

LEE'S SUMMIT FIRE DEPARTMENT

FIRE HEADQUARTERS
207 SE DOUGLAS STREET
LEE'S SUMMIT, MISSOURI 64063-2372
(816) 969-1300
FAX (816) 969-1313
TDD (816) 969-7407

PLAN REVIEW CONDITIONS

December 27, 2012

VILLE 36 INVESTMENT COMPANY LLC
4740 ROANOKE PKWY
KANSAS CITY, MO 64112
ABBOT STUDIOS
130 E CHESTNUT ST
COLUMBUS, OH 43215

Permit No: PRCOM20122619
Project Title: JUSTICE & BROTHERS
Project Address: 1744 NW CHIPMAN RD, LEES SUMMIT, MO 64081
Parcel Number: 51700031300000000
Location: CHIPMAN HWY 50--- LOT 12
Type of Work: CHANGE OF TENANT
Occupancy Group: MERCANTILE
Description: CHANGE OF TENANT JUSTICE & BROTHERS

The following is a list of requirements from the City of Lee's Summit that have not been satisfactorily addressed in the plans and specifications. Please contact the appropriate department regarding clarification of comments.

Codes Administration (816) 969-1200

Fire Department (816) 969-1300

Building Plan Review

Reviewed By: Michael Weisenborn

Pending

1. Lee's Summit Code of Ordinance, Section 7-130.10 - Business License. It shall be unlawful for any person to engage in the construction contracting business without first obtaining a business license as required under the applicable provisions of Chapter 28 of the Lee's Summit Code of Ordinances.

Action required - Provide the name of the licensed general contractor for the project. A minimum of a Class B license is required.

2. No person, other than a licensed contractor or employees of a licensed contractor, shall engage in electrical, plumbing or mechanical business, construction, installation or maintenance unless duly licensed in accordance with this section. Expert from Sec. 7-130, Lees Summit Code of Ordinances.

Action required - Provide the names of the licensed mechanical, electrical and plumbing sub-contractors.

3. 2006 IBC 1006.3 - Illumination emergency power. The power supply for means of egress illumination shall normally be provided by the premises electrical supply. In the event of power supply failure, an emergency electrical system shall automatically illuminate the following areas.

1. Aisles and unenclosed egress stairways in rooms and spaces that require two or more means of egress.
2. Corridors, exit enclosures and exit passageways in building required to have two or more exits.
3. Exterior egress components at other than the level of exit discharge until exit discharge is accomplished for buildings required to have two or more exits.
4. Interior exit discharge elements, as permitted in Section 1024.1, in buildings required to have two or more exits.
5. Exterior landings, as required by Section 1008.1.5, for exit discharge doorways in building required to have two or more exits.

The emergency power system shall provide power for a duration of not less than 90 minutes and shall consist of storage batteries, unit equipment or an on-site generator. The installation of the emergency power system shall be in accordance with Section 2702.

Action required - Item 5 requires emergency lighting on the exterior of the building at the egress points. If it is not already provided it needs to be added into this project. This comment is for information purposes and will be verified on inspection.

Fire Plan Review

Reviewed By: Brian Austerman

Approved with Conditions

1. Approved as per prior listed conditions and revisions

The approval of plans and specifications does not permit the violation of any section of the Building Codes or other City Ordinances or State Law.

The review conducted by the City of Lee's Summit Codes Administration Department shall not be construed as a structural review of the project.