

## PROJECT DATA

ADDRESS: 2751 NE DOUGLAS ST, UNIT V  
LEES SUMMIT, MO 64064

TYPE IIIB CONSTRUCTION

S-1 BUILDING TYPE

OCCUPANCY - S-1

SINGLE STORY W/ MECHANICAL PLATFORM

AREA: 125' X 95' = 11,875 sq.ft.

Type IIIB allowed 17,000 sq.ft.

55' above grade plan  
2 story

NON SPRINKLERED- AREA < 12,000 SQ.FT. IBC 903.2.9  
NFPA STANDARDS ON AIRCRAFT HANGERS- CHAPTER 4 TABLE 4.1.3  
FIRE AREAS, MAX FIRE AREAS FOR GROUP III HANGERS : 12,000 SQ.F.T  
IBC TABLE 412.3.6 HANGER FIRE SUPPRESSION REQUIRMENTS, MAX  
AREA TYPE IIIB CONSTRUCTION: GROUP III

MAX HEIGHT- 31'-1"

OCCUPANCY

AIRCRAFT HANGER - 9,895sqft/ 500 = 20 OCCUPANTS  
BUSINESS AREA- 1,980sq.ft/ 150 = 13 OCCUPANTS

NO MEZZAZINE FLOOR/ MECHANICAL PLATFORM ONLY

TOTAL 33 OCCUPANTS

ZONING: AIRPORT ZONE

- THE FOLLOWING REQUIRE SPECIAL INSPECTIONS IN ACCORDANCE  
WITH THE BUILDING CODE  
CAST-IN-PLACE CONCRETE  
STRUCTURAL STEEL  
VERIFICATIONS OF SOILS AND INSPECTION OF FILL PLACEMENT  
WOOD CONSTRUCTION  
PAVEMENT INSPECTION (OWNER SHALL BE INFORMED OF INSPECTION  
AND SHALL ALSO BE ON SITE ) DURING INSPECTION.  
FOR ADDITIONAL INFORMATION SEE STRUCTURAL

- SPECIAL INSPECTIONS WILL BE PERFORMED BY A QUALIFIED AGENCY CONTRACTED BY  
THE OWNER. CONTRACTOR TO COORDINATE SCHEDULE WITH THE INSPECTOR. A COPY  
OF ALL SPECIAL INSPECTIONS, FIELD TEST, ETC. SHALL BE SENT TO CITY INSPECTIONS  
DEPARTMENT. - SPECIAL INSPECTIONS TO BE PROVIDED ELECTRONICALLY TO THE CITY  
BUILDING OFFICIAL IN ACCORDANCE WITH IBC 1704.

NOTES:

- DRAWINGS ARE NOT TO BE SCALED.
- TERMITE CONTROL TO BE PROVIDED

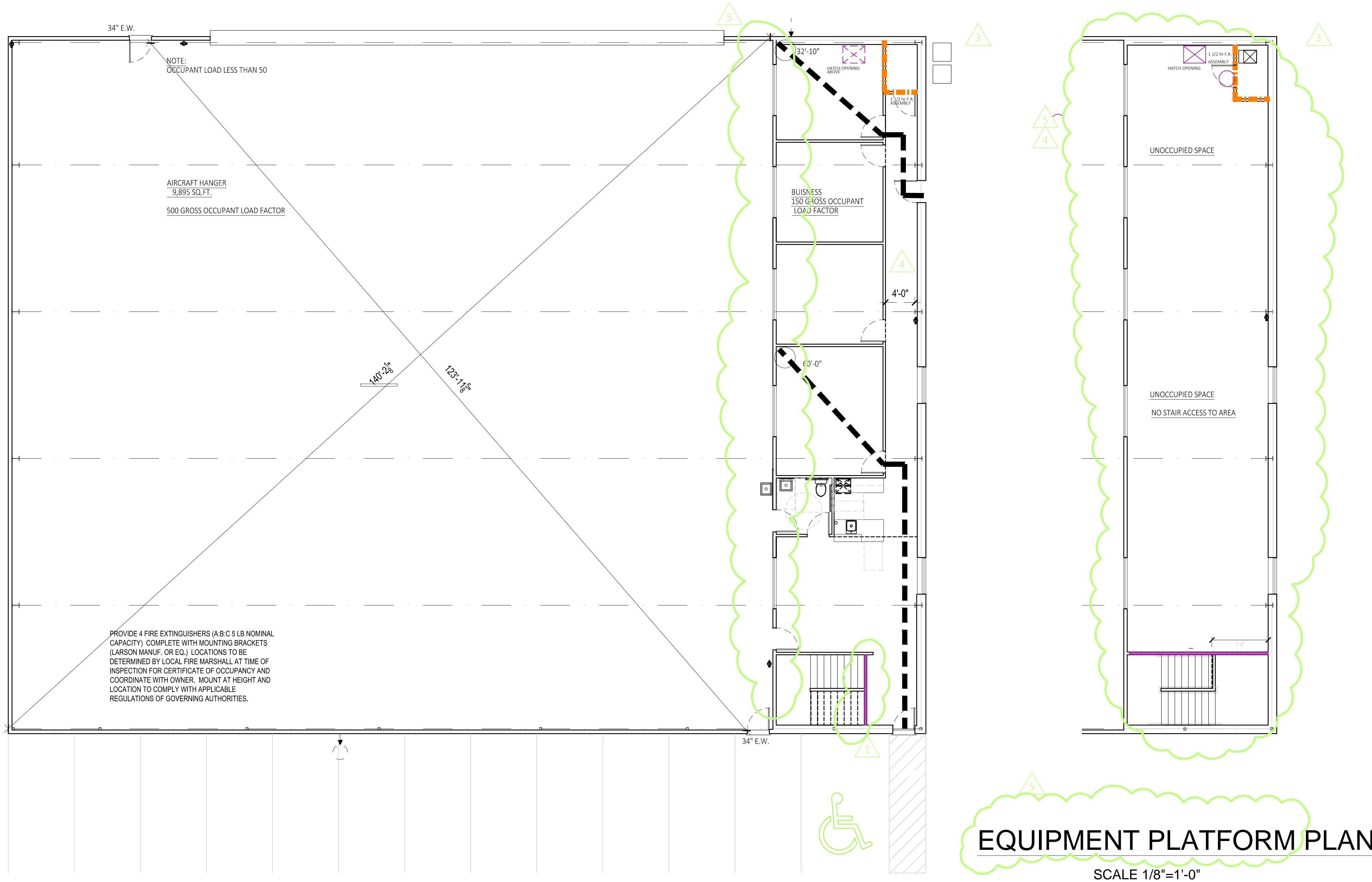
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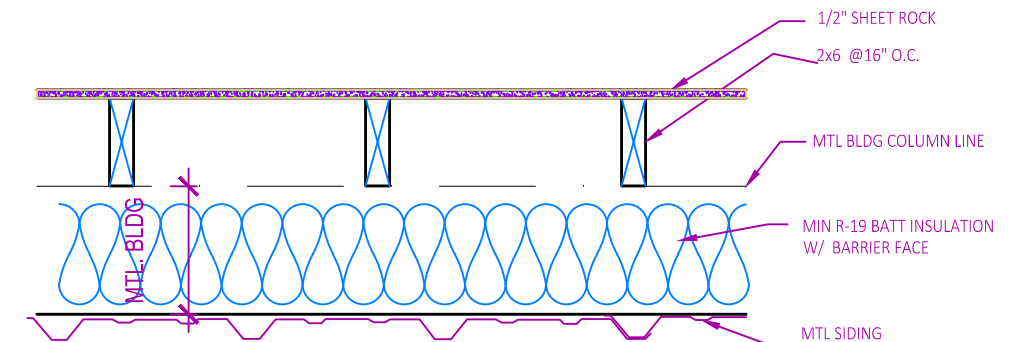
## LIFE SAFETY PLAN

SCALE 1/8"=1'-0"

Lee's Summit City Council adopted building code regulations (**Ordinance #8536**) and fire code (**Ordinance #8537**). These ordinances adopt provisions from the following nationally published construction codes:

- 2018 International Building Code
- 2018 International Plumbing Code
- 2018 International Mechanical Code
- 2018 International Fuel Gas Code
- 2018 International Residential Code
- 2018 International Fire Code
- 2017 National Electrical Code
- ICC/ANSI A117.1-2009, Accessible and Usable Buildings and Facilities

