

**DEVELOPMENT SERVICES**

**PLAN REVIEW CONDITIONS**

July 26, 2019

KIMLEY-HORN  
13455 NOEL RD, GALLERIA TOWER TWO  
DALLAS, TX 75240

Permit No: PRCOM20191159  
Project Title: SUMMIT WAVES - WAVE POOL  
Project Address: 120 SW BLUE PKWY, LEES SUMMIT, MO 64063  
Parcel Number: 61520210100000000  
Location / Legal: RNG-31 TWP-47 SEC-08 ALL OF SW NW LY W OF M O RR FORMERLY LEES SUMMIT FAIR  
Description: GROUNDS COMMUNITY BLDG PUBLIC SWIMMING POOL "HARRIS MEMORIAL PARK" (EX  
TR TO SKELLY OIL CO  
Type of Work: NEW COMMERCIAL  
Occupancy Group: ASSEMBLY FOR OUTDOOR ACTIVITIES INCL. STADIUMS, GRANDSTAND, AMUSEMENT PARKS  
Description: WAVE POOL AND EQUIPMENT BUILDING WITH RESTROOMS ADDITION TO EXISTING WATER  
PARK

***Revisions Required***

***One or more departments have not approved the permit and 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 address the comments as requested and provide three (3) copies of any revised sheets and/or additional information. 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: 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.  
ACTION REQUIRED:(verified at inspection)  
Provide an occupant load for the wave pool area and post the occupant load at the entrances

2. 2018 IFC 1010.1.10 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 a panic hardware or fire exit hardware.  
ACTION REQUIRED:(verified at inspection)  
Panic hardware to be placed on all single gates exits

3. 2018 IFC 1010.1.2.1 Direction of swing. Doors shall swing in the direction of egress travel where serving a room or area containing an occupant load of 50 or more persons or a Group H occupancy.  
ACTION REQUIRED:(verified at inspection)  
All of the exits gates shall swing in the direction of egress travel.

**DEVELOPMENT SERVICES**

4. 2018 IFC 407.2- Material Safety Data Sheets. Material Safety Data Sheets (MSDS) for all hazardous materials shall be readily available on the premises.

ACTION REQUIRED:(information purposes)

Safety data sheets shall be maintained of all pool cleaning chemicals that are used and or stored on site. The data sheets shall be on site and in a accessible location.

5. 2018 IFC 407.3- Identification. Individual containers of hazardous materials, cartons or packages shall be marked or labeled in accordance with applicable federal regulations. Buildings, rooms and spaces containing hazardous materials shall be identified by hazard warning signs in accordance with Section 2703.5.

ACTION REQUIRED:(verified at inspection)

All pool rooms and chemical rooms storing or utilizing acids, chlorines or other pool chemicals shall be properly placarded with NFPA 704 placards with the proper MSDS hazard ratings of the chemicals on the placards.

**6. GATES**

ACTION REQUIRED:(information purposes)

[B] 1008.2 Gates. Gates serving the means of egress system shall comply with the requirements of this section. Gates used as a component in a means of egress shall conform to the applicable requirements for doors.

**Building Plan Review**

**Reviewed By: Joe Frogge**

**Rejected**

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.

6/18/19 - acknowledged in letter

2. For the Health Department review contact Deb Sees with the Jackson County Public Works Department, Environmental Services Division, at (816) 847-7070. Health Department approval is required prior to receiving any type of building permit from the City of Lee's Summit.

Action required: Comment is for informational purposes.

6/18/19 - acknowledged in letter

3. For the Health Department inspection contact Deb Sees with the Jackson County Public Works Department, Environmental Health Division at (816) 847-7070. Health Department approval is required prior to receiving any type of Occupancy from the City of Lee's Summit.

Action required: Comment is for informational purposes.

6/18/19 - acknowledged in letter

4. Copies of the engineered shade structures and roof truss packages were not provided at the time of permit application.

Action required: Provide designs or request deferral.

6/18/19 - deferred per request

---

**DEVELOPMENT SERVICES**

5. 2017 NEC Article 110.26 Spaces About Electrical Equipment. Access and working space shall be provided and maintained about all electrical equipment to permit ready and safe operation and maintenance of such equipment. (see code for details)

Action required: Maintain minimum clearances at electrical equipment. To be field verified.

6/18/19 - acknowledged in letter - to be field verified

6. 2018 IPC 605.4 Water service pipe. Water service pipe and tubing shall conform to NSF 61 and shall conform to one of the standards listed in Table 605.3. (see code for additional requirements).

2018 IPC 605.4 Water distribution pipe. Water distribution pipe shall conform to NSF 61 and shall conform to one of the standards listed in Table 605.4. Hot water distribution pipe and tubing shall have a pressure rating of not less than 100 psi at 180degF.

2018 IPC 702.1 Above-ground sanitary drainage and vent pipe. Above-ground soil, waste and vent pipe shall conform to one of the standards listed in Table 702.1

2018 IPC 702.2 Underground building sanitary drainage and vent pipe. Underground building sanitary drainage and vent pipe shall conform to one of the standards listed in Table 702.2.

Action required: Provide pipe material schedule.

6/18/19 - not addressed.

**7/26/19 - directed to spec that we still do not have**

**Licensed Contractors**

**Reviewed By: Joe Frogge**

**Rejected**

1. Lee's Summit Code of Ordinance, Section 7-130.10 - Business License. It shall be unlawful for any person to engage in the construction contracting business without first obtaining a business license as required under the applicable provisions of Chapter 28 of the Lee's Summit Code of Ordinances.

Action required: Either a Class A or Class B license is required. Provide the name of the licensed general contractor.

6/18/19 - acknowledged in letter

2. Lee's Summit Code of Ordinance, Section 7-130.4 - Business License. (excerpt)

No person, other than a licensed contractor or employees of a licensed contractor, shall engage in electrical, plumbing or mechanical business, construction, installation or maintenance unless duly licensed in accordance with this section.

Action required: MEP subcontractors are required to be listed on permit. Provide company names of licensed MEP contractors.

6/18/19 - acknowledged in letter

***The review conducted by the City of Lee's Summit Codes Administration Department shall not be construed as a structural review of the project.***