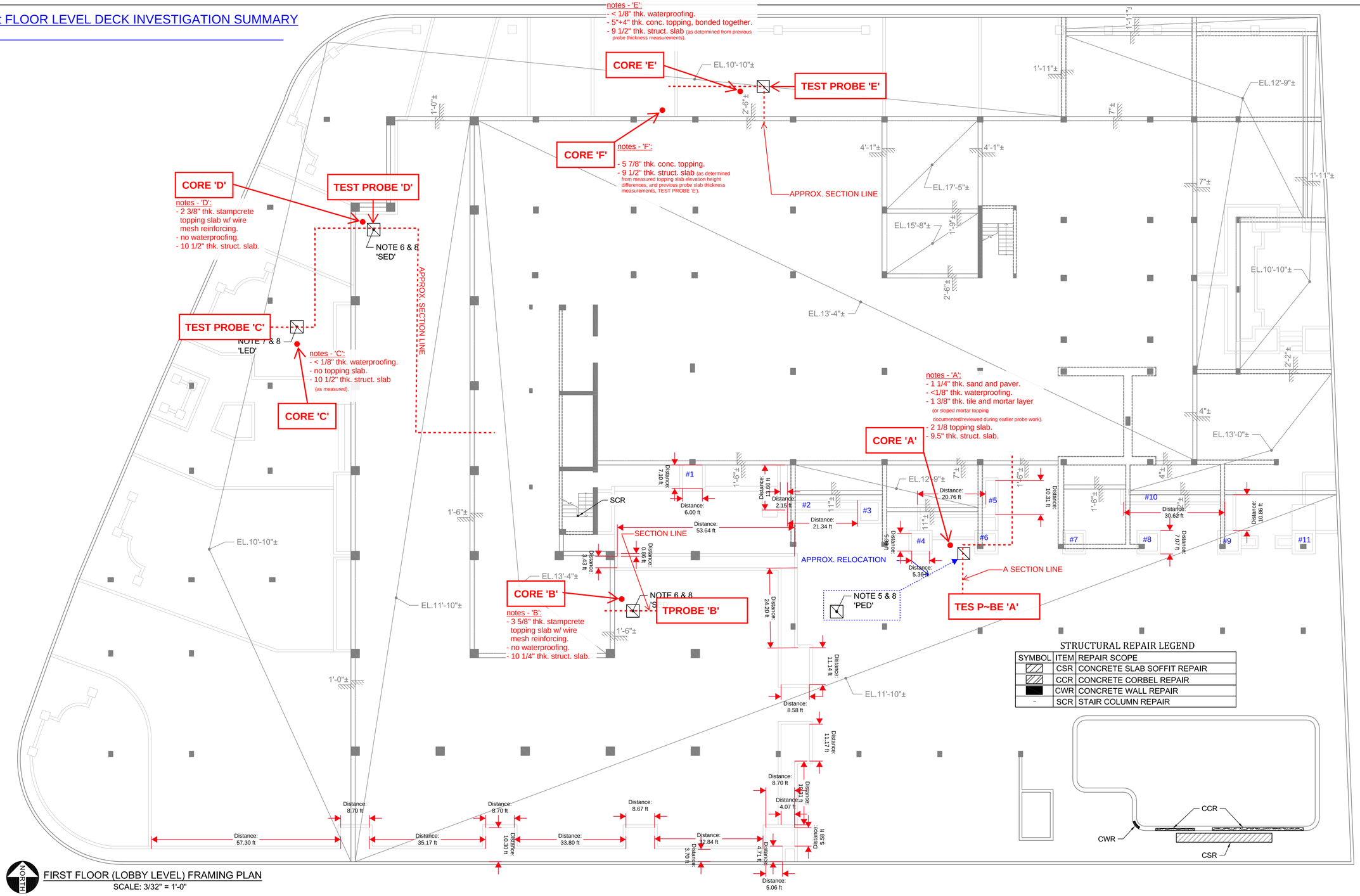
MC 1st FLOOR LEVEL DECK INVESTIGATION SUMMARY



NORTH

FIRST FLOOR (LOBBY LEVEL) FRAMING PLAN

SCALE: 3/32" = 1'-0"

1. EXISTING BUILDING FRAMING AND CONDITIONS INDICATED ON PLAN ARE BASED ON EXISTING DRAWINGS PREPARED BY WILLIAM M. FRIEDMAN & ASSOCIATES ARCHITECTS, INC AND BREITERMAN JUARDO & ASSOCIATES (CONSULTING ENGINEERS), DATED 08-22-1979 AND A LIMITED FIELD INVESTIGATION CONDUCTED BY MORABITO CONSULTANTS. THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND CONTACT MORABITO CONSULTANTS PRIOR TO CONSTRUCTION IF CONDITIONS VARY FROM WHAT IS SHOWN ON PLAN.