NATIONAL FIRE PROTECTION AGENCY (NFPA) 409 STANDARDS ON  
HAIRCRAFT HANGERS



OFFICE EXTERIOR WALL DETAIL

<b>UL U305</b> Interior Partitions - Wood Stud (Load-Bearing)	Fire Rating <b>1 hours</b>	System Thickness <b>4 3/4 in.</b>	STC <b>33</b>
<b>ASSEMBLY DETAILS</b>			
<b>UL U305</b> Interior Partitions - Wood Stud (Load-Bearing)	Fire Rating <b>1 hours</b>	System Thickness <b>4 3/4 in.</b>	STC <b>34</b>
<b>ASSEMBLY DETAILS</b>			
<b>Gypsum Board:</b> 5/8" Thick Gypsum Board (UL Type SCX)			
<b>Wood Studs:</b> 2x4 Wood Studs, 16" O.C.			
<b>Insulation:</b> 3-1/2" Glass Fiber Batt Insulation			
<b>Gypsum Board:</b> 5/8" Thick Gypsum Board (UL Type SCX)			
<b>UL U301</b> Exterior Walls - Wood Stud (Load-Bearing)	Fire Rating <b>2 hours</b>	System Thickness <b>6 in.</b>	STC <b>n/a</b>
<b>ASSEMBLY DETAILS</b>			
<b>Gypsum Board:</b> 2 Layers of 5/8" Thick Gypsum Board (UL Type SCX)			
<b>Wood Studs:</b> 2x4 Wood Studs, 16" O.C.			
<b>Insulation:</b> 3-1/2" Glass Fiber Batt Insulation			
<b>Gypsum Board:</b> 2 Layers of 5/8" Thick Gypsum Board (UL Type SCX)			

NOTE: STUD SIZE DESIGN CRITERIA LISTED ARE MINIMUMS ONLY. REFER TO PLAN LAYOUT FOR SIZE, UPGRADE SIZE TO 2x6 FOR MEZZANINE STRUCTURAL SUPPORT.

<b>OFFICE</b>	1/2" SHEET ROCK
<b>HANGER</b>	2x6 @ 16" O.C.
2 LAYERS 5/8" TYPE X GYPSUM BOARD Base layer attached with 1-7/8" 6d cement coated nails 6" o.c. Face layer attached with 2-3/8" 6d cement coated nails 8" o.c. Stagger joints between layers a	
NOTE: Per IBC code 722.6 Wood Assemblies, enables the wall fire resistance ratings to be established by calculations. In IBC code 722.6.2.1 Fire-resistance rating of wood frame assemblies, the fire-resistance rating is equal to the sum of the time assigned to the membrane of on the fire-exposed side. The Hanger open space is the fire-exposed side in which the wall has two layers of CertainTeed brand 5/8" Type X gypsum board installed with proper nailing sizes and pattern. Per Table 722.6.2(1) Time Assigned to wallboard membranes, 5/8" type X gypsum wall board has a time rating of 40 minutes per board. With two layers of 5/8" type X gypsum board, the total time would be a total of 80 minutes, greater than the minimum 40 minutes required for the aircraft hanger fire barrier separation wall.	

LEGEND	FIRE PARTITION WALLS TO UNDERSIDE OF ROOF DECK.
1 HR FIRE PARTITION WALL NFPA 409 UL 305	2 HR FIRE PARTITION WALL UL 301
FIRE EXTINGUISHER	
WALLS:	
2 INTERIOR PARTITION WALLS (non-load bearing) - 2x4 @ 16" O.C.	INTERIOR PARTITION WALL (LOAD BEARING) - 2x6 @ 16" O.C.
EXTERIOR OFFICE WALLS- 2x6 @ 16" O.C. 1/2" GYPSUM BD MIN R-19 FACE BATT INSULATION MTL PANEL EXTERIOR (METAL BUILDING PACKAGE)	
NOTE: ALL WOOD IN CONTACT WITH CONCRETE TO BE PRESSURE TREATED WOOD.	
PLUMBING: IPC TABLE 403.1 WATERCLOSETS 1 PER 25 FOR FIRST 50 LAVATORY 1 PER 40 FIRST 80 DRINKING FOUNTAIN 1 PER 100 SERVICE SINK 1	PROVIDED: 2 PROVIDED: 1 PROVIDED 1 PROVIDED 1

RELEASE FOR CONSTRUCTION

STATE OF MISSOURI  
BRYSON CRAIG SHAW  
REGISTERED ARCHITECT  
A-3013  
6/23/21

Signature BUILDERS  
KC, LLC

Signature Builders KC, LLC  
2751 NE Douglas St. - Suite R  
Lee's Summit, Missouri 64064  
Phone: (816) 215-0891

Website:  
www.sb-kc.net

New Airplane Hangar  
at Lees Summit Airport  
2751 NE DOUGLAS ST, UNIT V  
LEES SUMMIT, MO 64064

SH  
ASSOCIATES

SHAW HOFSTRA + ASSOCIATES  
1800 CENTRAL STREET, SUITE 203  
KANSAS CITY, MISSOURI 64108  
P: 816.421.0505  
ARCHITECTURAL CORPORATION  
Certificate of Authority No. 00111130

