City of San Antonio
Ella Austin Community Center

1023 N PINE ST.
SAN ANTONIO, TEXAS 78202

08/22/2025
PACKAGE 1.0 - DEMOLITION
FOR PERMIT

ARCHITECTURE + INTERIORS
WestEast Design Group, LLC
200 E. Grayson Street, Suite 207 | San Antonio, Texas 78215
210.530.0755 | www.westeastdesign.com

STRUCTURAL ENGINEERING
Lundy & Franke Engineering, Inc.
549 Heimer Road | San Antonio, Texas 78232
210.979.7900 | www.lundyfranke.com

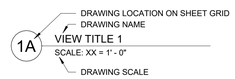
MEP ENGINEERING
Cleary Zimmermann Engineers
1344 S Flores Street, Suite 101 | San Anatonio, Texas 78204
210.447.6100 | www.clearyzimmermann.com

LANDSCAPE ARCHITECTURE
TBG Partners
400 Austin St, Suite 100 | San Antonio, Texas 78215
210.366.9933 | www.tbgpartners.com

WestEast

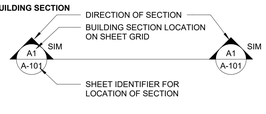
SYMBOLS LEGEND

DRAWING TITLE SYMBOLS

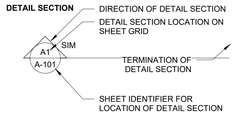


SECTION SYMBOLS

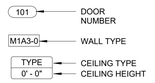
BUILDING SECTION



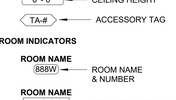
DETAIL SECTION



PLAN SYMBOLS

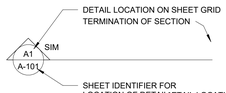


ROOM INDICATORS



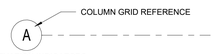
DETAIL SYMBOLS

SECTION DETAIL

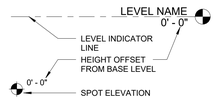


PLAN DETAIL

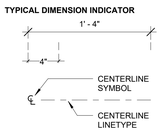
GENERAL ANNOTATION SYMBOLS



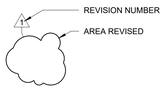
ELEVATION INDICATORS



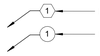
TYPICAL DIMENSION INDICATOR



REVISION INDICATOR

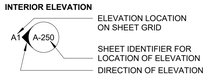


KEYNOTE SYMOBLS

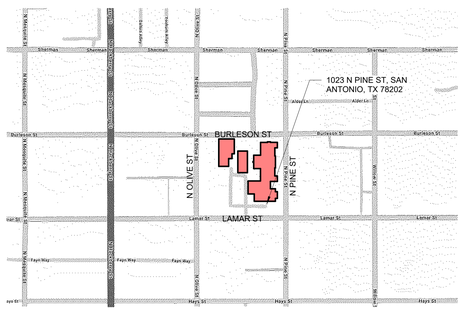


ELEVATION SYMBOLS

INTERIOR ELEVATION



1C LOCATION MAP



1D VICINITY MAP

PROJECT SCOPE

PROJECT DATA
PROJECT ADDRESS: 1023 N PINE ST, SAN ANTONIO, TX 78202
OWNER: CITY OF SAN ANTONIO
ZONING: RM-4
STORIES: 2
CONSTRUCTION TYPE: III-B
FIRE SPRINKLERS: PARTIALLY SPRINKLERED
OCCUPANCY: MIXED USE (EDUCATION, BUSINESS, ASSEMBLY)

APPLICABLE CODES (WITH CITY OF SAN ANTONIO AMENDMENTS
BUILDING CODE (2024 IBC)
EXISTING BUILDING CODE (2024 IEBC)
INTERNATIONAL FIRE CODE (2021 IFC)
MECHANICAL CODE (2021 IMC)
INTERNATIONAL PLUMBING CODE (2021 IPC)
INTERNATIONAL ENERGY CONSERVATION CODE (2021 IECC)
NATIONAL ELECTRICAL CODE (2020 NEC)
TEXAS ACCESSIBILITY STANDARDS (2012)

OVERVIEW
THIS PACKAGE INCLUDES THE MAJORITY OF DEMOLITION WORK FOR THE OVERALL PROJECT AND IS BEING ISSUED IN ADVANCE OF THE NEW CONSTRUCTION PACKAGE TO ALLOW EARLY PROCUREMENT, BIDDING, AND EXECUTION. THE DEMOLITION SCOPE IS INTENDED TO BE SUBSTANTIALLY COMPLETE UNDER THIS PACKAGE, WITH ONLY MINOR DEMOLITION ASSOCIATED WITH NEW CONSTRUCTION DETAILS TO FOLLOW IN LATER PHASES. PLANS AND SPECIFICATIONS ARE SUPPLEMENTARY TO THIS NARRATIVE AND MUST BE READ IN CONJUNCTION WITH IT. PLANS FROM EACH DISCIPLINE ARE COMPLEMENTARY AND MUST BE READ TOGETHER, AND THE WORK COORDINATED BETWEEN THEM. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF DISCREPANCIES IMMEDIATELY AND RESOLVE THEM PRIOR TO PROCEEDING WITH THE AFFECTED WORK.

DEMOLITION CODE AND LIFE SAFETY SUMMARY
DEMOLITION WORK SHALL BE PERFORMED WHILE THE AFFECTED BUILDINGS ARE UNOCCUPIED, WITH MEANS OF EGRESS AND PUBLIC PROTECTION MAINTAINED IN ACCORDANCE WITH APPLICABLE BUILDING AND FIRE CODES. EXISTING FIRE ALARM EQUIPMENT AND LIMITED SPRINKLER SYSTEMS ARE TO BE REMOVED IN THEIR ENTIRETY UNDER THIS PACKAGE. REMOVAL AND IMPAIRMENT SHALL BE CARRIED OUT IN ACCORDANCE WITH IFC CHAPTER 33 AND AS DIRECTED BY THE FIRE MARSHAL. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING REQUIRED FIRE PROTECTION MEASURES DURING DEMOLITION. HAZARDOUS MATERIALS, INCLUDING ASBESTOS AND LEAD-BASED PAINT WHERE PRESENT, SHALL BE ABATED IN COMPLIANCE WITH TDSHS, EPA, AND CITY REGULATIONS PRIOR TO DEMOLITION. TEMPORARY BARRIERS, FENCING, SIGNAGE, AND WEATHER OR SECURITY PROTECTION SHALL BE PROVIDED AS REQUIRED TO SAFEGUARD THE PUBLIC AND PROTECT ADJACENT BUILDINGS, UTILITIES, AND SITE ELEMENTS SCHEDULED TO REMAIN.

SITE DEMOLITION
WORK INCLUDES REMOVAL OF EXISTING PAVEMENTS, CURBS, WALKS, RETAINING WALLS, FENCING, LANDSCAPING, LIGHTING, SITE FURNISHINGS, SUBSURFACE STRUCTURES, ABANDONED UTILITIES, AND OTHER IMPROVEMENTS AS INDICATED. UTILITIES SCHEDULED FOR REMOVAL SHALL BE DISCONNECTED, CAPPED, OR TAKEN OUT IN COORDINATION WITH UTILITY PROVIDERS AS INDICATED. TREES, STRUCTURES, PAVEMENTS, UTILITIES, AND OTHER ELEMENTS INDICATED TO REMAIN MUST BE PROTECTED WITH BARRIERS, SIGNAGE, AND MONITORING THROUGHOUT DEMOLITION OPERATIONS.

UTILITY RELOCATION AND SERVICE CONTINUITY
DEMOLITION ACTIVITIES WILL REQUIRE RE-ROUTING, RELOCATION, OR TERMINATION OF CERTAIN SITE UTILITIES THAT CURRENTLY SERVE BUILDINGS TO REMAIN. THE CONTRACTOR SHALL COORDINATE WITH THE OWNER, ARCHITECT, CIVIL ENGINEER, AND UTILITY PROVIDERS TO PROVIDE PERMANENT UTILITY REALIGNMENTS AND SERVICE ADJUSTMENTS AS INDICATED IN THE CIVIL AND MEP DRAWINGS. WORK SHALL ENSURE THAT UTILITIES TO REMAIN ARE PROTECTED AND REPOSITIONED AS NECESSARY TO AVOID CONFLICTS WITH NEW CONSTRUCTION.

FULL BUILDING DEMOLITION
THE CLASSROOM BUILDING AND STORAGE BUILDING, AS INDICATED ON THE SITE PLAN, ARE TO BE DEMOLISHED IN THEIR ENTIRETY, INCLUDING FOUNDATIONS, SLABS, UTILITIES BACK TO POINTS DESIGNATED BY THE CIVIL ENGINEER, AND ALL APPURTENANT STRUCTURES.

SALVAGE REQUIREMENTS – PHYSICAL CULTURE BUILDING
THE PHYSICAL CULTURE BUILDING IS TO BE DEMOLISHED IN ITS ENTIRETY. THE INTERIOR CONTAINS NO MATERIALS OF SALVAGE VALUE; NO INTERIOR SALVAGE IS REQUIRED. SALVAGE SHALL BE LIMITED TO EXTERIOR BRICK AND ACCESSIBLE INTERIOR WINDOWS DEEMED STRUCTURALLY SOUND AND CAPABLE OF WITHSTANDING SALVAGE EFFORTS, SUBJECT TO FINAL ACCEPTANCE BY THE OWNER. PAINTED BRICK OR BRICK WITH COATINGS, HEAVY MORTAR STAINING, OR OTHER SURFACE DAMAGE IS NOT REQUIRED TO BE SALVAGED UNLESS SPECIFICALLY DIRECTED BY THE OWNER. THE CONTRACTOR SHALL CAREFULLY REMOVE, CLEAN, AND PALLETIZE SALVAGEABLE BRICK AND, WHERE APPLICABLE, PROTECT AND DELIVER SALVAGED WINDOWS TO THE OWNER OR A DESIGNATED STORAGE LOCATION. QUANTITIES AND ACCEPTABILITY OF SALVAGED MATERIALS SHALL BE VERIFIED IN THE FIELD WITH THE OWNER'S REPRESENTATIVE PRIOR TO REMOVAL FROM THE SITE.

MAIN BUILDING – INTERIOR DEMOLITION
THE MAIN BUILDING WILL BE SUBSTANTIALLY GUTTED, WITH REMOVAL OF ALL NON-LOAD-BEARING PARTITIONS, FINISHES, FIXTURES, CASEWORK, CEILINGS, AND BUILT-IN ELEMENTS, EXCEPT WHERE NOTED TO REMAIN AS INDICATED ON THE DEMOLITION DRAWINGS. THIS INCLUDES THE NON-LOAD-BEARING WALL BETWEEN THE AUDITORIUM AND LOBBY, WHICH IS TO REMAIN AND BE PROTECTED. ALL PLUMBING, HVAC, AND ELECTRICAL SYSTEMS, INCLUDING ASSOCIATED FIXTURES, DUCTWORK, PIPING, AND WIRING, ARE TO BE REMOVED UNLESS NOTED TO REMAIN ON THE DRAWINGS. ALL INTERIOR DOORS, FRAMES, AND HARDWARE ARE TO BE REMOVED UNLESS DESIGNATED TO REMAIN. EXTERIOR DOORS AND WINDOWS IDENTIFIED FOR REPLACEMENT WILL BE REMOVED, WITH PROTECTION PROVIDED FOR THOSE SCHEDULED TO REMAIN. ALL FLOOR FINISHES AND SUBFLOOR ASSEMBLIES INDICATED FOR REMOVAL ARE TO BE TAKEN UP IN THEIR ENTIRETY, INCLUDING ADHESIVES AND UNDERLAYMENTS, DOWN TO STRUCTURE WHERE REQUIRED.

AUDITORIUM AREA
WITHIN THE AUDITORIUM, INTERIOR DEMOLITION UNDER THIS PACKAGE IS LIMITED TO WORK REQUIRED FOR INSTALLATION OF THE WHEELCHAIR LIFT TO THE STAGE, AS INDICATED ON THE DRAWINGS. ALL OTHER INTERIOR FINISHES, SYSTEMS, AND STRUCTURAL ELEMENTS ARE TO REMAIN AND MUST BE PROTECTED. EXTERIOR WALLS OF THE AUDITORIUM REMAIN IN SCOPE FOR THIS PACKAGE, AND DEMOLITION FOR REPLACEMENT OF WINDOWS, DOORS, AND OTHER EXTERIOR UPGRADES SHALL BE PERFORMED AS INDICATED ON THE DEMOLITION DRAWINGS, SUBJECT TO OWNER AUTHORIZATION PER HDRC REQUIREMENTS.

MAIN BUILDING EXTERIOR WALL DEMOLITION REQUIRING APPROVAL
DEMOLITION FOR REMOVAL OR MODIFICATION OF EXTERIOR WALLS OF THE MAIN BUILDING, INCLUDING REMOVAL OF EXISTING WINDOWS AND DOORS AND CREATION OF NEW OPENINGS, IS INCLUDED IN THIS PACKAGE AS INDICATED ON THE DEMOLITION DRAWINGS. NO SUCH DEMOLITION SHALL OCCUR UNTIL WRITTEN AUTHORIZATION IS PROVIDED BY THE OWNER FOLLOWING COMPLETION OF ALL REQUIRED REVIEWS AND APPROVALS, INCLUDING HISTORIC AND DESIGN REVIEW COMMISSION (HDRC) APPROVAL WHERE APPLICABLE. UPON AUTHORIZATION, THE CONTRACTOR SHALL COORDINATE SEQUENCING OF EXTERIOR DEMOLITION WITH THE OWNER TO ALIGN DEMOLITION WITH DELIVERY OF REPLACEMENT UNITS OR CONSTRUCTION OF NEW ASSEMBLIES, AND SHALL PROVIDE TEMPORARY WEATHER AND SECURITY PROTECTION AS REQUIRED IMMEDIATELY FOLLOWING REMOVAL.

