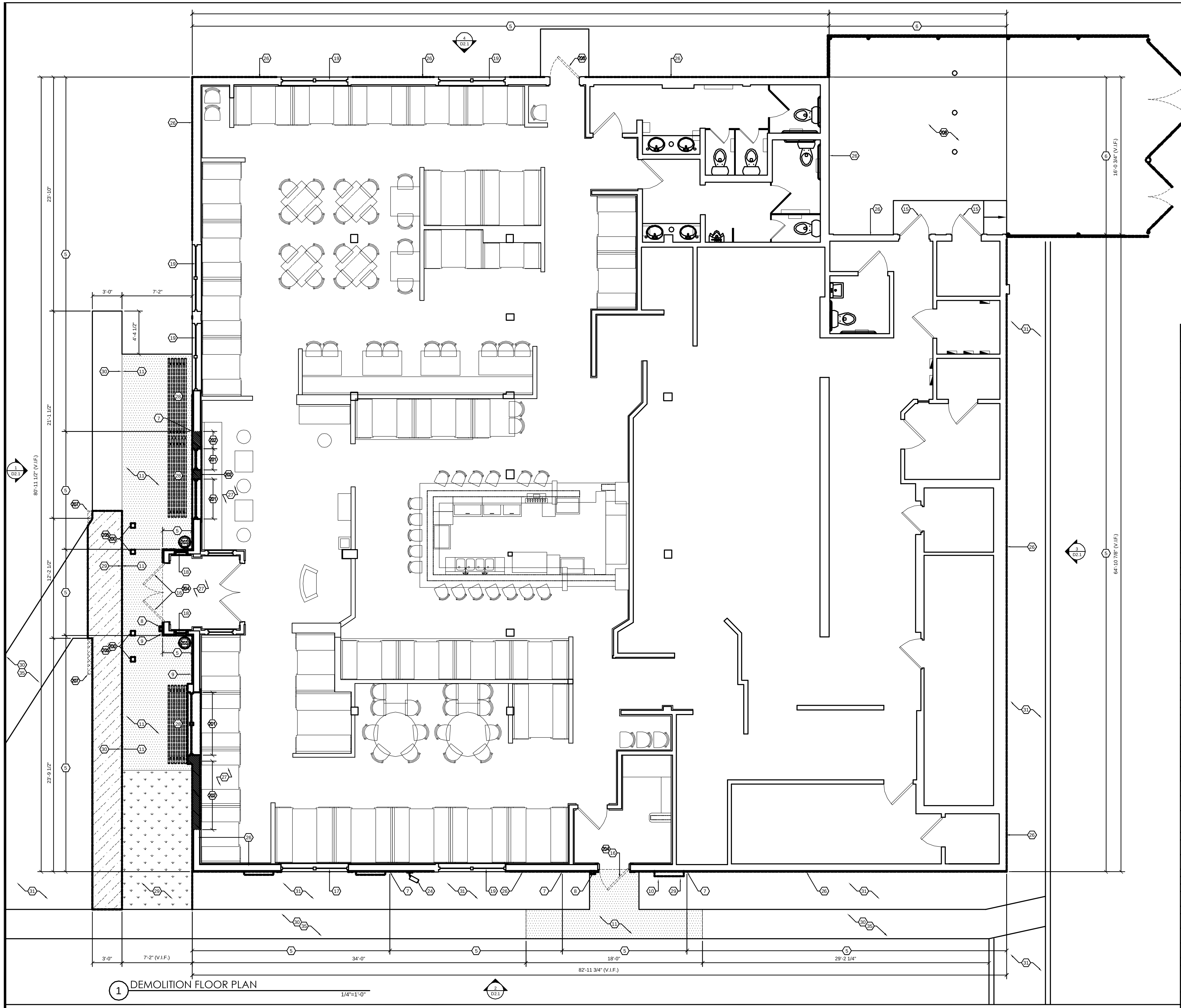

1 DEMOLITION FLOOR PLAN

1/4"=1'-0"

DEMOLITION PLAN GENERAL NOTES

A. ALL DEMOLISHED MATERIAL SHALL BE REMOVED IMMEDIATELY AND DISPOSED OF PROPERLY. ANY ITEMS NOT TO BE RETAINED BY THE OWNER SHALL BE DISPOSED OF OFF SITE BY THE CONTRACTOR. NO DEMOLISHED MATERIALS SHALL BE STOCKPILED ON SITE EXCEPT AS REQUESTED BY MANAGING PARTNER (MP) OR CONSTRUCTION PROJECT MANAGER (CPM).

