

# LEE'S SUMMIT MIDDLE SCHOOL #4

# PACKAGE 3 - BUILDING & SITE

# 1001 SE BAILEY ROAD

# ISSUE FOR PERMIT - VOLUME 1 OF 2

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**10/08/20**

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C1005	SITE DIMENSION PLAN						
C1006	SITE DIMENSION PLAN						
C1007	SITE DIMENSION PLAN						
C1008	SITE DIMENSION PLAN						
C1009	SITE DIMENSION PLAN						
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C1011	SITE DIMENSION PLAN						
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		A1.1D	FIRST LEVEL FLOOR PLAN - AREA D				
		A1.1E	FIRST LEVEL FLOOR PLAN - AREA E				
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		A1.1G	FIRST LEVEL FLOOR PLAN - AREA G				
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## VICINITY MAP



## DESIGN TEAM

OWNER:  
LEE'S SUMMIT R-7 SCHOOL DIST  
502 SE TRANSPORT DRIVE  
LEE'S SUMMIT, MO 64063  
816.966.3415

ARCHITECT OF RECO

**DLR GROUP**  
7290 WEST 133RD ST  
OVERLAND PARK, KS 662  
913.897.7811

CIVIL ENGINEER

OLSSON  
7301 WEST 133RD ST  
OVERLAND PARK, KS 6621  
913.381.1170

LANDSCAPE ARCHITECTURE

DLR GROUP  
7290 WEST 133RD ST  
OVERLAND PARK, KS 66211  
913.897.7811

M.E.P. ENGINEER:

HENDERSON ENGINEERS  
8435 LENEXA DRIVE SUITE 3  
LENEXA, KS 66214  
913.742.5000

STRUCTURAL I

DLR GROUP  
7290 WEST 133RD ST  
OVERLAND PARK, KS 66211  
913.897.7811

## CONSTRUCTION

MCCOWNGORDON CONSTRUCTION  
422 ADMIRAL BOULEVARD  
KANSAS CITY, MO 64106  
816.877.0690

& @	NUMBER AND AT	EXP EXP EXT	EXPANSION EXP EXT
AB	ANCHOR BOLT	F	FABRIC
AB	AIR BARRIER	F.O	FACE OF
ASS	ASBESTOS	F.V.	FIELD VERIFY
ACC	ADA ACCESSIBLE	FAB	FABRICATED()
ACR	ACRYLIC	FB	FACE BRICK
AD	ACCESS DOOR	FD	FLOOR DRAIN
ADA	AMERICANS WITH DISABILITY ACT	FDN	FOUNDATION
ADON	ADDITION OR ADDITIONAL	FE	FIRE EXTINGUISHER
ADJ	ADJUSTABLE	FEC	FIRE EXTINGUISHER CABINET
ADJT	ADJACENT	FF	FINISH FLOOR
ADMIN	ADMINISTRATION	FH	FIRE HYDRANT
AEC	AUTOMATED EXTERNAL DEFIBRILLATORS	FHC	FIRE HOSE CABINET
AFF	ABOVE FINISHED FLOOR	FIG	FIGURE
AFG	ABOVE FINISHED GRADE	FIN	FINISHED
AUJ	AUTHORITY HAVING JURISDICTION	FIX	FIXTURE
AL	ALUMINUM	FL	FLOOR
ALT	ALTERNATE	FLASH	FLASHING
ALUM	ALUMINUM	FLEX	FLEXIBLE
ANCH	ANCHOR	FLG	FLOORING
ANSI	AMERICAN NATIONAL STANDARDS INSTITUTE	FLM	FULL LENGTH MIRROR
AP	ACCESS PANEL	FLUOR	FLUORESCENT
APC	ACOUSTIC PANEL CEILING	FO	FINISH OPENING
APPROX	APPROXIMATE	FOC	FACE OF CONCRETE
ARCH	ARCHITECTURAL	FOF	FACE OF FINISH
ASPH	ASPHALT	FOM	FACE OF MASONRY
AUTO	AUTOMATIC	FOS	FACE OF STUD
AVG	AVERAGE	FOW	FACE OF WALL
AWP	ACOUSTIC WALL PANEL	FP	FIREPROOFING
		FR	FIRE RESISTANT
B.O.	BOTTOM OF	FRP	FIBERGLASS REINFORCED PANEL
BCS	BABY CHANGING STATION	FRT	FIRE RESISTANCE TREATED
BD	BOARD	FRS	FLOOR SINK
BLDG	BUILDING	FSS	FOLDING SHOWER SEAT
BLK	BLACK	FT	FEET
BLKG	BLOCKING	FTG	FOOTING
BLKHD	BULKHEAD	FUT	FUTURE
BM(S)	BEAM(S)	FVC	FIRE VALVE CABINET
BT	BOTTOM	FWC	FABRIC WALL COVERING
BRDG	BRIDGING		
BRG	BEARING	G	GROUT
BRKT	BRACKET	GA	GAUGE
BSMT	BASEMENT	GAL	GALLON
BT	BATHTUB	GALV	GALVANIZED
BTWN	BETWEEN	GB	GRAB BAR
		GC	GENERAL CONTRACTOR
C	CHANNEL	GD	GARBAGE DISPOSAL
CAB	CABINET	GEN	GENERAL
CANT	CANTILEVER	GFA	GROSS FLOOR AREA
CAP	CAPACITY	GL	GLUE LAMINATED
CBD	CHALKBOARD	GL	GLASS
CER	CERAMIC	GMP	GUARANTEED MAXIMUM PRICE
CF	CUBIC FEET	GOVT	GOVERNMENT
CFCI	CLEARANCE FURNISHED CONTRACTOR INSTALLED	GR	GUARD RAIL
CFSF	COLD-FORMED STEEL FRAMING	GR	GRADE
CG	CLEAR FLOAT GLASS	GRS	GALVANIZED RIGID STEEL
CI	CAST IRON	GWB	GYPSUM WALL BOARD
CIG	CLEAR INSULATING GLASS	GYP	GYPSUM
CIP	CAST IN PLACE		
CJ	CONTROL JOINT	H	HEIGHT
CJA	CONTROL JOINT ABOVE	HC	HOLLOW CORE
CL	CENTER LINE	HD	HAND DRYER
CLG	CEILING	HDBD	HARBORBOARD
CLS	CLOSET	HDR	HEADER
CLR	CLEAR	HDMV	HARDWOOD
CMU	CONCRETE MASONRY UNIT	HDMV	HARDWARE
COL	COLUMN	HM	HOLLOW METAL
COM	COMMON	HORIZ	HORIZONTAL
COMB	COMBINATION	HR	HOUR
COMM	COMMUNICATIONS	HR	HANDRAIL
COMPR	COMPRESSIBLE	HS	HARDWARE SET
CONC	CONCRETE	HSS	HOLLOW STRUCTURAL SHAPE
CONF	CONFERENCE	HVAC	HEATING VENTILATING AND AIR CONDITIONING
CONF	CONFIGURATION		
CONN(S)	CONNECTION(S)	i.e.	THAT IS
CONST	CONSTRUCTION	IAW	IN ACCORDANCE WITH
CONST	CONTINUOUS	IBC	INTERNATIONAL BUILDING CODE
CONTR	CONTRACTOR()	ID	INSIDE DIAMETER
CORR	CORRUSCIBLE	IF	INSIDE FACE
CP	COVER PLATE	IJ	ISOLATION JOINT
CPT	CARPET	IJ	IN JOIST SPACE
CR	CHAIR RAIL	IN	INCH
CS	COUNTERSINK	INC	INCLUDE(S)
CSUJ	CONSTRUCTION JOINT	INSUL	INSULATION
CSWK	CASEWORK	INT	INTERIOR
CT	CERAMIC TILE		
CTG	CLEAR TEMPERED FLOAT GLASS	JAN	JANITOR
CTIG	CLEAR TEMPERED INSULATING GLASS	JCT	JUNCTION
CTR	CENTER	JFB	JOINT FILLER BOARD
CU	COPPER	JST	JOIST
CU	CUBIC	JO	JOINT
CU	COMBINATION UNIT		
CV	CONDOM VENDOR	KCJ	KEYED CONSTRUCTION JOINT
CY	CUBIC YARD	KD	KNOCKDOWN
CYL	CYLINDER	KH	KITCHEN HOOD
		KIT	KITCHEN
D	DEPTH		
DB	DECIBEL	L	ANGLE
DBL	DOUBLE	LAB	LABORATORY
DC	DUST COLLECTOR	LAM	LAMINATED
DEG	DEGREE	LAV	LAVATORY
DEMO	DEMOLISH OR DEMOLITION	LB(S)	POUNDS()
DEPR	DEPRESSION(ED)	LBR	LUMBER
DEPT	DEPARTMENT	LDG	LOADING
DET	DETAIL	LF	LINEAR FOOT
DET	DETENTION	LG	LENGTH (LONG)
DF	DRINKING FOUNTAIN	LG	LAMINATED GLASS
DG	DOOR GRILLE	LIN	LINEAR
DIA	DIAMETER	LINO	LINOLEUM
DIAG	DIAGONAL	LKR	LOOKER
DIM	DIMENSION	LOC	LOCATION
DIV	SPECIFICATION DIVISION	LONG	LONGITUDINAL
DN	DOWN	LSC	LIFE SAFETY CODE
DPFG	DAMPPOFFING	LTG	LIGHTING
DR	DOOR	LV	LOUVER
DSN	DOWNSPOUT NOZZLE	LVT	LUXURY VINYL TILE
DW	DISHWASHER	LWC	LIGHT WEIGHT CONCRETE
DW(S)	DRAWING(S)		
DWL(S)	DOWEL(S)	M	THOUSAND
DWR	DRAWER	MAG	MAGNETIC
		MAINT	MAINTENANCE
E	EAST	MAN	MANUAL
EA	EACH	MAS	MASONRY
EA	EACH FACE	MATL	MATERIAL
EB	EXPANSION BOLT	MAX	MAXIMUM