MISCELLANEOUS EXTERIOR REMOVAL
IN ADDITION TO SPECIFIC ITEMS IDENTIFIED ON THE DEMOLITION DRAWINGS, THE CONTRACTOR SHALL REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONAL EQUIPMENT, APPURTENANCES, AND ATTACHMENTS ON THE MAIN BUILDING EXTERIOR FACADES THAT ARE NO LONGER IN SERVICE OR REQUIRED FOR THE NEW WORK. SUCH ITEMS MAY INCLUDE, BUT ARE NOT LIMITED TO, TELECOMMUNICATIONS DEVICES, SECURITY CAMERAS, CONDUIT, PIPING, BRACKETS, SUPPORTS, DRAIN LINES, AND OTHER INCIDENTAL ELEMENTS. ALL PENETRATIONS REMAINING AFTER REMOVAL SHALL BE PATCHED, SEALED, OR OTHERWISE MADE WEATHER-TIGHT IN A MANNER COMPATIBLE WITH ADJACENT CONSTRUCTION, UNLESS REMOVAL IS ASSOCIATED WITH WORK OCCURRING LATER IN THE PROJECT.

GENERAL NOTES

DEMOLITION GENERAL NOTES

A. NUMBERED KEY NOTES DO NOT IMPLY SEQUENCE. CONTRACTOR TO PERFORM DEMOLITION WORK AS REQUIRED PER WORK SEQUENCE.
B. DEMOLITION DRAWINGS ARE INTENDED TO SHOW GENERAL AREAS OF DEMOLITION AS WELL AS GENERAL EXISTING CONDITIONS. THEY DO NOT SHOW ALL WORK WHICH MAY BE NECESSARY. COMPARE WITH DRAWINGS INDICATING NEW CONSTRUCTION.
C. REFER TO OTHER DISCIPLINE DRAWINGS (STRUCTURAL, PLUMBING, ETC.) AND SPECIFICATIONS FOR ADDITIONAL INFORMATION ON DEMOLITION.
D. EXISTING WORK TO REMAIN SHALL BE TEMPORARILY SECURED, PROTECTED, BRACED AND STABILIZED UNTIL PERMANENT CONSTRUCTION IS IN PLACE. EXISTING FINISHES, OPERATIONAL CHARACTERISTICS, AND APPEARANCE OF ITEMS SCHEDULED TO REMAIN OR BE REUSED SHALL BE PROTECTED FROM DAMAGE AND DISRUPTION.
E. VERIFY THAT CONSTRUCTION INDICATED FOR REMOVAL IS NOT LOAD BEARING OR IS ADEQUATELY SHORED AS INDICATED ON STRUCTURAL DRAWINGS PRIOR TO STARTING ANY WORK.
F. PREPARE AND PATCH SURFACES THAT RECEIVE NEW FINISHES AS REQUIRED.
G. CONTRACTOR SHALL FIELD VERIFY DIMENSIONS OF EXISTING CONSTRUCTION PRIOR TO LAYOUT OF NEW WORK.
H. THE CONTRACTOR SHALL PROTECT THE EXISTING STRUCTURE AGAINST WATER INFILTRATION AT ALL AREAS OF DEMOLITION AND NEW WORK. AREAS DAMAGED BY WATER DURING CONSTRUCTION SHALL BE REPAIRED TO THEIR ORIGINAL CONDITION.
I. EXTERIOR DEMOLITION OF MAIN BUILDING AFFECTING FACADES, FENESTRATION, OR NEW OPENINGS SHALL NOT PROCEED UNTIL WRITTEN AUTHORIZATION IS ISSUED BY THE OWNER CONFIRMING HISTORIC AND DESIGN REVIEW COMMISSION (HDRC) APPROVAL. CONTRACTOR SHALL PROVIDE TEMPORARY WEATHER AND SECURITY PROTECTION IMMEDIATELY FOLLOWING ANY APPROVED REMOVALS.
J. CONTRACTOR SHALL PERFORM A COMPLETE SITE WALKTHROUGH WITH ALL RELEVANT SUBCONTRACTORS PRIOR TO START OF DEMOLITION. EXISTING CONDITIONS, READILY ACCESSIBLE CONCEALED ELEMENTS, AND FIELD CONSTRAINTS SHALL BE REVIEWED AND DOCUMENTED. CONTRACTOR SHALL SUBMIT WRITTEN CONFIRMATION OF THE WALKTHROUGH INCLUDING ATTENDANCE OF SUBCONTRACTORS, PRIOR TO COMMENCING DEMOLITION. NO CLAIMS FOR CONDITIONS REASONABLY OBSERVABLE DURING PRE-DEMOLITION WALKTHROUGHS WILL BE CONSIDERED AFTER WORK HAS COMMENCED.
K. DEMOLITION REQUIREMENTS SHOWN ON ANY DISCIPLINE'S DRAWINGS OR WITHIN SPECIFICATIONS FORM PART OF THE CONTRACT DOCUMENTS AND SHALL BE INCLUDED IN THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING THE WORK OF ALL TRADES AND ENSURING COMPLETE SCOPE COVERAGE. NO CLAIMS FOR ADDITIONAL COMPENSATION WILL BE CONSIDERED ON THE BASIS THAT DEMOLITION ITEMS WERE INDICATED ON ONE DISCIPLINE'S DRAWINGS BUT NOT REPEATED ON ANOTHER. ANY CONFLICTS OR DISCREPANCIES BETWEEN DRAWINGS SHALL IMMEDIATELY BE BROUGHT TO THE ARCHITECT'S ATTENTION THROUGH A REQUEST FOR INFORMATION PRIOR TO PROCEEDING WITH THE AFFECTED WORK.

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CD10 - CIVIL DEMOLITI PLAN

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L102 - TREE PROTECTION AND LANDSCAPE DEMOLITION NOTES
L111 - TREE PROTECTION PLAN
L112 - TREE PROTECTION PLAN
L113 - TREE PROTECTION PLAN
L114 - TREE PROTECTION PLAN
L115 - TREE PROTECTION PLAN
L116 - TREE PROTECTION PLAN

ARCHITECTURE
AD100 - DEMOLITION SITE PLAN
AD101 - FLOORING SYSTEM DEMOLITION PLANS
AD110A - PARTIAL FIRST FLOOR DEMOLITION PLAN - MAIN BUILDING
AD110B - PARTIAL FIRST FLOOR DEMOLITION PLAN - MAIN BUILDING
AD120A - PARTIAL SECOND FLOOR DEMOLITION PLAN - MAIN BUILDING
AD120B - PARTIAL SECOND FLOOR DEMOLITION PLAN - MAIN BUILDING
AD200 - DEMOLITION EXTERIOR ELEVATIONS
AD201 - DEMOLITION EXTERIOR ELEVATIONS
AD210 - EXTERIOR ELEVATION PHOTOS - MAIN BUILDING
AD211 - EXTERIOR ELEVATION PHOTOS - MAIN BUILDING
AD212 - EXTERIOR ELEVATION PHOTOS - PHYSICAL CULTURES BUILDING
AD213 - EXTERIOR ELEVATION PHOTOS - GYM BUILDING
AD214 - EXTERIOR ELEVATION PHOTOS - SENIOR CENTER

MECHANICAL
M000 - MECHANICAL SYMBOLS & ABBREVIATIONS
MD110A - MECHANICAL FIRST FLOOR DEMOLITION PLAN -AREA A
MD110B - MECHANICAL FIRST FLOOR DEMOLITION PLAN AREA B
MD120A - MECHANICAL SECOND FLOOR DEMOLITION PLAN -AREA A
MD120B - MECHANICAL SECOND FLOOR DEMOLITION PLAN -AREA B
MD130A - MECHANICAL ROOF DEMOLITION PLAN -AREA A
MD130B - MECHANICAL ROOF DEMOLITION PLAN -AREA B

ELECTRICAL
ED000 - ELECTRICAL SYMBOLS & ABBREVIATIONS
ED001 - ELECTRICAL DEMOLITION SITE PLAN
ED110A - ELECTRICAL FIRST FLOOR DEMOLITION PLAN -AREA A
ED110B - ELECTRICAL FIRST FLOOR DEMOLITION PLAN AREA B
ED120A - ELECTRICAL SECOND FLOOR DEMOLITION PLAN -AREA A
ED120B - ELECTRICAL SECOND FLOOR DEMOLITION PLAN -AREA B
ED130A - ELECTRICAL ROOF DEMOLITION PLAN AREA A
ED130B - ELECTRICAL ROOF DEMOLITION PLAN -AREA B

PLUMBING
PD000 - PLUMBING SYMBOLS & ABBREVIATIONS
PD100A - PLUMBING UNDERFLOOR DEMOLITION PLAN -AREA A
PD100B - PLUMBING UNDERFLOOR DEMOLITION PLAN -AREA B
PD110A - PLUMBING FIRST FLOOR DEMOLITION PLAN -AREA A
PD110B - PLUMBING FIRST FLOOR DEMOLITION PLAN -AREA B
PD120A - PLUMBING SECOND FLOOR DEMOLITION PLAN -AREA A
PD120B - PLUMBING SECOND FLOOR DEMOLITION PLAN -AREA B
PD130A - PLUMBING ROOF DEMOLITION PLAN -AREA A
PD130B - PLUMBING ROOF DEMOLITION PLAN -AREA B

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City of San Antonio
Ella Austin Community Center
1023 N PINE ST
SAN ANTONIO, TEXAS 78202
08/22/2025
PACKAGE 1.0 - DEMOLITION

08/22/2025

REVISIONS

Mark	Description	Date

WEDG PROJECT NO. : 23120
CLIENT PROJECT NO. :23-04035

PROJECT INFORMATION & SHEET INDEX

SHEET
G-001

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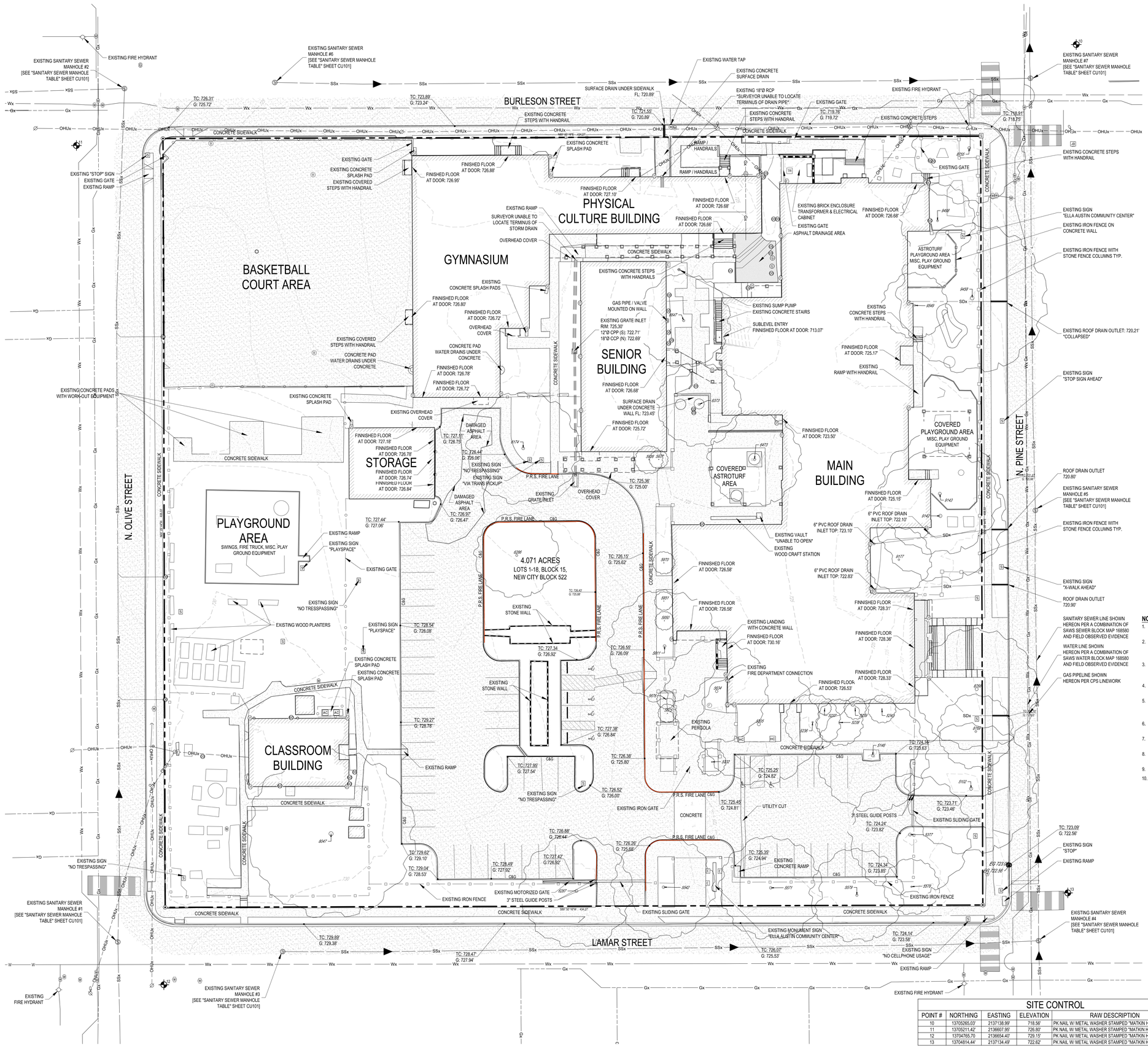


