GENERAL DEMO/REMODEL NOTES

THE FOLLOWING GENERAL DEMOLITION AND RENOVATION NOTES ARE HEREBY INCORPORATED INTO THE WORK AND SHALL BE IMPLEMENTED AS APPLICABLE TO THE WORK.

1. COORDINATE ALL DEMOLITION WORK WITH REPAIR WORK. COORDINATE ARCHITECTURAL, STRUCTURAL, ELECTRICAL, MECHANICAL, PLUMBING AND FIRE PROTECTION WORK, EACH WITH THE OTHERS, FOR LOCATIONS, EXTENT OF WORK AND SIZES.

2. THE CONTRACTOR SHALL DISPOSE OF ALL REMOVED AND/OR DEMOLISHED MATERIAL, WASTE AND DEBRIS CAUSED BY THE NEW WORK. THIS MATERIAL SHALL BE REMOVED FROM THE PROPERTY AND TAKEN TO A LEGALLY OPERATED DISPOSAL SITE, EXCEPT FIXTURES TO BE TURNED OVER TO THE STATE.

3. REMOVAL OF ALL DEBRIS SHALL BE DONE CAREFULLY AND NOT ALLOWED TO FALL AND TO IMPACT EXISTING STRUCTURE, WORK AND/OR FINISHES. REPAIR ANY DAMAGE AFTER REPORTING AND RECEIVING INSTRUCTIONS FOR REMEDIAL WORK.

4. BEFORE PROCEEDING WITH DEMOLITION, THE CONTRACTOR SHALL VERIFY THAT THE REMOVAL OF EXISTING BUILDING COMPONENTS DOES NOT REQUIRE SHORING AND/OR BRACING. WHERE DEMOLITION WORK NECESSITATES THE PROVISION OF SHORING AND/OR BRACING THE CONTRACTOR SHALL PROVIDE SUCH UNLESS SPECIFICALLY SHOWN OTHERWISE.

5. MATERIALS, EQUIPMENT OR CONSTRUCTIONS NOT NOTED IN THE CONSTRUCTION DOCUMENTS, ARE PART OF THE WORK, AND IF DISCOVERED DURING THE COURSE OF THE WORK SHALL BE REPORTED FOR INSTRUCTIONS PRIOR TO REMOVAL OR ABANDON IN PLACE.

6. IN ADDITION TO DEMOLITION SHOWN, CUT, MOVE, DISMANTLE OR SALVAGE ITEMS AS NECESSARY TO PROVIDE ACCESS TO ALLOW REPAIR WORK TO PROCEED. INCLUDE SUCH ITEMS AS:

   REPAIR OR REMOVAL OF HAZARDOUS OR UNSANITARY CONDITONS

   REMOVAL OF ABANDONED ITEMS AND ITEMS SERVING NO USEFUL PURPOSE SUCH AS ALL ABANDONED PIPING, CONDUIT AND WIRING.

   REMOVAL OF UNSUITABLE OR EXTRANEOUS MATERIALS NOT INDICATED FOR SALVAGE, SUCH AS ABANDONED FURNISHINGS AND EQUIPMENT, AND DEBRIS SUCH AS ROTTED WOOD, RUSTED METALS AND DETERIORATED CONCRETE.

   CLEANING OF SURFACES, AND REMOVAL OF SURFACE FINISHES AS NEEDED TO INSTALL NEW WORK AND FINISHES.

7. PATCH, REPAIR, AND REFINISH EXISTING ITEMS TO REMAIN TO THE SPECIFIED CONDITION FOR EACH MATERIAL, WITH A CRAFTSMAN LIKE TRANSITION TO ADJACENT NEW ITEMS AND CONSTRUCTION.
   PATCH AND EXTEND REPAIR WORK TO MEET AND MATCH EXISTING WORK USING SKILLED MECHANICS WHO ARE CAPABLE OF MATCHING EXISTING QUALITY OF WORKMANSHIP. QUALITY OF PATCHED OR EXTENDED WORK SHALL NOT BE LESS THAN THAT SPECIFIED FOR THE NEW WORK.

