



### **PLAN REVIEW CONDITIONS**

July 08, 2019

MFIT STUDIOS  
725 SE 10TH ST, Unit C  
LEES SUMMIT, MO 64081

Permit No: PRCOM20191764  
Project Title: MFIT STUDIOS  
Project Address: 1481 SW MARKET ST, LEES SUMMIT, MO 64081  
Parcel Number: 61800320800000000  
Location: SOUTH PORT BUSINESS PARK LOT 12A---LOT 12A  
Type of Work: CHANGE OF TENANT  
Occupancy Group: ASSEMBLY FOR INDOOR SPORTING INCL ARENAS, RINKS, COURTS, SWIMMING POOLS  
Description: CHANGE OF USE PERMIT FOR PERSONAL TRAINING GYM - NO CONSTRUCTION

***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**

**Rejected**

1. 2018 IPC 403.1 – Minimum number of fixtures. Plumbing fixtures shall be provided in the minimum number shown in Table 403.1, based on the actual use of the building or space. Uses not shown in Table 403.1 shall be considered individually by the code official. The number of occupants shall be determined by the International Building Code.

Action required: Provide mop sink and drinking fountain. (drinking fountain requirement can be waived if tenant agrees to provide bottled water)

#### **Fire Plan Review**

**Reviewed By: Michael Weissenbach**

**Approved with Conditions**

1. 2018 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.

(Verified At Inspection)

Post occupant load at 29. Square footage divided by 50.

2. 2018 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).

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