LEGEND

	PROPERTY BOUNDARY
723'	EXISTING 1' CONTOURS
720'	EXISTING 5' CONTOURS
	EXISTING CURB
Wx	EXISTING WATER MAIN
SSx	EXISTING SANITARY SEWER MAIN
Gx	EXISTING NATURAL GAS MAIN
OHUx	EXISTING GENERAL OVERHEAD UTILITIES
	EXISTING STORM DRAIN PIPE
	EXISTING WALL
	EXISTING PLASTIC WALL
	EXISTING IRON FENCE WITH STONE COLUMNS
	EXISTING IRON FENCE
	HORIZONTAL/VERTICAL CONTROL POINT
	SET 1/2" IRON ROD WITH RED PLASTIC CAP
	SET PK NAIL WITH METAL WASHER
S	EXISTING SIGN
E	EXISTING ELECTRICAL BOX
EM	EXISTING ELECTRIC METER
	EXISTING UTILITY POLE
	EXISTING UTILITY POLE WITH GUY
	EXISTING UTILITY POLE WIT TRANSFORMER
	EXISTING UTILITY POLE WIT STREET LIGHT
	EXISTING LIGHT POLE
JB	EXISTING JUNCTION BOX
WM	EXISTING WATER METER
W	EXISTING WATER VALVE
	EXISTING FIRE HYDRANT
FD	EXISTING FIRE DEPARTMENT CONNECTION
	EXISTING UTILITY STUBOUT/RISER
T	EXISTING TELEPHONE PEDESTAL
GT	EXISTING GREASE TRAP
GM	EXISTING NATURAL GAS METER
GV	EXISTING NATURAL GAS VALVE
	EXISTING OVER HEAD SUPPORT COLUMN
SS	EXISTING SANITARY SEWER MANHOLE
SC	EXISTING SANITARY SEWER CLEAN-OUT
	EXISTING ADA PARKING STALL
HC	EXISTING HANDICAP PARKING SIGN
	EXISTING BASKETBALL HOOP
F	EXISTING FLAGPOLE
	EXISTING SECURITY CAMERA
D	EXISTING DOWNSPOUT
AC	EXISTING AIR CONDITIONER
	EXISTING TREE
	EXISTING ASPHALT PAVING
	EXISTING CONCRETE
	EXISTING TILE
(TYP.)	TYPICAL FEATURE
C&G	CONCRETE CURB & GUTTER
S.W.S.	SOLID WHITE STRIPE
S.R.S.	SOLID RED STRIPE
P.R.C.	PAINTED RED CURB
C.B.	CINDER BLOCK
R.D.	ROOF DRAIN
HR	HANDRAIL

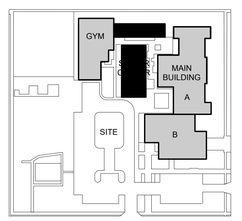
NOTES

1. BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM ESTABLISHED FOR THE TEXAS SOUTH CENTRAL ZONE 4204, NORTH AMERICAN DATUM (NAD) OF 1983. SCALE FACTOR 1.00017
2. VERTICAL RELIEF WAS MADE FROM AN ON THE GROUND SURVEY, CONTOURS SHOWN HEREON ARE AT 1' INTERVALS USING THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88), GEOID 12A.
3. REFERENCED PROPERTY LIES IN ZONE "X", AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN. AS SHOWN ON FEMA FLOOD MAP 415 OF 785, COMMUNITY PANEL NO. 48029C0415G, DATED SEPTEMBER 29, 2010.
4. UNDERGROUND SANITARY SEWER LINES ARE SHOWN HEREON PER A COMBINATION OF SAWS SEWER BLOCK MAP 168580, AND FIELD OBSERVED EVIDENCE.
5. UNDERGROUND WATER LINES SHOWN HEREON ARE PER A COMBINATION OF SAWS WATER BLOCK MAP 168580, AND FIELD OBSERVED EVIDENCE.
6. UNDERGROUND GAS PIPELINE SHOWN HEREON IS PER A COMBINATION OF CPS LINEWORK, AND FIELD OBSERVED EVIDENCE.
7. SITE CONTROL MUST BE VERIFIED ON THE JOB AND THE SURVEYOR MUST BE NOTIFIED OF ANY DISCREPANCIES BEFORE PROCEEDING WITH CONSTRUCTION.
8. CONTRACTOR SHALL IMMEDIATELY NOTIFY SURVEYOR OF ANY QUESTIONS THAT MAY ARISE CONCERNING THE INTENT, PLACEMENT, OR LIMITS OF POINTS NECESSARY FOR CONSTRUCTION OF THIS PROJECT.
9. THE SURVEYOR ASSUMES NO LIABILITY FOR THE PLACEMENT OF THESE POINTS ON THE GROUND BY OTHERS.
10. "ONE-CALL" SERVICE WAS ORDERED ON 06/23/2022, BELOW ARE THE RESPONSES FROM PROVIDERS THAT WERE NOTIFIED PER RESPONSE FROM "TXQC.TEXAS811.ORG" TO SAID "ONE-CALL" REQUEST, TICKET NO. 2267438641.

CODE	NAME	RESPONSE
4TS	SPECTRUM	CLEAR
CPSULS	CPS ENGERY	NO RESPONSE
GRAND07	ASTOUND BROADBAND	NO RESPONSE
L3CTX01	CENTURYLINK	CLEAR
MCT	MCI	CLEAR
NXU	NX UTILITIES	LOCATED - NO MARKINGS OBSERVED
TXS1	AT&T	CLEAR
UPN	UNITE PRIVATE NETWORKS LIC	CLEAR

SITE CONTROL

POINT #	NORTHING	EASTING	ELEVATION	RAW DESCRIPTION
10	13705265.03'	2137138.99'	718.56'	PK NAIL W/ METAL WASHER STAMPED "MATKIN HOOVER ENG. & SVY."
11	13705211.42'	2136607.95'	726.80'	PK NAIL W/ METAL WASHER STAMPED "MATKIN HOOVER ENG. & SVY."
12	13704765.70'	2136654.40'	729.15'	PK NAIL W/ METAL WASHER STAMPED "MATKIN HOOVER ENG. & SVY."
13	13704814.44'	2137134.49'	722.62'	PK NAIL W/ METAL WASHER STAMPED "MATKIN HOOVER ENG. & SVY."



KEY PLAN

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PACKAGE 1.0 - DEMOLITION

STATE OF TEXAS
JOSHUA VALENTA
114502
LICENSED
PROFESSIONAL
SURVEYOR
06/27/25

REVISIONS

Mark	Description	Date

WEDG PROJECT NO. : 23120
CLIENT PROJECT NO. :220830cz
DATE : 2025-08-22

EXISTING CONDITIONS PLAN

SHEET
VF101

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BURLESON STREET

N. OLIVE STREET

N. PINE STREET

LAMAR STREET

DEMO EXISTING SIDEWALK

DEMO EXISTING PORCH

EXISTING WATER STUB TO REMAIN

OVERHEAD UTILITIES TO REMAIN

DEMO EXISTING RAMPS SIDEWALK, FENCING, & PORCH. REFERENCE ARCHITECTURAL PLANS FOR FENCING DEMOLITION

DEMO EXISTING FENCE

TREE #8755 TO REMAIN

PHYSICAL CULTURE BUILDING
TO BE DEMOLISHED
[REF. ARCHITECTURAL DEMOLITION PLANS FOR MORE INFO]

DEMO EXISTING PORCH

REMOVE EXISTING FENCE

PORCHES TO BE RECONSTRUCTED

GYMNASIUM

DEMO EXISTING GATE

DEMO ASPHALT PAVING, BASKETBALL GOALS, & LIGHT POLE

BASKETBALL COURT AREA

DEMO EXISTING FENCE

DEMO EXISTING FENCE

EXISTING SUMP PUMP TO REMAIN PROTECT FROM DAMAGE

EXISTING SANITARY SEWER INFRASTRUCTURE TO BE REMOVED AND REPLACED (TYP.)

DEMO EXISTING ROOF DRAIN PIPE

EXISTING DRAIN & CURB CUT TO REMAIN

EXISTING SANITARY SEWER INFRASTRUCTURE FOR SENIOR BUILDING TO REMAIN

TREE #9458 TO REMAIN

SENIOR BUILDING
TO REMAIN

DEMO EXISTING PORCH

REMOVE/RELOCATE EXISTING EXERCISE EQUIPMENT & CONCRETE PADS

REMOVE EXISTING FENCE

TREE #6473 TO REMAIN

STORAGE
TO BE DEMOLISHED

DEMO EXISTING SIDEWALK

MAIN BUILDING

DEMO EXISTING PORCH

TREE #'s 9143 , 9142, 9177 TO REMAIN

DEMO EXISTING ROOF DRAIN PIPE

EXISTING DRAIN & CURB CUT TO REMAIN

PLAYGROUND AREA
TO REMAIN

TREE #6286 TO REMAIN

4.071 ACRES
LOTS 1-18, BLOCK 15,
NEW CITY BLOCK 522

COORDINATE WITH ARCHITECT TO DETERMINE BUILDING DOWNSPOUTS TO BE DEMOLISHED

DEMO EXISTING ROOF DRAIN PIPE

EXISTING DRAIN & CURB CUT TO REMAIN

REMOVE EXISTING PLANTERS REFER TO LANDSCAPING PLANS FOR ADDITIONAL REQUIREMENTS

DEMO ASPHALT PAVING, CURBS, CONCRETE FLATWORK, SIDEWALK, STONE WALLS AS SHOWN

TREE #5811 TO REMAIN

REMOVE EXISTING SHADE STRUCTURE

REMOVE EXISTING FENCE & TRELLIS

REMOVE EXISTING FENCE

TREE #5634 TO REMAIN

REMOVE EXISTING FENCE & TRELLIS

EXISTING BRICK WALLS TO REMAIN

DEMO EXISTING ROOF DRAIN PIPE

EXISTING DRAIN & CURB CUT TO REMAIN

EXISTING PLANTERS & COMMUNITY GARDEN TO REMAIN

REMOVE OVERHEAD UTILITIES

CLASSROOM BUILDING
TO BE DEMOLISHED
CONCRETE BUILDING FOUNDATION TO REMAIN

TREE #5146 TO REMAIN

EXISTING FENCE TO REMAIN

EXISITNG STORAGE BUILDING TO BE RELOCATED [REF. ARCHITECTURAL PLANS]

TREE #8047 TO REMAIN

TREE #5377 TO REMAIN

REMOVE EXISTING FENCE

EXISTING FENCE TO REMAIN

EXISTING FENCE TO REMAIN

Monument sign in question.

N

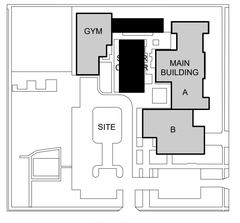
SCALE: 1"=20'

0 10' 20' 30' 40'

LEGEND

- PROPERTY BOUNDARY
- 722' EXISTING 1' CONTOURS
- 720' EXISTING 5' CONTOURS
- EXISTING CURB
- Wx EXISTING WATER MAIN
- SSx EXISTING SANITARY SEWER MAIN
- Gx EXISTING NATURAL GAS MAIN
- OHUx EXISTING GENERAL OVERHEAD UTILITIES
- EXISTING STORM DRAIN PIPE
- HORIZONTAL/VERTICAL CONTROL POINT
- SET 1/2" IRON ROD WITH RED PLASTIC CAP
- SET PK NAIL WITH METAL WASHER
- S EXISTING SIGN
- E EXISTING ELECTRICAL BOX
- EXISTING ELECTRIC METER
- EXISTING UTILITY POLE
- EXISTING UTILITY POLE WITH GUY
- EXISTING UTILITY POLE WITH TRANSFORMER
- EXISTING UTILITY POLE WIT STREET LIGHT
- EXISTING LIGHT POLE
- EXISTING JUNCTION BOX
- EXISTING WATER METER
- EXISTING WATER VALVE
- EXISTING FIRE HYDRANT
- EXISTING FIRE DEPARTMENT CONNECTION
- EXISTING UTILITY STUBOUT/RISER
- T EXISTING TELEPHONE PEDESTAL
- G EXISTING GREASE TRAP
- G EXISTING NATURAL GAS METER
- G EXISTING NATURAL GAS VALVE
- EXISTING OVER HEAD SUPPORT COLUMN
- S EXISTING SANITARY SEWER MANHOLE
- S EXISTING SANITARY SEWER CLEAN-OUT
- EXISTING ADA PARKING STALL
- HC EXISTING HANDICAP PARKING SIGN
- EXISTING BASKETBALL HOOP
- EXISTING FLAGPOLE
- EXISTING SECURITY CAMERA
- EXISTING DOWNSPOUT
- AC EXISTING AIR CONDITIONER
- EXISTING TREE
- DEMO TREE
- EXISTING ASPHALT PAVING
- EXISTING CONCRETE
- DEMOLITION AREA

(TYP.)	TYPICAL FEATURE
C&G	CONCRETE CURB & GUTTER
S.W.S.	SOLID WHITE STRIPE
S.R.S.	SOLID RED STRIPE
P.R.C.	PAINTED RED CURB
C.B.	CINDER BLOCK
R.D.	ROOF DRAIN
HR	HANDRAIL



KEY PLAN

MATKIN HOOVER ENGINEERING & SURVEYING
TEXAS REGISTERED ENGINEERING FIRM F-9000
TEXAS REGISTERED SURVEYING FIRM LIC. NO. 10030300
CIVIL ENGINEERS | SURVEYORS | LAND PLANNERS | CONSTRUCTION MANAGERS | OWNER'S REPS

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SBMA 23120
PACKAGE 1.0 - DEMOLITION