8. PRODUCTS FOR PATCHING, EXTENDING, AND MATCHING: PROVIDE SAME PRODUCT OF TYPES OF CONSTRUCTION AS THAT IN EXISTING STRUCTURE, AS NEEDED TO PATCH, EXTEND OR MATCH EXISTING WORK. GENERALLY CONTRACT DOCUMENTS WILL NOT DEFINE PRODUCTS OF STANDARDS OR WORKMANSHIP PRESENT IN EXISTING CONSTRUCTION. CONTRACTOR SHALL DETERMINE PRODUCTS BY INSPECTION & TESTING. WORKMANSHIP SHALL MATCH IN ALL RESPECTS THE EXISTING AS A SAMPLE OF COMPARISON.

9. THE PRESENCE OF A PRODUCT, FINISH, OR TYPE OF CONSTRUCTION REQUIRES THAT PATCHING, EXTENDING, OR MATCHING SHALL BE PERFORMED AS NECESSARY TO MAKE WORK COMPLETE AND CONSISTENT TO IDENTICAL STANDARDS OF QUALITY.

10. PATCH OR REPLACE ANY PORTION OF AN EXISTING FINISHED SURFACE WHICH IS FOUND TO BE DAMAGED, LIFTED, DISCOLORED, OR SHOWS OTHER IMPERFECTIONS, WITH MATCHING MATERIAL.

    A. PROVIDE ADEQUATE SUPPORT OF SUBSTRATE PRIOR TO PATCHING THE FINISH.

    B. REFINISH PATCHED PORTIONS OF PAINTED OR COATED SURFACES IN A MANNER TO PRODUCE UNIFORM COLOR AND TEXTURE OVER ENTIRE SURFACE.

    C. WHEN EXISTING SURFACE FINISH CANNOT BE MATCHED, REFINISH ENTIRE SURFACE TO NEAREST INTERSECTIONS.

11. WHEN NEW WORK ABUTTS OR FINISHES FLUSH WITH EXISTING WORK, MAKE A SMOOTH AND CRAFTSMAN LIKE TRANSITION. PATCH WORK SHALL MATCH EXISTING AND ADJACENT WORK IN THE MATERIAL, FINISH, TEXTURE AND APPEARANCE SO THE PATCH AND TRANSITION IS INVISIBLE AT A DISTANCE OF SIX FEET WHEN VIEWED FROM ALL ANGLES BETWEEN 90 AND 45 DEGREES TO THE PLANE OF THE PATCH.

12. ALL ADJACENT WORK AND CONSTRUCTIONS DAMAGED DUE TO DEMOLITION SHALL BE REPAIRED AS PART OF THIS CONTRACT.

13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXPOSED EXISTING STRUCTURES AT THE WORK AREA FROM WEATHER AND OTHER INCLEMENT CONDITIONS AND FROM INSTALLATION OF OTHER WORK. ANY DAMAGE INCURRED DUE TO FAILURE BY THE CONTRACTOR TO PROPERLY PROTECT SUCH WORK, SHALL BE REPAIRED AT CONTRACTOR'S EXPENSE.

