

SECTION 02 41 13
SELECTIVE DEMOLITION

PART 1 GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of Contract, including General and Supplementary Conditions and Division 1 specification sections, apply to work in this section.

1.2 SECTION INCLUDES

- A. Required demolition of designated existing elements
- B. Salvage of designated items

1.3 REFERENCES

- A. Comply with NFPA 1 – Chapter 29 and NFPA 241 Standard for Safeguarding Construction Alteration and Demolition Operation 2000 Edition
- B. Florida Building Code - FBC

1.4 NOTIFICATION OF OWNERS OF UTILITY LINES AND EQUIPMENT

- A. Notify the Owner or local authority owning any conduits, wires, pipes, or equipment affected by demolition work.
- B. Arrange for removal or relocation of affected items and pay fees or costs in conjunction with removal or relocation, except as otherwise noted.

1.5 PROTECTION

- A. Prior to starting any work on site, provide a safety plan as outlined in Section 423 FBC to the Building Department for approval.
- B. Coordinate the implementation of the safety plan with the Building Department, Campus Police, School Representative, and Program Management.
- C. Prior to starting demolition operations, provide necessary protection of existing spaces and items to remain.
- D. Owner may be continuously occupying areas of the building immediately adjacent to areas of selective demolition. If Owner continues to occupy the facility comply with the following:
 - 1. Conduct demolition work in a manner that will minimize need for disruption of the Owners normal operations.
 - 2. Provide protective measures as required to provide free and safe passage of Owner's personnel and public to and from occupied portions of the facilities.
 - 3. Provide minimum of 72 hours advance notice to Owner of demolition activities that will impact Owners normal operations.
 - a. Obtain specific approval from Owner for impact.
- E. Owner assumes no responsibility for actual condition of items to be demolished.
 - 1. Owner will maintain conditions at time of commencement of contract insofar as practical.
- F. Protect any exposed existing finish work that is to remain during demolition operations.
- G. Erect and maintain dust proof partitions, closures, and ventilator system as required preventing the spread of dust or fumes to occupied portions of the building.
 - 1. Take whatever precautions necessary to minimize impact on occupied areas.

1.6 REGULATORY REQUIREMENTS

- A. Conform to applicable codes for demolition of structures, safety of adjacent structures, dust

control, runoff, and erosion control, and disposal of demolished materials.

- B. Obtain required permits from authorities having jurisdiction.
- C. Notify affected utility companies before starting work and comply with their requirements.
- D. Do not close or obstruct roadways, sidewalks, and hydrants, without permits.
- E. Conform to applicable regulatory procedures when discovering hazardous or contaminated materials.
 - 1. Contact the Architect and Owner immediately.
- F. Test soils around buried tanks for contamination.
- G. No demolition will occur during school hours without the written permission of the Owner.
- H. Obtain Palm Beach County School District Environmental Control Office (ECO) certification/approval prior to demolition/invasive testing.

1.7 EXPLOSIVES

- A. The use of explosives is strictly prohibited.

1.8 LEED COMPLIANCE

- A. The District has determined that projects shall be constructed to comply with Leadership in Energy and Environmental Design (LEED) requirements as promulgated in the document titled: LEED Reference Guide for Green Building Design and Construction, For the Design, Construction and Major Renovations of Commercial and Institutional Buildings, Including Core & Shell and K-12 School Projects, 2009 Edition.
- B. The District goal is LEED Silver Certification for all major projects. Certification is not required for small projects consisting only of minor demolition for limited scope classroom modifications.
- C. The Design Team shall investigate potential LEED compliance as listed below for construction in accordance with this specification.
 - 1. SS Prerequisite 1 – Construction Activity Pollution Prevention
 - 2. MR Credit 2 – Construction Waste Management
 - 3. MR Credit 3 – Materials Reuse

PART 2 PRODUCTS - (Not applicable)

PART 3 EXECUTION

3.1 PREPARATION

- A. Verify the proper disconnection and capping of all abandoned utilities.
- B. Verify that required barricades and other protective measures are in place.
- C. Provide necessary shoring, bracing, and other precautions required for proper support of existing structure during cutting and demolition operations.
- D. Photograph existing conditions of structure, surfaces, equipment and surrounding spaces that could be misconstrued as damage resulting from selective demolition work; submit photographs and written report of existing damage to Architect prior to starting work.
 - 1. Contractor shall repair damage caused to existing facilities at no cost to Owner unless they can provide documentation is indicating pre-existing damage.

3.2 DEMOLITION OPERATIONS

- A. Comply with alteration precautions and procedures specified in Section 01 35 16.
- B. Cut and remove elements and equipment as designated on Drawings.

1. Remove elements in their entirety unless otherwise indicated.
- C. Execute demolition in a careful and orderly manner with least possible disturbance or damage to adjoining surfaces and structure.
- D. Exercise extreme caution in cutting and demolition of portions of existing structure.
 1. Obtain approval of Architect prior to cutting or removing structural members for any reason.
- E. Avoid excessive vibrations in demolition procedures that may transmit through existing structure and finish materials.
- F. If hazardous materials are encountered during demolition operations, comply with applicable regulations, laws, and ordinances concerning assessment, removal, handling, and protection against exposure or environmental pollution and immediately contact the District's ECO.

3.3 DISPOSAL

- A. Materials, equipment, and debris resulting from demolition operations shall become property of Contractor.
 1. Remove demolition debris at least once each day in accordance with applicable City, State, and Federal Laws.
- B. Cover debris in trucks with approved netting to prevent spillage during transportation.
- C. Do not store except in approved containers or burn materials on site.
 1. Remove combustible waste materials in a manner approved by local Fire Department.
 2. Remove, handle, and dispose of any hazardous waste and debris in accordance with applicable City, State, and Federal Laws.
- D. Transport demolition debris to off-site disposal area and legally dispose of debris.
- E. Use street routes specifically designated by City for hauling debris.
- F. When possible dispose of material to recycling centers.

3.4 CLEANING AND REPAIR

- A. Leave building broom clean and free of debris, ready to receive new work.
- B. Repair demolition performed in excess of that required.
 1. Return structures and surfaces to remain to condition existing prior to commencement of selective demolition.

END OF SECTION