STATE OF TEXAS
JOSHUA VALENTA
114502
LICENSED
PROFESSIONAL
ENGINEER
8/21/2025

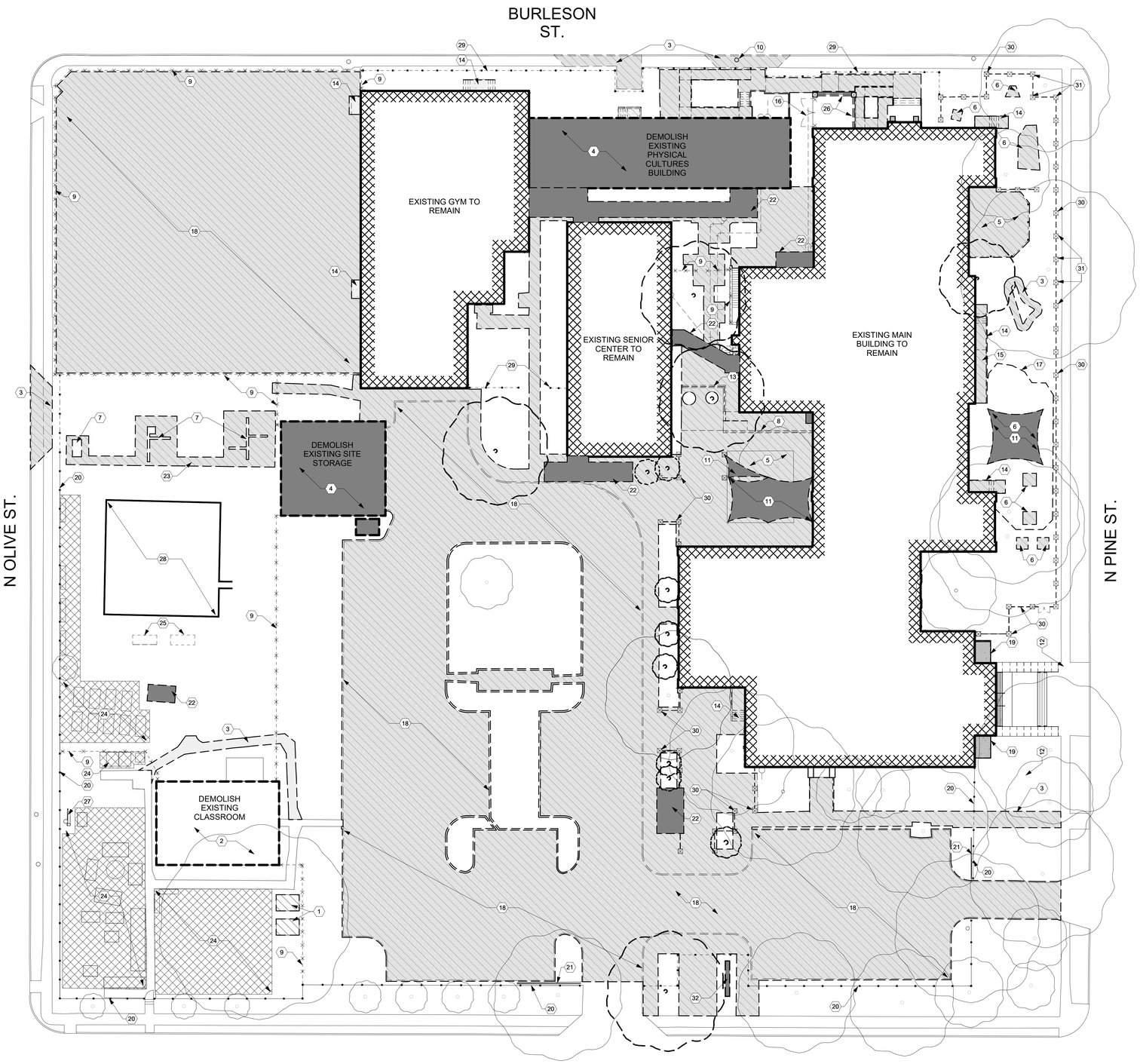
REVISIONS

Mark	Description	Date

WEDG PROJECT NO. : 23120
CLIENT PROJECT NO. 220830cz
DATE : 2025-08-22

CIVIL DEMOLITION PLAN

SHEET
CD101



KEYNOTES

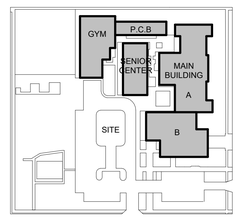
1 RELOCATE EXISTING SHED. REFER TO NEW SITE PLAN FOR NEW LOCATION
2 REMOVE EXISTING CLASSROOM BUILDING STRUCTURE; EXISTING SLAB TO REMAIN. REMOVE FLOORING AND ADHESIVE, GRIND AND SEAL CONCRETE SLAB.
3 REMOVE EXISTING SIDEWALK. PREP FOR NEW WORK
4 EXISTING BUILDING AND ASSOCIATED FOUNDATIONS TO BE DEMOLISHED
5 REMOVE ARTIFICIAL TURF
6 REMOVE EXISTING PLAYGROUND EQUIPMENT AND ASSOCIATED SUB-GRADE FOUNDATIONS, PIERS, AND OTHER SUPPORTS
7 REMOVE AND SALVAGE EXERCISE EQUIPMENT
8 REMOVE EXISTING EXISTING RETAINING WALL AND FOOTING
9 REMOVE EXISTING CHAIN-LINK FENCE
10 EXISTING ELECTRICAL POLE TO BE RELOCATED, CONTRACTOR TO COORDINATE WITH UTILITY COMPANY, REFER TO CIVIL
11 REMOVE AND SALVAGE EXISTING TENSILE CANOPY. CONTRACTOR TO COORDINATE WITH OWNER
12 REMOVE AND REPLACE BRICK WALL AND CONCRETE CAPS, PREPARE AREA FOR NEW CONSTRUCTION
13 REMOVE EXISTING FENCE, RETAINING WALL AND FOOTING
14 REMOVE EXISTING STEPS, HANDRAILS, AND ASSOCIATED FOUNDATIONS. REFER TO ARCHITECTURE PLANS
15 REMOVE EXISTING RAMP, HANDRAILS, AND ASSOCIATED FOUNDATIONS
16 REMOVE EXISTING CHAIN-LINK FENCED GATE
17 REMOVE EXISTING PLAYGROUND BORDER
18 REMOVE EXISTING ASPHALT AND PREP FOR NEW WORK, REFER TO CIVIL
19 REMOVE EXISTING HANDRAIL FROM CONCRETE SLAB
20 EXISTING FENCE TO REMAIN
21 EXISTING GATE TO REMAIN
22 REMOVE EXISTING CANOPY AND ASSOCIATED COLUMN
23 REMOVE EXISTING CONCRETE SLAB
24 EXISTING GARDEN BEDS TO REMAIN; PROTECT FROM CONSTRUCTION OPERATIONS; PROVIDE SEPARATE ACCESS FOR GARDEN MAINTENANCE BY COMMUNITY MEMBERS DURING CONSTRUCTION
25 REMOVE EXISTING PLANTER BOXES
26 EXISTING BRICK WALL TO BE REMOVED
27 EXISTING ELECTRICAL METER TO REMAIN
28 EXISTING PLAYGROUND TO REMAIN
29 REMOVE AND SALVAGE EXISTING FENCE
30 REMOVE EXISTING FENCE, POST AND FOOTINGS
31 REMOVE EXISTING FENCE, POST AND FOOTINGS AT EXISTING TREES BY HAND OR WITH LIMITED MACHINERY. CONFIRM REMOVAL APPROACH WITH ARCHITECT, LANDSCAPE ARCHITECT, PRIOR TO COMMENCING WORK
32 REMOVE EXISTING SIGNAGE AND ASSOCIATED FOUNDATIONS AND ELEMENTS

DEMOLITION SITE PLAN LEGEND

- EXISTING STRUCTURE TO REMAIN
- EXISTING STRUCTURE TO DEMOLISH
- EXISTING SITE ELEMENTS TO DEMOLISH
- EXISTING STRUCTURE TO RELOCATE, REFER TO NEW SITE PLAN
- EXISTING GARDEN BEDS TO REMAIN; PROTECT FROM CONSTRUCTION OPERATIONS; PROVIDE SEPARATE ACCESS FOR GARDEN MAINTENANCE BY COMMUNITY MEMBERS DURING CONSTRUCTION
- EXISTING TREES TO DEMOLISH, REFER TO LANDSCAPE
- EXISTING TREE TO REMAIN, REFER TO LANDSCAPE FOR TREE PROTECTION REQUIREMENTS
- EXISTING FENCE, STONE POST, AND ASSOCIATED COMPONENTS TO DEMOLISH
- EXISTING FENCE, POST AND ASSOCIATED COMPONENTS TO DEMOLISH
- EXISTING FENCE, POST AND ASSOCIATED COMPONENTS TO REMAIN
- EXISTING CHAINLINK FENCE, POST AND ASSOCIATED COMPONENTS TO DEMOLISH

2G **DEMOLITION SITE PLAN**
SCALE: 1" = 20'-0"

0' 10' 20' 40' 80'
SCALE: 1" = 20' - 0"



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100% DESIGN DEVELOPMENT

08/22/2025

REVISIONS

Mark	Description	Date

WEDG PROJECT NO. : 23120
CLIENT PROJECT NO. : 23-04035

DEMOLITION SITE PLAN

SHEET
AD100

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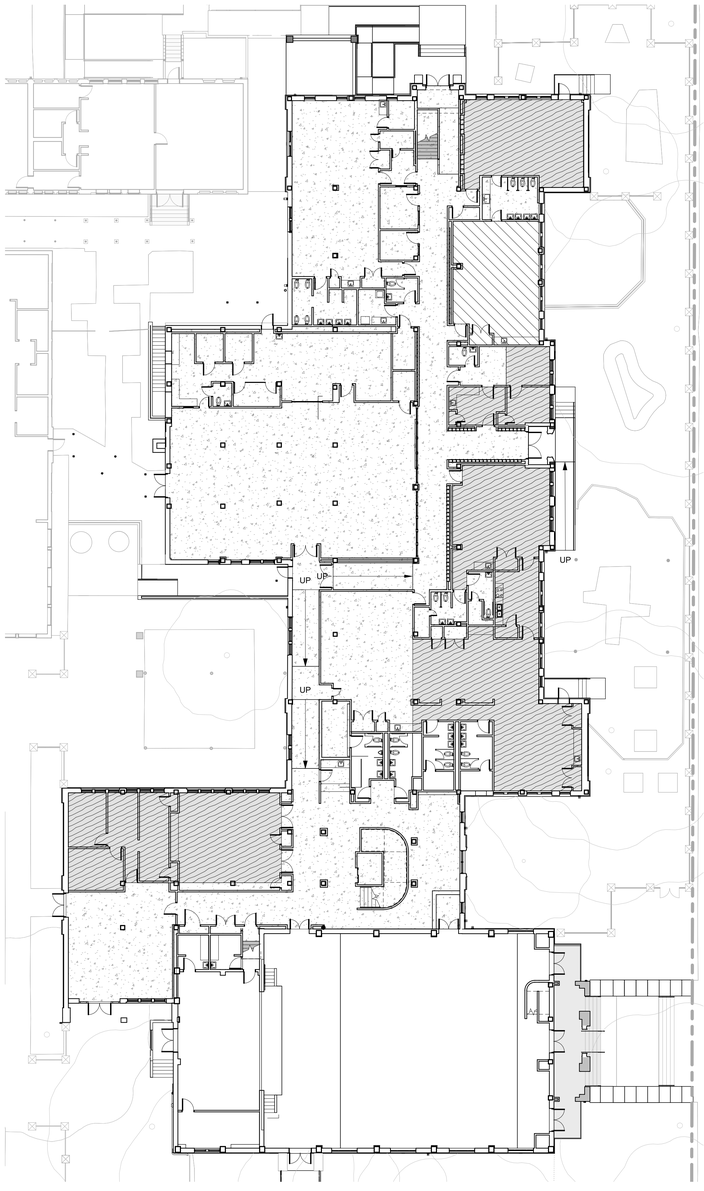
FLOORING SYSTEM LEGEND

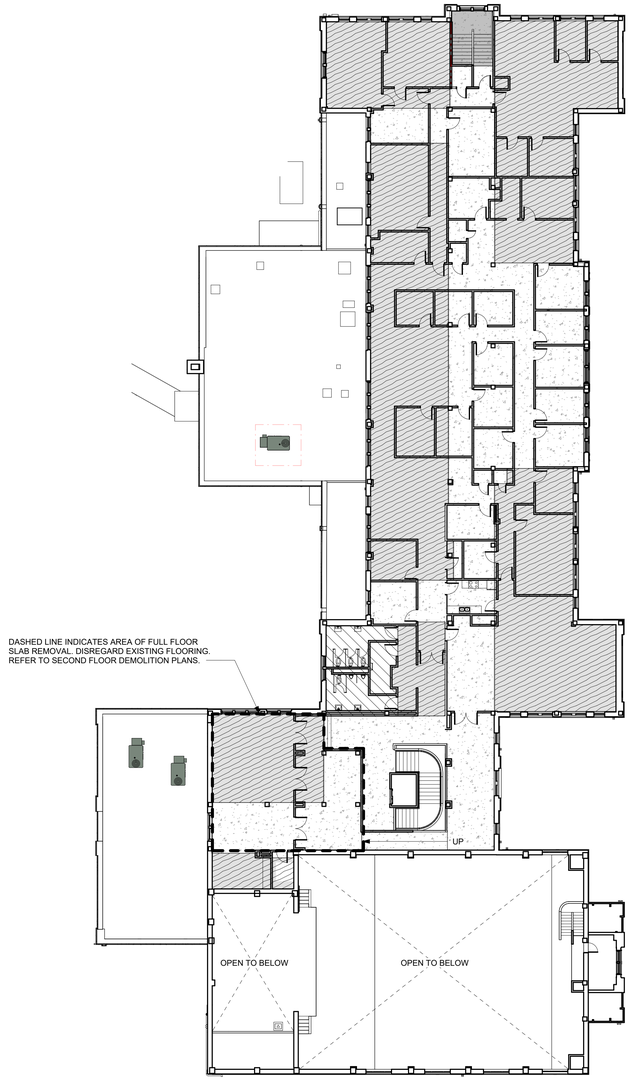
- EXISTING WOOD FLOORING OVER 2X4 SLEEPERS EMBEDDED IN CONCRETE INFILL PLACED OVER CONCRETE STRUCTURAL SLAB.
- EXISTING CONCRETE SLAB
- ASSUMED CONCRETE SLAB, VERIFY IN FIELD

FLOORING DEMOLITION NOTES:

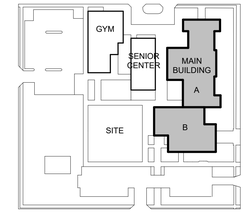
A. EXISTING CONDITIONS SHOWN FOR REFERENCE. REFER TO ALL DEMOLITION SHEETS FOR FULL DEMOLITION EXTENTS AND ADDITIONAL INFORMATION.
B. REMOVE ALL WOOD FLOORING AND SLEEPERS IN THEIR ENTIRETY
C. UPON COMPLETION OF SLEEPER REMOVAL, NOTIFY ARCHITECT AND OWNER FOR REVIEW OF EXPOSED CONDITIONS.
D. PROVIDE SEPARATE UNIT PRICE ($/SF) FOR COMPLETE REMOVAL OF CONCRETE INFILL BETWEEN SLEEPERS DOWN TO STRUCTURAL SLAB. FINAL DIRECTION ON CONCRETE REMOVAL WILL BE PROVIDED BY OWNER FOLLOWING REVIEW OF EXPOSED CONDITIONS.
E. REPLACEMENT SUBFLOOR AND FINISH FLOORING WILL BE INCLUDED IN A SUBSEQUENT CONSTRUCTION PACKAGE AFTER REVIEW OF FINAL EXISTING FLOOR ELEVATIONS



1G **FLOORING SYSTEM DEMOLTION PLAN - FIRST FLOOR**
SCALE: 1/16" = 1'-0"