SCOPE OF WORK	DEFINITIONS
	THE FOLLOWING DEFINITIONS ARE HEREBY INCORPORATED INTO THE WORK AND SHALL BE IMPLEMENTED AS APPLICABLE TO THE WORK.
1. REMAINS: REM PROTECT, PATCH, REPAIR AND REPLACE	THE EXISTING MATERIAL, FINISH OR ITEM IN THE AREA OF WORK SHALL REMAIN IN PLACE. ITEMS INCLUDE THOSE DESIGNATED ON THE DRAWINGS AS REMAINS AS WELL AS ALL ITEMS NOT OTHERWISE NOTED FOR REMOVAL OR SALVAGE. PROTECT THE ITEM FROM DAMAGE DURING THE COURSE OF THE CONTRACT INCLUDING REMOVAL AND SALVAGE WORK SPECIFIED IN SUBSEQUENT PARAGRAPHS. REPAIR OR REPLACE REMAINING ITEMS TO PRECONSTRUCTION CONDITION OR INTENDED ORIGINAL CONDITION IF DAMAGE OCCURS DURING THE COURSE OF THE CONTRACT. SUCH REPAIRS SHALL INCLUDE, BUT NOT NECESSARILY BE LIMITED TO: REMOVE DAMAGED ITEM AND PATCH TO MATCH EXISTING MATERIAL, TEXTURE AND FINISH; REMOVE TO SOUND SUBSTRATE AND REFINISH TO MATCH EXISTING TEXTURE AND FINISH; REPAIR OR REMOVE AND REPLACE TO MATCH EXISTING CONDITIONS OF FUNCTION, OPERATION, USAGE OR UTILITY. SECURE APPROVAL OF THE DISTRICT PRIOR TO MAKING ANY REPAIRS OR REPLACEMENTS TO ITEMS TO REMAIN. CLEAN ITEMS THAT REMAIN AS DESCRIBED BELOW IN THE PARAGRAPH CLEAN.
2. CLEAN: CLN	CLEAN WITH MATERIALS AND TECHNIQUES APPROPRIATE TO THE ITEM WITHOUT CAUSING DAMAGE OR DETERIORATION. CLEANING INCLUDES, BUT IS NOT LIMITED TO: REMOVAL OF ALL FOREIGN MATERIALS SUCH AS DUST, DIRT, OILS, STAINS, MINERAL DEPOSITS, PAINT, GRAFFITI, ADHESIVE DEPOSITS, WAX, ETC. THIS CLEANING WORK IS NOT TO BE CONSIDERED LIMITED TO THE NORMAL CLEANING REQUIRED IN CONSTRUCTION, BUT IS THOROUGH CLEANING AS DESCRIBED HEREIN.
3. PREPARE: PRP REMOVE LOOSE AND PEELING PAINT, PATCH AND REPAIR MATERIAL	EXISTING PAINT, STAIN AND SEALER TO BE PREPARED FOR FINISH OR REFINISH ARE THOSE DESIGNATED ON THE DRAWINGS TO RECEIVE NEW FINISH (PAINT, STAIN, SEALER) AS WELL AS ALL FINISHES THAT ARE UNFIT FOR REFINISHING AS FOLLOWS: EXISTING PAINT, STAIN AND SEALER SHALL BE REMOVED WHERE EVER IT IS LOOSE, CHIPPED, CRACKED, PEELING, OR OTHERWISE UNSOUND OR UNFIT FOR REFINISHING, UNLESS COMPLETE REMOVAL IS REQUIRED. REMOVAL SHALL INCLUDE, BUT NOT NECESSARILY BE LIMITED TO: SCRAPING, WIRE BRUSHING, WATERBLASTING, BEADBLASTING, SANDING, CHEMICAL PEELING, OR OTHER TECHNIQUES DEEMED NECESSARY AND APPROPRIATE. REMOVAL OF UNSOUND PAINT SHALL BE COMPLETE AND EXTENSIVE DOWN TO BASE MATERIAL OR SUBSTRATE INCLUDING THE REMOVAL OF ALL CORROSION, RUST, MINERAL DEPOSITS OR OTHER FOREIGN MATERIALS NOT CONDUCIVE TO SATISFACTORY APPLICATION OF NEW FINISHES. AT METAL DOORS, WINDOWS AND FRAMES THAT ARE TO RECEIVE PAINT, REMOVE ALL EXISTING COATINGS DOWN TO BASE MATERIAL ON ALL EXPOSED SURFACES, INTERIOR AND EXTERIOR. REMOVAL SHALL BE AS DESCRIBED IN THE PRECEDING PARAGRAPH. PATCH AND REPAIR ALL DAMAGED SUBSTRATES PRIOR TO PAINTING, STAINING OR