B. ALL HAZARDOUS MATERIALS SHALL BE REMOVED FROM SITE PRIOR TO START OF CONSTRUCTION UNDER SEPARATE CONTRACT.

C. PROTECT OWNER'S PROPERTY AND PERSONS AT ALL TIMES. THIS INCLUDES ALL ITEMS AND SERVICES NECESSARY TO DEMOLISH OR DISMANTLE AND REMOVE ALL WALLS, EQUIPMENT, PIPING AND APPURTENANCES WHICH WILL INTERFERE WITH NEW CONSTRUCTION. ALL ITEMS TO BE REMOVED SHALL BE COORDINATED WITH NEW CONSTRUCTION.

D. ANY ITEMS NOT SHOWN TO BE DEMOLISHED THAT ARE DAMAGED SHALL BE REPAIRED AS REQUIRED BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE.

E. COORDINATE ANY SYSTEMS SHUTDOWNS WHICH MAY BE REQUIRED WITH THE CPM, MP AND RM.

F. PRIOR TO COMMENCING WITH THE DEMOLITION WORK, THE CONTRACTOR SHALL ASCERTAIN FROM THE OWNER WHETHER OR NOT THE OWNER WISHES TO RETAIN ANY ITEMS. ANY SUCH ITEMS SHALL BE REMOVED WITH CARE SO AS TO PREVENT DAMAGE.

G. THE CONTRACTOR SHALL CONTROL AND LIMIT DUST RESULTING FROM DEMOLITION AND PREVENT THE SPREAD OF DUST TO BUILDING AREAS TO REMAIN

H. THE USE OF BURNING ON THE SITE WILL NOT BE PERMITTED.

I. THE USE OF POWDER EXPLOSIVES WILL NOT BE PERMITTED.

J. WHERE DAMPERS AND CONDUIT PIPING, ETC., ARE REMOVED FROM RATED WALLS, WALLS SHALL BE PATCHED AND SEALED TO MAINTAIN FIRE AND SMOKE RATING INTEGRITY OF RATED WALLS.

K. CONTRACTOR SHALL MAKE ALL CIRCUITS DISRUPTED BY DEMOLITION FUNCTIONAL THAT ARE REQUIRED FOR REUSE.

L. ALL WET UTILITIES LOCATED IN WALLS TO BE REMOVED SHALL BE CAPPED AND ABANDONED AS CLOSE TO THEIR SOURCE AS POSSIBLE.

M. THE CONTRACTOR SHALL REMOVE ALL WIRING, CONDUIT, WIRING SYSTEMS AND EQUIPMENT MADE OBSOLETE BY THIS DEMOLITION BACK TO SOURCE. ANY EXISTING CONDUIT SYSTEM THAT CAN BE REUSED IN PLACE IN THE NEW WORK MAY BE REUSED, PROVIDED IT IS IN AN ACCEPTABLE CONDITION TO THE ARCHITECT / ENGINEER AND OWNER, AND COMPLIES WITH CURRENT APPLICABLE CODES.

N. PROVIDE PROTECTION FOR BUILDING AND COMPONENTS FROM ELEMENTS DURING CONSTRUCTION, INCLUDING BUT NOT LIMITED TO ROOF, WALLS, DOORS & WINDOWS. ENSURE INTEGRITY OF THE ROOF THROUGHOUT DEMOLITION AND UNTIL ALL PERMANENT PARAPETS, ROOF MEMBRANES AND EXTERIOR WALL FINISH SYSTEMS AND SEALANTS ARE INSTALLED.

O. FOR THE DURATION OF CONSTRUCTION, GENERAL CONTRACTOR TO PROVIDE AN ACCESSIBLE MEANS OF ENTRANCE THAT IS PROTECTED AND SEPARATED FROM WORK AREAS.

P. FOR DURATION OF CONSTRUCTION GENERAL CONTRACTOR TO PROVIDE TEMPORARY LIGHTING AT THE ENTRANCE TO ILLUMINATE SIDEWALKS AND TEMPORARY SIGN DURING NIGHTTIME BUSINESS HOURS

Q. GENERAL CONTRACTOR. TO CLEAN PARKING LOT AND SIDEWALK DAILY AND INCLUDE BOTH MAGNET AND BROOM SWEEP 30 MINUTES MINIMUM PRIOR TO STORE OPENING.

