

ELECTRICAL DEMOLITION LEGEND

ALL ELECTRICAL ARE THE RESPONSIBILITY OF THE CLIENT. ELECTRICAL POINTS ARE RECOMMENDATIONS AND MUST BE CHECKED AND CONFIRMED ON SITE

	EXISTING PLUG POINT TO BE REMOVED AND NEW POINTS TO BE CHASED INTO WALL
	EXISTING SPEAKER - SUGGESTION FOR ALL SOUND TO BE INTEGRATED FLUSH INTO NEW CEILING
	EXISTING WALL MOUNTED HEATER - CLIENT TO CONSIDER MOBILE STANDING GAS HEATERS
	EXISTING CEILING MOUNTED HEATER - CLIENT TO CONSIDER MOBILE STANDING GAS HEATERS
	REMOVE EXISTING TV AND CABLES
	EXISTING WALL MOUNTED FAN - CLIENT TO SPECIFY ACTION
	REMOVE EXISTING LIGHTING AT STEEL I BEAMS
	EXISTING WALL LIGHTING

DEMOLITION LEGEND

	DEMOLISH EXISTING BULKHEAD CEILING (+/- 53sqm)
	DEMOLISH CEILINGS AND INVESTIGATE CEILING GRID SYSTEM (+/- 205sqm)
	DEMOLISH EXISTING GYPSUM CEILING (+/- 93sqm) NOT TO BE KEPT FOR REUSE
	DEMOLISH GLAZING
	DEMOLISH BRICK WALLS
	DEMOLISH DOORS AND FRAMES CLIENT TO DECIDE WHETHER TO KEPT FOR REUSE
	DEMOLISH DECORATIVE CORNICE, CLADDING AND DADO RAILS WHERE LOCATED

FIRE LEGEND

	EXISTING SPRINKLERS
	EXISTING FIRE EXTINGUISHERS
	EXISTING FIRE HOSE REEL

NOTE: RESPONSIBILITIES FOR ELECTRICAL, FIRE, AIR CONDITIONING, AND SOUND SYSTEMS ARE EXCLUDED FROM THE CONTRACTOR AWARDED THE TENDER. THESE SERVICES MUST BE COMPLETED BY THE CLIENT'S PREFERRED CONTRACTORS. THE CLIENT SHOULD ENGAGE THEIR EXISTING CONTRACTORS AFTER THE REMOVAL OF THE EXISTING CEILINGS.

GENERAL DEMOLITION NOTES:

SITE PREPARATION WORKS

1. Clear site debris and rubble
2. Remove hazardous materials
3. Fill gaps and holes with matching materials
4. Restore surrounding areas to original condition
5. Prepare walls for painting (fill holes, sand, clean)
6. Install temporary security measures (e.g., fencing, scaffolding)

SPECIAL REQUIREMENTS

1. Protect adjacent surfaces and structures during demolition
2. Salvage materials for reuse or recycling (where possible)
3. Comply with local regulations and safety standards
4. Coordinate with utility providers for disconnections

TENDER REQUIREMENTS

1. Tenderer's must provide detailed demolition and preparation methodology
2. Include costs for removal and disposal of hazardous materials
3. Specify temporary security measures and site protection
4. Provide schedule for completion of demolition and preparation works