5G **FLOORING SYSTEM DEMOLITION PLAN - SECOND FLOOR**
SCALE: 1/16" = 1'-0"



KEY PLAN

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08/22/2025

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CLIENT PROJECT NO. :23-04035

FLOORING SYSTEM DEMOLITION PLANS

SHEET
AD101

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GYM BUILDING | PHYSICAL CULTURE BUILDING

MATCHLINE
REFER TO AD-110B

1G **FIRST FLOOR DEMOLITION PLAN - AREA A**
SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 32'
SCALE: 1/8" = 1'- 0"

KEYNOTES

1 REMOVE EXISTING WINDOW AND FRAME. PREP FOR NEW WORK
2 REMOVE PORTION OF EXISTING WALL AS NEEDED FOR NEW DOOR, GLAZING, OR WALL OPENING. REFER TO NEW FLOOR PLAN FOR ADDITIONAL INFORMATION. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL INFORMATION
3 EXISTING CONCRETE STAIRS TO REMAIN
4 REMOVE EXISTING WALK-IN FREEZER
5 REMOVE EXISTING STOREFRONT SYSTEM
6 REMOVE PORTION OF EXISTING SLAB FOR NEW ELEVATOR PIT, REFER TO STRUCTURE
7 REMOVE EXISTING LOCKERS
8 REMOVE EXISTING CANOPY AND STRUCTURE
9 REFER TO ELECTRIC DEMOLITION PLANS FOR SPECIFIC REQUIREMENTS AT ELECTRICAL ROOM
10 REMOVE EXISTING COMMERCIAL RANGE HOOD
11 REMOVE EXISTING KITCHEN EQUIPMENT
12 REMOVE PORTION OF EXISTING FLOOR SLAB. REFER TO NEW FLOOR PLAN FOR ADDITIONAL INFORMATION. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL REQUIREMENTS
13 REMOVE EXISTING PIPE AND PATCH CONCRETE FLOOR
14 REMOVE EXISTING RAMP, HANDRAILS, AND ASSOCIATED STRUCTURES
15 REMOVE EXISTING COLUMN FURROUT, EXISTING COLUMN TO REMAIN
16 REMOVE EXISTING CONCRETE SIDEWALK
17 REMOVE EXISTING PLAYGROUND EQUIPMENT AND ASSOCIATED STRUCTURES
18 REMOVE ARTIFICIAL TURF
19 REMOVE PLASTIC PLAYGROUND BORDER
20 REMOVE EXISTING STEPS, HANDRAILS, AND ASSOCIATED FOUNDATIONS
21 REMOVE EXISTING SITE WALL AND ASSOCIATED ELEMENTS
22 REROUTE ROOF DRAIN, REFER TO MEP DRAWINGS
23 EXISTING PHYSICAL CULTURE BUILDING TO BE DEMOLISHED, REFER TO G-001 FOR SALVAGE REQUIREMENTS
24 REMOVE EXISTING RAMP, HANDRAILS, AND ASSOCIATED FOUNDATIONS
25 REMOVE AND REPLACE BRICK WALL AND CONCRETE CAPS
26 REMOVE EXISTING COUNTERTOP, PROTECT EXISTING CABINETS FROM DAMAGE
27 SALVAGE EXISTING SINK, STORE AND PREPARE FOR REINSTALLATION
28 EXISTING ELECTRICAL EQUIPMENT TO BE DEMOLISHED, REFER TO MEP DRAWINGS
29 REMOVE EXISTING FENCE, POST AND FOOTINGS AT EXISTING TREES BY HAND OR WITH LIMITED MACHINERY. CONFIRM REMOVAL APPROACH WITH ARCHITECT, LANDSCAPE ARCHITECT, PRIOR TO COMMENCING WORK

DEMOLITION LEGEND

- DEMOLISHED WALL / PARTITION / DOOR
- EXISTING WALL / PARTITION TO REMAIN
- EXISTING ELEMENT TO REMAIN
- DEMOLISHED OR SALVAGED ELEMENT, REFER TO KEYNOTE
- EXISTING BUILDING TO DEMOLISH, REFER TO G-001 FOR SALVAGE REQUIREMENTS
- PORTION OF EXISTING CONCRETE SLAB TO DEMOLISH
- EXISTING STRUCTURES TO DEMOLISH
- EXISTING SITE ELEMENTS TO BE DEMOLISHED
- EXISTING DOOR AND FRAME TO BE DEMOLISHED, PREP FOR NEW WORK
- EXISTING TREES TO BE DEMOLISHED
- EXISTING TREE TO REMAIN, REFER TO LANDSCAPE FOR TREE PROTECTION REQUIREMENTS
- EXISTING FENCE, POST, AND FOOTINGS TO BE DEMOLISHED

KEY PLAN

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100% DESIGN DEVELOPMENT

08/22/2025

REVISIONS

Mark	Description	Date

WEDG PROJECT NO. : 23120
CLIENT PROJECT NO. :23-04035

PARTIAL FIRST FLOOR DEMOLITION PLAN - MAIN BUILDING

SHEET
AD110A

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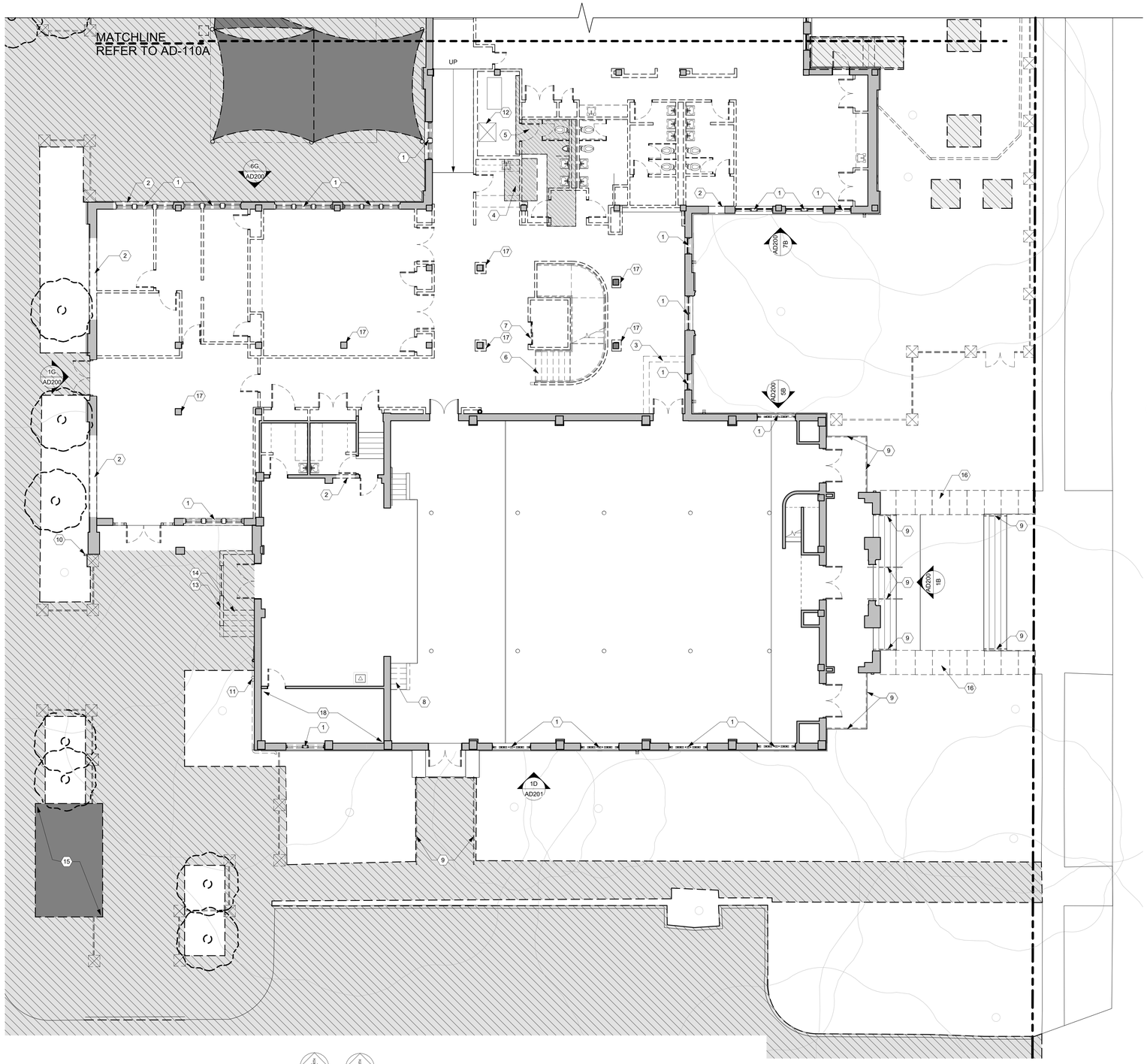
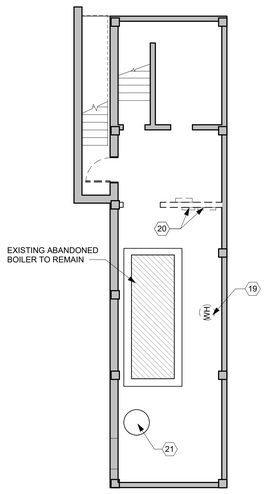




KEYNOTES

1 REMOVE EXISTING WINDOW AND FRAME. PREP FOR NEW WORK
2 REMOVE PORTION OF EXISTING WALL AS NEEDED FOR NEW DOOR, GLAZING, OR WALL OPENING. REFER TO NEW FLOOR PLAN FOR ADDITIONAL INFORMATION. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL INFORMATION
3 REMOVE EXISTING STEPS AND LANDING
4 REMOVE PORTION OF EXISTING SLAB FOR NEW ELEVATOR PIT, REFER TO STRUCTURE
5 REMOVE PORTION OF EXISTING FLOOR SLAB. REFER TO NEW FLOOR PLAN FOR ADDITIONAL INFORMATION. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL REQUIREMENTS
6 REMOVE EXISTING STAIRCASE AND ASSOCIATED STRUCTURES
7 REMOVE EXISTING ELEVATOR AND ASSOCIATED ELEMENTS, REFER TO NEW FLOOR PLAN
8 REMOVE EXISTING STAGE STAIRS AND HANDRAIL
9 REMOVE EXISTING HANDRAIL
10 REMOVE EXISTING DOWNSPOUT
11 REMOVE EXISTING FDC CONNECTION, PATCH BRICK, REFER TO MEP DRAWINGS FOR ADDITIONAL INFORMATION
12 EXISTING HATCH TO REMAIN
13 REMOVE EXISTING SITE WALL AND ASSOCIATED ELEMENTS
14 REMOVE EXISTING STEPS, HANDRAILS, AND ASSOCIATED FOUNDATIONS
15 REMOVE EXISTING WOOD PAVILION AND ASSOCIATED STRUCTURES
16 REMOVE AND REPLACE BRICK WALL AND CONCRETE CAPS
17 REMOVE EXISTING COLUMN FURROUT, EXISTING COLUMN TO REMAIN
18 REMOVE EXISTING STANDPIPE AND SPRINKLER SYSTEM, REFER TO FIRE PROTECTION
19 REMOVE EXISTING WATER HEATER
20 REMOVE EXISTING ELECTRICAL PANEL, REFER TO MEP DRAWINGS
21 EXISTING SUMP PUMP/SUMP PIT TO REMAIN

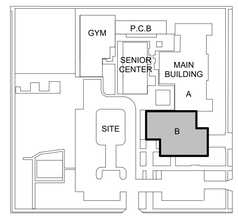
DEMOLITION LEGEND

- DEMOLISHED WALL / PARTITION / DOOR
- EXISTING WALL / PARTITION TO REMAIN
- EXISTING ELEMENT TO REMAIN
- DEMOLISHED OR SALVAGED ELEMENT, REFER TO KEYNOTE
- EXISTING BUILDING TO DEMOLISH, REFER TO G-001 FOR SALVAGE REQUIREMENTS
- PORTION OF EXISTING CONCRETE SLAB TO DEMOLISH
- EXISTING STRUCTURES TO DEMOLISH
- EXISTING SITE ELEMENTS TO BE DEMOLISHED
- EXISTING DOOR AND FRAME TO BE DEMOLISHED, PREP FOR NEW WORK
- EXISTING TREES TO BE DEMOLISHED
- EXISTING TREE TO REMAIN, REFER TO LANDSCAPE FOR TREE PROTECTION REQUIREMENTS
- EXISTING FENCE, POST, AND FOOTINGS TO BE DEMOLISHED

1G **BASEMENT FLOOR DEMOLITION PLAN**
SCALE: 1/8" = 1'-0"

2G **FIRST FLOOR DEMOLITION PLAN - AREA B**
SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 32'
SCALE: 1/8" = 1'- 0"



KEY PLAN

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(087)-2023-0006
100% DESIGN DEVELOPMENT