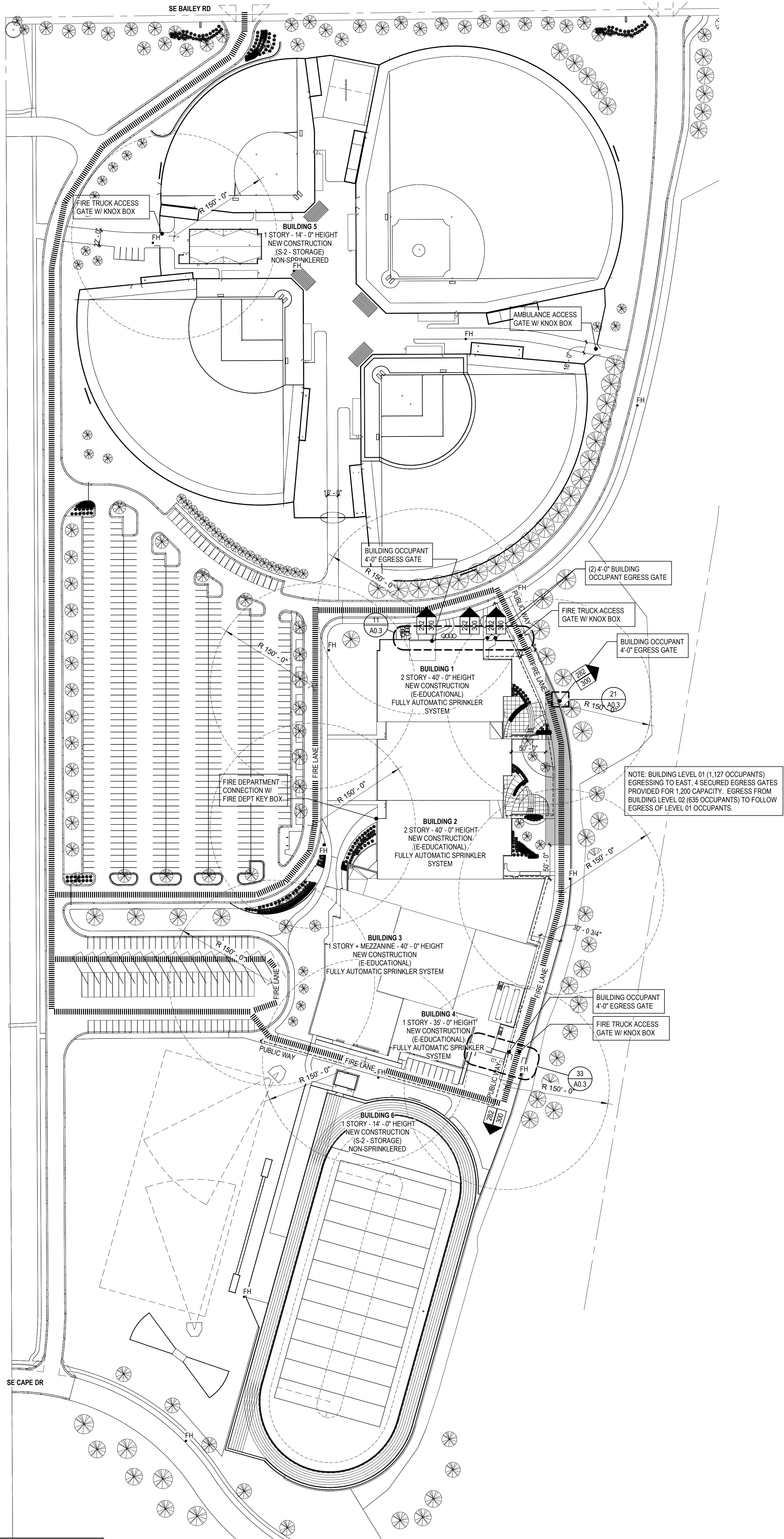
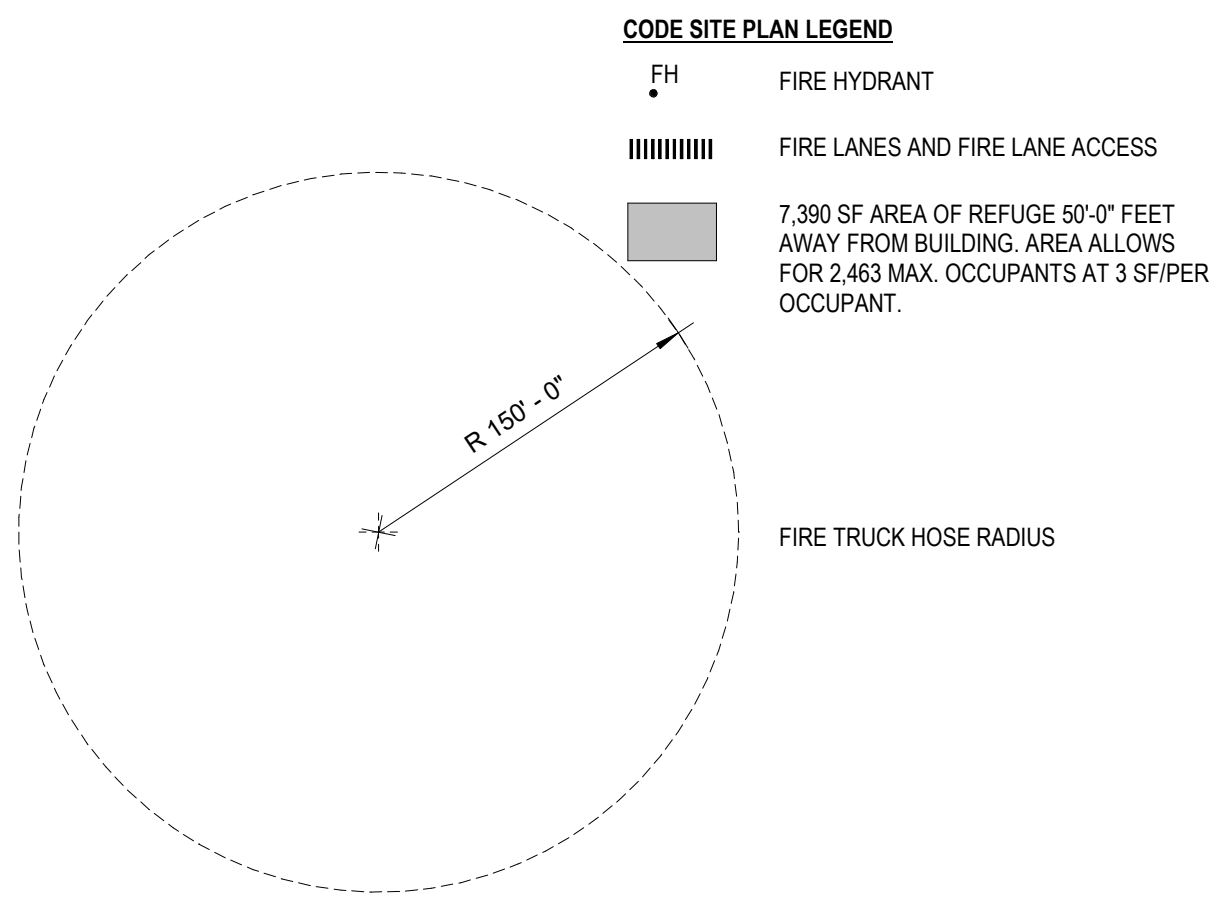
	NWC	NORMAL WEIGHT CONCRETE	VERT	VERTICAL
			VEST	VESTIBULE
O to O	OUT TO OUT		VF	VINYL FLOOR
PAR	OVERLAY		VOC	VOLATILE ORGANIC COMPOUND
OC	ON CENTER		VOL	VOLUME
OFCl	OWNER FURNISHED CONTRACTOR INSTALLED		VP	VENEER PLASTER
OFF	OFFICE		VT	VINYL TILE
OFCl	OWNER FURNISHED OWNER INSTALLED		VWC	VINYL WALL COVERING
OPCl(S)	OPENSING			
OPP	OPPOSITE		W	WEST
OSHA	OPERATIONAL SAFETY AND HEALTH ADMINISTRATION		W	WIDE
OTB	OPEN TO BELOW		W/	WITH
OVL	OVERFLOW		WO	WITHOUT
OWHD	OVERHEAD		WB	WALL BASE
			WC	WATER CLOSET
P	PAINT		WC	WALL COVERING
PAN B	PANIC BOLT		WCL	WATER CLOSET/LAVATORY COMBINATION
PAR	PARALLEL		WD	WOOD
PS	PARTICLE BOARD		WDF	WOOD FLOORING
PC	PRECAST CONCRETE		WDW	WINDOW
PCD	PAPER CUP DISPENSER		WG	POLISHED WIRE GLASS
PCT	PORCELAIN CERAMIC TILE		WI	WROUGHT IRON
PD	PANIC DEVICE		WDM	WALK OFF MAT
PENT	PENTHOUSE		WR	WASTE RECEPTACLE
PERF	PERFORATED		WRB	WEATHER RESISTANT BARRIER
PERP	PERPENDICULAR		WW	WARM WHITE
PG	PATTERN GLASS		WWF	WELDED WIRE FABRIC
PC	PORTABLE INSTRUMENT CONNECTION			
PIG	PATTERN INSULATING GLASS		YD	YARD
PL	PLATE			
PL	PROPERTY LINE			
PL	PLASTIC LAMINATE			
PLAI	PLASTIC LAMINATE			
PLBG	PLUMBING			
PLYWD	PLYWOOD			
PR	PAIR			
PREFAB	PREFABRICATED			
PROJ	PROJECTOR (ION)			
PS	PROJECTION SCREEN			
PT	POINT			
PTD	PAPER TOWEL DISPENSER			
PTDR	COMBINATION TOWEL DISPENSER/RECEPTACLE			
PTN	PARTITION			
PVC	POLYVINYL CHLORIDE			
PWL	POWER POWER LEVEL			
QT	QUARRY TILE			
QTR RND	QUARTER ROUND			
QTY	QUANTITY			
RAD	RADIUS			
RB	RUBBER BASE			
RC	REMOTE CONTROL			
RCP	REFLECTED CEILING PLAN			
RD	ROOF DRAIN			
REF	REFERENCE			
REFL	REFLECTED			
REM	REMOVABLE			
REQ(D)	REQUIRE(D)			
RESIL	RESILIENT			
REV	REVISION(S)			
RF	RESILIENT FLOORING			
RF	RUBBER FLOOR			
RFM	RECESSED FLOOR MAT			
RH	ROBE HOOK			
R&C	ROUGH IN AND CONNECT			
RM	ROOM			
RND	ROUND			
S	SOUTH			
S	SINK			
SAT	SPRAYED ACOUSTIC TREATMENT			
SAW	SOUND ABSORBING WALL UNITS			
SB	SPLASH BLOCK			
SC	SOLID CORE			
SC	SHOWER CURTAIN			
SCD	SEAT COVER DISPENSER			
SCH	SHOWER CURTAIN HOOK			
SCHED	SCHEDULE			
SCR	SHOWER CURTAIN ROD			
SCT	STRUCTURAL CLAY TILE			
SD	SOAP DISPENSER			
SECT	SECTION			
SECY	SECRETARY			
SG	SPANDREL GLASS			
SGL	SINGLE			
SH	SHOWER			
SHM	SECURITY HOLLOW METAL			
SHT	SHEET			
SIM	SIMILAR			
SINT	SEALANT			
SM	SHEET METAL			
SND	SANITARY NAPKIN DISPOSAL			
SNV	SANITARY NAPKIN VENDOR			
SPEC	SPECIFICATION(S)			
SPL	SOUND PRESSURE LEVEL			
SPL	SPECIAL			
SQ	SQUARE			
SS	STAINLESS STEEL			
SS	SOLID SURFACE			
SSA	STORM SHELTER AREA			
SSS	STAINLESS STEEL SHELF			
ST	STONE			
ST	STAIR			
STAGD	STAGGERED			
STC	SOUND TRANSMISSION CLASS			
STD	STANDARO			
STGR	STRINGER			
STL	STEEL			
STOR	STORAGE			
STRUCT	STRUCTURAL			
SUBFL	SUBFLOOR			
SURF	SURFACE			
SUSP	SUSPENDED			
SV	SHEET VINYL			
SYM	SYMMETRICAL			
T	TREAD			
T&G	TONGUE AND GROOVE			
T.O.	TOP OF			
TAN	TANGENT			
TB	TOWEL BAR			
TBD	TACK BOARD			
TCP	TOILET COMPARTMENT PARTITION			
TEMP	TEMPORARY			
TERR	TERRAZZO			
TG	TINTED FLOAT GLASS			

