

## PART 1 - GENERAL

### 1.1 SUMMARY

- .1 Types of items described in this Section:
  - .1 Demolition and removal of selected portions of building or structure.
  - .2 Demolition and removal of selected site elements.
  - .3 Salvage of existing items to be reused or recycled.
- .2 Types of items you will not find described in this Section:
  - .1 Use of premises, phasing, and Facility-occupancy requirements.
  - .2 Photographic Documentation for preconstruction photographs taken before selective demolition operations.
  - .3 Temporary Facilities and Controls for temporary construction and environmental-protection measures for selective demolition operations.
  - .4 Cutting and Patching for cutting and patching procedures.
  - .5 Construction Waste Management and Disposal for disposal of demolished materials.

### 1.2 DEFINITIONS

- .1 Remove: Detach items from existing construction and legally dispose of them off-site, unless indicated to be removed and salvaged or removed and reinstalled.
- .2 Remove and Salvage: Detach items from existing construction and deliver them to Departmental Representative ready for reuse.
- .3 Remove and Reinstall: Detach items from existing construction, prepare them for reuse, and reinstall them where indicated.
- .4 Existing to Remain: Existing items of construction that are not to be removed and that are not otherwise indicated to be removed, removed and salvaged, or removed and reinstalled.

### 1.3 SUBMITTALS

- .1 Schedule of Selective Demolition Activities: Indicate the following:
  - .1 Detailed sequence of selective demolition and removal work, with starting

and ending dates for each activity. Ensure Facility's building managers and other tenants' on-site operations are uninterrupted.

.2 Interruption of utility services. Indicate how long utility services will be interrupted.

.3 Coordination for shutoff, capping, and continuation of utility services.

.4 Use of elevator and stairs.

.5 Locations of proposed dust- and noise-control temporary partitions and means of egress, including for other tenants affected by selective demolition operations.

.6 Coordination of Facility's continuing occupancy of portions of existing building and of Facility's partial occupancy of completed Work.

.7 Means of protection for items to remain and items in path of waste removal from building.

.2 Inventory: After selective demolition is complete, submit a list of items that have been removed and salvaged.

.3 Predemolition Photographs or Videotapes: Show existing conditions of adjoining construction and site improvements, including finish surfaces that might be misconstrued as damage caused by selective demolition operations. Comply with Division 01 Section *Photographic Documentation*. Submit before Work begins.

.4 Landfill Records: Indicate receipt and acceptance of hazardous wastes by a landfill facility licensed to accept hazardous wastes.

.1 Comply with submittal requirements in Division 01 Section *"Construction Waste Management and Disposal."*

#### 1.4 QUALITY ASSURANCE

.1 Demolition Firm Qualifications: An experienced firm that has specialized in demolition work similar in material and extent to that indicated for this Project.

.2 Standards: Comply with ANSI A10.6, NFPA 241, NBCC, and NFCC.

- .3 Predemolition Conference: Conduct conference at Project site to comply with requirements in Division 01 Section *Project Management and Coordination*. Review methods and procedures related to selective demolition including, but not limited to, the following:
  - .1 Inspect and discuss condition of construction to be selectively demolished.
  - .2 Review structural load limitations of existing structure.
  - .3 Review and finalize selective demolition schedule and verify availability of materials, demolition personnel, equipment, and facilities needed to make progress and avoid delays.
  - .4 Review requirements of work performed by other trades that rely on substrates exposed by selective demolition operations.
  - .5 Review areas where existing construction is to remain and requires protection.

#### 1.5 PROJECT CONDITIONS

- .1 Portions of building immediately adjacent to selective demolition area will be occupied. Conduct selective demolition so Facility's operations will not be disrupted.
  - .1 Comply with requirements specified in Division 01 Section *Summary*.
- .2 Conditions existing at time of inspection for bidding purpose will be maintained by Departmental Representative as far as practical.
- .3 Notify Departmental Representative of discrepancies between existing conditions and Drawings before proceeding with selective demolition.
- .4 Hazardous Materials: It may be possible hazardous materials could be present in construction to be selectively demolished. A report on the presence of hazardous materials is attached for review and use (If report is not attached, request clarification from Departmental Representative.) Examine report to become aware of locations where hazardous materials are present.

- .1 Hazardous material remediation is specified elsewhere in the Contract Documents.
- .2 Do not disturb hazardous materials or items suspected of containing hazardous materials except under procedures specified elsewhere in the Contract Documents.
- .5 Storage or sale of removed items or materials on-site is not permitted.
- .6 Utility Service: Maintain existing utilities indicated to remain in service and protect them against damage during selective demolition operations.
  - .1 Maintain fire-protection facilities in service during selective demolition operations.

