



B2 First Floor Demolition Plan
SCALE: 1 : 50

Demolition Notes - First Floor

External Masonry (including brick specials beneath guttering)
Existing external masonry to be cleaned of all dirt and detritus including organic growth. Where bricks are eroded carefully cut out and remove from site. To be replaced with new to match existing material, style and colour.
Carefully scrape out any damaged / dilapidated / loose mortar and re-point as required.
Walls to be checked by Structural Engineer and Principal Contractor before works begin to agree areas for replacement in accordance with MCA Condition Report.

External Doors and Windows
Existing doors and windows (including secondary glazing) to be carefully stripped out (including frames) where indicated and removed from site. Make good to surrounding areas as necessary in readiness for new where appropriate.

Internal Doors and Glazed Screens
Existing internal doors and glazed screens (including frames) to be stripped out where indicated and removed from site. Make good to surrounding areas as necessary in readiness for new doors where appropriate.

Internal Walls / Partitions
Existing internal walls / partitions / linings to be carefully demolished where indicated and removed from site.
Walls / partitions to be checked by Structural Engineer and Principal Contractor before removal.

Floor Finishes
Existing floor finishes (where present) to be carefully stripped out and removed from site. Remaining surface prepared to receive:
• 5mm Isocrete SL Renovation (Levelling) Screed
• New walls where indicated on proposed drawings.
• New floor finishes where indicated on proposed drawings.

Internal Skirtings, Covings, Trims
Existing internal skirtings, covings, trims to be carefully stripped out where indicated and removed from site.

Cupboards / Worktops / Shelving
Existing cupboards and worktops highlighted to be carefully stripped out and removed from site.

Furniture
All existing furniture to be cleared from all areas but to remain on site unless authorised otherwise by the Client. All areas to remain empty to receive new furniture.

Sanitary Appliances
All existing sanitary appliances, fixtures, fittings, roller towels and paper towel dispensers to be dismantled and removed from site.
Where being replaced by new, all pipework to be stripped back to entry point and covered.
Where no replacement proposed, all pipework stripped out (including all external pipework, fixtures and fittings - with all masonry to be repaired) and entry point to below-ground sealed over.

Air Conditioning
All existing external and internal units and ducting (including all associated fixings and supports) to be carefully stripped and removed complete from site.
To be degassed by an approved contractor and disposal records supplied.

Lighting
All existing lighting, switching and circuits to be carefully stripped out and removed. Wiring to be stripped back to main incoming supply point and isolated in readiness to serve new lighting as shown on proposed plans. Refer to M&E Consultants drawing and specification.

Equipment
All existing tools and equipment (including mechanical / electronic) to be returned to the Client.

Mechanical and Electrical
See MEP Consultant's information

Structural
See Structural Engineer's information

General Notes

The removal of all debris and redundant material arising is to be separated and screened from operational units and the public. Skip positions are to be agreed between all parties.

The Principal Contractor is to:

- Remove all redundant materials arising from demolition works from site.
- Provide all temporary supports, propping and shoring in line with the Structural Engineer's information to maintain structural stability of the existing buildings during all works throughout the contract.
- Supply and maintain at all times, throughout the contract, all necessary secure fencing and hoarding to the perimeter of the site to prevent unauthorised access.
- Provide all necessary temporary structures and sheeting to prevent the ingress of water to the retained structure at all times.
- Provide all necessary temporary structures and sheeting to prevent the ingress of dust into occupied areas of the building at all times.
- Provide all necessary internal full height hoarding to prevent unauthorised access to working areas and prevent contamination from working area to retained areas of the building.
- Provide all necessary protective boarding and partitioning to prevent accidental damage to adjacent building structure, windows, doors, and features.

Provide all necessary protection for existing finishes identified to be retained, including all adjacent masonry, doors, frames, tiling, as works proceed.

Provide protection all services throughout the project.

Liaise with all relevant statutory authorities and utility providers in respect of all works affecting incoming and outgoing services.

Maintain a safe, secure working environment for all site operatives and visitors in accordance with all relevant and current health and safety, codes of practice and CDM regulations and legislation.

Provide all relevant health and safety, security and considerate constructors signage as may be required.

All Operatives and Consultants must fully acquaint themselves with all aspects of the work whether explicitly referred to in the drawings or not. The Principal Contractor must also satisfy themselves as to the facilities for access and storage of materials, plant, etc., and other site conditions.

Provide all relevant health and safety, security and Considerate constructors' SIGNAGE as may be required.

PRINCIPAL CONTRACTOR NOTES:
ASBESTOS MANAGEMENT SURVEY REPORT THE CONTRACTOR IS TO READ THE ASBESTOS MANAGEMENT SURVEY REPORT(S) BEFORE COMMENCEMENT OF ANY WORKS. SURVEY ???? DONE BY ????

THE CONTRACTOR **MUST** UNDERTAKE AN ASBESTOS R&D SURVEY THROUGHOUT ALL PROJECT AREAS BEFORE WORKS CAN BEGIN.

THE CONTRACTOR **MUST** UNDERTAKE AN ANTHRAX SURVEY BEFORE WORKS CAN BEGIN.

THE CONTRACTOR **MUST** UNDERTAKE A LEAD PAINT SURVEY BEFORE WORKS CAN BEGIN.

STRUCTURAL NOTES:
THE STRUCTURAL ENGINEER AND PRINCIPAL CONTRACTOR **MUST** COMPLETE A FULL STRUCTURAL SURVEY OF THE AFFECTED AREAS IN ORDER TO ASCERTAIN WHICH DEMOLISHED ELEMENTS ARE LOAD-BEARING AND REQUIRE TEMPORARY PROPPING AND/OR PERMANENT SUPPORT.

P3	Planning Issue	31/05/23	CJS	DS
P2	Issued for Stage 4 Approval	07/04/23	SIP	CA
P1	Initial Issue	23/03/23	SIP	CA
Rev	Description	Date	By	Chk

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Project
Scarborough Harbour West Pier Regeneration

Drawing
Early Works - Building 2 Demolitions - First Floor Plan

Scale	Drawn	Date
As indicated	TW	01/22/23
Drawing Purpose	Status	
PLANNING	S2	
Ref	Rev.	
2135-JSA-02-01-DR-A-03021	P3	