GENERAL DEMOLITION NOTES

A. PROTECTION:
1. PERFORM DEMOLITION SO AS TO PREVENT DAMAGE TO ADJACENT IMPROVEMENTS AND FACILITIES TO REMAIN.
2. PROTECT WALLS, FLOORS, AND OTHER NEW OR EXISTING WORK FROM DAMAGE DURING DEMOLITION OPERATIONS.
3. PROTECT EXISTING SITE APPURTENANCES AND LANDSCAPING TO REMAIN.
4. DAMAGES: WITHOUT COST TO THE OWNER AND WITHOUT DELAY, REPAIR ANY DAMAGES CAUSED TO FACILITIES TO REMAIN.

B. REMOVAL & DISPOSAL OF DEMOLISHED MATERIALS:
1. ALL DEMOLISHED OR REMOVED ITEMS AND MATERIALS SHALL BE CONSIDERED SCRAP EXCEPT FOR THOSE INDICATED TO REMAIN, THOSE INDICATED TO BE REINSTALLED, THOSE INDICATED TO BE SALVAGED, AND HISTORICAL ITEMS.
2. CONSTRUCTION OR ITEMS INDICATED TO REMAIN SHALL BE PROTECTED AGAINST DAMAGE DURING DEMOLITION OPERATIONS.
3. PROMPTLY DISPOSE OF MATERIALS RESULTING FROM DEMOLITION OPERATIONS. DO NOT ALLOW MATERIALS TO ACCUMULATE ON SITE.
4. TRANSPORT MATERIALS RESULTING FROM DEMOLITION OPERATIONS AND LEGALLY DISPOSE OF OFF-SITE.
5. OFF-SITE DISPOSAL LOCATION SHALL NOT BE WITHIN ONE-HALF MILE OF ANY PORTION OF THE PROJECT SITE OR WITHIN SIGHT OF THE PROJECT SITE.
6. DO NOT BURN REMOVED MATERIALS ON PROJECT SITE.

C. POLLUTION CONTROLS:
1. CONTROL THE SPREAD OF DUST AND DIRT WITH PRACTICAL MEANS SUCH AS WATER SUPPRESSION OR GRAVEL PLACEMENT.
2. OBSERVE ENVIRONMENTAL PROTECTION REGULATIONS.
3. DO NOT ALLOW WATER USAGE THAT RESULTS IN FREEZING OR FLOODING.
4. DO NOT ALLOW ADJACENT IMPROVEMENTS TO REMAIN TO BECOME SOILED BY DEMOLITION OPERATIONS.

D. CLEANING:
1. REMOVE TOOLS AND EQUIPMENT, DISPOSE OF SCRAP.
2. LEAVE EXTERIOR AREAS FREE OF DEBRIS.
3. CLEAN SOIL, SMUDGES, AND DUST FROM SURFACES TO REMAIN.
4. RETURN STRUCTURES AND SURFACES TO REMAIN TO CONDITION EXISTING PRIOR TO COMMENCEMENT OF DEMOLITION.

DEMOLITION OF VERTICAL STRUCTURES ONLY -- NO LAND DISTURBANCE IS PROPOSED

LEGEND

	REMOVE BUILDINGS AND SLABS
	REMOVE ASPHALT AND CONCRETE
XXXXXXX	DEMO OF UTILITIES AND WALLS
Sd1	SILT FENCE
Tf	TREE FENCE
Co	CONSTRUCTION EXIT
Du	DUST CONTROL
Ds1	DISTURBED AREA STABILIZATION (MULCH ONLY)
Ds2	DISTURBED AREA STABILIZATION (TEMP SEEDING)
Ds3	DISTURBED AREA STABILIZATION (PERMANENT SEEDING)

NOTE:
NO TREES ARE TO BE REMOVED AS PART OF THIS DEMOLITION PERMIT

FOR DEMOLITION PERMIT, ONLY EXISTING BUILDINGS ARE TO BE CLEARED. NO OTHER LAND DISTURBING ACTIVITIES TO TAKE PLACE UNDER DEMOLITION PERMIT.

THE TREE FENCE TO BE USED AS IDENTIFIED ON PLAN MAY BE A 4' CHAIN LINK FENCE.

THIS PLAN CALLS FOR THE VERTICAL DEMOLITION OF THE BUILDINGS ON THE PROPERTY ONLY. NO LAND DISTURBANCE IS PROPOSED.

THE LIMITS OF DISTURBANCE FOR THE DEMOLITION PERMIT ONLY ARE NOT TO EXTEND BEYOND WHAT IS SHOWN ON THE PLAN.

SITE AREA: 3.94 ACRES (171,406 SF)
DEMOLISHED STRUCTURES: 30,631 S.F.
SOILS INDEX: Ub... URBAN LAND
ESTIMATED DEMO DEBRIS: 3,000 C.Y.

NOTE: NO WATERS OF THE STATE EXIST WITHIN 200 FEET OF THE PROJECT SITE

OWNER / DEVELOPER:
TRAMMELL CROW RESIDENTIAL
3715 NORTHSIDE PARKWAY, SUITE 1-200
ATLANTA, GA 30327
CONTACT: JOE TAYLOR 404-307-1374

SITE PHOTOS

24 HOUR EMERGENCY CONTACT: JOE TAYLOR (404) 307-1374

NORTH

GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.

GEORGIA811 Utilities Protection Center, Inc.
Know what's below. Call before you dig.

CAUTION
THE UTILITIES SHOWN HEREON ARE FOR THE CONTRACTORS CONVENIENCE ONLY, THERE MAY BE OTHER UTILITIES NOT SHOWN ON THESE PLANS. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE LOCATIONS SHOWN AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL UTILITIES WITHIN THE LIMITS OF THE WORK. ALL DAMAGE MADE TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

GEORGE T. STEWART JR. No. 2488 PROFESSIONAL ENGINEER
GEORGIA LEVEL I CERT. #0000070057
Jun. 1, 2018

summit Engineering Consultants, Inc.
6250 Shiloh Road, Suite 200
Alpharetta, Georgia 30005
(p) 770-667-0994 (f) 770-667-0995

TCR
TRAMMELL CROW RESIDENTIAL
3715 NORTHSIDE PARKWAY
SUITE 200
ATLANTA, GA 30327
770-801-1600

Date	No.	Revision Schedule
06/01/18	1	CLARIFICATION AND PHOTO PROVIDED FOR EXISTING METAL BUILDING (#7)

Project No.	S-17-025
Design By:	DG
Drawn By:	DG / CKR
Checked By:	CRH
Date:	4/10/18
Scale:	1" = 20'

DEMOLITION PLAN
ALEXAN GATEWAY
2740 EAST COLLEGE AVENUE
LAND LOT 248 - 15th DISTRICT
CITY OF AVONDALE ESTATES, DEKALB COUNTY, GEORGIA

Drawing No.
1 of 1

S-17-025demo.dwg