

CODES ADMINISTRATION

PLAN REVIEW CONDITIONS

June 10, 2015

HTK ARCHITECTS
9300 W 110TH ST, STE 150
OVERLAND PARK, KS 66210

Permit No: PRCOM20151193
Project Title: LEES SUMMIT HIGH SCHOOL - BOILER REPLACEMENT
Project Address: 400 SE BLUE PKWY, LEES SUMMIT, MO 64063
Parcel Number: 61510026300000000
Location: MUCKEY ADD PT OF LOT 1 & PT N 1/2 SEC 08-47-31 DAF: BEG AT SW COR SD LOT 1 TH N 220'
TH E 88.5' TH N 65' MOL TH E 88.5' TH S 290' TO SE COR SD LOT 1 TH E 1110' MOL TO WLY
ROW LI M-291 HWY TH SLY ALG SD ROW 1070' MOL TH W 435' MOL TH S 510' TO NLY ROW LI
BLUE PARKWAY TH W ALG SD ROW 850' MOL TH N 812' MOL TH W 135' MOL TH N 678' MOL
TH E 135.77' TH N 95' MOL TO POB
Type of Work: REPAIR/REPLACE/UPGRADE
Occupancy Group: EDUCATIONAL
Description: BOILER REPLACEMENT

Revisions Required

One or more departments have not approved the permit and 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 address the comments as requested and provide three (3) copies of any revised sheets and/or additional information. Please contact the appropriate department regarding clarification of comments.

Planning and Codes Administration (816) 969-1200

Fire Department (816) 969-1300

Licensed Contractors	Reviewed By: Joe Frogge	Approved
Building Plan Review	Reviewed By: Joe Frogge	Rejected
Fire Plan Review	Reviewed By: Brian Austerman	Approved

1. No FD comments

Building Plan Review	Reviewed By: Joe Frogge	Rejected
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1. Lee's Summit Code Of Ordinances 7-137. - Submittal Documents. Construction documents, special inspection and structural observation programs, and other data shall be submitted in two (2) or more sets with each application for a permit. A registered design professional licensed by the State of Missouri shall prepare the construction documents. Where special conditions exist, the Building Official is authorized to require additional construction documents to be prepared by a registered design professional licensed by the State of Missouri.

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Actions required: Provide seal and signature on MEP drawings. Also, define scope of work; some notes on drawings seem to infer that not all work on drawings is to be performed.

2. 2012 IFGC 304 General. Air for combustion, ventilation and dilution of flue gases for appliances installed in buildings shall be provided by application of one of the methods prescribed in Sections 304.5 through 304.9. Where the requirements of Section 304.5 are not met, outdoor air shall be introduced in accordance with one of the methods prescribed in Sections 304.6 through 304.9. Direct-vent appliances, gas appliances of other than natural draft design and vented gas appliances other than Category I shall be provided with combustion, ventilation and dilution air in accordance with the appliance manufacturer's instructions. (see code for exception)

Action required: Provide combustion air calculations for boiler room. Must be evaluated by Mech Eng.

3. 2012 IBC 509.4.1 – Separation. Where Table 509 specifies a fire-resistance-rated separation, the incidental uses shall be separated from the remainder of the building by a fire barrier constructed in accordance with Section 7074 or a horizontal assembly constructed in accordance with Section 711, or both. Construction supporting 1-hour fire barriers or horizontal assemblies used for incidental use separations in buildings of Type IIB, IIIB or VB construction is not required to be fire-resistance rated unless required by other sections of this code.

Action required: Boiler room must be fully sprinklered or contained within 1 hour rated structure. Clarify.

4. 2012 IMC 606.2.1 Return air systems. Smoke detectors shall be installed in return air systems with a design capacity greater than 2,000 cfm, in the return air duct or plenum upstream of any filters, exhaust air connections, outdoor air connections, or decontamination equipment and appliances. Exception: Smoke detectors are not required in the return air system where all portions of the building served by the air distribution system are protected by area smoke detectors connected to a fire alarm system in accordance with the International Fire Code. The area smoke detection system shall comply with Section 606.4.

Action required: Smoke detection required at AHU-1.

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