

DEVELOPMENT SERVICES

PLAN REVIEW CONDITIONS

November 12, 2019

ROGER WEBB
COLLINS WEBB ARCHITECTURE

Permit No: PRCOM20193267
Project Title: SHINING LIGHT MUSIC
Project Address: 611 SW 3RD ST, LEES SUMMIT, MO 64063
Parcel Number: 61420023700000000
Location / Legal: RESURVEY OF LOTS 3 & 2, ZIEGLER ADDITION AN UN-NUMBERED TRACT DAF: BEG NE COR
Description: LOT 1 ZIEGLER ADD
Type of Work: CHANGE OF TENANT
Occupancy Group: BUSINESS
Description: TENANT FINISH FOR MUSIC STUDIO FOR LESSONS

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

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.

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.

Building Plan Review

Reviewed By: Joe Frogge

Rejected

1. A License Tax application completed by the contractor must be submitted to the City of Lee's Summit, Codes Administration Department, and any applicable License Tax paid prior to issuing a building permit.

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Action required: Comment is for informational purposes.

2. The project cost, which is used to establish the permit fee, has not been provided.

Action required: Comment is for informational purposes.

3. A code analysis shall be provided which includes but is not limited to occupancy type, occupant load, construction type, actual area, height and floors, allowable area, height and floors, and the codes to which the project is designed.

Action required: Clarify use of general business areas. Their website suggests at least some retail space.

Fire Plan Review

Reviewed By: Michael Weissenbach

Approved

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