2. EXISTING FIRST FLOOR (LOBBY LEVEL) FRAMING IS A 9 1/2" THICK CAST-IN-PLACE CONCRETE TWO-WAY FLAT PLATE FLOOR SLAB REINFORCED WITH A BOTTOM MAT OF #4 AT 12"o/c AND TOP BARS AS INDICATED ON 'S5' OF THE EXISTING DRAWINGS. THE STRUCTURAL FLOOR SLAB IS STEPPED AS SHOWN ON PLAN WITH 12" WIDE DROP BEAMS AT TRANSITIONS.

3. EXISTING ELEVATION TOP OF STRUCTURAL SLAB VARIES. ELEVATIONS SHOWN ON PLAN ARE PER EXISTING DRAWINGS AND SHALL BE VERIFIED BY THE CONTRACTOR.

4. EXISTING CONDITIONS ARE SHOWN HALF-TONE.

5. THE CONTRACTOR SHALL COMPLETE CAREFUL EXPLORATORY DEMOLITION OF THE PAVER SYSTEM AT THE POOL DECK TO DOCUMENT THE COMPOSITION OF THE SYSTEM. AN APPROXIMATE 3'-0"x3'-0" AREA SHALL BE DEMOLISHED IN THE LOCATION NOTED ON PLAN. THE PAVER SYSTEM SHALL BE DEMOLISHED DOWN TO THE TOP OF THE EXISTING WATERPROOFING, IF WATERPROOFING IS PLACED DIRECTLY ON TOP OF STRUCTURAL SLAB. THE CONTRACTOR SHALL TAKE PROPER PRECAUTIONS TO AVOID DAMAGING THE EXISTING WATERPROOFING AND FLOOR SLAB. (BID ITEM 'PED')

6. THE CONTRACTOR SHALL COMPLETE CAREFUL EXPLORATORY DEMOLITION OF THE STAMPED CONCRETE TOPPING AT THE PARKING AREA AND DRIVE AISLE TO DOCUMENT THE COMPOSITION OF THE SYSTEM. AN APPROXIMATE 3'-0"x3'-0" AREA SHALL BE DEMOLISHED IN THE LOCATION NOTED ON PLAN. THE STAMPED CONCRETE TOPPING SHALL BE DEMOLISHED DOWN TO THE TOP OF THE EXISTING WATERPROOFING, IF WATERPROOFING IS PLACED DIRECTLY ON TOP OF STRUCTURAL SLAB. THE CONTRACTOR SHALL TAKE PROPER PRECAUTIONS TO AVOID DAMAGING THE EXISTING WATERPROOFING AND FLOOR SLAB. (BID ITEM 'SED')

7. THE CONTRACTOR SHALL COMPLETE CAREFUL EXPLORATORY EXCAVATION AND DEMOLITION OF THE PLANTER SYSTEM WITHIN THE LANDSCAPING BEDS TO DOCUMENT THE COMPOSITION OF THE SYSTEM. AN APPROXIMATE 3'-0"x3'-0" AREA SHALL EXCAVATED IN THE LOCATION NOTED ON PLAN AND THE SUB PLANTER WATERPROOFING, DRAINAGE BOARD, ETC.. SHALL BE DOCUMENTED. THE SUB PLANTER SYSTEMS SHALL BE DEMOLISHED DOWN TO THE TOP OF THE EXISTING WATERPROOFING, IF WATERPROOFING IS PLACED DIRECTLY ON TOP OF STRUCTURAL SLAB. THE CONTRACTOR SHALL TAKE PROPER PRECAUTIONS TO AVOID DAMAGING THE EXISTING WATERPROOFING AND FLOOR SLAB. (BID ITEM 'LED')

8. MORABITO CONSULTANTS SHALL BE NOTIFIED TO INSPECT AND DOCUMENT ALL TEST PITS UPON CONTRACTORS COMPLETED DEMOLITION. ONCE THE INSPECTION AND DOCUMENTATION IS COMPLETED, THE CONTRACTOR SHALL RESTORE ALL DEMOLISHED AREAS BACK TO THEIR ORIGINAL CONDITIONS. REPLACE ANY DAMAGED WATERPROOFING PER WATERPROOFING MANUFACTURERS REQUIREMENTS, RE-INSTALLTHE PAVER SYSTEM AT THE POOL DECK, REPLACE/REPAIR THE STAMPED CONCRETE AT THE PARKING AREA, AND RESTORE THE PLANTER TO THE ORIGINAL CONDITION.

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