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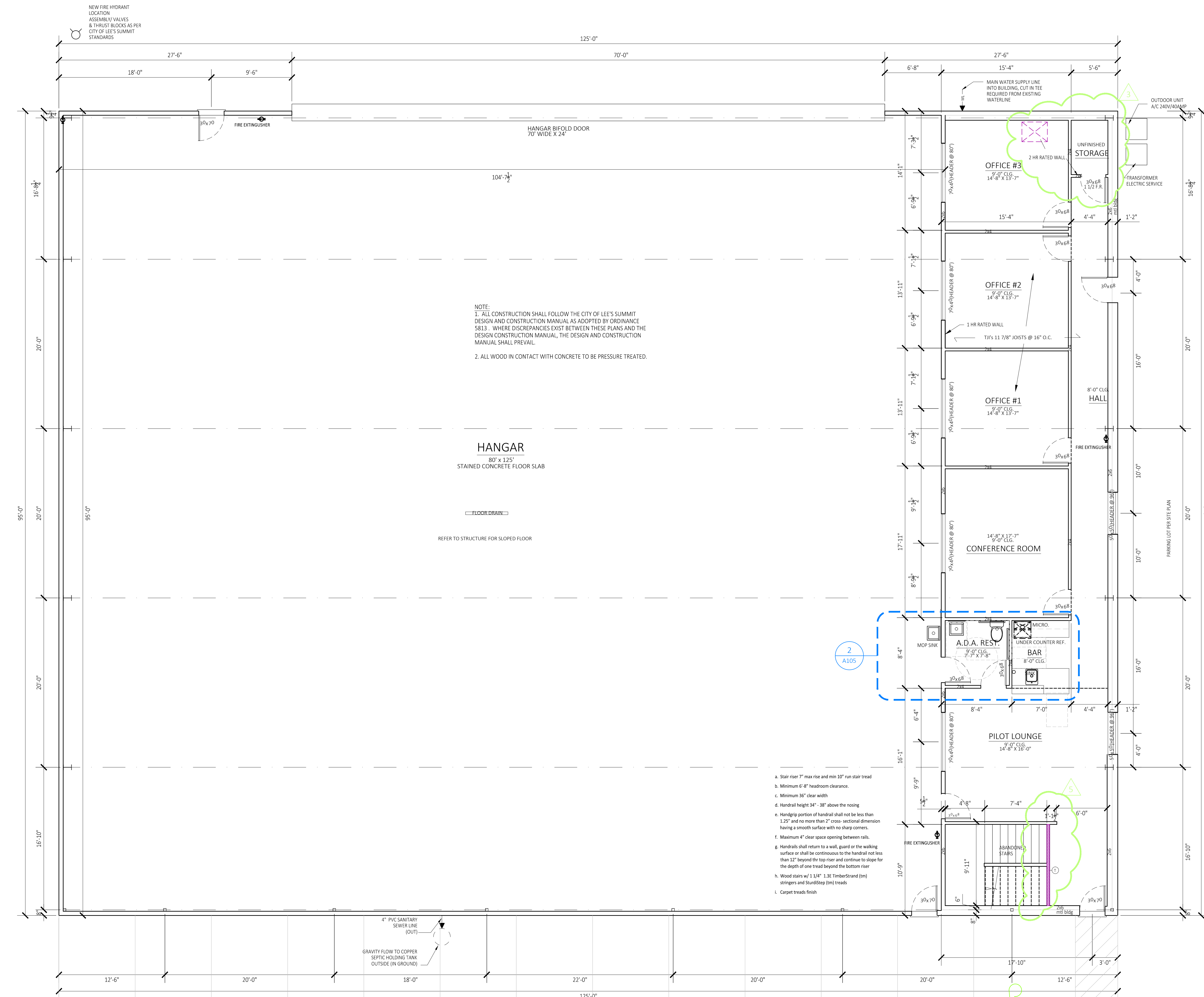
No.	Description	Date
	2nd City Comments	6/24/2020
	3rd City Comments	7/8/2020
	Inspection Comments	5/6/2021
	Inspection Comments	6/23/2021

CONSTRUCTION DOCUMENTS  
Project Number  
Date  
2020 JUNE 19  
Drawn By  
CCD  
Checked By  
SBKC

