

CODES ADMINISTRATION

PLAN REVIEW CONDITIONS

November 16, 2016

BUMGARNER ASSOCIATES
4210 SW CLIPPER CIR
LEES SUMMIT, MO 64082

Permit No: PRCOM20162806
Project Title: MEDIQUICK AESTHETICS
Project Address: 100 SW 3RD ST, Unit:B, LEES SUMMIT, MO 64063
Parcel Number: 61340231300000000
Location: LEES SUMMIT TOWN OF ALL OF THE E 90' OF LOTS 1 & 2 BLK 11
Type of Work: CHANGE OF TENANT
Occupancy Group: BUSINESS
Description: TENANT FINISH FOR SKIN CARE CLINIC

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

Building Plan Review

Reviewed By: Joe Frogge

Rejected

2. ICC A117.1-2009 604.3.1 – Clearance width. Clearance around a water closet shall be 60 inches minimum in width, measured perpendicular from the sidewall.

Action required: Modify drawings to show minimum water closet clearance width.

11/15/16 - This code refers to the side to side dimension. The drawing scales at about 3'6" which is not acceptable.

Fire Plan Review

Reviewed By: Joe Dir

Approved with Conditions

1. 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 SUITE ADDRESS ON THE EXTERIOR OF THE FRONT AND REAR DOORS IN A CONTRASTING COLOR TO THE BACKGROUND. THE FRONT ADDRESS SHALL BE READABLE FROM THE ROADWAY (3RD STREET) (VERIFIED AT INSPECTION)

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2. 2012 IFC 906.2 - General requirements. Portable fire extinguishers shall be selected, installed and maintained in accordance with this section and NFPA 10.

PROVIDE ONE 2A-10BC FIRE EXTINGUISHER
(VERIFIED AT INSPECTION)

3. 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 EXTINGUISHER ON A NORMAL PATH OF TRAVEL CLOSE TO AN EXIT
(VERIFIED AT INSPECTION)

Licensed Contractors

Reviewed By: Joe Frogge

Approved

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