SEALING. PATCH AND REPAIR SHALL INCLUDE, BUT NOT BE LIMITED TO: REMOVE AND PROVIDE DAMAGED, LOOSE AND UNSOUND SUBSTRATE; REMOVE AND PROVIDE DAMAGED, RUSTED, DRYROTTED, TERMITE DAMAGED, SPLIT, OR MISSING FRAMING MEMBERS; AND PROVIDE FINISH MATERIAL AND TEXTURE TO MATCH THE EXISTING, ADJACENT REMAINING FINISH. THE DISTRICT HAS NOT TESTED EXISTING PAINT FOR LEAD CONTAINMENT. DUE TO THE AGE AND NUMEROUS COATINGS OF PAINT, THE CONTRACTOR SHALL ASSUME THAT ALL PAINT IN THE PROJECT IS LEAD BASED PAINT REQUIRING ABATEMENT AND WHERE EVER REMOVAL IS REQUIRED SHALL BE REMOVED IN ACCORDANCE WITH THE SPECIFICATIONS FOR THE ABATEMENT OF LEAD BASED PAINT. THE CONTRACTOR MAY PAY FOR A QUALIFIED TESTING LABORATORY TO TEST THE PAINT TO DETERMINE IF IT IS NEGATIVE FOR LEAD AND PROCEED WITH REMOVAL ACCORDINGLY. NOTIFY THE DISTRICT INSPECTOR OF THE INTENTION TO TEST AND PROVIDE TEST RESULTS PRIOR TO PROCEEDING WITH REMOVAL.
4. REMOVE: RMV DISPOSE OF OFF SITE	REMOVE FROM THE PROJECT SITE AND DISPOSE OF AS SPECIFIED. REMOVAL OF EXISTING MATERIAL, FINISH OR ITEM INCLUDES THOSE NOTED ON THE DRAWINGS AS REMOVE AS WELL AS ALL ITEMS REQUIRING REMOVAL DUE TO DAMAGE AS NOTED IN THE PRECEDING PARAGRAPH FOR REMAINS. REMOVAL SHALL INCLUDE, BUT NOT NECESSARILY BE LIMITED TO: DISMANTLING, DISCONNECTING, CAPPING–OFF, SECURING AND DE–ENERGIZING; SAW–CUTTING, JACK–HAMMERING, BUSH–HAMMERING, BEADBLASTING AND WATERBLASTING; PROTECTING FROM DAMAGE TO ADJACENT OR SUBSTRATE ITEMS, TEMPORARILY SHORING, BRACING AND SUPPORTING; TRANSPORTING, ON–SITE STORING, OFF–SITE STORING, HAULING OFF–SITE AND FINAL DISPOSAL; AND DUST CONTROL, NOISE CONTROL, CLEAN–UP, TRAFFIC CONTROL AND SAFETY PRECAUTIONS TO PROTECT PERSONS AND PROPERTY. SECURE THE APPROVAL OF THE DISTRICT'S REPRESENTATIVE PRIOR TO REMOVING ANY ITEM NOT SPECIFICALLY SCHEDULED FOR REMOVAL.
5. ABANDON: ABD LEAVE IN PLACE, PROTECT AND SECURE	LEAVE IN PLACE CONCEALED ITEMS THAT ARE NOT IN USE OR IN SERVICE AND NOT SPECIFICALLY NOTED FOR WORK. ITEMS MAY INCLUDE MECHANICAL, PLUMBING, FIRE PROTECTION, SIGNAL AND ELECTRICAL SYSTEMS THAT ARE PRESENT OR DISCOVERED DURING THE COURSE OF THE WORK AND MAY BE ABANDONED UNLESS NOTED FOR WORK TO BE DONE. NOTIFY THE DISTRICT INSPECTOR UPON DISCOVERY AND PRIOR TO ABANDONING. EXPOSED PARTS OF ABANDON ITEMS SHALL BE REMOVED AND THE ADJACENT OR UNCOVERED FINISH MATERIAL SHALL REMAIN AND BE PATCHED AND REPAIRED. REVIEW THE REQUIREMENTS FOR REMAINS IN THE PRECEDING PARAGRAPH. CONCEALED PARTS OF ABANDONED ITEMS MAY BE LEFT IN PLACE, EXCEPT AS FOLLOWS: ABANDONED ITEMS SHALL BE DE–ENERGIZED; CUT AND CAPPED; ANCHORED TO PREVENT MOVEMENT OR UNSAFE CONDITIONS; TAKEN OUT OF SERVICE; AND SECURED FROM USE.
