

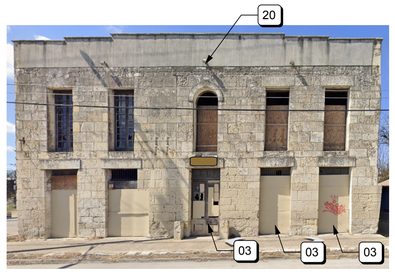
9 SOUTH ELEVATION
Scale: NTS



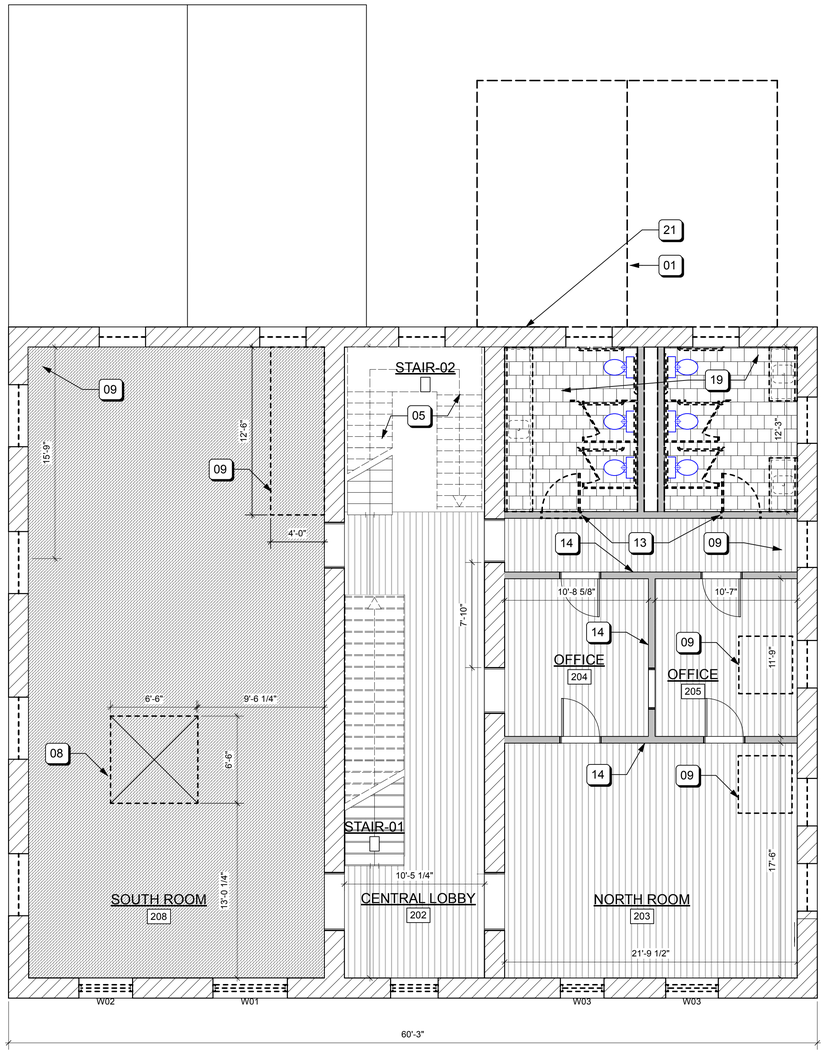
8 NORTH ELEVATION
Scale: NTS



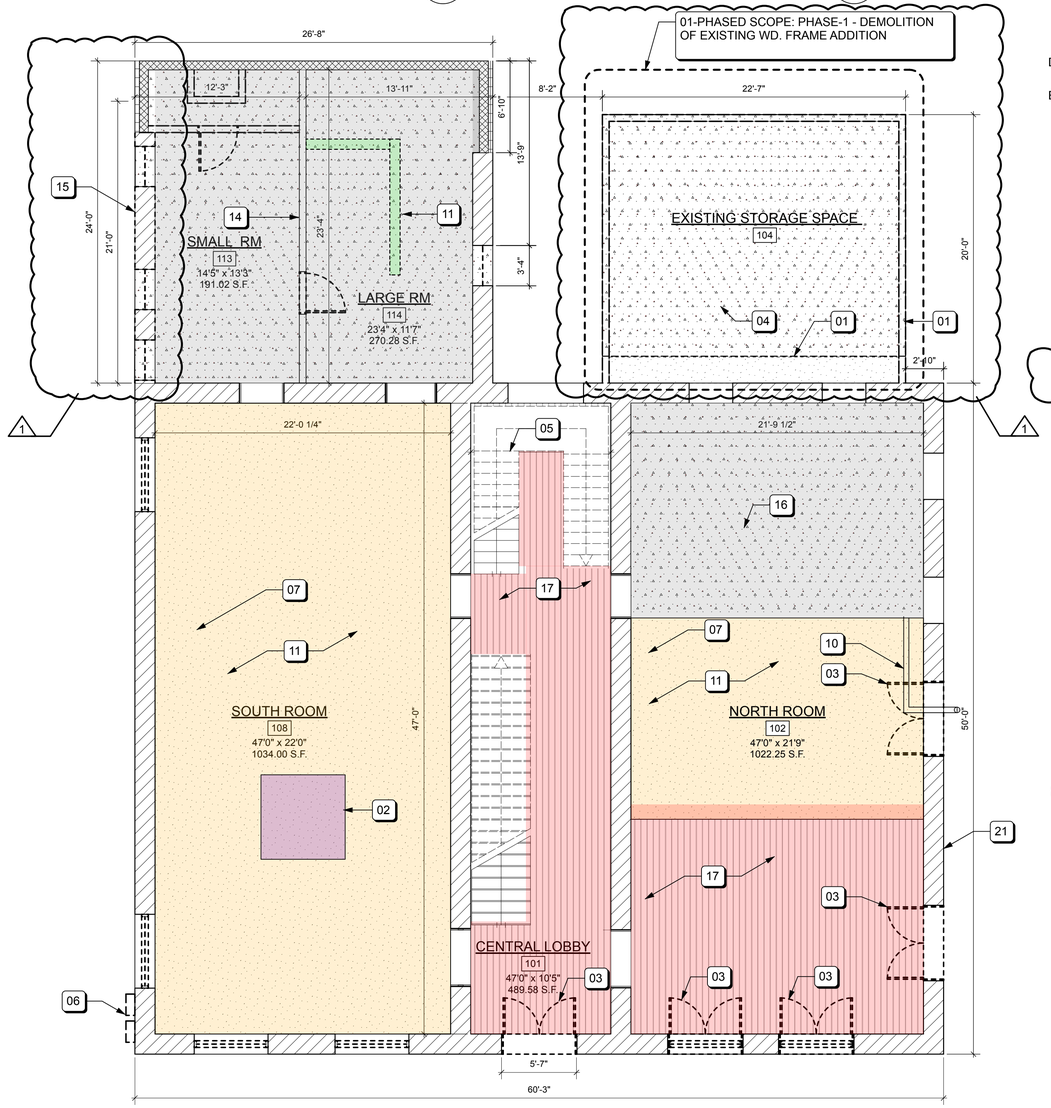
4 WEST ELEVATION
Scale: NTS



3 EAST ELEVATION
Scale: NTS



2 SECOND FLOOR PLAN - DEMOLITION
Scale: 3/16" = 1'-0"



1 FIRST FLOOR PLAN - DEMOLITION
Scale: 3/16" = 1'-0"

GENERAL DEMOLITION NOTES

A. All materials, finishes, manufactured items, and equipment shall be installed in full accordance with the supplier's or manufacturer's written recommendations or these documents, whichever is more stringent.

B. Contractor shall be responsible for seeing that each subcontractor cleans up and removes, DAILY, any and all debris generated by construction operations, making ready for all subsequent subcontractors.

C. The Contractor shall protect interior surface of glazing at all times from breakage and scratching of interior window coatings. Any hollows or damaged areas of concrete floor shall be repaired prior to commencement of new construction. The Contractor shall remove from demolished walls or portions of walls all power circuits and switch legs back to first junction box in ceiling space. Remove any millwork or wall-mounted plumbing fixtures from walls indicated to be demolished and not otherwise shown. The Contractor shall maintain a truck or other vehicle for removal of waste materials daily from site. waste materials shall be transported to such vehicle by covered rubber-tired carts. Any lighting fixtures removed from the space and not disposed of shall be salvaged as directed by the Owner's representative. the contractor shall take care not to unreasonably cause damage to the lighting fixtures.

