



## FIRE DEPARTMENT

### PLAN REVIEW CONDITIONS

February 01, 2017

SCHARHAG ARCHITECTS  
310 ARMOR RD, #22  
NORTH KANSAS CITY, MO 64116

Permit No: PRCOM20170207  
Project Title: EAGLE HOME MORTGAGE  
Project Address: 400 SW LONGVIEW BLVD, LEES SUMMIT, MO 64081  
Parcel Number: 62420150101000000  
Location: TOWER PARK COMMERCIAL-PHASE 2---PT LOT 3 DAF: BEG NW COR SD LOT TH N 47 DEG 47 MIN 39 SEC 21.38' TH NELY ALG CURV LF RAD 340' DIST 191.77' TH N 58 DEG 46 MIN 33 SEC E 74.75' TH S 76 DEG 13 MIN 27 SEC E 63.64' TH S 31 DEG 13 MIN 27 SEC E 185.25' TH S 58 DEG 46 MIN 33 SEC W 157' MOL TH N 63 DEG 48 MIN 07 SEC W 146' MOL TH N 86 DEG 44 MIN 52 SEC W 172.98' TH N 03 DEG 15 MIN 08 SEC E 97.29' TO POB  
Type of Work: CHANGE OF TENANT  
Occupancy Group: BUSINESS  
Description: INTERIOR ALTERATIONS FOR NEW 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: Joe Frogge**

**Pending**

#### **Fire Plan Review**

**Reviewed By: Joe Dir**

**Approved with Conditions**

#### **1. Egress Doors:**

[B] 1008.1.9 Door operations.

Except as specifically permitted by this section egress doors shall be readily openable from the egress side without the use of a key or special knowledge or effort.

**NO KEYED LOCKS ON THE EGRESS SIDE OF A MARKED EXIT. (VERIFIED AT INSPECTION)**

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 FIRE ALARM SYSTEM CONTRACTOR PROVIDE SHOP DRAWINGS FOR ANY  
MODIFICATIONS TO BE DONE TO THE FIRE ALARM SYSTEM. (INFORMATION PURPOSES)

3. 2012IFC 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 DESIGNATION ON THE ENTRY DOORS TO THE SUITES IN A CONTRAST  
COLOR TO THE BACKGROUND. (VERIFIED AT INSPECTION)

4. 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 FIRE SPRINKLER SYSTEM CONTRACTOR PROVIDE SHOP DRAWINGS FOR ANY  
MODIFICATION TO BE DONE TO THE FIRE SPRINKLER SYSTEM. (INFORMATION PURPOSES)

5. 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 FOR EACH SUITE. (VERIFIED AT INSPECTION)

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

7. 2012 IFC 901.6- Inspection, testing and maintenance. Fire detection, alarm and extinguishing systems shall be maintained in an operative condition at all times, and shall be replaced or repaired where defective. Not required fire protection systems and equipment shall be inspected, tested and maintained or removed.

THE EXISTING FIRE SPRINKLER SYSTEM RISER SHALL BE CURRENT WITH ALL REQUIRED  
SERVICE AND MAINTENANCE. A CURRENT SERVICE TAG SHALL BE POSTED ON THE  
SYSTEMS RISER. (VERIFIED AT INSPECTION)

***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.***