R. CONTRACTOR TO VERIFY ALL EXISTING ELECTRICAL DEVICES ASSOCIATED WITH ITEMS SLATED FOR DEMOLITION. DEMO ALL CIRCUITS TO BE REUSED BACK TO A SUITABLE LOCATION, FOR EXTENSION TO NEW / RELOCATED DEVICES. VERIFY CONTINUITY OF ALL CONDUCTORS TO BE REUSED. ALL UNUSED CIRCUITS SHALL BE DEMOED BACK TO SOURCE, DO NOT ABANDON IN PLACE. UPDATE PANEL SCHEDULES AS NEEDED.

DEMOLITION PLAN KEYED NOTES

⬡	DEMOLITION PLAN KEYED NOTES
1	~~EXISTING STRUCTURAL COLUMN TO REMAIN, REMOVE EXISTING DECORATIVE WOOD WRAP & TRIM, PREP TO RECEIVE NEW DECORATIVE WRAP. REFERENCE SHEETS A1.1, A4.1 & A4.2 FOR ADDITIONAL INFORMATION.~~
2	~~EXISTING STRUCTURAL COLUMN TO REMAIN. REMOVE EXISTING DECORATIVE WOOD WRAP & TRIM. PREP TO RECEIVE NEW STONE WRAP. REFERENCE SHEETS A1.1, A4.1 & A4.2 FOR ADDITIONAL INFORMATION.~~
3	REMOVE EXISTING DECORATIVE WOOD RAILINGS AND SUPPORT POSTS AT PORCH. PATCH & REPAIR TILE AS REQUIRED PER
4	~~EXISTING EIFS TO REMAIN. PREP FOR NEW PAINT AS INDICATED ON SHEETS A4.1 & A4.2.~~
5	REMOVE EXISTING FINISH AT EXTERIOR SIDE OF WALL. NO EXTERIOR SIDING TO REMAIN. EXTERIOR SHEATHING / SUBSTRATE TO REMAIN UNLESS DAMAGED OR NOTED OTHERWISE ON STRUCTURAL DRAWINGS REGARDING ATTACHMENT OF NEW WORK AT REMOVED SHEATHING AREAS. VERIFY INTEGRITY OF EXISTING INSULATION, REPLACE AS REQUIRED TO MAINTAIN CONTINUOUS R-VALUES. TYPICAL.
6	EXISTING SIDING TO REMAIN. CLEAN AND PREP FOR NEW PAINT AS INDICATED ON SHEETS A4.1 & A4.2. CONFIRM WITH BBI CPM THAT THIS AREA WILL RETAIN EXISTING SIDING OR BE REPLACE PER KEYNOTE #5.
7	AT AREAS WHERE NEW FINISH MATERIAL MEETS EXISTING SIDING, CUT EXISTING SIDING STRAIGHT / CLEAN AS REQUIRED TO FORM NEW FINISH JOINT WITH NEW FINISH MATERIAL. REFERENCE SHEETS A1.1. & A4.1
8	REMOVE EXISTING MENU HOLDERS.
9	RELOCATE EXISTING "HOURS OF OPERATION" AND "RING BELL" SIGNS. PROTECT & PRESERVE DURING CONSTRUCTION. REFERENCE SHEETS A1.2 & A4.1 FOR ADDITIONAL INFORMATION (R=RELOCATE)
10	REMOVE EXISTING "TAKE-AWAY" SIGN. REFERENCE SHEETS A4.1 & A4.2 FOR ADDITIONAL INFORMATION.
11	EXISTING CONCRETE SLAB TO REMAIN. GENERAL CONTRACTOR TO COMPLETELY REMOVE EXISTING SPRAY-CRETE TOPPING BY MECHANICALLY SCARIFYING SURFACE DOWN TO BARE CONCRETE, INCLUDING VERTICAL SURFACES IN ORDER TO MAKE READY TO RECEIVE NEW MICRO-TOPPING AS INDICATED ON SHEET A1.2.
12	~~EXISTING GRAY CONCRETE SLAB TO REMAIN. PREP TO RECEIVE NEW MICRO-TOPPING AS INDICATED ON SHEET A1.2.~~
13	~~EXISTING CCTV CAMERA TO BE RELOCATED AS REQUIRED PER NEW CONSTRUCTION. COORDINATE NEW LOCATION WITH SECURITY SERVICE PROVIDER, CPM AND RM. PROVIDE POWER AND/OR CABLE JACK AS REQUIRED.~~
14	~~EXISTING DOOR, TRANSOM (IF EXISTING), FRAME, HARDWARE & THRESHOLD TO BE TEMPORARILY REMOVED. PROTECT AND PRESERVE FOR RE-INSTALLATION AT LOCATION INDICATED ON SHEET A1.1.~~
15	EXISTING HOLLOW METAL DOOR TO REMAIN. PREP FOR NEW PAINT AS INDICATED ON SHEETS A4.1 & A4.2.
16	EXISTING DOOR(S) & TRANSOM (IF EXISTING) TO REMAIN. PROTECT & PRESERVE DURING CONSTRUCTION. REFERENCE SHEETS A1.1 AND A4.1 FOR ADDITIONAL INFORMATION.
17	EXISTING WINDOW AND FRAME TO REMAIN. REMOVE EXISTING EXTERIOR TRIM AND PREPARE FRAME FOR NEW FINISH AS INDICATED ON A4.1.
18	REMOVE EXISTING WINDOW, FRAME AND TRIM. PREPARE OPENING FOR NEW WORK AS INDICATED ON SHEETS A1.1, A1.2 & A4.1.
19	EXISTING WINDOW, FRAME & TRIM TO REMAIN. PREPARE FRAME & TRIM FOR NEW FINISH AS INDICATED ON SHEETS A4.1 & A4.2.
20	~~EXISTING DOWNSPOUTS TO REMAIN. CLEAN & PREP FOR NEW PAINT AS INDICATED ON SHEETS A4.1 & A4.2.~~