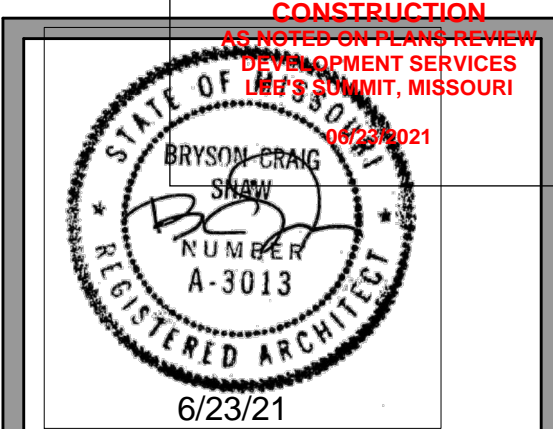
COVER

SHEET SIZE: 24" x 36"





**MAIN FLOOR PLAN**  
NORTH SCALE 3/16"=1'-0"



Signature Builders KC, LLC  
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Phone: (816) 215-0891  
Website:  
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**New Airplane Hangar**  
at Lees Summit Airport  
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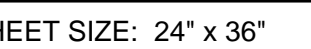
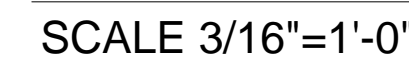
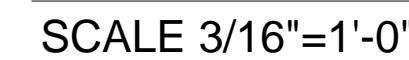
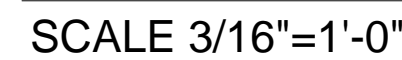
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	2nd City Comments	6/24/2020
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CONSTRUCTION DOCUMENTS	
Project Number	LS V
Date	2020 JUNE 19
Drawn By	CCD
Checked By	SBKC

**A 101**  
SHEET SIZE: 24" x 36"





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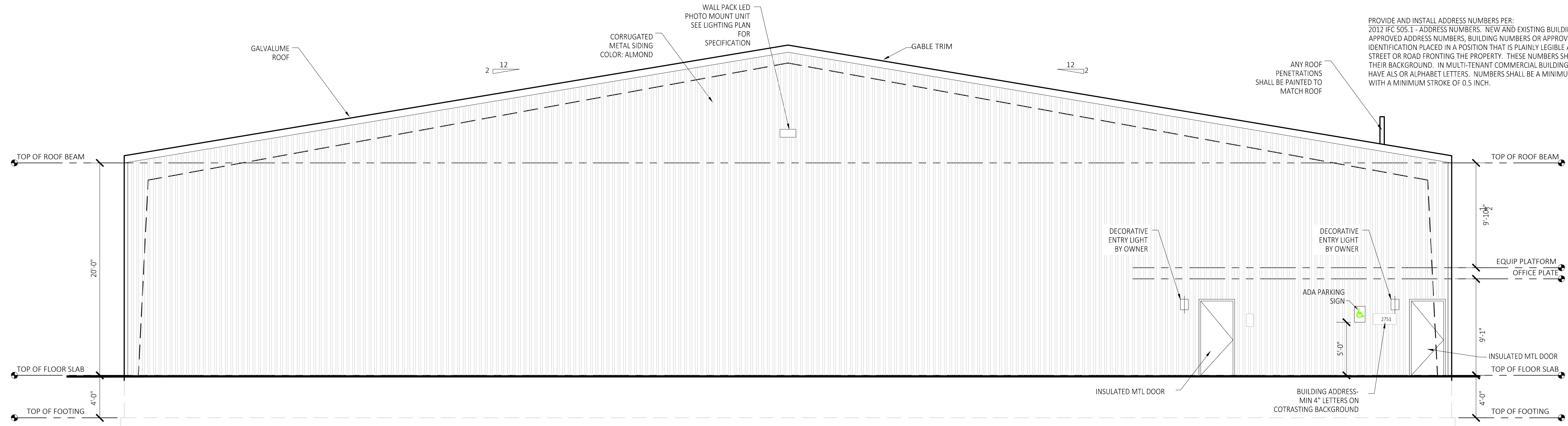
Date 2020 JUNE 19

