



PLAN REVIEW CONDITIONS

January 20, 2021

THE TROVE
PO BOX 1827
LEES SUMMIT, MO 64063

Permit No: PRCOM20210276
Project Title: THE TROVE
Project Address: 1031 SW JEFFERSON ST, LEES SUMMIT, MO 64081
Parcel Number: 61500036400000000
Location: LELANDS COMMERCIAL PARK LOT 2
Type of Work: CHANGE OF TENANT
Occupancy Group:
Description: CHANGE OF USE FOR NEW RETAIL - 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. Inadequate information to complete review.

Action required: Label the actual use of each space. i.e. Office, Storage, Retail, etc.

2. 2018 IBC 2902.3.1 Access. The route to the public toilet facilities required by Section 2902.3 shall not pass through kitchens, storage rooms or closets. Access to the required facilities shall be from within the building or from the exterior of the building. All routes shall comply with the accessibility requirements of this code. The public shall have access to the required toilet facilities at all times that the building is occupied.

Action required: Public access to toilet required but not allowed through furnace room. Modify drawing to show actual access or provide alternate entry door.

Fire Plan Review

Reviewed By: Michael Weissenbach

Rejected

1. (Action Required)

Provide a complete analysis to review.

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.