	DETAIL NUMBER		EARTH
	CROSS REFERENCE		GRAVEL
	SHEET NUMBER		SAND
	SIMILAR OR TYPICAL REFERENCE		CONCRETE
	WALL SECTION		PRECAST CONCRETE
	DETAIL REFERENCE		STEEL
	BUILDING SECTION		GYM FLOOR
	BUILDING ELEVATION INTERIOR ELEVATION		WOOD (CONTINUOUS BLOCKING)
	BUILDING ELEVATION EXTERIOR ELEVATION		WOOD (NON-CONTINUOUS BLOCKING)
	CASEWORK ELEVATION		WOOD (TRIM FINISH)
	KEYNOTE		GLASS
	COLUMN GRID LINE		STONE
	ROOM NAME		SHINGLES
	ROOM NUMBER/NAME		CONCRETE MASONRY UNIT
	DOOR NUMBER / INTERIOR WINDOW		BRICK VENEER
	EXTERIOR WINDOW NUMBER		STEEL (LARGE SCALE)
	WALL TYPE		PLYWOOD (LARGE SCALE)
	REVISION NUMBER		GYPSUM WALL BOARD
	DESCRIPTION		BATT INSULATION
			RIGID INSULATION
			SPRAY FOAM INSULATION
			FIRE SAFING INSULATION
			PROTECTION BOARD
			CARPET (LARGE SCALE)
			ACOUSTIC TILE (LARGE SCALE)
			TILE (LARGE SCALE)