#### 1.6 WARRANTY

- .1 Existing Warranties: Remove, replace, patch, and repair materials and surfaces cut or damaged during selective demolition, by methods and with materials so as not to void existing warranties.

### PART 2 - PRODUCTS

#### 2.1 PERFORMANCE REQUIREMENTS

- .1 Regulatory Requirements: Comply with hauling and disposal regulations of authorities having jurisdiction.
- .2 Standards: Comply with NBCC Part 8 *Safety Measures at Construction and Demolition Sites*, ANSI/ASSE A10.6 and NFPA 241.

### PART 3 - EXECUTION

#### 3.1 EXAMINATION

- .1 Verify that utilities have been disconnected and capped.
- .2 Survey existing conditions and correlate with requirements indicated to determine extent of selective demolition required.
- .3 Inventory and record the condition of items to be removed and reinstalled and items to

be removed and salvaged.

- .4 When unanticipated mechanical, electrical, or structural elements that conflict with intended function or design are encountered, investigate and measure the nature and extent of conflict. Promptly submit a written report to Departmental Representative.
- .5 Engage a professional engineer to survey condition of building to determine whether removing any element might result in structural deficiency or unplanned collapse of any portion of structure or adjacent structures during selective demolition operations.
- .6 Survey of Existing Conditions: Record existing conditions by use of preconstruction photographs.
  - .1 Comply with requirements specified in Division 01 Section *Photographic Documentation*.
  - .2 Before selective demolition or removal of existing building elements that will be reproduced or duplicated in final Work, make permanent record of measurements, materials, and construction details required to make exact reproduction.
- .7 Perform surveys as the Work progresses to detect hazards resulting from selective demolition activities.

3.2 UTILITY SERVICES AND  
MECHANICAL/ELECTRICAL  
SYSTEMS

- .1 Existing Services/Systems: Maintain services/systems indicated to remain and protect them against damage during selective demolition operations.
  - .1 Comply with requirements for existing services/systems interruptions specified in Division 01 Section *Summary*.
- .2 Service/System Requirements: Locate, identify, disconnect, and seal or cap off indicated utility services and mechanical/electrical systems serving areas to be selectively demolished.
  - .1 Arrange to shut off indicated utilities with utility companies.

.2 If services/systems are required to be removed, relocated, or abandoned, before proceeding with selective demolition provide temporary services/systems that bypass area of selective demolition and that maintain continuity of services/systems to other parts of building.

.3 Cut off pipe or conduit in walls or partitions to be removed. Cap, valve, or plug and seal remaining portion of pipe or conduit after bypassing.

.1 Where entire wall is to be removed, existing services/systems may be removed with removal of the wall.

### 3.3 PREPARATION

.1 Site Access and Temporary Controls: Conduct selective demolition and debris-removal operations to ensure minimum interference with roads, streets, walks, walkways, and other adjacent occupied and used facilities.

.1 Comply with requirements for access and protection specified in Division 01 Section *Temporary Facilities and Controls*.

.2 Temporary Facilities: Provide temporary barricades and other protection required to prevent injury to people and damage to adjacent buildings and facilities to remain.

.1 Provide protection to ensure safe passage of people around selective demolition area and to and from occupied portions of building.

.2 Provide temporary weather protection, during interval between selective demolition of existing construction on exterior surfaces and new construction, to prevent water leakage and damage to structure and interior areas.

.3 Protect walls, ceilings, floors, and other existing finish work that are to remain or that are exposed during selective demolition operations.

.4 Cover and protect furniture, furnishings, and equipment that have not been removed.

.5 Comply with requirements for temporary enclosures, dust control, heating, and cooling specified in Division 01 Section *Temporary Facilities and Controls*.

- .3 Temporary Shoring: Provide and maintain shoring, bracing, and structural supports as required to preserve stability and prevent movement, settlement, or collapse of construction and finishes to remain, and to prevent unexpected or uncontrolled movement or collapse of construction being demolished.
  - .1 Strengthen or add new supports when required during progress of selective demolition.