08/22/2025

REVISIONS

Mark	Description	Date

WEDG PROJECT NO. : 23120
CLIENT PROJECT NO. :23-04035

PARTIAL FIRST FLOOR DEMOLITION PLAN - MAIN BUILDING

SHEET
AD110B

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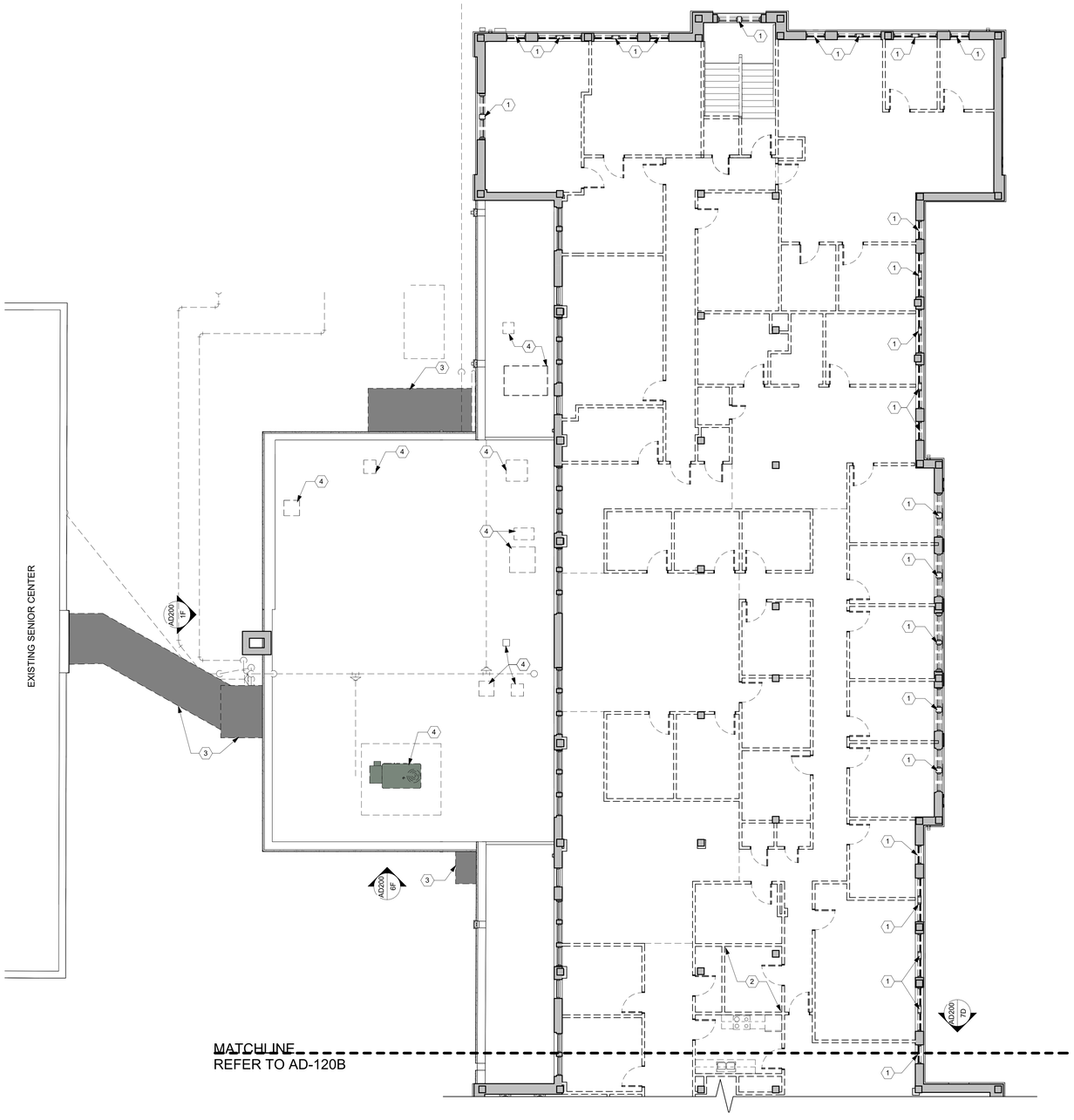
KEYNOTES

1 REMOVE EXISTING WINDOW AND FRAME. PREP FOR NEW WORK
2 REFER TO ELECTRIC DEMOLITION PLANS FOR SPECIFIC REQUIREMENTS AT ELECTRICAL ROOM
3 REMOVE EXISTING CANOPY AND STRUCTURE
4 REMOVE EXISTING HVAC EQUIPMENT, REFER TO MEP

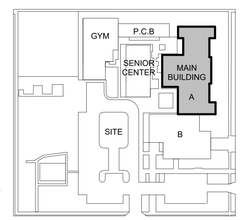
DEMOLITION LEGEND

- DEMOLISHED WALL / PARTITION
- EXISTING WALL / PARTITION TO REMAIN
- EXISTING ELEMENT TO REMAIN
- DEMOLISHED OR SALVAGED ELEMENT, REFER TO KEYNOTE
- EXISTING STRUCTURES TO DEMOLISH



5G **SECOND FLOOR DEMOLITION PLAN - AREA A**
SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 32'
SCALE: 1/8" = 1'- 0"



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(BID) 2025
PACKAGE 1.0 - DEMOLITION

08/22/2025

REVISIONS

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WEDG PROJECT NO. : 23120
CLIENT PROJECT NO. : 23-04035

PARTIAL SECOND FLOOR DEMOLITION PLAN - MAIN BUILDING

SHEET
AD120A

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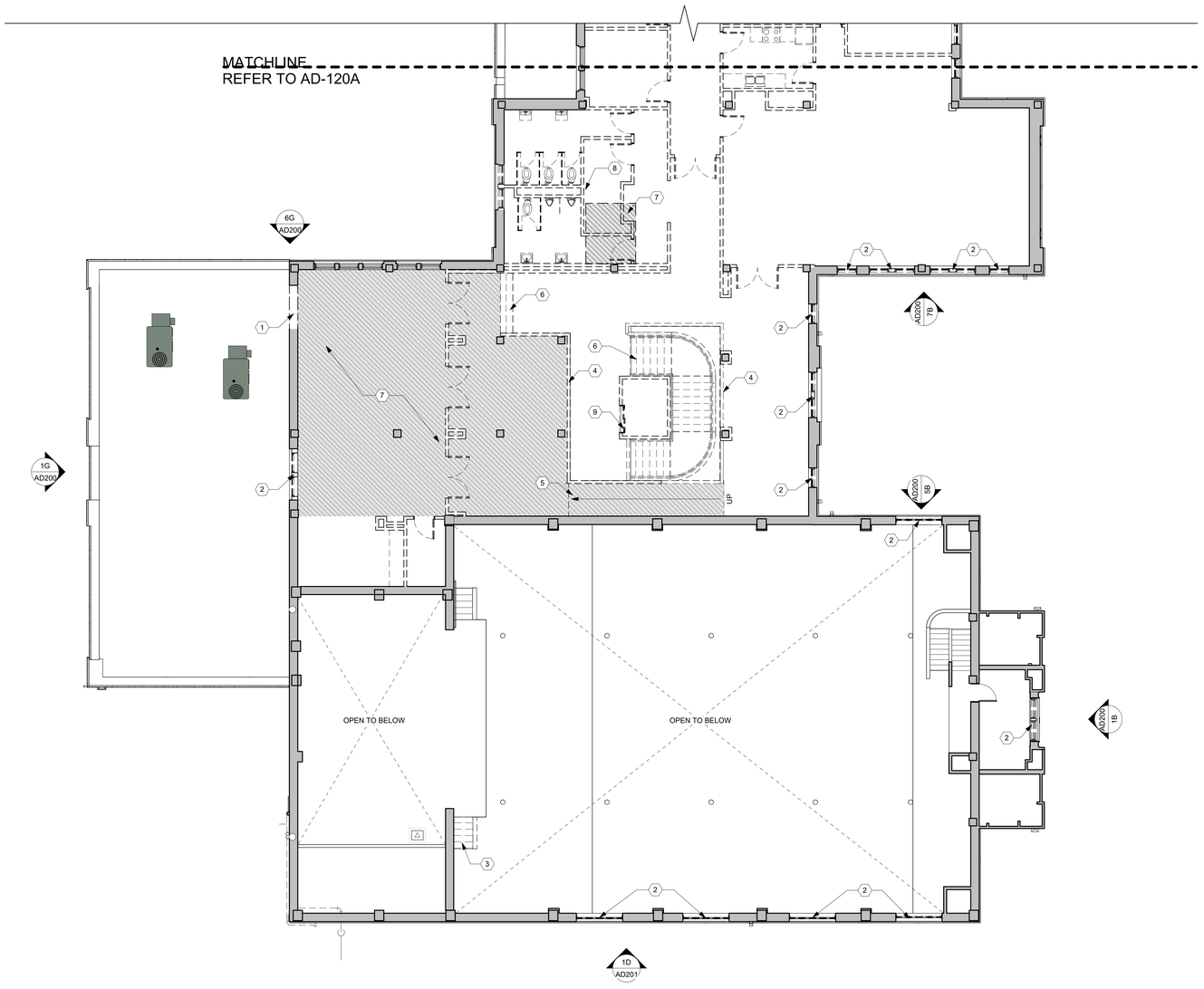
MATCHLINE
REFER TO AD-120A



KEYNOTES

1 REMOVE PORTION OF EXISTING WALL AS NEEDED FOR NEW DOOR, GLAZING, OR WALL OPENING. REFER TO NEW FLOOR PLAN FOR ADDITIONAL INFORMATION. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL INFORMATION
2 REMOVE EXISTING WINDOW AND FRAME. PREP FOR NEW WORK
3 REMOVE EXISTING STAGE STAIRS AND HANDRAIL
4 REMOVE EXISTING GUARDRAIL
5 REMOVE EXISTING RAMP, HANDRAILS, AND ASSOCIATED STRUCTURES
6 REMOVE EXISTING STAIRCASE AND ASSOCIATED STRUCTURES
7 REMOVE PORTION OF EXISTING FLOOR. REFER TO NEW FLOOR PLAN FOR ADDITIONAL INFORMATION. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL REQUIREMENTS
8 REMOVE EXISTING ROOF ACCESS LADDER
9 REMOVE EXISTING ELEVATOR AND ASSOCIATED ELEMENTS, REFER TO NEW FLOOR PLAN

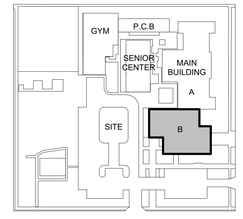
DEMOLITION LEGEND

- DEMOLISHED WALL / PARTITION
- EXISTING WALL / PARTITION TO REMAIN
- EXISTING ELEMENT TO REMAIN
- DEMOLISHED OR SALVAGED ELEMENT, REFER TO KEYNOTE
- PORTION OF EXISTING FLOOR TO DEMOLISH

4F SECOND FLOOR DEMOLITION PLAN - AREA B

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

0' 4' 8' 16' 32'
SCALE: 1/8" = 1'- 0"



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PARTIAL SECOND FLOOR DEMOLITION PLAN - MAIN BUILDING

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AD120B

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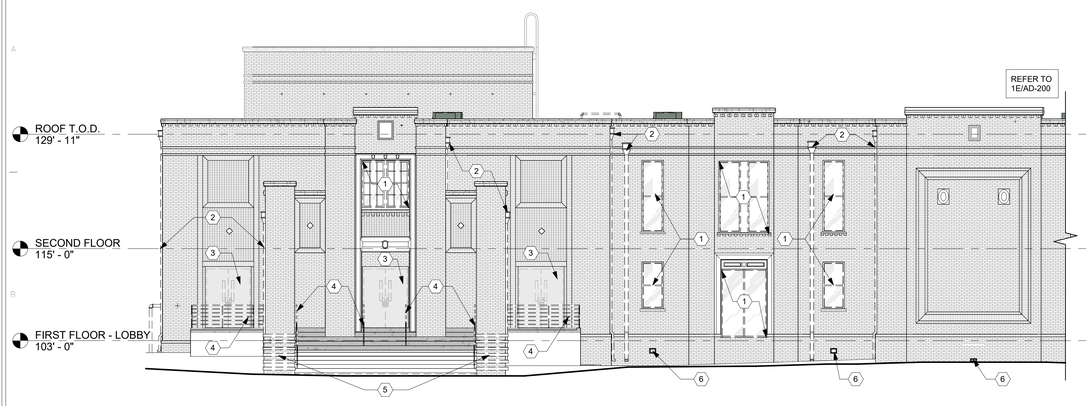
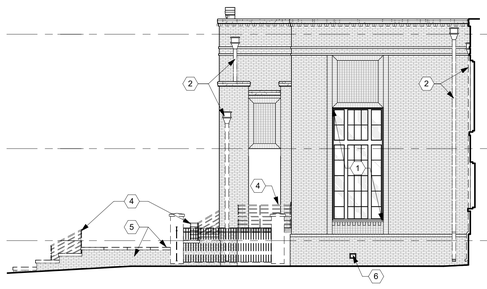
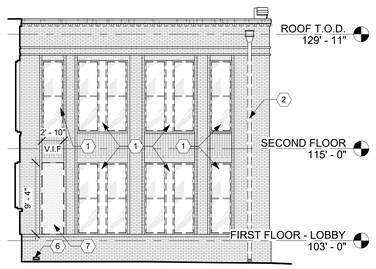


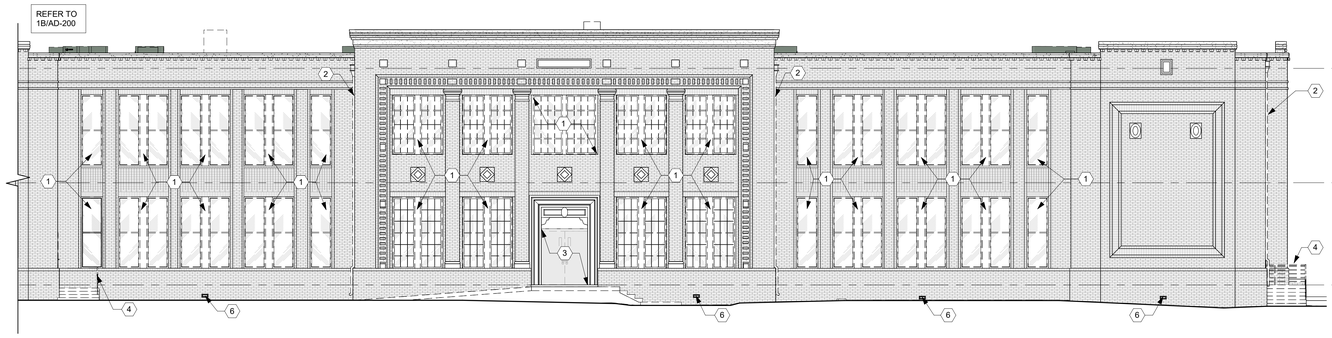
1B **EAST ELEVATION - AUDITORIUM ENTRANCE**
SCALE: 1/8" = 1'-0"



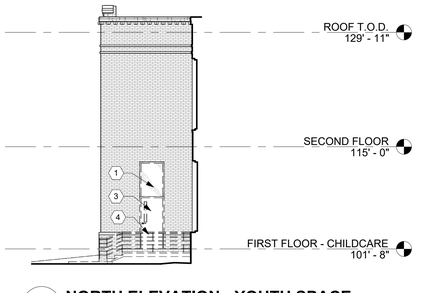
5B **NORTH ELEVATION - AUDITORIUM ENTRANCE**
SCALE: 1/8" = 1'-0"