	PROPERTY LINE		AREA INLET
	LOT LINE		CURB INLET
	EASEMENT LINE		MANHOLE
	BUILDING LINE, EXISTING		OBSERVATION RISER
	BUILDING LINE, NEW W/DOOR OPENING AND STRUCTURAL TPOOP		HEAD WALL
	PRIMARY CONTOUR, EXISTING		FLARED END
	PRIMARY CONTOUR, NEW		CLEAN OUT
	SECONDARY CONTOUR, EXISTING		CAP
	SECONDARY CONTOUR, NEW		THRUST BLOCK
	SLOPE, PAVEMENT		VALVE
	DRAINAGE DITCH OR SWALE		POST INDICATOR VALVE
	STREET CENTERLINE		REDUCER
	CURB, THICKENED EDGE		MAGNESIUM ANODE
	CURB, EXISTING		DIELECTRIC COUPLING
	CURB, NEW		CATHODIC TEST STATION
	PAVING CONTRACTION JOINT		FIRE HYDRANT
	PAVING KEYED CONSTRUCTION JOINT		POWER POLE
	PAVING TIE CONSTRUCTION JOINT		LIGHT POLE
	PAVING EXPANSION JOINT		TELEPHONE MANHOLE
	FENCE, SECURITY		TELEPHONE BOX
	FENCE, BARBED WIRE		SPRINKLER HEAD, 360°
	FENCE, CHAIN LINK		SPRINKLER HEAD, 270°
	FENCE, WOOD		SPRINKLER HEAD, 180°
	SEED LIMIT		SPRINKLER HEAD, 90°
	SOD LIMIT		QUICK COUPLING
	STORM DRAIN		TREE, EXISTING DECIDUOUS
	SUBDRAIN		TREE, EXISTING CONIFER
	SUBDRAIN, PERFORATED		SHADE TREE
	SANITARY SEWER		ORNAMENTAL TREE
	FORCE MAIN		DECIDUOUS TREE
	WATER		SHRUB
	FIRE		CLIPPED SHRUB
	GAS		
	HIGH PRESSURE STEAM		
	MEDIUM PRESSURE STEAM		
	LOW PRESSURE STEAM		
	UNDERGROUND ELEC/TELEPHONE		
	OVERHEAD POWER		
	LAWN SPRINKLER HOT LINE		
	LAWN SPRINKLER LATERAL		



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## SYMBOL LEGEND

- OCCUPANCY LOAD  
(OCCUPANCY LOAD IS NOT INCLUDED IN LOADS BEYOND THIS ROOM)
- COMBINED OCCUPANT LOAD AT A GIVEN DOOR OR STAIR  
(THE CAPACITY OF DOORS ARE DETERMINED AS FOLLOWS:  
CLEAR OPENING WIDTH IN INCHES DIVIDED BY 0.15  
THE CAPACITY OF STAIRS ARE DETERMINED AS FOLLOWS:  
WIDTH IN INCHES DIVIDED BY 0.2 FOR SPRINKLERED PER 1005.3.1 EXCEPTION 1)
- COMBINED OCCUPANT LOAD AT A GIVEN DOOR (SUM OF THESE EQUALS TOTAL OCCUPANT LOAD)  
- TOTAL EXIT CAPACITY OF DOOR  
(THE CAPACITY OF DOORS ARE DETERMINED AS FOLLOWS:  
CLEAR OPENING WIDTH IN INCHES DIVIDED BY 0.15)
- PANIC DEVICE  
XX MIN - DOOR FIRE RATING

## WALL SEPARATION LEGEND

WALL HOURLY RATING	WALL FIRE RATING TYPE
0 = 0 HOUR	C = CORRIDOR
1/2 = 1/2 HOUR	EW = EXTERIOR WALL
1 = 1 HOUR	FB = FIRE BARRIER
2 = 2 HOUR	FP = FIRE PARTITION
3 = 3 HOUR	FSB = FIRE/SMOKE BARRIER
SP = SMOKE PARTITION	FW = FIRE WALL
SW = SMOKE WALL	HX = HORIZONTAL EXT
	SB = SMOKE BARRIER
	VS = VERTICAL SHFT
	VX = VERTICAL EXT
	XP = EXIT PASSAGEWAY

## TYPICAL DOOR WIDTHS

DOOR WIDTH	CLEAR WIDTH	IBC 1006.1 FACTOR	ALLOWABLE OCCUPANCY
36"	33"	0.15	220
42"	39"	0.15	260
48"	45"	0.15	300
PAIR 36"	64"	0.15	426
PAIR 42"	76"	0.15	506
PAIR 48"	88"	0.15	586

## EXIT ACCESS STAIRWAYS:

- EXIT ACCESS STAIRWAYS AND RAMPS - TRAVEL DISTANCE ON EXIT ACCESS STAIRWAYS OR RAMPS SHALL BE INCLUDED IN THE EXIT ACCESS TRAVEL DISTANCE MEASUREMENT PER IBC 2018 1017.3.1.
- TWO-STORY OPENINGS - OPENINGS DO NOT CONNECT MORE THAN TWO STORIES PER IBC 712.1.9, EXCEPTION 1.
- EXIT ACCESS STAIRWAYS AND RAMPS SERVE ONLY TWO STORIES PER IBC 1019.3, EXCEPTION 1, AND DO NOT REQUIRE A SHAFT ENCLOSURE.