6. SALVAGE: SLO DELIVER TO OWNER	SALVAGE AND DELIVER TO THE DISTRICT ALL EXISTING MATERIALS AND ITEMS NOTED ON THE DRAWINGS AS SALVAGE AND DELIVER TO OWNER. SALVAGE AND DELIVER TO THE DISTRICT SHALL INCLUDE, BUT NOT NECESSARILY BE LIMITED TO: DISMANTLING, DISCONNECTING, CAPPING–OFF, SECURING AND DE–ENERGIZING; PROTECTING FROM DAMAGE, SHORING, BRACING AND SUPPORTING; TRANSPORTING, ON–SITE STORING IN A LOCATION DESIGNATED BY THE DISTRICT; DUST CONTROL, NOISE CONTROL, CLEAN–UP, TRAFFIC CONTROL AND SAFETY PRECAUTIONS TO PROTECT PERSONS AND PROPERTY. REPAIR OR REPLACE ALL ITEMS DAMAGED DURING THE COURSE OF THE CONTRACT OR UNTIL THE DISTRICT TAKES POSSESSION OF THE ITEMS DELIVERED. SECURE WRITTEN DOCUMENTATION OF THE DISTRICT TAKING POSSESSION OF THE DELIVERED ITEMS.
7. SALVAGE: SLR STORE FOR RESETTING	SALVAGE FOR RESETTING ALL EXISTING MATERIALS AND ITEMS NOTED ON THE DRAWINGS AS SALVAGE AND RESET, ALL ITEMS IN THE AREA OF WORK NOT NOTED FOR REMOVAL, AND ALL ITEMS THAT RESTRICT OR INTERFERE WITH THE WORK. PROVIDE CARTONS OR OTHER APPROPRIATE PACKAGING AND STORING MATERIALS FOR THIS WORK. DETERMINE THE AMOUNT OF MATERIAL AND ITEMS TO BE SALVAGED AT A MANDATORY PRE–BIDDING SITE WALK–THROUGH. SALVAGE FOR RESETTING SHALL INCLUDE, BUT NOT NECESSARILY BE LIMITED TO: DISMANTLING, DISCONNECTING, CAPPING–OFF, SECURING AND DE–ENERGIZING; PROTECTING FROM DAMAGE, SHORING, BRACING AND SUPPORTING; TRANSPORTING, ON–SITE STORING IN A LOCATION DETERMINED BY THE CONTRACTOR; DUST CONTROL, NOISE CONTROL, CLEAN–UP, TRAFFIC CONTROL AND SAFETY PRECAUTIONS TO PROTECT PERSONS AND PROPERTY. REPAIR OR REPLACE ALL ITEMS DAMAGED DURING THE COURSE OF THE CONTRACT. MAKE ALL PREPARATIONS NECESSARY FOR THE RESETTING OF STORED ITEMS. RESET STORED ITEMS IN THE SAME LOCATION THEY WERE SALVAGED FROM OR WHERE SHOWN, UNLESS DIRECTED OTHERWISE BY THE DISTRICT'S REPRESENTATIVE.
8. RESETTING: RST	RESETTING OF ITEMS THAT HAVE BEEN SALVAGED SHALL INCLUDE THE SAME WORK AS REQUIRED FOR INSTALLATION OF ITEMS AS DESCRIBED IN THE SUBSEQUENT PARAGRAPH PROVIDE.
9. PAINT : PT PAINT, STAIN, AND SEAL	PROVIDE PAINTING, STAINING OR SEALING WHERE NOTED ON THE DRAWINGS AS FINISH, REFINISH, PAINT OR WORDS OF SIMILAR MEANING. PROVIDE THE APPROPRIATE PAINT, STAIN OR SEALER SYSTEM FROM THE SPECIFICATION BASED ON THE SURFACE TO BE FINISHED OR REFINISHED. SELECT A SYSTEM THAT IS: A) COMPATIBLE WITH AND EQUAL TO THE EXISTING FINISH OR MATERIAL WITH RESPECT TO COVERAGE, BONDING, WEARABILITY, AND LOWEST MAINTENANCE; AND: B) THE SAME SYSTEM AS IS PRESENT IN SIMILAR CONDITIONS OF USAGE IN THE FACILITY. SELECT THE SYSTEM BASED ON THE FIRST CRITERIA A) OR SECURE THE APPROVAL OF THE DISTRICT'S REPRESENTATIVE TO APPLY CRITERIA B). THE SUBSTRATE FOR ALL PAINT, STAIN AND SEALER SHALL BE PREPARED IN ACCORDANCE WITH THE SPECIFICATIONS AND AS REQUIRED BY THE MANUFACTURER OF THE NEW MATERIAL TO BE APPLIED AND SHALL BE ACCEPTED BY THE CONTRACTOR