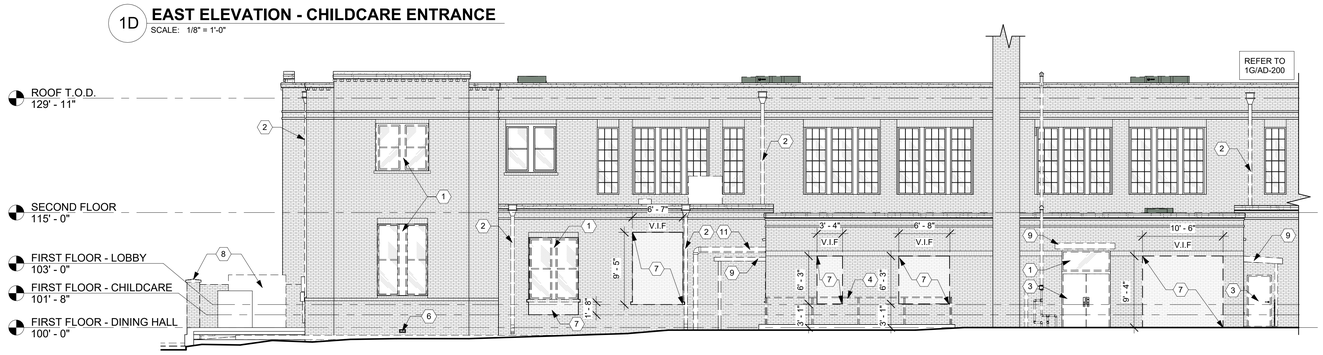
7B **SOUTH ELEVATION - CHILDCARE**
SCALE: 1/8" = 1'-0"



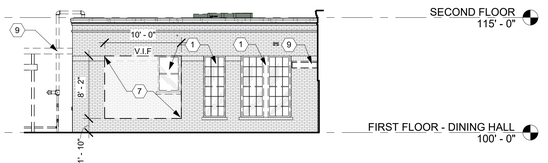
1D **EAST ELEVATION - CHILDCARE ENTRANCE**
SCALE: 1/8" = 1'-0"



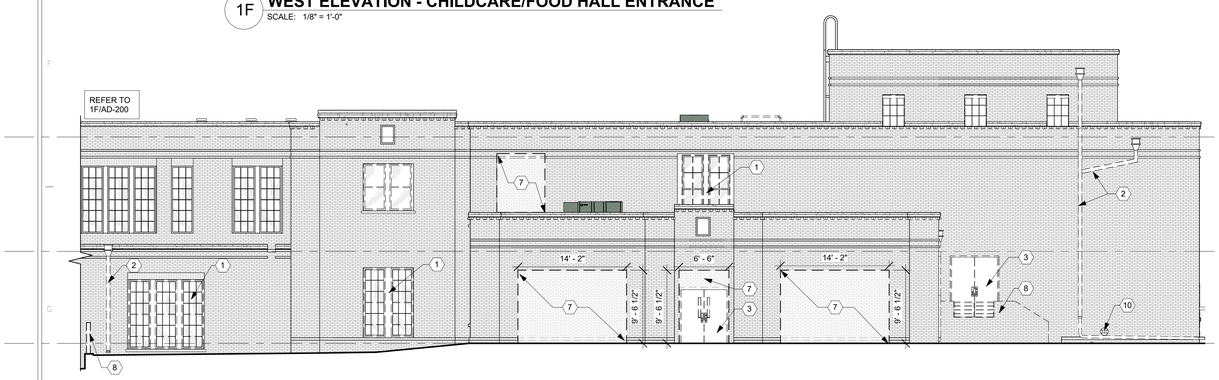
7D **NORTH ELEVATION - YOUTH SPACE**
SCALE: 1/8" = 1'-0"



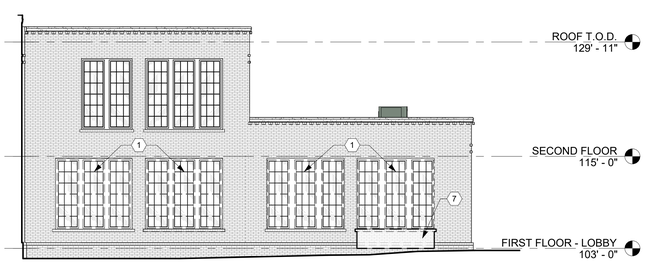
1F **WEST ELEVATION - CHILDCARE/FOOD HALL ENTRANCE**
SCALE: 1/8" = 1'-0"



6F **SOUTH ELEVATION - FOOD HALL**
SCALE: 1/8" = 1'-0"

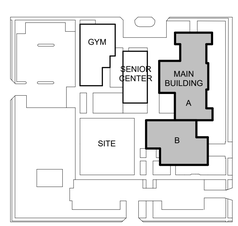


1G **WEST ELEVATION - MAIN ENTRANCE AND CANOPY**
SCALE: 1/8" = 1'-0"



6G **NORTH ELEVATION - LOBBY ENTRANCE**
SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 32'
SCALE: 1/8" = 1'- 0"



KEY PLAN

KEYNOTES

1 REMOVE EXISTING WINDOW AND FRAME. PREP FOR NEW WORK
2 REMOVE EXISTING DOWNSPOUT
3 REMOVE EXISTING EXTERIOR DOOR AND FRAME. PREP FOR NEW WORK
4 REMOVE EXISTING RAILING
5 REMOVE AND REPLACE BRICK WALL AND CONCRETE CAPS
6 REMOVE EXISTING AIRWAY VENT, GENERAL CONTRACTOR TO FIELD VERIFY ALL LOCATIONS OF EXISTING AIRWAY VENTS AND NOTIFY ARCHITECT OF ANY DISCREPANCIES WITH DRAWINGS. GENERAL CONTRACTOR TO COORDINATE WITH ARCHITECT, CIVIL AND STRUCTURAL ENGINEER FOR REQUIRED NEW AREA WAY VENT OPENING SIZES
7 REMOVE PORTION OF EXISTING WALL AS NEEDED FOR NEW DOOR, GLAZING, OR WALL OPENING. REFER TO NEW FLOOR PLAN FOR ADDITIONAL INFORMATION. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL INFORMATION
8 REMOVE EXISTING SITE WALL AND ASSOCIATED ELEMENTS
9 REMOVE EXISTING CANOPY AND STRUCTURE
10 REMOVE EXISTING FDC CONNECTION, PATCH BRICK, REFER TO MEP DRAWINGS FOR ADDITIONAL INFORMATION
11 REROUTE ROOF DRAIN, REFER TO MEP DRAWINGS

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PACKAGE 1.0 - DEMOLITION

08/22/2025

REVISIONS

Mark	Description	Date

WEDG PROJECT NO. : 23120
CLIENT PROJECT NO. :23-04035

DEMOLITION EXTERIOR ELEVATIONS

SHEET
AD200

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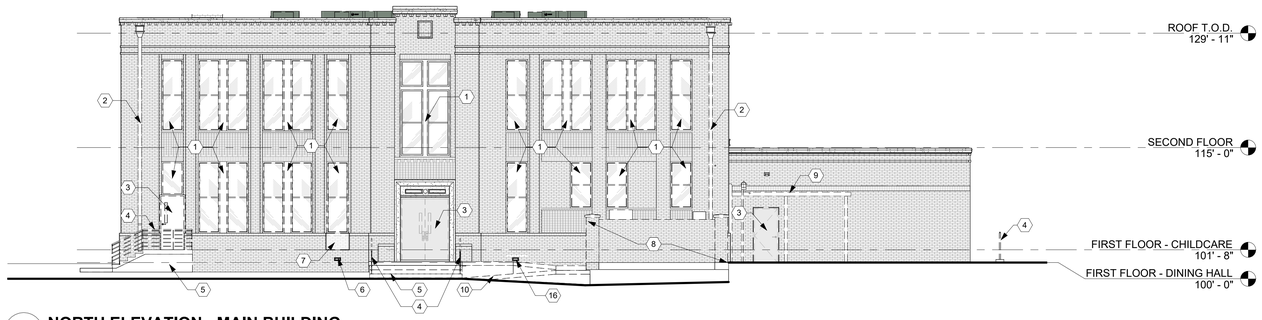
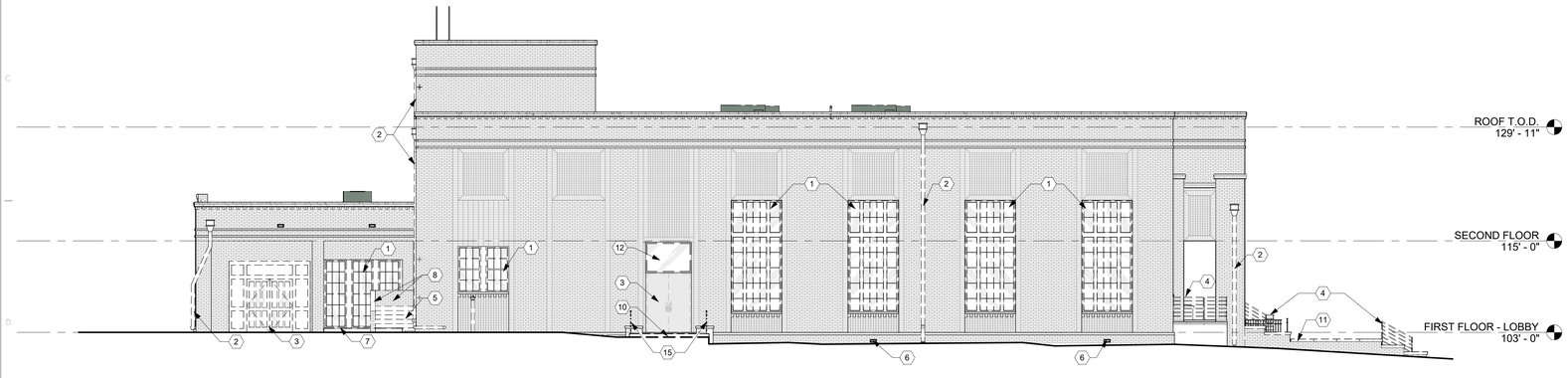
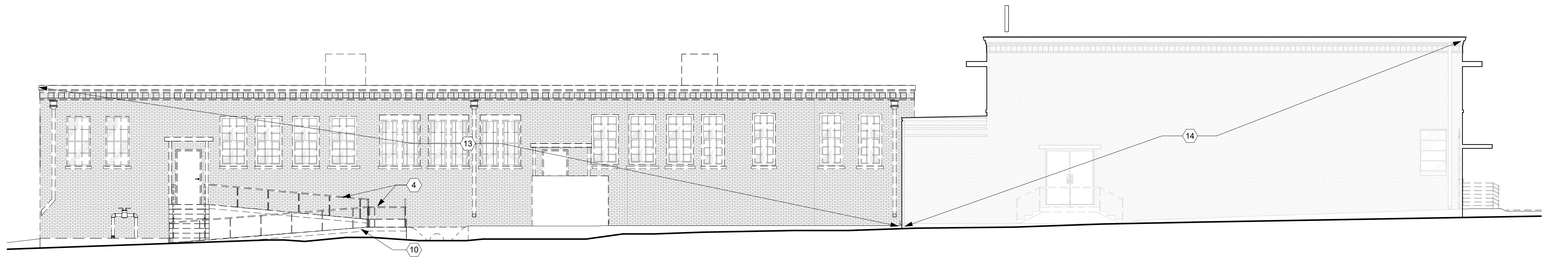


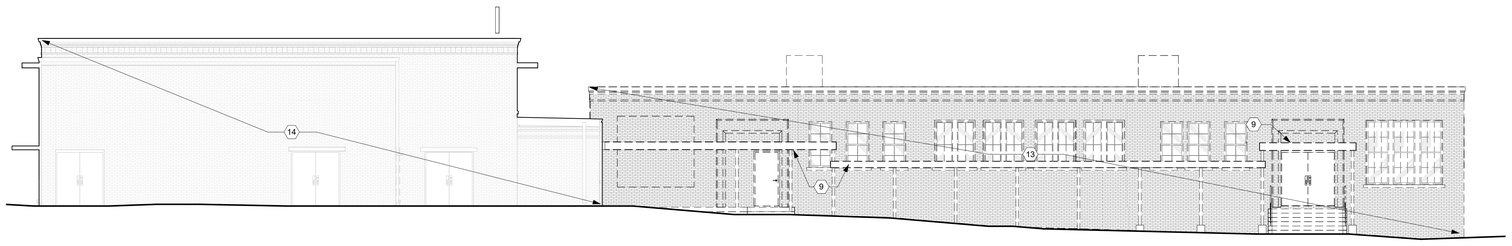
1C **NORTH ELEVATION - MAIN BUILDING**
SCALE: 1/8" = 1'-0"



1D **SOUTH ELEVATION - MAIN BUILDING**
SCALE: 1/8" = 1'-0"



1F **NORTH ELEVATION - PHYSICAL CULTURES BUILDING**
SCALE: 1/8" = 1'-0"

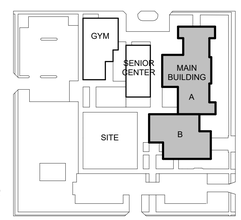


1G **SOUTH ELEVATION - PHYSICAL CULTURES BUILDING**
SCALE: 1/8" = 1'-0"

KEYNOTES

1 REMOVE EXISTING WINDOW AND FRAME. PREP FOR NEW WORK
2 REMOVE EXISTING DOWNSPOUT
3 REMOVE EXISTING EXTERIOR DOOR AND FRAME. PREP FOR NEW WORK
4 REMOVE EXISTING RAILING
5 REMOVE EXISTING STEPS, HANDRAILS, AND ASSOCIATED FOUNDATIONS
6 REMOVE EXISTING AIRWAY VENT, GENERAL CONTRACTOR TO FIELD VERIFY ALL LOCATIONS OF EXISTING AIRWAY VENTS AND NOTIFY ARCHITECT OF ANY DISCREPANCIES WITH DRAWINGS. GENERAL CONTRACTOR TO COORDINATE WITH ARCHITECT, CIVIL AND STRUCTURAL ENGINEER FOR REQUIRED NEW AREA WAY VENT OPENING SIZES
7 REMOVE PORTION OF EXISTING WALL AS NEEDED FOR NEW DOOR, GLAZING, OR WALL OPENING. REFER TO NEW FLOOR PLAN FOR ADDITIONAL INFORMATION. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL INFORMATION
8 REMOVE EXISTING SITE WALL AND ASSOCIATED ELEMENTS
9 REMOVE EXISTING CANOPY AND STRUCTURE
10 REMOVE EXISTING RAMP, HANDRAILS, AND ASSOCIATED FOUNDATIONS
11 REMOVE AND REPLACE BRICK WALL AND CONCRETE CAPS
12 REMOVE EXISTING TRANSOM WINDOW
13 EXISTING PHYSICAL CULTURE BUILDING TO BE DEMOLISHED, REFER TO G-001 FOR SALVAGE REQUIREMENTS
14 EXISTING GYMNASIUM TO REMAIN
15 REMOVE EXISTING HANDRAIL
16