## BUILDING 1:

OCCUPANCY GROUP: E  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 43,500 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.2.3 SINGLE OCCUPANCY, MULTI STORY BUILDING IBC 506.3 FRONTAGE INCREASE):

IF= .6

Aa=[At + (NS \* If)] \* Sa

Aa=[43,500+(14,500\*.6)]

TOTAL ALLOWABLE AREA PER FLOOR: 52, 200

ACTUAL AREA PER FLOOR:

LEVEL 01: 20,385 SF

LEVEL 02: 20,385 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT (PER TABLE 504.3): 75' - 0"

ACTUAL BUILDING HEIGHT: 42' - 3"

## BUILDING 2:

OCCUPANCY GROUP: E  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 43,500 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.3):

IF= .26

Aa=[At + (NS \* If)] \* Sa

Aa=[43,500 + (14,500 \* .26)]

TOTAL ALLOWABLE AREA PER FLOOR: 47, 270

ACTUAL AREA PER FLOOR:

LEVEL 01: 41,978 SF

LEVEL 02: 41,842 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT (PER TABLE 504.3): 75' - 0"

ACTUAL BUILDING HEIGHT: 42' - 3"

## BUILDING 3:

OCCUPANCY GROUP: E  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 58, 000 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.3):

IF= .67

Aa=[At + (NS \* If)] \* Sa

Aa=[58,000 + (14,500 \* .67)]

TOTAL ALLOWABLE AREA PER FLOOR: 67, 715

ACTUAL AREA PER FLOOR:

LEVEL 01: 61,768 SF

MEZZANINE AND EQUIPMENT PLATFORMS: 5,718 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT: 75'-0"

ACTUAL BUILDING HEIGHT: 32'-0"

## BUILDING 4:

OCCUPANCY GROUP: E  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 58,000 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.2.2, 506.3):

IF= .46

Aa=[At + (NS \* If)] \* Sa

Aa=[58,000 + (14,500 \* .46)]

TOTAL ALLOWABLE AREA PER FLOOR: 64,670

ACTUAL AREA PER FLOOR: LEVEL 01: 8,126 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT: 75'-0"

ACTUAL BUILDING HEIGHT: 32'-0"

## BUILDING 5:

OCCUPANCY GROUP: S-2  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 26,000 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.2.2, 506.3):  
\*NONSEPARATED USE OCCUPANCY - ALLOWABLE AREA AND HEIGHT OF BUILDING BASED ON MOST RESTRICTIVE ALLOWANCES PER 508.3.2.

IF= .4

Aa=[At + (NS \* If)] \* Sa

Aa=[26, 000 + (26,000 \* .4)]

TOTAL ALLOWABLE AREA PER FLOOR: 36,400

ACTUAL AREA PER FLOOR: 4,829 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT: 55'-0"

ACTUAL BUILDING HEIGHT: 14'-0"

## BUILDING 6:

OCCUPANCY GROUP: S-2  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 26,000 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.2.2, 506.3):

IF= .4

Aa=[At + (NS \* If)] \* Sa

Aa=[26, 000 + (26,000 \* .4)]

TOTAL ALLOWABLE AREA PER FLOOR: 36,400

ACTUAL AREA PER FLOOR: 740 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT: 55'-0"

ACTUAL BUILDING HEIGHT: 14'-0"

## PROJECT LOCATION:

1001 SE BAILEY ROAD  
LEE'S SUMMIT, MO 64081

## OWNER NAME:

LEE'S SUMMIT R-7 SCHOOL DISTRICT

## OWNER CONTACT:

KYLE GORRELL, DIRECTOR LSR7 FACILITY SERVICES

## OWNER ADDRESS:

DEPARTMENT OF LEE'S SUMMIT SCHOOL DISTRICT  
FACILITY SERVICES  
502 SE TRANSPORT DRIVE  
LEE'S SUMMIT, MO 64081

## COUNTY: JACKSON COUNTY

## FIRE DEPARTMENT:

LEE'S SUMMIT FIRE DEPARTMENT

## WATER SUPPLY:

LEE'S SUMMIT WATER UTILITIES

## AUTHORITY HAVING JURISDICTION:

CITY OF LEE'S SUMMIT

## ARCHITECT OF RECORD:

DLR GROUP  
7290 WEST 133RD STREET, OVERLAND PARK, KS 66213

## CODES/REGULATIONS:

BUILDING: 2018 IBC  
FIRE: 2018 INTERNATIONAL FIRE CODE  
MECHANICAL: 2018 INTERNATIONAL MECHANICAL CODE  
PLUMBING: 2018 INTERNATIONAL PLUMBING CODE  
ELECTRICAL: 2017 NATIONAL ELECTRICAL CODE  
ACCESSIBLE STANDARD: ICC/ANSI A117.1-2017

## NEW CONSTRUCTION:

## OCCUPANCY:

EDUCATIONAL GROUP E (SECTION 305): INSTRUCTIONAL AREAS  
CONSTRUCTION TYPE (SECTION 602): TYPE IIB  
ALLOWABLE HEIGHT (PER IBC TABLE 504.3): 75' - 0"  
ALLOWABLE NUMBER OF STORIES (PER TABLE 504.4): 3

## SEPARATION REQUIREMENTS:

## BUILDING SEPARATION

PER TABLE 706.4: 2-HOUR FIRE WALL

\*a. IN TYPE II CONSTRUCTION, WALLS SHALL BE PERMITTED TO HAVE A 2-HOUR FIRE-  
RESISTANCE RATING

## LIFE SAFETY

AUTOMATIC FIRE SUPPRESSION SYSTEM THROUGHOUT  
FIRE ALARMS THROUGHOUT  
FIRE EXTINGUISHERS THROUGHOUT  
EMERGENCY LIGHTING  
FIRE DEPARTMENT CONNECTIONS - SEE CIVIL AND PLUMBING PLANS  
FIRE ALARM ANNUNCIATOR PANEL (FAAP) - AT RECEPTION D100A  
FIRE ALARM CONTROL PANEL (FACP) - AT ELECTRICAL C116  
SMOKE CONTROL SYSTEM: NOT APPLICABLE  
MANUAL ALARMS  
COMMUNICATIONS AND ELECTRICAL ROOMS: NO UPS PROVIDED, NO RACK OF BATTERIES PROVIDED.  
PENETRATIONS THROUGH FLOORS (PIPING, CONDUIT, ETC.): ANNULAR SPACE AROUND PENETRATING ITEMS TO BE FILLED WITH APPROVED MATERIALS TO RESIST THE FREE PASSAGE OF FLAME AND THE PRODUCTS OF COMBUSTION, PER 2018 IBC 714.6.2 AND 718.2.5.  
DUCT PENETRATIONS THROUGH FLOORS: ANNULAR SPACE AROUND PENETRATING DUCT TO BE FILLED WITH AN APPROVED NON-COMBUSTIBLE MATERIAL THAT RESISTS THE FREE PASSAGE OF FLAME AND THE PRODUCTS OF COMBUSTION, PER 2018 IBC 717.6.3.2 AND 718.2.5

