



FIRE DEPARTMENT

PLAN REVIEW CONDITIONS

August 29, 2018

B & A ARCHITECTURE
100 W 31ST ST STE 100
KANSAS CITY, MO 64108

Permit No: PRCOM20182860
Project Title: TIKKA TWIST
Project Address: 697 NW BLUE PKWY, LEES SUMMIT, MO 64086
Parcel Number: 51700040900000000
Location: SUMMIT FAIR 3RD PLAT LOTS 15-27 & TRACTS F-I---LOT 17
Type of Work: CHANGE OF TENANT
Occupancy Group: ASSEMBLY FOR FOOD AND DRINK INC BARS, RESTAURANTS, BANQUET HALLS
Description: TENANT FINISH FOR A NEW RESTAURANT

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 1004.3- Posting of occupant load. Every room or space that is an assembly occupancy shall have the occupant load of the room or space posted in a conspicuous place, near the main exit or exit access doorway from the room or space. Posted signs shall be of an approved legible permanent design and shall be maintained by the owner or authorized agent.

ACTION REQUIRED:(verified at inspection)

Occupant load should be posted in the dining area close to the entrance.

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.

ACTION REQUIRED:(information purposes)

Have the fire alarm system contractor provide shop drawings of the modifications to be done to the existing fire alarm system.

3. 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)

Address shall be readable from the roadway

4. 2012 IFC 609.2- Where required. A Type I hood shall be installed at or above all commercial cooking appliances and domestic cooking appliances used for commercial purposes that produce grease vapors.

ACTION REQUIRED:

Provide manufactures specs on the Type-1 hood(s) and suppression system(s) to be installed. Include a drawing showing the Type 1 kitchen hood exhaust system.

5. 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:(information purposes)

Have the fire sprinkler system contractor provide shop drawings of the modifications to be done to the fire sprinkler system.

6. 2012 IFC 901.5- Installation acceptance testing. Fire detection and alarm systems, fire-extinguishing systems, fire hydrant systems, fire standpipe systems, fire pump systems, private fire service mains and all other fire protection systems and appurtenances thereto shall be subject to acceptance tests as contained in the installation standards and as approved by the fire code official. The fire code official shall be notified before any required acceptance testing. The fire code official shall be notified 48 hours before any required acceptance test.

ACTION REQUIRED:(information purposes)

Acceptance testing of the fire alarm system modifications and Type 1 kitchen hoods will be required prior to the final occupancy inspection. Contact the fire department to schedule to schedule testing.

(816)969-1300

7. 2012 IFC 904.11.5- Portable fire extinguishers for commercial cooking equipment. Portable fire extinguishers shall be provided within a 30-foot (9144 mm) travel distance of commercial-type cooking equipment. Cooking equipment involving vegetable or animal oils and fats shall be protected by a Class K rated portable extinguisher.

ACTION REQUIRED:(verified at inspection)

Provide a K class fire extinguisher for the kitchen area.. The K class fire extinguisher is to be mounted under or close to the manual pull station.

8. 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 two 2A-10BC fire extinguishers. The fire extinguishers are to be mounted on a wall close to an exit.

9. Door operations

ACTION REQUIRED: No keyed locks on the egress side of an exit

[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

9b. Exit Door Hardware

ACTION REQUIRED:

[B] 1008.1.10 Panic and fire exit hardware. Doors serving a Group H occupancy and doors serving rooms or spaces with an occupant load of 50 or more in a Group A or E occupancy shall not be provided with a latch or lock unless it is panic hardware or fire exit hardware.

10. Exit signage/emergency lighting

ACTION REQUIRED: Provide additional exit signage and emergency lighting at the back corridors intersection with indicators directing the egress travel path to the rear exit.

[B] 1011.1 Where required. Exits and exit access doors shall be marked by an approved exit sign readily visible from any direction of egress travel. The path of egress travel to exits and within exits shall be marked by readily visible exit signs

to clearly indicate the direction of egress travel in cases where the exit or the path of egress travel is not immediately visible to the occupants. Intervening means of egress doors within exits shall be marked by exit signs. Exit sign placement

shall be such that no point in an exit access corridor or exit passageway is more than 100 feet (30 480 mm) or the listed viewing distance for the sign, whichever is less, from the nearest visible exit sign.

11. AHU/HVAC

ACTION REQUIRED: Provide information about the CFM production of the AHU's. Duct detection may be required.

12. Tandoor Oven

ACTION REQUIRED: Provide manufactures specs on the installation and ventilation of the type and model of the solid fuel Tandoor oven to be installed.

13. Solid fuel cooking

ACTION REQUIRED: Reference the following and provide information on how the requirements will be addressed for the solid fuel cooking Tandoor oven.

NFPA 96 Chapter 14 solid fuel cooking

14.3-hoods for solid fuel cooking

14.4 Exhaust for solid fuel cooking

14.6 Air movement for solid fuel cooking

14.7 Fire -extinguishing Equipment for solid fuel cooking.

14.7.9 Hose protection

14.9 Minimum Safety Requirements (all sections): Fuel storage, handling, and ash removal for solid fuel cooking

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.