0' 4' 8' 16' 32'
SCALE: 1/8" = 1'- 0"



KEY PLAN

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PACKAGE 1.0 - DEMOLITION

08/22/2025

REVISIONS

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WEDG PROJECT NO. : 23120
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DEMOLITION EXTERIOR ELEVATIONS

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AD201

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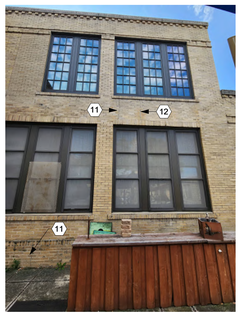
1 **EXISTING PHOTOS - SOUTH AUDITORIUM FACADE**

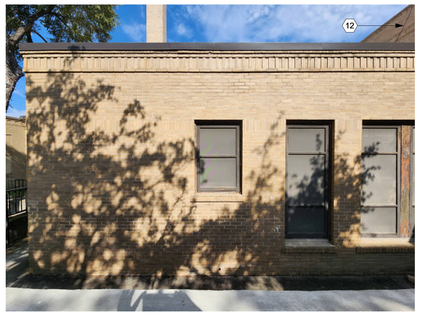
2 **EXISTING PHOTOS - SOUTH LOBBY ENTRANCE FACADE**

3 **EXISTING FACADE PHOTOS - WEST LOBBY ENTRANCE FACADE**

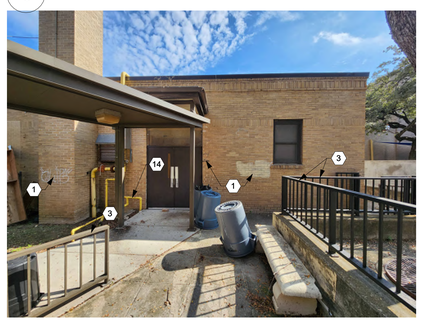


4 **EXISTING PHOTOS - NORTH CANOPY FACADE**

5 **EXISTING PHOTOS - WEST CANOPY FACADE**

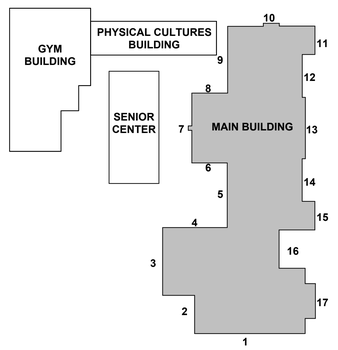


6 **EXISTING PHOTOS - NORTH CANOPY FACADE**



7 **EXISTING PHOTOS - WEST DINING FACADE**

8 **EXISTING PHOTOS - NORTH DINING FACADE**



PHOTOS KEYNOTES

1 REMOVE PAINT ON BRICK SURFACE
2 RE-GRADE TO CLEAR AREAWAY, MAINTAIN POSITIVE DRAINAGE AWAY FROM BUILDING
3 REMOVE GUARDRAIL, REFER TO PLANS FOR NEW RAILING LOCATIONS AND TYPES
4 REMOVE DRAINAGE PIPE, REFER TO NEW ELEVATIONS AND CIVIL FOR DOWNSPOUT LOCATIONS AND DRAINAGE
5 REMOVE AND REPLACE EXISTING LEADERHEAD, MATCH DESIGN
6 REMOVE EXISTING SECURITY CAMERA
7 REMOVE AND REPLACE EXISTING DOWNSPOUT, REFER TO NEW ELEVATIONS
8 EXISTING LOADING BAY TO BE DEMOLISHED, REFER TO NEW PLANS
9 REMOVE STEEL HOUSING, PATCH AND INFILL OPENING
10 REMOVE PA SPEAKER
11 RE-POINT BRICK AT EXISTING CRACKS, TYPICAL
12 REMOVE EXISTING CABLING AND/OR WIRING
13 REMOVE CANOPY, REFER TO DEMO PLANS
14 REMOVE AND RE-ROUTE GAS PIPING, REFER TO PLUMBING
15 REMOVE EXISTING FDC CONNECTION, PATCH BRICK, REFER TO MEP DRAWINGS FOR ADDITIONAL INFORMATION
16 REMOVE EXISTING SCUPPER, INSPECT FOR DAMAGE AND REINSTALL OR REPLACE AS REQUIRED. PATCH AND SEAL PENETRATIONS WEATHER-TIGHT.
17 REROUTE ROOF DRAIN, REFER TO MEP DRAWINGS

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EXTERIOR ELEVATION PHOTOS - MAIN BUILDING

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AD210

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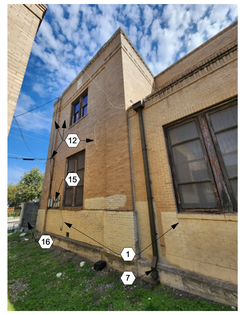
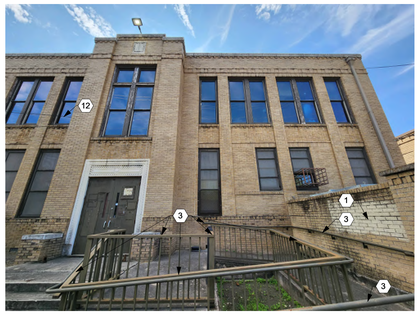


9 EXISTING PHOTOS - NORTHWEST FACADE



10 EXISTING PHOTOS - NORTH ENTRANCE FACADE

PHOTOS KEYNOTES

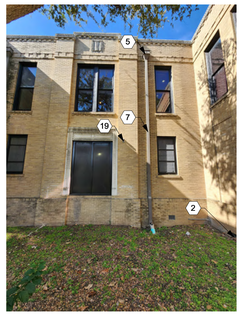
1	REMOVE PAINT ON BRICK SURFACE
2	RE-GRADE TO CLEAR AREAWAY, MAINTAIN POSITIVE DRAINAGE AWAY FROM BUILDING
3	REMOVE GUARDRAIL, REFER TO PLANS FOR NEW RAILING LOCATIONS AND TYPES
4	REMOVE DRAINAGE PIPE, REFER TO NEW ELEVATIONS AND CIVIL FOR DOWNSPOUT LOCATIONS AND DRAINAGE
5	REMOVE AND REPLACE EXISTING LEADERHEAD, MATCH DESIGN
6	REMOVE EXISTING SECURITY CAMERA
7	REMOVE AND REPLACE EXISTING DOWNSPOUT, REFER TO NEW ELEVATIONS
11	RE-POINT BRICK AT EXISTING CRACKS, TYPICAL
12	REMOVE EXISTING CABLING AND/OR WIRING
15	REMOVE ALL I.T. PANELS
16	REMOVE AND REPLACE GATING SYSTEM
17	REMOVE EXISTING DECORATIVE COLUMN
18	REMOVE FENCING
19	REMOVE DAMAGED LIGHTING

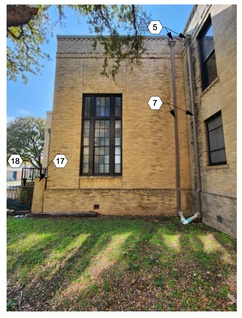
11 EXISTING PHOTOS - NORTHEAST FACADE

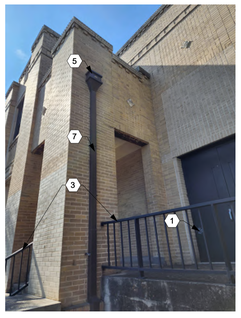
12 EXISTING PHOTOS - EAST ENTRANCE FACADE

13 EXISTING PHOTOS - EAST ENTRANCE FACADE

14 EXISTING PHOTOS - EAST ENTRANCE FACADE

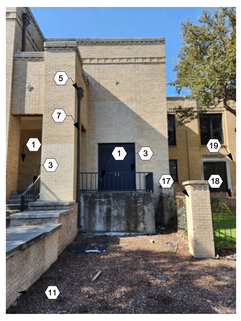




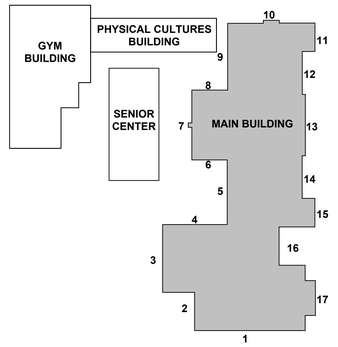


15 EXISTING PHOTOS - SOUTHEAST FACADE

16 EXISTING PHOTOS - SOUTHEAST FACADE



17 EXISTING PHOTOS - SOUTHEAST AUDITORIUM FACADE



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08/22/2025

REVISIONS

Mark	Description	Date

WEDG PROJECT NO. : 23120
CLIENT PROJECT NO. :23-04035

EXTERIOR ELEVATION PHOTOS - MAIN BUILDING

SHEET
AD211

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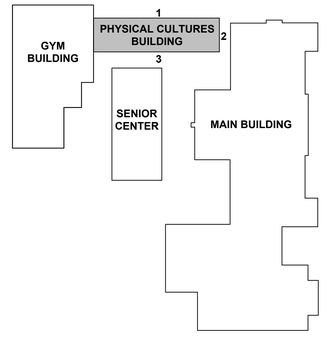
1 **EXISTING PHOTOS - NORTH FACADE**

2 **EXISTING PHOTOS - EAST FACADE**

3 **EXISTING PHOTOS - SOUTH FACADE**

PHOTOS KEYNOTES

1 EXISTING PHYSICAL CULTURE BUILDING TO BE DEMOLISHED, REFER TO G-001 FOR SALVAGE REQUIREMENTS
2 REMOVE CANOPY, REFER TO DEMO PLANS



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EXTERIOR ELEVATION PHOTOS - PHYSICAL CULTURES BUILDING

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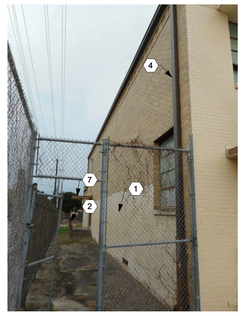
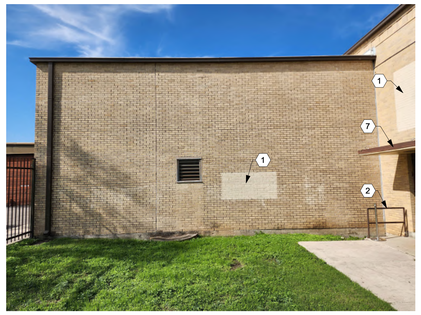
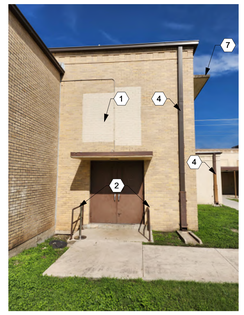


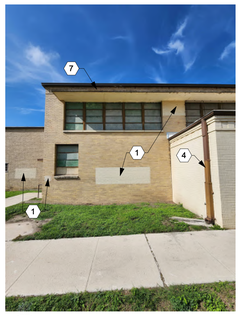
1 **EXISTING PHOTOS - NORTH GYM FACADE**

2 **EXISTING PHOTOS - WEST GYM FACADE**

3 **EXISTING PHOTOS - SOUTH GYM FACADE**

4 **EXISTING PHOTOS - EAST GYM ENTRANCE FACADE**

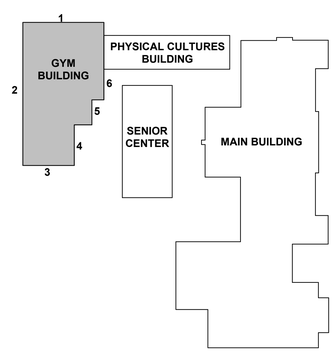


5 **EXISTING PHOTOS - WEST GYM FACADE**

6 **EXISTING PHOTOS - WEST GYM ENTRANCE**

PHOTOS KEYNOTES

1 REMOVE PAINT ON BRICK SURFACE
2 REMOVE GUARDRAIL, REFER TO PLANS FOR NEW RAILING LOCATIONS AND TYPES
3 REMOVE AND REPLACE EXISTING LEADERHEAD, MATCH DESIGN
4 REMOVE AND REPLACE EXISTING DOWNSPOUT, REFER TO NEW ELEVATIONS
5 RE-POINT BRICK AT EXISTING CRACKS, TYPICAL
6 REMOVE EXISTING CABLING AND/OR WIRING
7 REMOVE CANOPY, REFER TO DEMO PLANS



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EXTERIOR ELEVATION PHOTOS - GYM BUILDING

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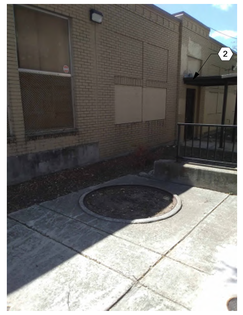
1 **EXISTING PHOTOS - SOUTH FACADE**



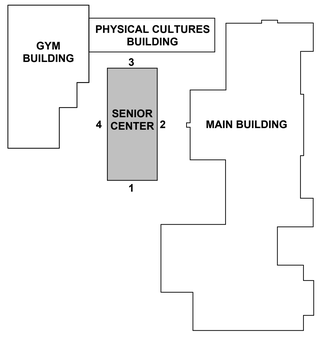
2 **EXISTING PHOTOS - EAST FACADE**

3 **EXISTING PHOTOS - NORTH FACADE**

4 **EXISTING PHOTOS - WEST FACADE**

PHOTOS KEYNOTES

1 REMOVE EXISTING CANOPY AND STRUCTURE
2 REMOVE EXISTING CANOPY AND STRUCTURE, PATCH AND REPAIR BRICK FACADE AS REQUIRED
3 REMOVE EXISTING PLANTER BOXES



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EXTERIOR ELEVATION PHOTOS - SENIOR CENTER

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