

PLAN REVIEW CONDITIONS

November 18, 2013

HGK CONSTRUCTION MANAGEMENT
6532 BLUE RIDGE CUT-OFF
RAYTOWN, MO 64133

Permit No: PRCOM20132126
Project Title: SUBTECHNOLOGY
Project Address: 2301 NE INDEPENDENCE AVE, LEES SUMMIT, MO 64064
Parcel Number: 52240040400000000
Location: REPLAT NO 1 OF LAKEWOOD BUS CENTER ON I-470 PLAT J LOT 43A2
Type of Work: CHANGE OF TENANT
Occupancy Group: MIXED OCCUPANCY
Description: CHANGE OF TENANT

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

Rejected

15. 2006 IBC 1013.2 - Height. Guards shall form a protective barrier not less than 42 inches high, measured vertically above the leading edge of the tread, adjacent walking surface or adjacent seatboard. (See exceptions provided in the code.)

Action required - Details 12 and 13 on Sheet A1.1 show the top of the guard below 42". Make needed corrections.

16. Planning and Development - Ground mounted equipment - Ground mounted equipment shall be totally screened from view by landscaping or masonry wall up to a height of the units to be screened.

Action required - Contact the Planning and Development Department at 816-969-1600 for screening requirements for the new condensing unit.

Fire Plan Review

Reviewed By: Brian Austerman

Rejected

2. 2006 IFC 901.2- Construction documents. The fire code official shall have the authority to require construction documents and calculations for all fire protection systems and to require permits be issued for the installation, rehabilitation or modification of any fire protection system. Construction documents for fire protection systems shall be submitted for review and approval prior to system installation.

Provide sprinkler plans for approval

ACKNOWLEDGED 11/14/13

3. 2006 IFC 907.1.1- Construction documents. Construction documents for fire alarm systems shall be submitted for review and approval prior to system installation. Construction documents shall include, but not be limited to, all of the following: 1.

.A floor plan which indicates the use of all rooms. 2. Locations of alarm-initiating and notification appliances. 3. Alarm control and trouble signaling equipment. 4. Annunciation. 5. Power connection. 6. Battery calculations. 7. Conductor type and sizes. 8. Voltage drop calculations. 9. Manufacturers, model numbers and listing information for equipment, devices and materials. 10. Details of ceiling height and construction. 11. The interface of fire safety control functions.

Provide alarm plans for approval

ACKNOWLEDGED 11/14/13

4. 2006 IFC - 912.3 - Access. Immediate access to fire department connections shall be maintained at all times and without obstruction by fences, bushes, trees, walls or any other object for a minimum of 3 feet.

Action required - It appears that the new condensing unit is to be located in front of the fdc. Add a note to the plans regarding this requirement.

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