## PLUMBING FIXTURES

	# OCCUPANTS		WC REQ'D		WC PROVIDED		LAV REQ'D		LAV PROVIDED		DRINKING FOUNTAINS	
	M	W	M	W	M	W	M	W	M	W	REQ'D	PROV.
STUDENTS/ FACULTY NOTES: CALCULATIONS BASED ON IPC 4.1 REQ'TS. OCCUPANT LOAD BASED ON PROJECTED 1,200 STUDENT/ 260 FACULTY COUNT	730	730	15	15	17	17	15	15	17	17	15	20
MAIN GYMNASIUM - PERFORMANCE SPECIAL EVENT NOTES: COMPETITION & AUXILIARY GYMS ARE NON-SIMULTANEOUS USE FROM STUDENT OCCUPANCY. BASED ON 1,360 OCCUPANTS SEATED ON BLEACHERS AND FLOOR W/ 63 STAGE OCCUPANTS	716	716	6	12	12	12	4	4	7	7	3	6
MAIN GYMNASIUM - ATHLETIC COMPETITION (ASSEMBLY) NOTES: COMPETITION & AUXILIARY GYMS ARE NON-SIMULTANEOUS USE FROM STUDENT OCCUPANCY. BASED ON 610 OCCUPANTS SEATED ON BLEACHERS AND 125 ATHLETES AND OFFICIALS	370	370	3	6	12	12	2	2	7	7	2	6
BASEBALL/SOFTBALL COMPLEX (ASSEMBLY) NOTES: CALCULATIONS BASED ON IPC 4.1 REQ'TS. OCCUPANT LOAD BASED ON PROJECTED MAXIMUM 600 ATHLETIC EVENT OCCUPANTS FAMILY TOILET INCLUDED WITH FEMALE COUNTS PER 2902.1.2	300	300	4	8	4	8	2	2	2	4	1	2
TORNADO SHELTER NOTES: PER ICC 500 TABLE 702.2. OCCUPANT LOAD BASED ON PROJECTED 1,200 STUDENT/ 260 FACULTY COUNT. TO BE USED AS DESIGNATED STORM SHELTER FOR STUDENT/FACULTY POPULATION. CALCULATIONS BASED ON ICC-500 REQUIREMENT FOR PLUMBING FIXTURES	730	730	3	3	3	3	1	1	1	1	-	-

BUILDING 1 - TYPE IIB - 2 STORY  
20,385 SF  
SPRINKLED

EXIT ACCESS TRAVEL DISTANCE LVL 1: 135' - 0" < 250' - 0"  
(TABLE 1017.2 EXIT ACCESS TRAVEL DISTANCE)

MAXIMUM COMMON PATH OF TRAVEL: 71' - 0" < 75' - 0"  
(TABLE 1006.2.1 SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY)

BUILDING 2 - TYPE IIB - 2 STORY  
41,978 SF  
SPRINKLED

EXIT ACCESS TRAVEL DISTANCE LVL 1: 187' - 0" < 250' - 0"  
(TABLE 1017.2 EXIT ACCESS TRAVEL DISTANCE)

MAXIMUM COMMON PATH OF TRAVEL: 73' - 0" < 75' - 0"  
(TABLE 1006.2.1 SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY)

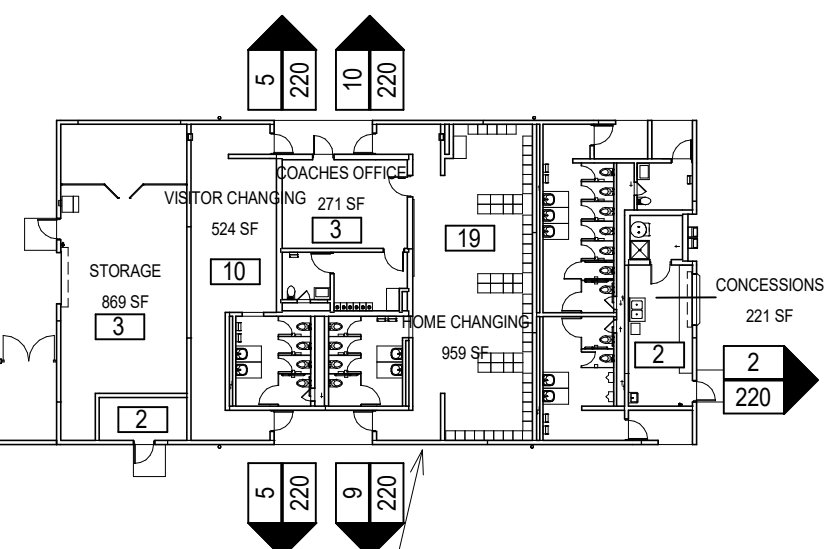
BUILDING 3 - TYPE IIB - 1 STORY + MEZZANINE  
65,957 SF  
SPRINKLED

OCCUPANT LOAD: 1,173

\*1,173 ACCOUNTED FOR IN EXITS

EXIT ACCESS TRAVEL DISTANCE LVL 1: 213' - 0" < 250' - 0"  
(TABLE 1017.2 EXIT ACCESS TRAVEL DISTANCE)

MAXIMUM COMMON PATH OF TRAVEL: 56' - 0" < 75' - 0"  
(TABLE 1006.2.1 SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY)

BUILDING 5 - TYPE IIB - 1 STORY  
4,829 SF  
NON-SPRINKLED

NONSEPARATED USE OCCUPANCY (A-5,S-2)

OCCUPANT LOAD: 38

\*38 ACCOUNTED FOR IN EXITS

EXIT ACCESS TRAVEL DISTANCE: 42' - 0" < 250' - 0"  
(TABLE 1017.2 EXIT ACCESS TRAVEL DISTANCE)

MAXIMUM COMMON PATH OF TRAVEL: 15' - 0" < 75' - 0"  
(TABLE 1006.2.1 SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY)

BUILDING 6 - TYPE IIB - 1 STORY  
740 SF  
NON-SPRINKLED

## CODE PLAN, LEVEL 1

SCALE: 1" = 30'-0"



## SYMBOL LEGEND

- OCCUPANCY LOAD  
 - ACCESSORY USE AREA  
(OCCUPANCY LOAD IS NOT INCLUDED IN LOADS BEYOND THIS ROOM)  
 - COMBINED OCCUPANT LOAD AT A GIVEN DOOR OR STAIR  
(THE CAPACITY OF DOORS ARE DETERMINED AS FOLLOWS:  
CLEAR OPENING WIDTH IN INCHES DIVIDED BY 0.15  
THE CAPACITY OF STAIRS ARE DETERMINED AS FOLLOWS  
WIDTH IN INCHES DIVIDED BY 0.2 FOR SPRINKLERED PER 1005.3.1 EXCEPTION 1)  
 - COMBINED OCCUPANT LOAD AT A GIVEN DOOR. (SUM OF THESE EQUALS TOTAL OCCUPANT LOAD)  
(THE CAPACITY OF DOORS ARE DETERMINED AS FOLLOWS:  
CLEAR OPENING WIDTH IN INCHES DIVIDED BY 0.15)  
 - PANIC DEVICE  
XX MIN - DOOR FIRE RATING

## WALL SEPARATION LEGEND

WALL HOURLY RATING	WALL FIRE RATING TYPE
0 = 0 HOUR	C = CORRIDOR
1/2 = 1/2 HOUR	EW = EXTERIOR WALL
1 = 1 HOUR	FB = FIRE BARRIER
2 = 2 HOUR	FP = FIRE PARTITION
3 = 3 HOUR	FSB = FIRE SMOKE BARRIER
SP = SMOKE PARTITION	FW = FIRE WALL
SW = SMOKE WALL	HX = HORIZONTAL EXIT
	SB = SMOKE BARRIER
	VS = VERTICAL SHAFT
	VX = VERTICAL EXIT
	XP = EXIT PASSAGEWAY