3.4 SELECTIVE DEMOLITION, .1  
GENERAL

- To limit risk of exposure, the demolition must be phased and limited in area to suit that which can be resealed within a reasonable amount of time. Contractor to have enough temporary coverings on site to cover exposed areas of work.
- .2 General: Demolish and remove existing construction only to the extent required by new construction and as indicated. Use methods required to complete the Work within limitations of governing regulations and as follows:
  - .1 Proceed with selective demolition systematically, from higher to lower level. Complete selective demolition operations above each floor or tier before disturbing supporting members on the next lower level.
  - .2 Neatly cut openings and holes plumb, square, and true to dimensions required. Use cutting methods least likely to damage construction to remain or adjoining construction. Use hand tools or small power tools designed for sawing or grinding, not hammering and chopping, to minimize disturbance of adjacent surfaces. Temporarily cover openings to remain.
  - .3 Cut or drill from the exposed or finished side into concealed surfaces to avoid marring existing finished surfaces.
  - .4 Do not use cutting torches until work area is cleared of flammable materials. At concealed spaces, such as duct and pipe interiors, verify condition and contents of hidden space before starting flame-cutting operations. Maintain fire watch and portable fire-suppression devices during

- flame-cutting operations.
- .5 Maintain adequate ventilation when using cutting torches.
- .6 Remove decayed, vermin-infested, or otherwise dangerous or unsuitable materials and promptly dispose of off-site.
- .7 Remove structural framing members and lower to ground by method suitable to avoid free fall and to prevent ground impact or dust generation.
- .8 Locate selective demolition equipment and remove debris and materials so as not to impose excessive loads on supporting walls, floors, or framing.
- .9 Dispose of demolished items and materials promptly. Comply with requirements in Division 01 Section *Construction Waste Management and Disposal*.
- .3 Contractor to advise Departmental Representative immediately if demolition reveals any existing conditions that need to be addressed before proceeding with new installations.
- .4 Do not demolish building elements beyond what is indicated on Drawings without Departmental Representatives approval.
- .5 Removed and Salvaged Items:
  - .1 Clean salvaged items.
  - .2 Pack or crate items after cleaning. Identify contents of containers.
  - .3 Store items in a secure area until delivery to Departmental Representative.
  - .4 Transport items to storage area designated by Departmental Representative.
  - .5 Protect items from damage during transport and storage.
- .6 Removed and Reinstalled Items:
  - .1 Clean and repair items to functional condition adequate for intended reuse. Paint equipment to match new equipment.
  - .2 Pack or crate items after cleaning and repairing. Identify contents of containers.
  - .3 Protect items from damage during transport and storage.
  - .4 Reinstall items in locations indicated. Comply with installation requirements for new materials and



equipment. Provide connections, supports, and miscellaneous materials necessary to make item functional for use indicated.

- .7 Existing Items to Remain: Protect construction indicated to remain against damage and soiling during selective demolition. When permitted by Departmental Representative, items may be removed to a suitable, protected storage location during selective demolition and cleaned and reinstalled in their original locations after selective demolition operations are complete.

3.5 SELECTIVE DEMOLITION .1  
PROCEUDRES FOR SPECIFIC  
MATERIALS

- .1 Concrete: Demolish in small sections. Cut concrete to a depth of at least 19 mm at junctures with construction to remain, using power-driven saw. Dislodge concrete from reinforcement at perimeter of areas being demolished, cut reinforcement, and then remove remainder of concrete indicated for selective demolition. Neatly trim openings to dimensions indicated.
- .2 Concrete: Demolish in sections. Cut concrete full depth at junctures with construction to remain and at regular intervals, using power-driven saw, then remove concrete between saw cuts.
- .3 Masonry: Demolish in small sections. Cut masonry at junctures with construction to remain, using power-driven saw, then remove masonry between saw cuts.
- .4 Concrete Slabs-on-Grade: Saw-cut perimeter of area to be demolished, then break up and remove.
- .5 Resilient Floor Coverings: Remove floor coverings and adhesive according to recommendations in RFCI-WP and its Addendum.
  - .1 Remove residual adhesive and prepare substrate for new floor coverings by one of the methods recommended by RFCI.
- .6 Air-Conditioning Equipment: Remove equipment without releasing refrigerants.

3.6 DISPOSAL OF  
DEMOLISHED MATERIALS

- .1 General: Except for items or materials indicated to be recycled, reused, salvaged, reinstalled, or otherwise indicated to remain Departmental Representative's property, remove demolished materials from Project site and legally dispose of them in an approved landfill.
  - .1 Do not allow demolished materials to accumulate on-site.
  - .2 Remove and transport debris in a manner that will prevent spillage on adjacent surfaces and areas.
  - .3 Remove debris from elevated portions of building by chute, hoist, or other device that will convey debris to grade level in a controlled descent.
  - .4 Comply with requirements specified in Division 01 Section *Construction Waste Management and Disposal*.
- .2 Burning: Do not burn demolished materials.
- .3 Disposal: Transport demolished materials off Facility's property and legally dispose of them.

3.7 CLEANING

- .1 Clean adjacent structures and improvements of dust, dirt, and debris caused by selective demolition operations. Return adjacent areas to condition existing before selective demolition operations began.