



FIRE DEPARTMENT

PLAN REVIEW CONDITIONS

August 22, 2018

CL ARCHITECTURE (CRAIG LUEBBERT)
396 SW WINTERGARDEN
LEES SUMMIT, MO 64081

Permit No: PRCOM20182771
Project Title: MAR BUILDING SOLUTIONS
Project Address: 1445 SE BROADWAY DR, LEES SUMMIT, MO 64081
Parcel Number: 61720125400000000
Location: NEWBERRY LANDINGS FIRST PLAT---LOT 295
Type of Work: NEW COMMERCIAL
Occupancy Group: STORAGE, MODERATE HAZARD
Description: NEW OFFICE/WAREHOUSE

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

Building Plan Review	Reviewed By: Joe Frogge	Pending
Fire Plan Review	Reviewed By: Joe Dir	Rejected

1. 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.

ACTION REQUIRED:

Fire alarm system installation may be an option if a fire sprinkler system is not installed. Refer to IFC 2012 Table 3206.2 for general fire protection and life safety requirements for high piled storage of a class 1 commodity, also reference IFC 2012 sections 3207 and 3208

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:(Veriifed at inspection)

Address shall be readable from the addressed roadway (Broadway)

3. 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.

ACTION REQUIRED:

Fire Sprinkler system installation may be a fire protection option. Refer to IFC 2012 Table 3206.2 for general fire protection and life safety requirements for high piled storage of a class 1 commodity, also reference IFC 2012 sections 3207 and 3208

4. 2012 IFC 906.2- General requirements. Portable fire extinguishers shall be selected, installed and maintained in accordance with this section and NFPA 10.

ACTION REQUIRED:(verified at inspection)

Provide a minimum of three 2A-10BC fire extinguishers. The extinguishers are to mounted on a wall close to an exit.

5. Commodity classification

ACRTION REQUIRED:

Provide information on the type of non combustibles will be stored. Reference IFC 2012 Sections 3203.1 - 3203.5 for commodity classification

6. Storage in warehouse

ACTION REQUIRED:

Provide a floor plan showing the type of storage to be utilized, Racks, high piled storage, pallets. Plan should include height /width of storage, isle widths, egress paths through stroage.

7. Egress Illumination

ACTION REQUIRED:

Include emergency illumination on the exterior of each exit

[B] 1006.1 Illumination required. The means of egress, including the exit discharge, shall be illuminated at all times the building space served by the means of egress is occupied.

8. AHU duct detection

ACTION REQUIRED:

All AHU producing more than 2,000 CFM will require duct detection installed and comply with IFC 2012 sections 907.2.13.1.2 and 907.3.1

9. Door operation hardware

ACTION REQUIRED: No keyed locks on the egress side of an exit. Povidie a door hardware schedule IFC 2012 1008.1.9

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.