21	~~EXISTING ATTACHED DUMPSTER ENCLOSURE AND GATES. PREPARE AND CLEAN EXISTING FINISH TO RECEIVE NEW PAINT (BOTH INTERIOR & EXTERIOR SIDES OF ENCLOSURE AND GATES). REFERENCE SHEETS A1.1 & A4.2.~~
22	~~REMOVE EXISTING EXTERIOR LIGHT FIXTURE. REFERENCE GENERAL NOTE "R" THIS SHEET AND SHEET A2.1 FOR ADDITIONAL INFORMATION.~~
23	~~EXISTING WALL PACK LIGHT FIXTURE TO REMAIN. CLEAN AND PREP FOR NEW PAINT.~~
24	EXISTING CCTV CAMERA TO REMAIN. VERIFY EACH CAMERA LOCATION AND REPOSITION IF REQUIRED PER SECURITY SERVICE PROVIDER, CPM AND RM DIRECTIONS.
25	~~EXISTING STRUCTURAL COLUMN WITHIN EXTERIOR WALL TO REMAIN.~~
26	EXISTING EXTERIOR WALL TO REMAIN, TYPICAL.
27	PROTECT EXISTING CASING AND/OR FINISH DURING DEMOLITION WORK. THE INTENT IS TO REUSE EXISTING INTERIOR FINISHES WHERE POSSIBLE. PROVIDE NEW WALL SUBSTRATE, TRIM, AND FINISHES AS REQUIRED TO MATCH ADJACENT AREAS.
28	REMOVE EXISTING PATIO BENCHES.
29	REMOVE LANDSCAPING AS REQUIRED FOR NEW WORK.
30	EXISTING CONCRETE SIDEWALK TO REMAIN.
31	EXISTING LANDSCAPING TO REMAIN, UNLESS NOTED OTHERWISE.
32	~~REMOVE EXISTING PORCH CEILING AND ALL SUSPENDED SYSTEMS, INCLUDING ALL LIGHT FIXTURES, CEILING FANS, ETC. REFERENCE SHEET A2.1 FOR ADDITIONAL INFORMATION.~~
33	~~EXISTING SPRINKLER HEADS TO REMAIN. REFERENCE "FIRE PROTECTION" NOTES ON SHEET T1.1 FOR ADDITIONAL INFORMATION.~~
34	~~EXISTING RAMP TO REMAIN (REMOVE ENTIRE LIMITS OF SPRAY-CRETE TOPPER IF EXISTING). REFERENCE SHEETS A1.1 & A1.2 FOR ADDITIONAL INFORMATION.~~
35	RUNNING SLOPE OF SIDEWALK ALONG ACCESSIBLE ROUTE FROM HANDICAP PARKING TO VESTIBULE NOT TO EXCEED 1:20, CROSS-SLOPE NOT TO EXCEED 1:48. CONFIRM NO CHANGE IN LEVEL IN EXCESS OF 1/4" IS PRESENT. NOTIFY OS CPM AND ARCHITECT IF DISCREPANCIES EXIST.
36	~~EXISTING CONCRETE STEPS TO REMAIN. REFERENCE SHEETS A1.1 & A1.2 FOR ADDITIONAL INFORMATION.~~
37	~~EXISTING METAL HAND RAIL TO REMAIN. PREP & CLEAN AS REQUIRED TO RECEIVE NEW PAINT. REFERENCE SHEETS A1.2, A4.1 & A4.2 FOR ADDITIONAL INFORMATION.~~
38	~~REMOVE 16" SECTION OF EXISTING SIDEWALK AND LANDSCAPING AS REQUIRED TO COORDINATE WITH INSTALLATION OF NEW ROOF DRAIN. REFERENCE SHEET A1.2 FOR ADDITIONAL INFORMATION.~~
39	~~RELOCATE EXISTING "TAKE-AWAY" PARKING SIGN. REFERENCE SHEET A1.2. (R=RELOCATE)~~
200	EXISTING PATIO ROOF COVER SUPPORT POST TO BE REMOVED.
201	SALVAGE EXISTING WINDOW FOR RELOCATION. REFER TO SHEET A1.1 FOR ADDITIONAL INFORMATION.
202	REMOVE PORTION OF EXISTING WALL FOR NEW WINDOW LOCATION. REFER TO SHEET A1.1 FOR ADDITIONAL INFORMATION.
203	REMOVE EXISTING ASH TRAY. RETURN TO OWNER OR MANAGING PARTNER.
204	REMOVE DECORATIVE GLASS PANEL FROM WOOD DOOR AND REPLACE WITH NEW. G.C. TO REFINISH REMAINING DOOR TO LIKE NEW APPEARANCE AND VERIFY SIZE OF EXISTING GLASS PANEL TO REPLACE.
205	REMOVE ENTIRE PATIO CEILING STRUCTURE AND ALL SUSPENDED SYSTEMS, INCLUDING ALL LIGHT FIXTURES, CEILING FANS AND ACCESSORIES. REFER TO SHEET A2.1 FOR ADDITIONAL INFORMATION.
206	EXISTING DOOR TO BE REMOVED. VERIFY WITH OS PROJECT MANAGER IF FRAME CAN BE REUSED OR REPLACE. PREPARE OPENING AS NECESSARY TO RECEIVE NEW DOOR AND RELATED HARDWARE.
207	REMOVE EXISTING MATERIAL FROM CONSTRUCTION AREA IN PREPARATION FOR NEW CONC. PAD IN-FILL.
208	REMOVE EXISTING WOOD FENCE TRASH ENCLOSURE, INCLUDING METAL FRAME GATES WITH WOOD SLAT SCREENING. SAW-CUT EXISTING TRASH ENCLOSURE SLAB SURFACE AND ADJACENT ASPHALT SURFACES AS NECESSARY TO INSTALL FOOTING FOR NEW TRASH ENCLOSURE. REFER TO SHEET A1.3 FOR ADDITIONAL INFORMATION.