AS ADEQUATELY PREPARED FOR NEW FINISHING. PROCEEDING WITH THE APPLICATION OF NEW PAINT, STAIN OR SEALER SHALL BE CONSIDERED TO BE "ACCEPTANCE" OF THE SUBSTRATE AND REMAINING EXISTING FINISHES. SUBSEQUENT REMOVAL OR OTHER PREPARATIONS FOR THE APPLICATION OF NEW FINISHES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. ALL OTHER CONDITIONS INCLUDED IN THE PRECEDING PARAGRAPH FOR REMAINS SHALL APPLY TO THIS DEFINITION. PATCH AND REPAIR ALL DAMAGED SUBSTRATES PRIOR TO PAINTING, STAINING OR SEALING. PATCH AND REPAIR SHALL INCLUDE, BUT NOT BE LIMITED TO: REMOVE AND PROVIDE DAMAGED, LOOSE AND UNSOUND SUBSTRATE; REMOVE AND PROVIDE DAMAGED, RUSTED, DRYROTTED, TERMITE DAMAGED, SPLIT, OR MISSING FRAMING MEMBERS; AND PROVIDE FINISH MATERIAL AND TEXTURE TO MATCH THE EXISTING, ADJACENT REMAINING FINISH. FOR BIDDING, INCLUDE AN ALLOWANCE FOR PATCHING AND REPAIRING WALLS, SOFFITS, AND CEILINGS. ASSUME 2% OF THE ENTIRE AREA OF GYPSUM BOARD, PLASTER, MASONRY, AND CONCRETE WALLS, CEILINGS, AND SOFFITS TO BE PAINTED WERE DAMAGED PRIOR TO THE START OF THIS CONTRACT AND ARE TO BE REPAIRED IN THIS CONTRACT. REVIEW THE REQUIREMENTS FOR REMAINS AND PREPARE IN THE PRECEDING PARAGRAPHS. FOR BIDDING, INCLUDE AN ALLOWANCE FOR PATCHING AND REPAIRING WOOD AND WOOD PRODUCTS. ASSUME 2% OF THE ENTIRE AREA OF PANELING, CASEWORK, CASINGS, RUNNING TRIM, BASES, VALANCES, COPINGS, ETC. TO BE PAINTED WERE DAMAGED PRIOR TO THE START OF THIS CONTRACT AND ARE TO BE REPAIRED IN THIS CONTRACT. REVIEW THE REQUIREMENTS FOR REMAINS AND PREPARE IN THE PRECEDING PARAGRAPHS.
10. PROVIDE: PRO FURNISH AND INSTALL	FURNISH AND INSTALL MATERIALS, FINISHES AND ITEMS WHERE NOTED ON THE DRAWINGS AS PROVIDE AS WELL AS ALL ITEMS THAT ARE REQUIRED FOR PATCHING, REPAIRING AND REPLACEMENT DUE TO DAMAGE OR DUE TO REMOVAL BEYOND THE LIMITS SHOWN. INCLUDE PROVIDING NEW MATERIALS, FINISHES, FRAMING, AND EQUIPMENT WITHIN THE AREA OF WORK THAT ARE REMOVED FOR ACCESS TO THE WORK AND/OR TO ACCOMPLISH THE WORK SHOWN.
11. OWNER FURNISH CONTRACTOR INSTALL: OFCI	INSTALL ITEMS FURNISHED BY THE DISTRICT WHERE NOTED ON THE DRAWINGS AS OWNER FURNISH, CONTRACTOR INSTALL. INCLUDE ALL REQUIRED CONNECTIONS, HOOK–UPS, TESTING, COMMISSIONING FOR OPERATION, ANCHORAGE AND REPAIRS OR REPLACEMENT IF DAMAGED AFTER DISTRICT DELIVERY TO THE CONSTRUCTION SITE.
12. CONTRACTOR FURNISH OWNER INSTALL: CFOI	FURNISH ITEMS TO BE INSTALLED BY THE DISTRICT WHERE NOTED ON THE DRAWINGS AS CONTRACTOR FURNISH, OWNER INSTALL. TRANSPORT TO THE SITE AND PLACE IN STORAGE IN A LOCATION DESIGNATED BY THE DISTRICT. PROTECT FROM DAMAGE UNTIL THE DISTRICT TAKES POSSESSION. REPAIR OR REPLACE ALL ITEMS DAMAGED DURING THE COURSE OF THE CONTRACT OR UNTIL THE DISTRICT TAKES POSSESSION OF THE ITEMS FURNISHED. SECURE WRITTEN DOCUMENTATION OF THE DISTRICT'S TAKING POSSESSION OF FURNISHED ITEMS.
