

DEVELOPMENT SERVICES

PLAN REVIEW CONDITIONS

March 04, 2020

MCCLURE ENGINEERING COMPANY
705 1ST AVE NORTH
FORT DODGE, IA 50501

Permit No: PRLD20200498
Project Title: SAINT LUKES EAST - FLEX FACILITY EXPANSION - LAND DISTURBANCE
Project Address: 100 NE SAINT LUKES BLVD, LEES SUMMIT, MO 64086
Parcel Number: 52440044000000000
Location / Legal: SAINT LUKES HOSPITAL OF LEES SUMMIT LOTS 1 & 2---LOT 1
Description:
Type of Work: Land Disturbance
Occupancy Group: NOT APPLICABLE
Description: SAINT LUKES EAST - FLEX FACILITY EXPANSION - LAND DISTURBANCE

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

DE - ESC Application and Plan Review Reviewed By: Loic Nguinguiri, E.I.

Corrections

1. • General : Please acknowledge that this review covers a set of plan that contains sheets C001, C002, C101, C102, C103, C104, C201 and C202. Please include the missing sheets in the resubmittal.
2. • General : Please update list of contents to match set of plans (for the resubmittal).
3. • General : Please update the title block. The term(s) "Land Disturbance" or "Construction Documents" should appear under the address. a
4. • Sheet C101 & C201 : Please install ESC protection on the edge of all existing pavements adjacent to grading operation(s).
5. • Sheet C101 & C201 : Please install curb inlet sediment barrier on curb inlet, located between contour elevations 984 and 985 on the south side of the plan.
6. • Sheet C101 & C201 : In order to use the ESC barrier device more efficiently, please consider adding (or relocating), the silt fence, anywhere between the disturbance area(s) and the parking lot area to prevent mud runoff and accumulation. Considering the fact that the back of curb also serves as a runoff barrier, please show location of silt fence J-hooks, as needed.

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7. • Sheet C101 & C201 : Please consider the following sequence of actions regarding the construction of the parking lot (expansion) on the west side:

- (1) Tree removal
- (2) Grading
- (3) Curb and gutter removal

8. • Sheet C102 & C202 : On the plan view, please clearly indicate the area where trees would be cut down (using chainsaw) and the area where trees would be stumped and root-balled (using mechanical equipment).

9. • Sheet C102 & C202 : Please install ESC protection on the edge of all existing pavements adjacent to grading operation(s).

10. • Sheet C102 & C202 : The ground appears to be relatively flat on the east side of the disturbance area. Please extend the silt fence down close to the construction limits.

11. • Sheet C102 & C202 : Please install ESC protection all around existing emergent wetland area(s).

12. • SWPPP : Please provide a MDNR permit along with the resubmittal since it is indicated that the disturbance area is over one acre.

13. • SWPPP : In section 1.5, It seems like the total project area is equal to the construction site area to be disturbed. Please confirm if this is accurate.

14. • SWPPP : In Section 2.2, It seems like the construction sequence includes backfilling. Please clarify.

15. • SWPPP : Please update SWPPP to match revision of set of plans (for the resubmittal).

16. • SWPPP : It is our understanding that the trees represent a critical habitat for the bats. Please clarify Section 1.7.

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