## TYPICAL DOOR WIDTHS

DOOR WIDTH	CLEAR WIDTH	IBC 1005.1 FACTOR	ALLOWABLE OCCUPANCY
36"	33"	0.15	220
42"	39"	0.15	260
48"	45"	0.15	300
PAIR 36"	64"	0.15	426
PAIR 42"	76"	0.15	506
PAIR 48"	88"	0.15	586

BUILDING 1 - TYPE IIB - 2 STORY  
20,293 SF  
SPRINKLED

EXIT ACCESS TRAVEL DISTANCE LVL 2: 238'-0" < 250'-0"  
(TABLE 1017.2 EXIT ACCESS TRAVEL DISTANCE)  
MAXIMUM COMMON PATH OF TRAVEL LEVEL 2: 63'-0" < 75'-0"  
(TABLE 1006.2.1 SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY)

BUILDING 2 - TYPE IIB - 2 STORY  
40,842 SF  
SPRINKLED

EXIT ACCESS TRAVEL DISTANCE: 238'-0" < 250'-0"  
(TABLE 1017.2 EXIT ACCESS TRAVEL DISTANCE)  
MAXIMUM COMMON PATH OF TRAVEL: 70'-0" < 75'-0"  
(TABLE 1006.2.1 SPACES WITH ONE EXIT OR EXIT ACCESS DOORWAY)

BUILDING 3 - TYPE IIB - 1 STORY + MEZZANINE  
65,957 SF  
SPRINKLED

UPPER SEATING IS 144 < 147TH OF TOTAL BLEACHER, AND EGRESS DOWN STAIRS  
IBC 1108.2.4 DISPERSION OF WHEELCHAIR SPACES EXCEPTION #2:  
IN MULTILEVEL ASSEMBLY SEATING AREAS WHERE THE SECOND FLOOR OR MEZZANINE LEVEL PROVIDES 25 PERCENT OR LESS OF THE TOTAL SEATING CAPACITY AND 300 OR FEWER SEATS, ALL WHEELCHAIR SPACES SHALL BE PERMITTED TO BE LOCATED ON THE MAIN LEVEL.

## BUILDING 1:

OCCUPANCY GROUP: E  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 43,500 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE  
(IBC 506.2.3 SINGLE OCCUPANCY, MULTI STORY BUILDING  
IBC 506.3 FRONTAGE INCREASE):

$$IF = .6$$
$$Aa = [At + (NS * If)] * Sa$$
$$Aa = [43,500 + (14,500 * .6)]$$

TOTAL ALLOWABLE AREA PER FLOOR: 52, 200

ACTUAL AREA PER FLOOR:

LEVEL 01: 20,385 SF

LEVEL 02: 20,385 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT (PER TABLE 504.3): 75' - 0"

ACTUAL BUILDING HEIGHT: 42' - 3"

## BUILDING 2:

OCCUPANCY GROUP: E  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 43,500 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.3):

$$IF = .26$$
$$Aa = [At + (NS * If)] * Sa$$
$$Aa = [43,500 + (14,500 * .26)]$$

TOTAL ALLOWABLE AREA PER FLOOR: 47, 270

ACTUAL AREA PER FLOOR:

LEVEL 01: 41,978 SF

LEVEL 02: 41,842 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT (PER TABLE 504.3): 75' - 0"

ACTUAL BUILDING HEIGHT: 42' - 3"

## BUILDING 3:

OCCUPANCY GROUP: E  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 58, 000 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.3):

$$IF = .67$$
$$Aa = [At + (NS * If)] * Sa$$
$$Aa = [58,000 + (14,500 * .67)]$$

TOTAL ALLOWABLE AREA PER FLOOR: 67, 715

ACTUAL AREA PER FLOOR:

LEVEL 01: 61,768 SF

MEZZANINE AND EQUIPMENT PLATFORMS: 5,718 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT: 75'-0"

ACTUAL BUILDING HEIGHT: 32'-0"

## BUILDING 4:

OCCUPANCY GROUP: E  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 58,000 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.2.2, 506.3):

$$IF = .46$$
$$Aa = [At + (NS * If)] * Sa$$
$$Aa = [58,000 + (14,500 * .46)]$$

TOTAL ALLOWABLE AREA PER FLOOR: 64,670

ACTUAL AREA PER FLOOR: LEVEL 01: 8,126 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT: 75'-0"

ACTUAL BUILDING HEIGHT: 32'-0"

## BUILDING 5:

OCCUPANCY GROUP: S-2  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 26,000 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.2.2, 506.3):  
\*NONSEPARATED USE OCCUPANCY - ALLOWABLE AREA AND HEIGHT OF  
BUILDING BASED ON MOST RESTRICTIVE ALLOWANCES PER 508.3.2.

$$IF = .4$$
$$Aa = [At + (NS * If)] * Sa$$
$$Aa = [26,000 + (26,000 * .4)]$$

TOTAL ALLOWABLE AREA PER FLOOR: 36,400

ACTUAL AREA PER FLOOR: 4,829 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT: 55'-0"

ACTUAL BUILDING HEIGHT: 14'-0"

## BUILDING 6:

OCCUPANCY GROUP: S-2  
CONSTRUCTION TYPE: IIB  
ALLOWABLE AREA (IBC TABLE 506.2): 26,000 SF  
ALLOWABLE AREA INCREASE FOR FRONTAGE (IBC 506.2.2, 506.3):

$$IF = .4$$
$$Aa = [At + (NS * If)] * Sa$$
$$Aa = [26,000 + (26,000 * .4)]$$

TOTAL ALLOWABLE AREA PER FLOOR: 36,400

ACTUAL AREA PER FLOOR: 740 SF

MAXIMUM ALLOWABLE BUILDING HEIGHT: 55'-0"

ACTUAL BUILDING HEIGHT: 14'-0"