13. DEMOLITION AND RENOVATION: SCOPE OF WORK	THE DRAWINGS ARE ORGANIZED IN TWO CORRESPONDING AND RELATED TASKS: DEMOLITION AND RENOVATION. THE SCOPE OF WORK AND DEFINITIONS THAT APPLY TO DEMOLITION AND RENOVATION ARE LISTED IN THE PRECEDING PARAGRAPHS. THE GENERAL SCOPE OF WORK FOR THIS PROJECT INCLUDES ALL SPACES, BUILDINGS, SYSTEMS AND SURFACES. A SYSTEM OF KEY NOTES AND GRAPHIC SYMBOLS ARE USED TO DESCRIBE THE NATURE OF THE WORK AND THE EXTENT OF THE WORK. IT IS THE EXPRESSED INTENT OF THE DRAWINGS TO INCLUDE RENOVATION WORK THAT CORRESPONDS DIRECTLY TO DEMOLITION WORK, AND VICE VERSA. IN THE EVENT A RENOVATION KEY NOTE IS NOT INCLUDED TO CORRESPOND TO A DEMOLITION KEY NOTE, OR VICE VERSA, THE CONTRACTOR SHALL PROVIDE (OR REMOVE) THE CORRESPONDING WORK THAT IS REQUIRED FOR A COMPLETE FACILITY. FOR EXAMPLE, IF A RENOVATION KEY NOTE IS TO PROVIDE AN ITEM AND THAT ITEM CANNOT LOGICALLY BE PROVIDED WITHOUT FIRST REMOVING AN EXISTING ITEM, THE CONTRACTOR SHALL REMOVE THE ITEM. IF A DEMOLITION KEY NOTE IS TO REMOVE AN EXISTING ITEM AND THAT ITEM CANNOT BE LOGICALLY LEFT WITHOUT A REPLACEMENT, THE CONTRACTOR SHALL PROVIDE A REPLACEMENT IN–KIND. IN BOTH EXAMPLES, THE CONTRACTOR SHALL BRING THE MATTER TO THE ATTENTION OF THE DISTRICT'S REPRESENTATIVE IMMEDIATELY UPON DISCOVERY.
14. PHASING AND AREAS OF WORK:	THE WORK SHALL PROCEED IN ACCORDANCE WITH THE PHASING PLAN. THE PRIMARY AREA OF WORK IN EACH PHASE IS THAT AREA SHOWN FOR THE PHASE ON THE PHASING PLAN. THE CONTRACTOR SHALL HAVE UNRESTRICTED ACCESS TO THE AREA OF WORK DURING THE PHASE, INCLUDING APPROVED ACCESS LANES, DELIVERY LANES, STORAGE AREAS AND STAGING AREAS. ALL WORK PROPOSED OR DONE OUTSIDE THE AREA OF WORK ON THE PHASING PLAN SHALL BE CONSIDERED "OUT OF PHASE WORK" AND SHALL BE DONE IN ACCORDANCE WITH THE REQUIREMENTS FOR LIMITED ACCESSIBILITY. THE CONTRACTOR SHALL PERFORM THE DEMOLITION AND RENOVATION WORK THAT IS SHOWN IN BOTH THE PRIMARY AREA OF WORK FOR EACH PHASE AND ALL ASSOCIATED WORK OUTSIDE THE AREA OF WORK THAT MAY BE REQUIRED. HE SHALL DETERMINE THE MEANS AND METHODS OF CONSTRUCTION REQUIRED TO COMPLETE THE ASSOCIATED WORK OUTSIDE THE AREA OF WORK.

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Agency Approval

IDENTIFICATION STAMP
DIV. OF THE STATE ARCHITECT
APPL. 04–110031
AC ✓ FLS DW SS RH
DATE NOV 24 2009

No.	Date	Revision/Issue
	12/08/08	DSA SUBMITTAL
	02/11/09	DSA SUBMITTAL
	5/11/09	DSA BACKCHECK
	12/15/2011	BID SET

Project Name

MUIR FUNDAMENTAL SCHOOL MODERNIZATION

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Checked By	Drawn By
BA	AF

Sheet Title

GENERAL DEMOLITION/ REMODEL NOTES SCOPE OF WORK DEFINITIONS

Sheet Number

G0.3

Project Number	Scale
10021–010	N/A

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