REMOVE EXISTING CUBICLE CURTAIN TRACKS (ALL LOCATIONS MIGHT NOT BE INDICATED).
15. REMOVE EXISTING VCT FLOORING AND RESILIENT BASE.
16. REMOVE EXISTING TERRAZZO FLOOR AND COVED BASE.
17. REMOVE EXISTING PLUMBING FIXTURE AND ASSOCIATED PIPING. CAP PIPING WITHIN EXISTING CONSTRUCTION TO REMAIN, UNLESS INDICATED OTHERWISE ON PLUMBING DRAWINGS.
18. REMOVE EXISTING GRAB BARS AND TURN OVER TO OWNER (ALL LOCATIONS MIGHT NOT BE INDICATED).
19. REMOVE EXISTING WALL-MOUNTED SHELVING AND/OR FULL-HEIGHT CABINET.
20. REMOVE EXISTING TOILET PARTITIONS.
21. REMOVE EXISTING PLASTER CEILING AND ITS LATH ABOVE ALL LOCATIONS INDICATED BY KEYNOTES 10 AND 11.
22. REMOVE EXISTING CEILING-MOUNTED LIFT SYSTEM.
23. REMOVE EXISTING HVAC CABINET (TYPICAL AT ALL LOCATION INDICATION BY MECHANICAL DRAWINGS).
24. REMOVE EXISTING MULTI-WYTHE BRICK WALL.
25. REMOVE EXISTING MUD-SET TILE FLOORING AND TILE BASE.
26. REMOVE EXISTING TILE WAINSCOT.
27. REMOVE EXISTING FRP WAINSCOT.
28. REMOVE EXISTING SHEET VINYL FLOORING AND RESILIENT BASE.
29. REMOVE EXISTING CARPET, PAD AND RESILIENT BASE.
30. EXISTING PIPE TO REMAIN.
31. REMOVE EXISTING 12"x12" T&G TILE CEILING AND THE LATH AND PLASTER CEILING IT IS ADHERED TO.
32. REMOVE EXISTING 4-1/2"± THICK CONCRETE SLAB OVER (E) STRUCTURAL SLAB TO REMAIN. AREA OF SLAB TO BE REMOVED INCLUDED BELOW INTERIOR WALLS AROUND THIS ROOM.
33. REMOVE EXISTING SHOWER WITH MUD-SET TILE FLOOR AND WALLS, AND FURRED-DOWN GYPSUM BOARD CEILING.
34. REMOVE EXISTING PLASTER CEILING AND ITS LATH.
35. REMOVE EXISTING RECESSED DRINKING FOUNTAIN.
36. REMOVE EXISTING MEDICAL GAS HEADWALL UNIT AND ASSOCIATED PIPING. FOR BIDDING PURPOSES, ASSUME 20 LOCATIONS.
37. REMOVE EXISTING WOOD CHAIR RAILS ALONG ALL 3 WALLS OF THIS ROOM.
38. REMOVE EXISTING IMPACT-RESISTANT HANDRAILS/CRASH RAILS AND RUB RAILS WITH RIGID PLASTIC COVERS AT ALL WALLS OF THIS CORRIDOR.
39. CUT EXISTING TERRAZZO FLOOR UNDER DOOR IN CLOSED POSITION, SUITABLE FOR NEW TRANSITION STRIP.

50% CONTRACT DRAWINGS

METRIC CONVERSION FACTOR:
1" = 25.4mm
1'-0" = 305mm

NO.	DESCRIPTION	DATE
REVISIONS		DATE

ZGA™ Architects and Planners, Chartered
408 E. Parkcenter Blvd, Suite 205, Boise Idaho 83706
ZGA PROJECT NO. 1657.01

CAD FILE NAME: 27a1demo.dwg
XREF FILE NAME: x27bord.dwg x27a1.dwg

DRAWING TITLE: FIRST FLOOR DEMOLITION PLAN - B27
APPROVED: CHIEF OF FACILITY MANAGEMENT SERVICE
APPROVED: MEDICAL CENTER DIRECTOR

PROJECT TITLE: RENOVATE PORTIONS OF BUILDINGS 27 AND 67
BUILDING NUMBER: 27 & 67
CHECKED BY: LA
DRAWN BY: MT
LOCATION: VAMC BOISE, IDAHO

DATE: AUG 28, 2017
PROJECT NO.: 531.16.102
DRAWING NO.: A-101
DWG OF 126

DEPARTMENT OF VETERANS AFFAIRS