Drawn By CCD

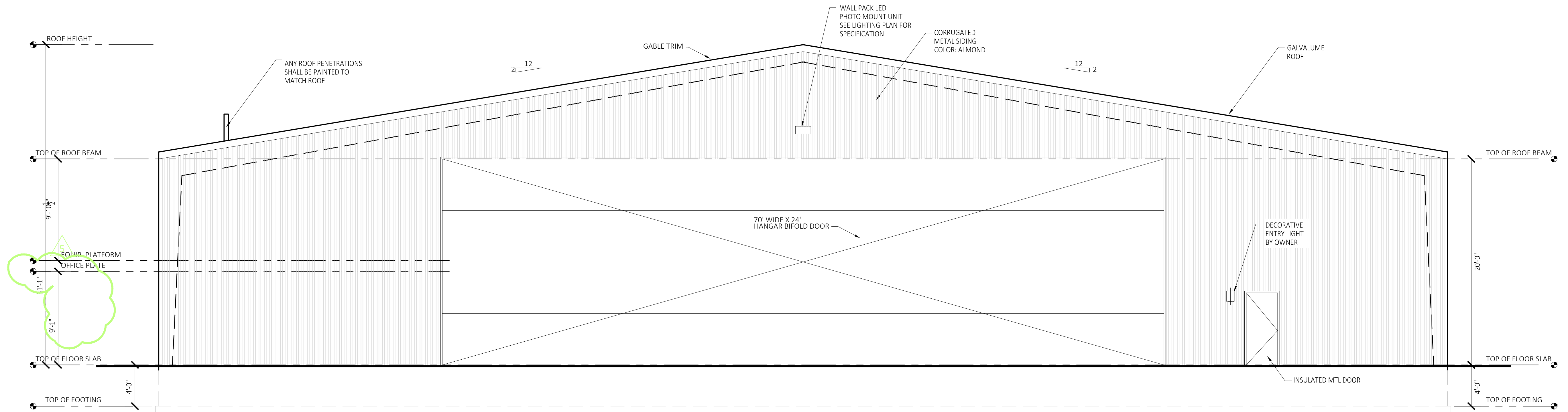
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A 103

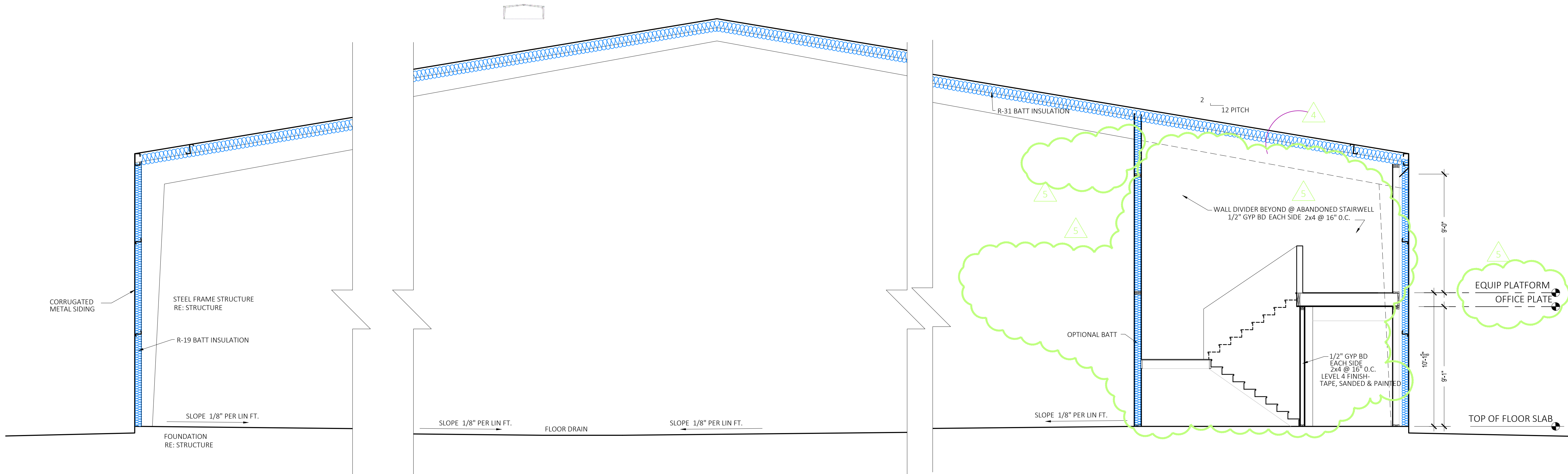
SHEET SIZE: 24" x 36"



