



FIRE DEPARTMENT

PLAN REVIEW CONDITIONS

August 17, 2016

SARGENTI ARCHITECTS
461 FROM ROAD 2ND FLOOR
PARAMUS, NJ 07652

Permit No: PRCOM20162048
Project Title: H & M
Project Address: 820 NW BLUE PKWY, LEES SUMMIT, MO 64086
Parcel Number: 51700033300000000
Location: SUMMIT FAIR LOTS 22A & 24A---LOT 22A
Type of Work: NEW TENANT FINISH
Occupancy Group: MERCANTILE
Description: TENANT FINISH FOR NEW CLOTHING STORE

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: Joe Frogge

Pending

Fire Plan Review

Reviewed By: Joe Dir

Rejected

1. PROVIDE CIVIL PLANS SHOWING THE LOCATION OF FIRE HYDRANTS AND THE FIRE DEPARTMENT CONNECTION.

2. 2012 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. HAVE CONTRACTOR PROVIDE SHOP DRAWINGS FOR THE FIRE ALARM SYSTEM TO BE INSTALLED.

3. 2012 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).

POST THE NUMERIC ADDRESS OF 820 ON THE EXTERIOR OF THE BUILDING IN A CONTRASTING COLOR TO THE BACKGROUND LARGE ENOUGH TO BE READABLE FROM THE ROADWAY. (BLUE PARKWAY) (VERIFIED AT INSPECTION)

4. 2012 IFC 506.1- Where required. Where access to or within a structure or an area is restricted because of secured openings or where immediate access is necessary for life-saving or fire-fighting purposes, the fire code official is authorized to require a key box to be installed in an approved location. The key box shall be of an approved type and shall contain keys to gain necessary access as required by the fire code official. THE KNOX BOX CAN BE OBTAINED ONLINE AT knoxbox.com

5. 2012 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. HAVE THE CONTRACTOR PROVIDE SHOP DRAWINGS OF THE FIRE SPRINKLER SYSTEM TO BE INSTALLED.

6. 2012 IFC 901.5- Installation acceptance testing. Fire detection and alarm systems, fire-extinguishing systems, fire hydrant systems, fire standpipe systems, fire pump systems, private fire service mains and all other fire protection systems and appurtenances thereto shall be subject to acceptance tests as contained in the installation standards and as approved by the fire code official. The fire code official shall be notified before any required acceptance testing. The fire code official shall be notified 48 hours before any required acceptance test.

FIELD AND ACCEPTANCE TESTING WILL BE REQUIRED FOR THE FIRE SPRINKLER AND ALARM SYSTEMS PRIOR TO THE FINAL OCCUPANCY INSPECTION. TO SCHEDULE TESTING CONTACT THE FIRE DEPARTMENT AT 816-969-1300

7. 2012 IFC 906.2 - General requirements. Portable fire extinguishers shall be selected, installed and maintained in accordance with this section and NFPA 10.

PLANS ARE SHOWING THE INSTALLATION OF 10 POUND ABC FIRE EXTINGUISHERS. IFC 2012 REQUIRES ONLY 2A-10BC (5 POUND) AS A MINIMUM SIZE FOR EXTINGUISHERS AND ONE EXTINGUISHER FOR EVERY 3,000 SQUARE FEET OF USEABLE SPACE IN THE BUILDING. PLANS ALSO INDICATED THAT CO2 FIRE EXTINGUISHERS WERE TO BE INSTALLED IN THE ELECTRICAL AND LAN ROOMS. (NO CO2 FIRE EXTINGUISHERS). INSTALL THE 2A-10BC FIRE EXTINGUISHERS INSTEAD.

8. 2012 IFC 906.5- Conspicuous location. Portable fire extinguishers shall be located in conspicuous locations where they will be readily accessible and immediately available for use. These locations shall be along normal paths of travel, unless the fire code official determines that the hazard posed indicates the need for placement away from normal paths of travel.

MOUNT THE FIRE EXTINGUISHERS IN A NORMAL PATH OF TRAVEL CLOSE TO AN EXIT WITHIN A 75' TRAVEL DISTANCE FROM ANYWHERE WITHIN THE BUILDING.

906.6 Unobstructed and unobscured.

Portable fire extinguishers shall not be obstructed or obscured from view. In rooms or areas in which visual obstruction cannot be completely avoided, means shall be provided to indicate the locations of extinguishers.

DO NOT MOUNT FIRE EXTINGUISHERS IN OBSTRUCTED AREAS OR ROOMS THAT DON'T HAVE EASY ACCESS.

9. LABEL ALL ELECTRICAL ROOM, SPRINKLER ROOM, MECHANICAL ROOM DOORS

10. NO KEYED LOCKS ON THE EGRESS SIDE OF A MARKED EXIT.
ANY ELECTRONICALLY CONTROLLED, CARD READER, DELAYED EGRESS DOOR WILL
DROP OFF ON A FIRE ALARM ACTIVATION OR LOSS OF POWER.

11. THE FINAL DEVELOPMENT PLAN SHOW THE FIRE DEPARTMENT CONNECTION ON THE
SW CORNER OF THE BUILDING. A BACKFLOW PIT PEDISTAL FDC HAS NOT BEEN
APPROVED PLEASE VERIFY.

***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.***