



PLAN REVIEW CONDITIONS

March 21, 2017

SULLIVAN PALMER ARCHITECTS
8849 LONG
LENEXA, KS 66215

Permit No: PRCOM20170736
Project Title: LION WINE & LIQUOR
Project Address: 1601 NE DOUGLAS ST, LEES SUMMIT, MO 64086
Parcel Number: 52400043000000000
Location: DOUGLAS SQUARE CENTER THIRD PLAT-LOTS 10-12 LOT 12
Type of Work: ALTERATION COMMERCIAL
Occupancy Group:
Description: INTERIOR ALTERATIONS TO CONVENIENCE STORE - RELOCATING CASH WRAP AND ASSOCIATED ELECTRICAL

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. Dispensing Operations:

2304.1 Supervision of dispensing.

The dispensing of fuel at motor fuel-dispensing facilities shall be conducted by a qualified attendant or shall be under the supervision of a qualified attendant at all times or shall be in accordance with Section 2304.3.

2304.2 Attended self-service motor fuel-dispensing facilities.

Attended self-service motor fuel-dispensing facilities shall comply with Sections 2304.2.1 through

2304.2.5. Attended self-service motor fuel-dispensing facilities shall have at least one qualified attendant on duty while the facility is open for business. The attendant's primary function shall be to supervise, observe and control the dispensing of fuel. The attendant shall prevent the dispensing of fuel into containers that do not comply with Section 2304.4.1, control sources of ignition, give immediate attention to accidental spills or releases, and be prepared to use fire extinguishers.

2304.2.1 Special-type dispensers.

Approved special-dispensing devices and systems such as, but not limited to, card- or coin-operated and remote-preset types, are allowed at motor fuel-dispensing facilities provided there is at least one qualified attendant on duty while the facility is open to the public. Remote preset-type devices shall be set in the "off"

position while not in use so that the dispenser cannot be activated without the knowledge of the attendant.

2304.2.2 Emergency controls.

Approved emergency controls shall be provided in accordance with Section 2303.2.

2304.2.3 Operating instructions.

Dispenser operating instructions shall be conspicuously posted in approved locations on every dispenser.

2304.2.4 Obstructions to view.

Dispensing devices shall be in clear view of the attendant at all times. Obstructions shall not be placed between the dispensing area and the attendant.

2304.2.5 Communications.

The attendant shall be able to communicate with persons in the dispensing area at all times. An approved method of communicating with the fire department shall be provided for the attendant.

ACTION REQUIRED:

The attendants will have their backs to the fuel dispensers. No obstructions, advertisements, posters, shelving etc will be in line of view of the fuel dispensers.

2. 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).

ACTION REQUIRED:

post the numeric address of 1601 on the exterior of the building address shall be readable from the roadway (Douglas St.) (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.

ACTION REQUIRED:

2305.5 Fire extinguishers.

Approved portable fire extinguishers complying with Section 906 with a minimum rating of 2-A:20-B:C shall be provided and located such that an extinguisher is not more than 75 feet (23 860 mm) from pumps, dispensers or storage tank fill-pipe openings. (verified at inspection)

4. Emergency Shut-off:

2303.2 Emergency disconnect switches.

An approved, clearly identified and readily accessible emergency disconnect switch shall be provided at an approved location to stop the transfer of fuel to the fuel dispensers in the event of a fuel spill or other emergency. An emergency disconnect switch for exterior fuel dispensers shall be located within 100 feet (30 480 mm) of, but not less than 20 feet (6096 mm) from, the fuel dispensers. For interior fuel-dispensing operations, the emergency disconnect switch shall be installed at an approved location. Such devices shall be distinctly labeled as: EMERGENCY FUEL SHUTOFF. Signs shall be provided in approved locations.

ACTION REQUIRED:

Show the locations of the emergency shut-offs. Testing of the switches will be required prior to the final occupancy.

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.