D. Remove power devices back to first junction box in ceiling space, typical.

E. General Contractor SHALL: Exercise reasonable precaution in the protection of all existing finishes to remain and/or all existing substrates to receive new finish; Schedule and coordinate all trades to eliminate damage to all floor materials once installed; Provide protective coverings for all floor, partition and ceiling finishes to remain in the project area and for all finishes which may be subject to traffic or construction activity in adjacent areas; Provide protective covering for all windows and other glass to remain; Provide impact protection for all interior finishes; Provide minimum 1/8 inch thick tempered hardboard or plywood gang way to protect all flooring materials from breakage, cracking, scratching or other damage from dollies, hand trucks or rolling bins or tool carts used to transport materials to and from project area; Extend protection from building entry(ies) to project area.

KEYNOTES

01 **PHASE-1:** DEMOLISH WALLS AND ROOF OF EXISTING WOOD FRAME ADDITION.
02 PREPARE SUB FLOOR AND FLOOR ABOVE FOR LULA TYPE ELEVATOR.
03 **BASE BID:** SALVAGE DOORS AND PREP FOR NEW DOOR AND WINDOWS.
ALTERNATE: PROVIDE PRICING TO RESTORE DOOR AND TRANSOM ASSEMBLY WITH REINSTALLATION.
04 EXISTING SLAB TO REMAIN.
05 DEMOLISH WOOD STAIR AND PREP FOR NEW CONST.
06 DEMOLISH RETIRED ELECTRICAL SERVICE PANELS AND PREP FOR NEW CONSTRUCTION. RE: MEP
07 DEMOLISH EXISTING EXPOSED PVC PLUMBING
08 PREP FLOOR OPENING FOR NEW ELEVATOR SHAFT. INCLUDING WOOD BEAM REPAIR.
09 REMOVE DAMAGED WOOD FLOOR AND PREPARE FOR NEW CONSTRUCTION.
10 PROTECT EXISTING PVC PER MEP USE.
11 PREP SUB SOIL FOR NEW SLAB. RE: STRUCTURAL
12 DEMOLISH WOOD TRIM AND VENT. PREP FOR NEW.
13 SALVAGE EXISTING WD DOOR FRAME. TO STORAGE.
14 DEMO GWB ONLY AND PREP FOR NEW. WOOD FRAME TO REMAIN.
15 **BASIS OF DESIGN:** PREPARE EXISTING LIMESTONE/CALICHE WALL FOR REPAIR.
ALTERNATE: PREPARE FOR NEW CMU.RE: STRUCT.
16 EXISTING CONCRETE SLAB TO REMAIN.
17 SALVAGE WOOD FLOOR & SUBFLOOR TIMBER. DEMOLISH BD.BRD. WD. CEILING THIS AREA.
18 CONCRETE TO REMAIN. PREP FOR NEW FINISH EQUAL QUICKRETE RESURFACER W/BONDING ADHESIVE.
19 DEMOLISH TILE AND 2.5 CONCRETE SUBFLOOR.PREP FOR NEW 3/4 PLYWD. SUBFLOOR, TILE BACKER&TILE.
20 DEMOLISH EXIST. LT. FIXT. PREP FOR NEW. (6 COUNT)
21 PREPARE ALL BLDG. STONE WALLS FOR CLEANING.

LEGEND

DEMOLISH
SALVAGE WD FLOOR & SUBFLOOR TIMBER
DIRT FLOOR
PROPOSED LULA ELEVATOR PREP
EXISTING CONCRETE - PARTIAL DEMO FOR ELECTIRCAL CONDUIT
CONCRETE TO REMAIN

NĀTIVCRAFT
Design ⁴ Lifecycle

OK TOURS!!! - 701 AUSTIN ST BLDG. RENOVATION

701 AUSTIN STREET
SAN ANTONIO, TEXAS 78215

Project Title

REGISTERED ARCHITECT
RONALD R. CARRASCO
30857
STATE OF TEXAS
7/10/26

Architect
NĀTIVCRAFT, LLC
Ph. 210-367-9910
San Antonio, Texas 78207

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Consultant
STRUCTURAL - IES
MEP - RGM

REV.	DATE	DESCRIPTION
1	10/8/26	REVISED PHASING

NO.	DATE	ISSUE NOTE
D	7/10/26	100% CD IFP SET
C	4/24//26	100% CD REVIEW
B	3/26/26	95% CD REVIEW

Project Manager: FMLOPEZ	Drawn By: Nātivcraft, LLC
Date: July 10, 2026	Reviewed By: Nātivcraft, LLC
Project ID: 25001-01	

Sheet Title
FLOOR PLAN - DEMOLITION

Sheet No.
A1.1