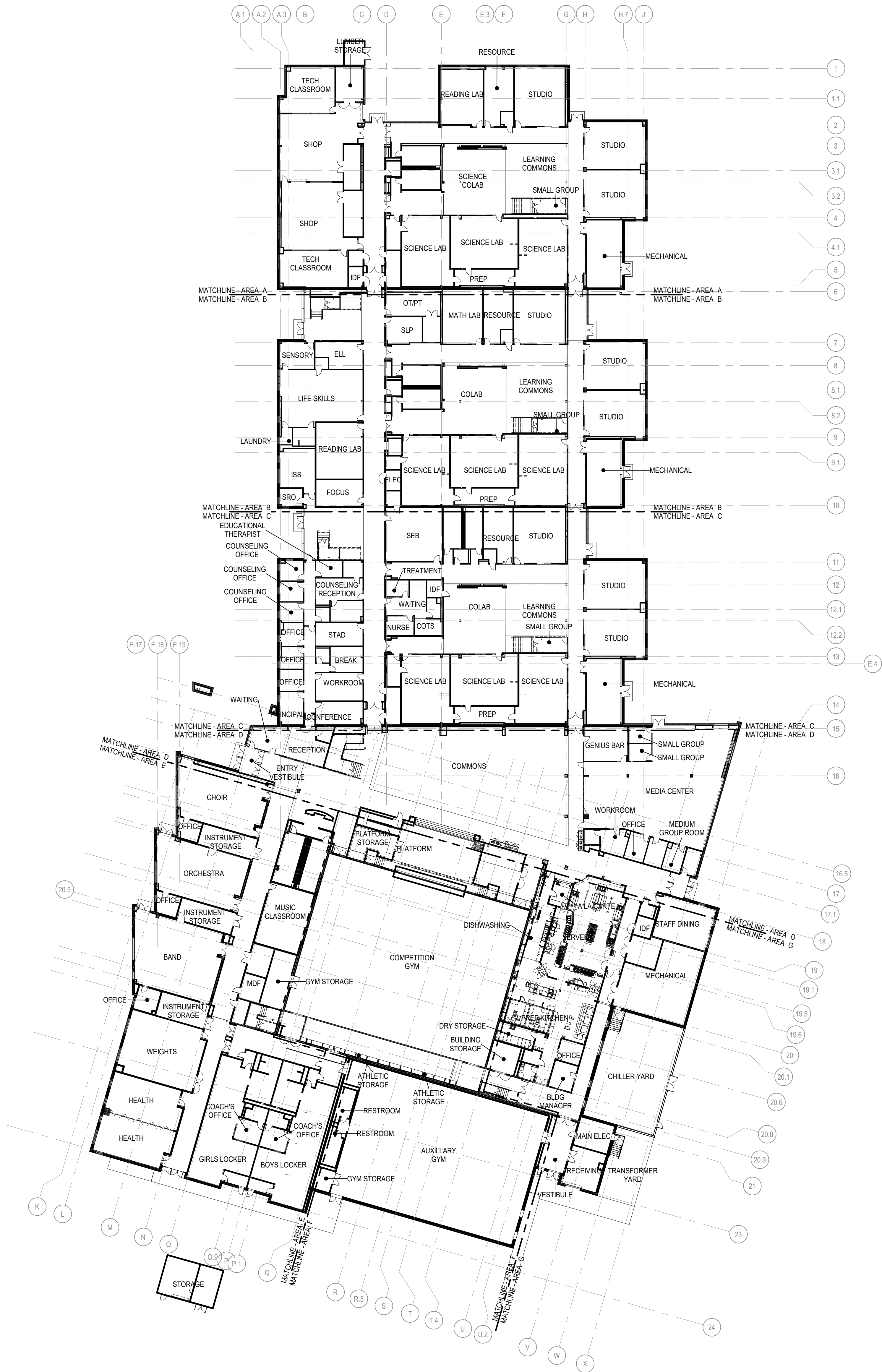


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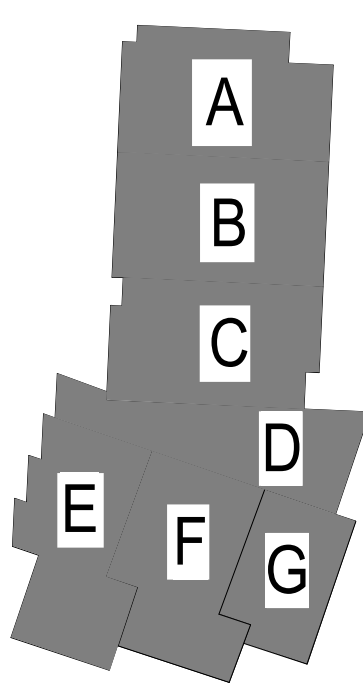


# FIRST LEVEL ORIENTATION PLAN

SCALE: 1" = 30'-0"



## KEY PLAN



## LEE'S SUMMIT MIDDLE SCHOOL #4 LEE'S SUMMIT R-7 SCHOOL DISTRICT

PACKAGE 3 - BUILDING &  
SITE  
10/08/20  
REVISIONS

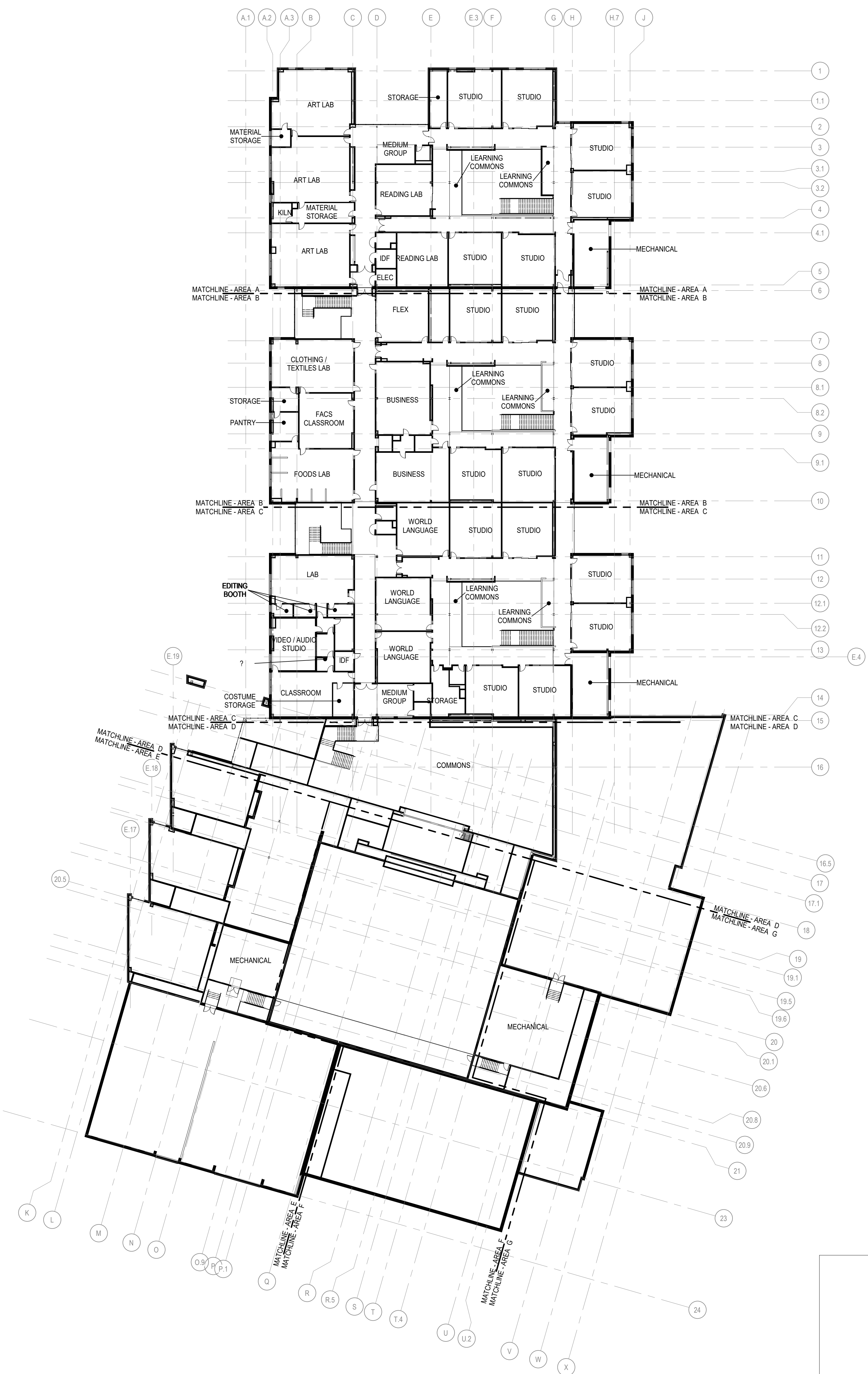
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FIRST LEVEL  
ORIENTATION  
PLAN

OP1.1

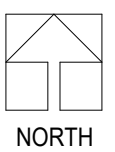


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SECOND LEVEL ORIENTATION PLAN

SCALE: 1" = 30'-0"



NORTH

KEY PLAN

