



FIRE DEPARTMENT

PLAN REVIEW CONDITIONS

July 25, 2018

ROSE CONSTRUCTION CO., INC.
PO BOX 100
OLATHE, KS 66051

Permit No: PRCOM20182193
Project Title: GOODVETS SHELL
Project Address: 420 SW LONGVIEW BLVD, LEES SUMMIT, MO 64081
Parcel Number: 62420970100000000
Location: TOWER PARK COMMERCIAL PHASE 2 LOTS 5-7 & TRS A & B---LOT 7
Type of Work: NEW SHELL BUILDING
Occupancy Group: BUSINESS
Description: NEW SHELL FOR FUTURE VETERINARY CLINIC

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.

Development Services Department (816) 969-1200

Fire Department (816) 969-1300

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).

ACTION REQUIRED:(verified at inspection)

Numeric address shall be readable from the roadway

Building Plan Review

Reviewed By: Joe Frogge

Pending

1. The building permit for this project can not be issued until the Codes Administration Department has received the approved Final Development Plan from the Planning and Development Department.

Action required: Comment is for informational purposes.

2. 2012 IBC 1004.1 Design occupant load. In determining means of egress requirements, the number of occupants for whom means of egress facilities shall be provided shall be determined in accordance with

this section.

Action required: B type occupant load is to be calculated with building gross. Recalculate or remove as the occupant load will be reassessed at tenant finish.

3. 2012 IBC 501.2 – Premises identification. New and existing buildings shall have approved numbers or letters. Each character shall not be less than 3 inches high with a minimum stroke width of 0.5 inch. They should be installed on a contrasting background and be plainly legible and visible from the street or road fronting the property. When required by the fire code official, address numbers shall be provided in additional approved locations to facilitate emergency response. Address numbers and letters shall be Arabic numbers or alphabetical letters. Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole or other approved sign or means shall be used to identify the structure. Address numbers shall be maintained. In multi-tenant commercial buildings where tenants have multiple entrances located on different sides of the building, each door shall be addressed. Address characters shall be capable of being illuminated by an internal or external lighting source.

Action required: Address assigned to this building is 420 SW Longview Blvd. Please update your records.

4. Copies of the engineered truss package were not provided at the time of permit application.

Action required: Provide roof truss package or request deferral.

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 Development Services Department shall not be construed as a structural review of the project.