

LEE'S SUMMIT FIRE DEPARTMENT

FIRE HEADQUARTERS
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PLAN REVIEW CONDITIONS

November 17, 2011

ARBOR DEVELOPMENT LLC
15885 NW 130TH ST
PLATTE CITY, MO 64079

Permit No: PRCOM20116021
Project Title: THE MANOR HOMES OF ARBORWALK
Project Address: 1318 SW MANOR LAKE DR, LEES SUMMIT, MO 64082
Parcel Number: 69640480100000000
Location: ARBORWALK - 1ST PLAT---LOT 1
Type of Work: NEW OTHER
Occupancy Group: UTILITY, MISCELLANEOUS
Description: STORAGE SHED

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

Fire Plan Review

Reviewed By: Jim Eden

Rejected

1. 2006 IFC 505.1- Address numbers. New and existing buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. In Multi-tenant commercial building where tenants have multiple entrances located on different sides of the building, each door shall be addressed. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches (102 mm) high with a minimum stroke width of 0.5 inch (12.7 mm).

Verified at inspection.

2. 2006 IFC 906.2 - General requirements. Portable fire extinguishers shall be selected, installed and maintained in accordance with this section and NFPA 10.

Provide a a minimum of one 2A:10B:C fire extinguisher. Verified at inspection.

3. The storage of materials inside of the building shall comply with the 2006 International Fire Code.

4. 304.3.3 Capacity exceeding 1.5 cubic yards.

Dumpsters and containers with an individual capacity of 1.5 cubic yards [40.5 cubic feet (1.15 m³)] or more shall not be stored in buildings or placed within 5 feet (1524 mm) of combustible walls, openings or combustible roof eave lines.

Exceptions:

1. Dumpsters or containers in areas protected by an approved automatic sprinkler system installed throughout in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3.
2. Storage in a structure shall not be prohibited where the structure is of Type I or IIA construction, located not less than 10 feet (3048 mm) from other buildings and used exclusively for dumpster or container storage.

Action required: How will this condition be met?

Building Plan Review

Reviewed By: Michael Weisenborn

Pending

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.