HEALTH AND SAFETY

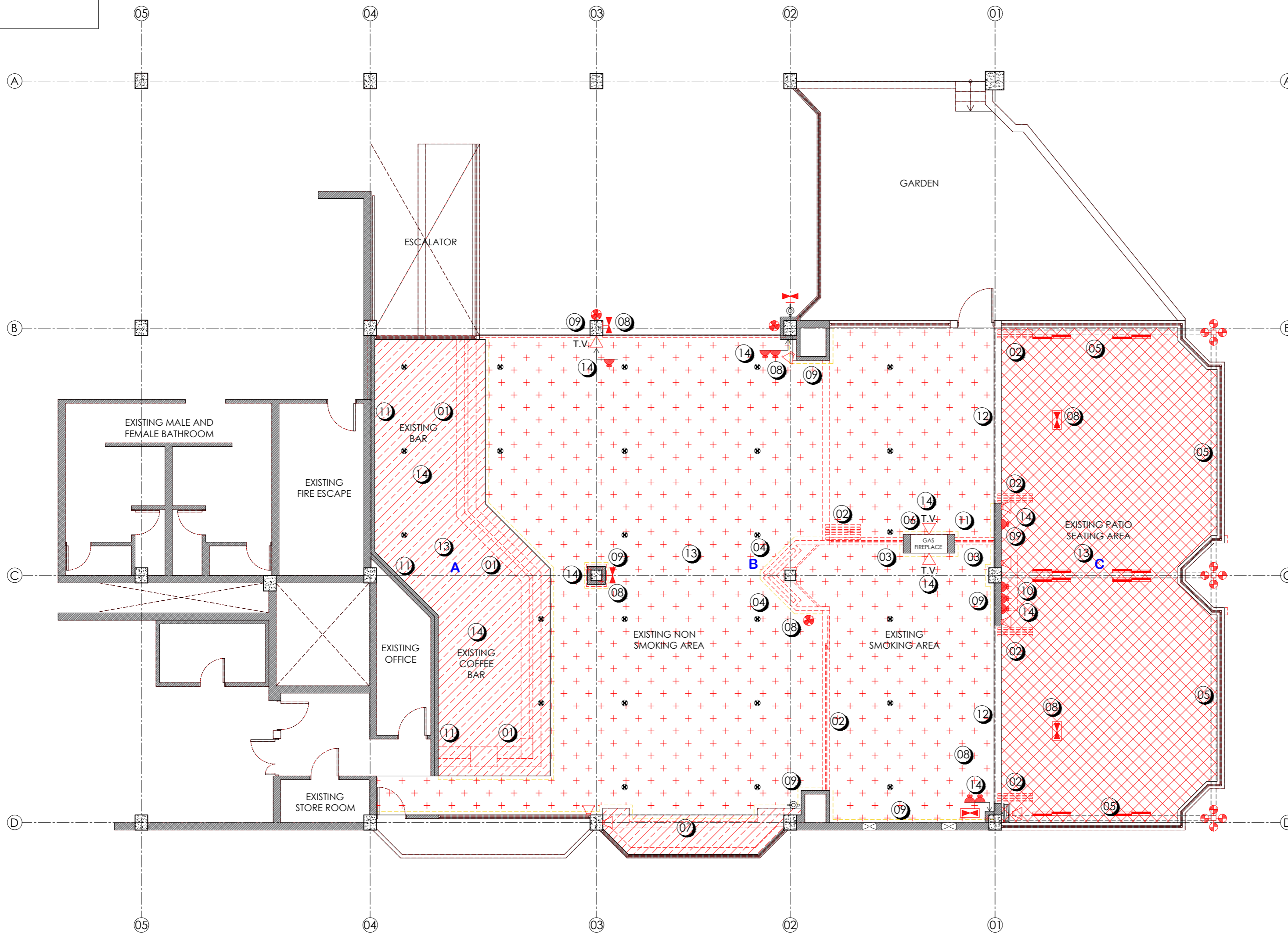
1. Comply with OHS regulations and standards
2. Conduct risk assessments and implement control measures
3. Ensure site safety signage and barricades
4. Provide emergency response plan
5. All fire equipment to remain. For Clients responsibility.

ENVIRONMENTAL PROTECTION

1. Prevent damage to surrounding environment
2. Control noise and dust pollution
3. Protect adjacent watercourses (if applicable)
4. Comply with environmental regulations

SITE WORK DEMOLITION & PREPARATION-REFER TO POINTS ON PLAN:

1. Remove existing bar area (joinery, cabinetry, rails, shelving, supporting walls) and clear site of debris. make good surfaces for subsequent trades, ensuring area is ready for new bar construction
2. Remove existing aluminium doors and frames, and refurbish the opening to a sound and clean condition.
3. Remove aluminium windows, frames, and drywall and wall above windows, and make good the opening, patch up damaged areas for new work.
4. Demolish drywall and brick wall to expose concrete column, and make good surrounding area.
5. All travertine tiles from the walls and floor of the covered patio to remain, take care to minimize damage during any demolition.
6. Strip out existing fireplace surround and molding
7. Remove all existing bench seating
8. Remove and disconnect existing wall-mounted and ceiling-mounted heaters.
9. Strip existing columns / walls of all cladding materials, rails, cornice, skirting etc.
10. Demolish existing brick structure, taking care to minimize damage to adjacent surfaces
11. Strip and prepare all walls for new coat of paint and installation of new design facade for bar.
12. Remove existing security trellis doors, taking care to minimize damage to adjacent surfaces.
13. Demolish existing ceiling, taking utmost care to protect and preserve existing sprinkler systems, essential AC ducts and other critical mechanical and electrical services. Conduct thorough investigation to identify existing services before commencement of demolition.
14. All electrical points indicated in the legend must be rendered safe.



GROUND FLOOR PLAN - DEMOLITION
SCALE 1.100 A2

DATE:	REFERENCE:	DESCRIPTION:
PROJECT TITLE: STAGES - THE THEATRE RESTAURANT		
DRAWING TITLE: GROUND FLOOR: DEMOLITION		
DRAWING NO: STAGES-FP-DEMO-001	REV: 0	
DATE: 01 October 2024	SCALE: 1.100 A2	
DRAWN BY: Cindy L Jasmin	ISSUED FOR TENDER	
OWNERS NAME & SIGNATURE:		

DOLCE VITA
DESIGNS BY BIANCA
INTERIOR ARCHITECTURE | DESIGN | DECORATING

APD
ARCHITECTURE

BIANCA SUTTNER
REGUEIRAS

PHONE: +27 82 308 1653
EMAIL: BIANCA@DOLCEVITA.COM
WEB: dolcevita.com
Postnet Suite 438 Private bag x1
Melrose Arch 2076 South Africa

TEL: 083 793 0377 | EMAIL: ARCHITECTURE.APD@GMAIL.COM
REG NO: CK20091106268/23
MEMBERS: CINDY JASMIN | SACAP REG: PR ARCT - T0732