DEMOLITION LEGEND

▭	EXISTING TO REMAIN
⬚	EXISTING ITEM TO BE DEMOLISHED
▨	EXISTING WALL TO BE DEMOLISHED
⬚	EXISTING LANDSCAPING TO BE DEMOLISHED
⬚	EXISTING SIDE WALK TO BE DEMOLISHED
░	EXISTING CONCRETE DECK WITH DECORATIVE STAIN. G.C. TO REMOVE STAIN AND PREPARE SURFACE FOR NEW FINISH

REVISION	REMARKS	BY	DAT

I certify that these drawings were prepared or approved by me, and that I am a duly licensed architect under the laws of the State of Ohio.
License number: 1416192
Expiration Date: December 31, 2017

Michael J. DeVere
Architect
111 Over Hill Drive
Tryon, North Carolina 28782
828/817-0421

PROJECT: 15-9-125

3652 CINCINNATI, OH (KENWOOD)

8240 MONTGOMERY ROAD

OUTBACK STEAKHOUSE

PROTOTYPE: 1M SERIES	
DPM: TM	DRAWN BY: MJD
STORE NUMBER: 3652	CHECKED BY: ---
ISSUE DATE: 01/11/2016	

SHEET NUMBER

D1.1

DEMOLITION FLOOR PLAN