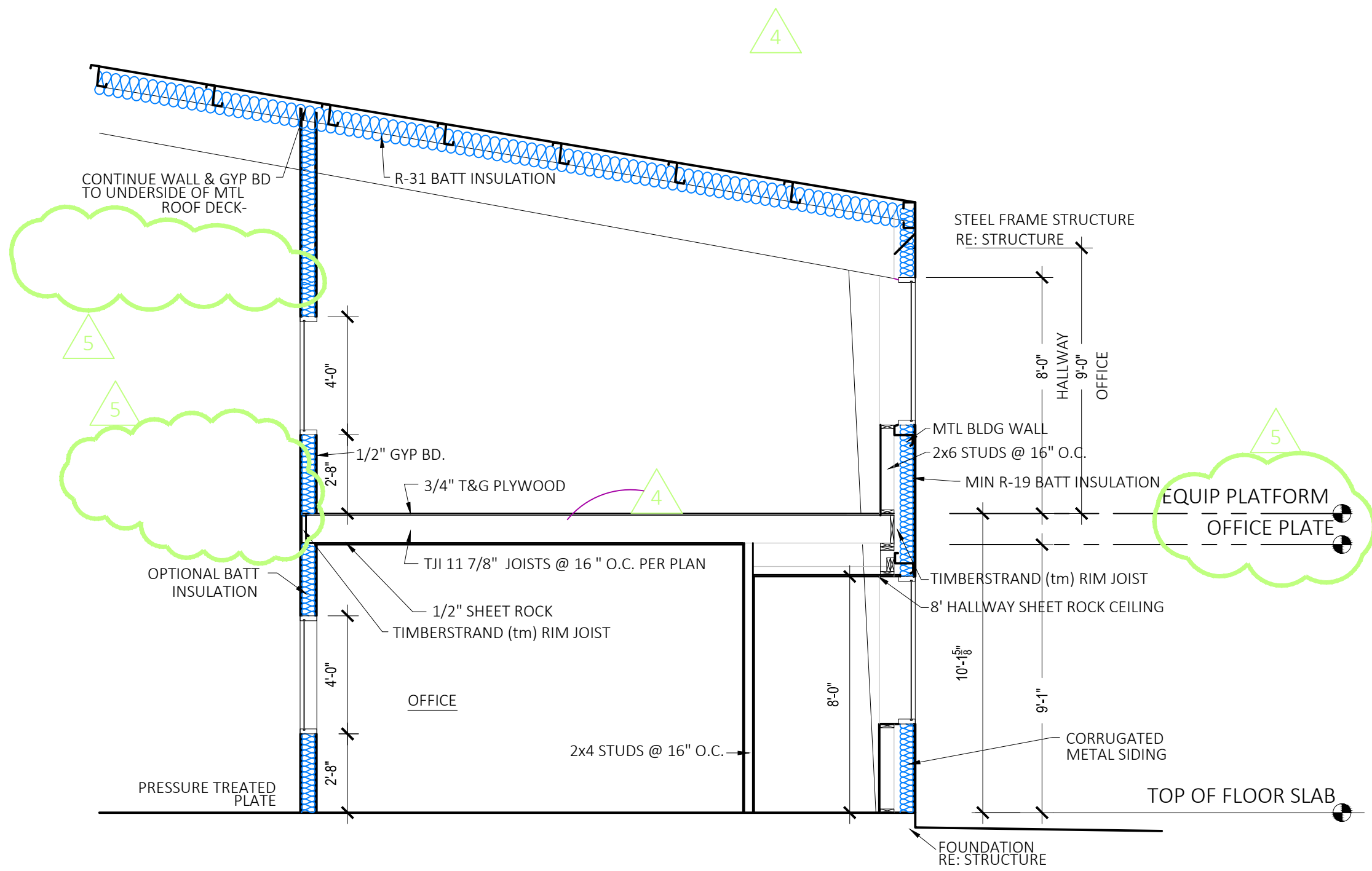
SOUTH ELEVATION  
SCALE 3/16"=1'-0"



NORTH ELEVATION  
SCALE 3/16"=1'-0"



BLDG SECTION  
SCALE 1/4"=1'-0"



BLDG SECTION @ MEZZANINE  
SCALE 1/4"=1'-0"

RELEASE FOR CONSTRUCTION

DESIGNED BY: SHAW HOFSTRA + ASSOCIATES

PROJECT: NEW AIRPLANE HANGAR

DATE: 6/23/21

STATE OF MISSOURI

BRYSON CRAIG SHAW

REGISTERED ARCHITECT

NUMBER A-3013

6/23/21

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	Inspection Comments	4/5/2021
	Inspection Comments	6/23/2021

