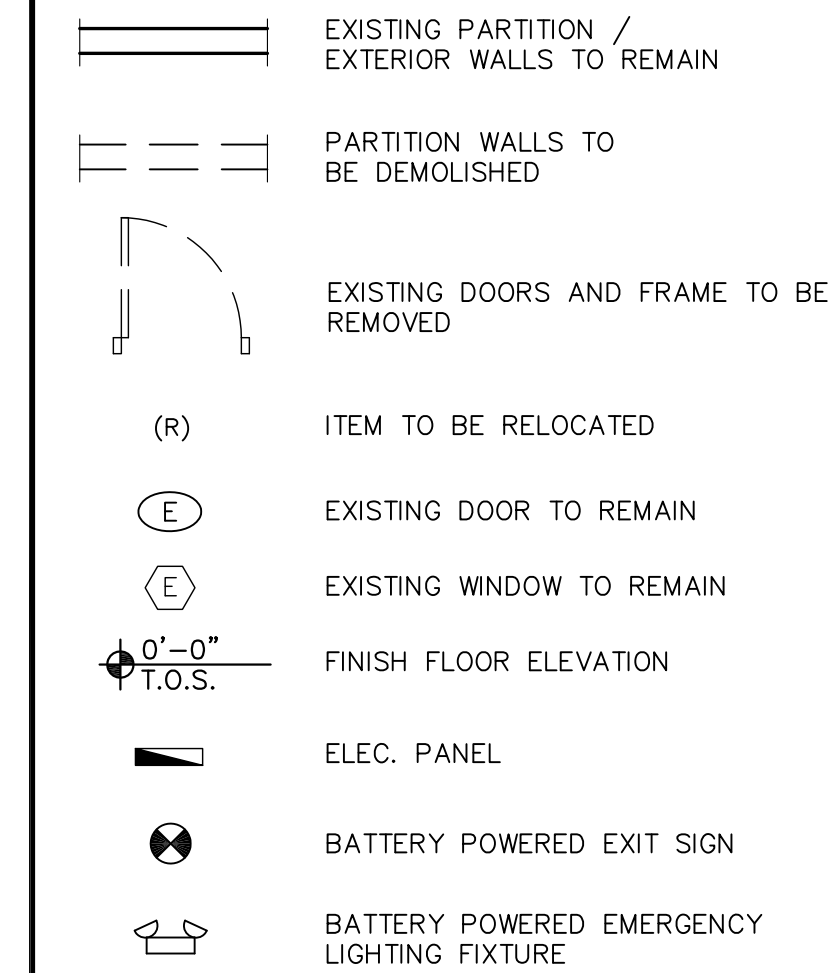


Legend:



## Demolition Notes:

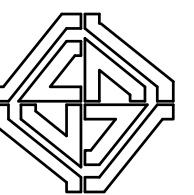
1. ACCESS TO SITE SHALL BE COORDINATED WITH OWNER BEFORE START OF CONSTRUCTION.
2. CONTRACTOR TO COORDINATE ALL PHASES OF CONSTRUCTION WITH OWNER.
3. GENERAL CONTRACTOR MUST FURNISH AND INSTALL A TEMPORARY BARRICADE WITH ACCESS DOOR IN COMPLIANCE WITH OWNER REQUIREMENTS, INCLUDING SIGNAGE.
4. CONTRACTOR TO OBTAIN ALL NECESSARY APPROVALS AND/OR PERMITS BEFORE COMMENCING WORK INCLUDING POSSIBLE OBSTRUCTION OF STREETS, WALKWAYS AND/OR ADJACENT FACILITIES FROM PROPER AUTHORITIES HAVING JURISDICTION.
5. CONTRACTOR TO LOCATE ALL UTILITIES. NOTIFY THE ARCHITECT IF ANY CONFLICTS EXIST. CARE MUST BE TAKEN NOT TO DAMAGE ANY UTILITIES OR EXISTING SYSTEMS. REPAIR OF DAMAGES WILL BE RESPONSIBILITY OF THE CONTRACTOR. SEE OWNER REPRESENTATIVE FOR DETAILS. SAFETY ON THE JOB IS THE RESPONSIBILITY OF THE CONTRACTOR.
6. CONTRACTOR SHALL VERIFY IF ANY EXISTING UTILITIES ARE SERVICING ANY OTHER SPACE PRIOR TO BEING DISCONNECTED.
7. ALL EXISTING UTILITY LINES IN CONSTRUCTION ARE TO BE REROUTED AS REQUIRED TO MAINTAIN SYSTEM IN WORKING ORDER AS REQUIRED BY OWNER OR AS INDICATED ON PLANS.
8. CONTRACTOR TO REMOVE EXISTING ELECTRICAL AS REQUIRED. CAP OFF END WALLS AND CEILINGS. PULL ALL WIRES BACK TO MAIN PANEL. REFER TO ELECTRICAL DOCUMENTS.
9. CONTRACTOR TO REMOVE EXISTING PLUMBING AS REQUIRED, ALL CAPPED PLUMBING INCLUDING WATER & SEWER SHALL BE PRESSURE TESTED AND INSPECTED PRIOR TO COVERING THEM. REFER TO PLUMBING DOCUMENTS.
10. CONTRACTOR TO REMOVE AND CAP OFF EXISTING GAS LINES AS REQUIRED. SEE PLUMBING DOCUMENTS.
11. CONTRACTOR SHALL PROVIDE AS-BUILT DRAWINGS SHOWING ALL CHANGES OF UTILITIES.
12. CONTRACTOR TO REMOVE ALL PARTITIONS, EQUIPMENT DOORS AND FRAMES AS SHOWN DASHED ON DEMOLITION PLANS.
13. CONTRACTOR TO REMOVE ALL FLOOR FINISHES AND BASE TO THE EXISTING CONCRETE SLAB AS SHOWN ON THE FLOOR PLAN.
14. CONTRACTOR TO PREPARE THE EXISTING CONCRETE SLABS AS REQUIRED TO BE EVEN ELEVATION THROUGHOUT, SMOOTH, CONTINUOUS LEVEL & READY TO ACCEPT NEW FINISHES. THIS INCLUDES "FLOATING" ANY UNACCEPTABLE AREAS AS REQUIRED, OR FILLING A SLAB AT HOLES OR IMPERFECTIONS LEFT BECAUSE OF THE DEMOLITION.
15. CONTRACTOR TO REMOVE ALL CEILING, LIGHT FIXTURES AND ACCESS HATCHES SHOWN AS HATCHED. REFER TO REFLECTED CEILING PLAN FOR EXISTING CEILING AREA TO REMAIN.
16. THE USE OF DUMPSTER AND WORK PROCEDURES ARE TO BE COORDINATED WITH THE OWNER.
17. THE DISPOSAL OF ALL DEMOLITION ITEMS SHALL BE BY THE CONTRACTOR, HAULED AWAY FROM THE SITE. OWNER RESERVES THE RIGHT OF FIRST REFUSAL.
18. IF DURING CONSTRUCTION EVIDENCE OF ASBESTOS IS FOUND, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO COMPLY WITH THE PROVISIONS OF s.469.003 FLORIDA STATUTES AND TO NOTIFY THE DEPARTMENT OF ENVIRONMENTAL PROTECTION OF THEIR INTENTIONS TO REMOVE ASBESTOS, IN ACCORDANCE WITH STATE AND FEDERAL LAW.
19. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE SAFE STABILITY OF THE EXISTING STRUCTURE UNTIL THE CONSTRUCTION IS COMPLETE. DO NOT REMOVE STRUCTURAL WALLS, COLUMNS AND OR BEAMS UNLESS AS SHOWN ON PLAN. DO NOT SAW CUT INTO STRUCTURAL WALLS, COLUMNS AND OR BEAMS. EXPOSE ALL STRUCTURAL LOAD BEARING CONDITIONS FOR ARCHITECT'S OBSERVATION. NOTHING SHALL RELIEVE THE GENERAL CONTRACTOR FROM HIS RESPONSIBILITY TO PROVIDE FOR SAFETY AND PROTECTION OF PERSONS/PROPERTY.
20. PROTECT ALL EXISTING AREAS FROM DUST AND DAMAGE, BY USE OF TEMPORARY ENCLOSURES OR OTHER SUITABLE METHODS. ANY DAMAGE OCCURRING DURING DEMOLITION IS TO BE FIXED/REPLACED BY THE CONTRACTOR TO MATCH EXISTING AT NO ADDITIONAL COST TO THE OWNER.
21. THESE PLANS ARE GENERAL IN NATURE AND DO NOT ATTEMPT TO INDICATE SMALLER INDIVIDUAL ITEMS WHICH MAY ALSO NEED TO BE REMOVED. THEREFORE, CONTRACTOR SHALL VISIT THE SITE TO DETERMINE WHETHER SUCH NON-SPECIFIED ITEMS EXIST AND ARE TO BE REMOVED TO ACHIEVE THE OVERALL INTENT.
22. ALL EXISTING CONDITIONS SHOWN ON DRAWINGS ARE ACCURATE TO THE BEST OF OUR KNOWLEDGE. IN THE EVENT OF ANY INCONSISTENCY NOTIFY THE ARCHITECT.

Steven L. Cohen and Associates, P.A.  
License No.: 6819

Signature: \_\_\_\_\_

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6618 COLLINS AVENUE  
EXTERIOR FACADE RENOVATION

6618 COLLINS AVENUE  
MIAMI BEACH, FL

visions:

[illegible]

Date:	08.15.16
Project Number:	16316
Principal:	SLC
Project Manager:	NVP
Drawn by:	AG

Following Name:

## EXISTING & DEMOLITION FLOOR PLANS

Drawing No:

## A2.0

Issue Date:	08.15.2016
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