CONSTRUCTION DOCUMENTS

Project Number

LS V

Date

2020 JUNE 19

Drawn By

CCD

Checked By

SBKC

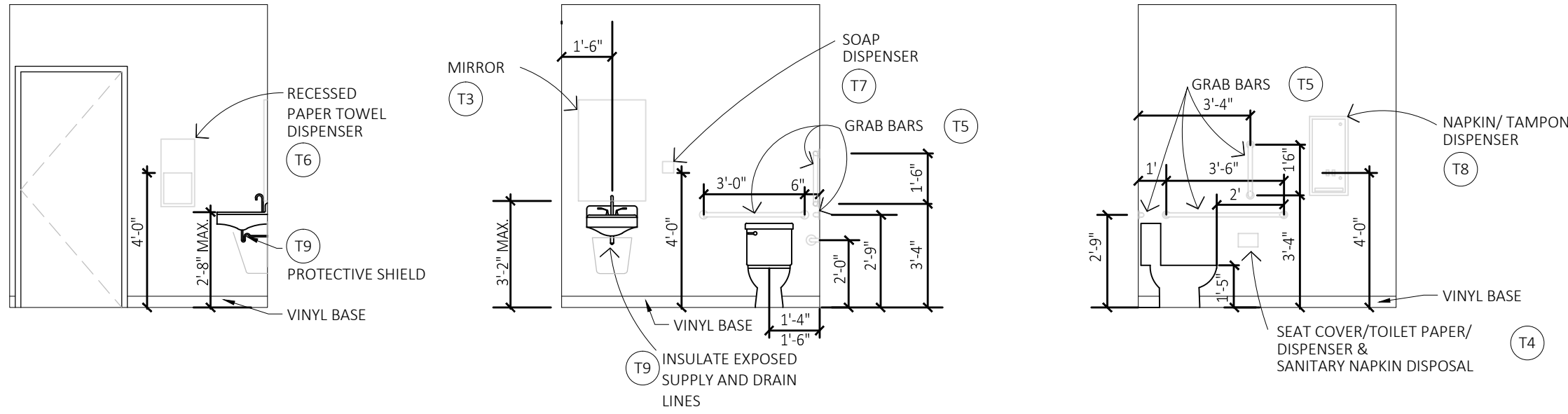
A 104

SHEET SIZE: 24" x 36"



SCHWEISS DOORS		BIFOLD DOOR SPECS		A-2 SPEC SHEET	
PHONE: 507-426-8273 / FAX: 507-426-7408 / SchweissDoors.com					
Order Number:		Bid Number: 91019-TB		Bid Date: 4/24/20	
Door Width	Door Height	Wdg.	Overall Height	Door Style	Drive Type
70'-0.00"	20'-0.00"	54"	24'-6.00"	SCHWEISS	Bottom Drive
				Strap Lift	Internal
				Single Hinges	844"
				294"	
These are PRELIMINARY WEIGHTS that may change due to Final Engineering, if you pass these on to your building company please inform them that these are not the FINAL WEIGHTS. DO NOT Manufacture Building Header/Columns using these PRELIMINARY SPEC WEIGHTS.					
<input checked="" type="checkbox"/> PRELIMINARY SPECS - AS OF 4/24/20 Will be provided when the door contract and engineering is finalized.					
Preliminary - Design Criteria - Required Door Information					
Building Code		2018 IBC			
Wind Speed		115 mph			
Risk Category		II			
Wind Exposure		C			
Wind Type		Main Wind			
Enclosure		Enclosed or Partially Enclosed - (Default is Enclosed)			
Topographic Factor - Kzt		1			
Building Height		25'			
Roof Slope		1 : 12			
Door Operational Wind Speed		30 mph			
		Maximum Wind Speed for Door Operation is: 30 mph			
		Do not operate door if wind speed exceeds the maximum door operating speed.			
		Door must be closed with floor pins and locks engaged when un-attended or when wind speed is expected to exceed the maximum door operating speed.			
Preliminary - Technical Information For Your Bi-Fold Door					
A1-		13 Number of Hinges			
A2-		10 Number of Lift Points Distributed Equally.			
A3-		460-3PH Electrical System with Up/Stop/Down Switch and Power Unit on the (LJ) - Left/Inside			
WARNING - These are PRELIMINARY WEIGHTS that may change due to Final Engineering, if you pass these on to your building company please inform them that these are not the FINAL WEIGHTS. DO NOT Manufacture Building Header/Columns using these PRELIMINARY SPEC WEIGHTS.					
Door Weights					
B1-		10193 lbs Structural Framing Weight			
B2-		1706 lbs Exterior Sheeting & Trim Weight (29ga. = 0.82 psf. -- 26ga. = 0.99 psf.)			
B3-		Liner Sheeting & Trim Weight (29ga. = 0.82 psf. -- 26ga. = 0.99 psf.) / 2 If Only Bottom Half			
B4-		Insulation Weight (4" Blanket = 0.5 psf. -- 6" Blanket = 0.65 psf.)			
B5-		Optional - added accessories			
B6-		11899 lbs Estimated Total Door Weight			
WARNING - Schweiss manufactures the door based on the listed weights above. DO NOT modify the weight of the door.					

## BI-FOLD DOOR SPEC

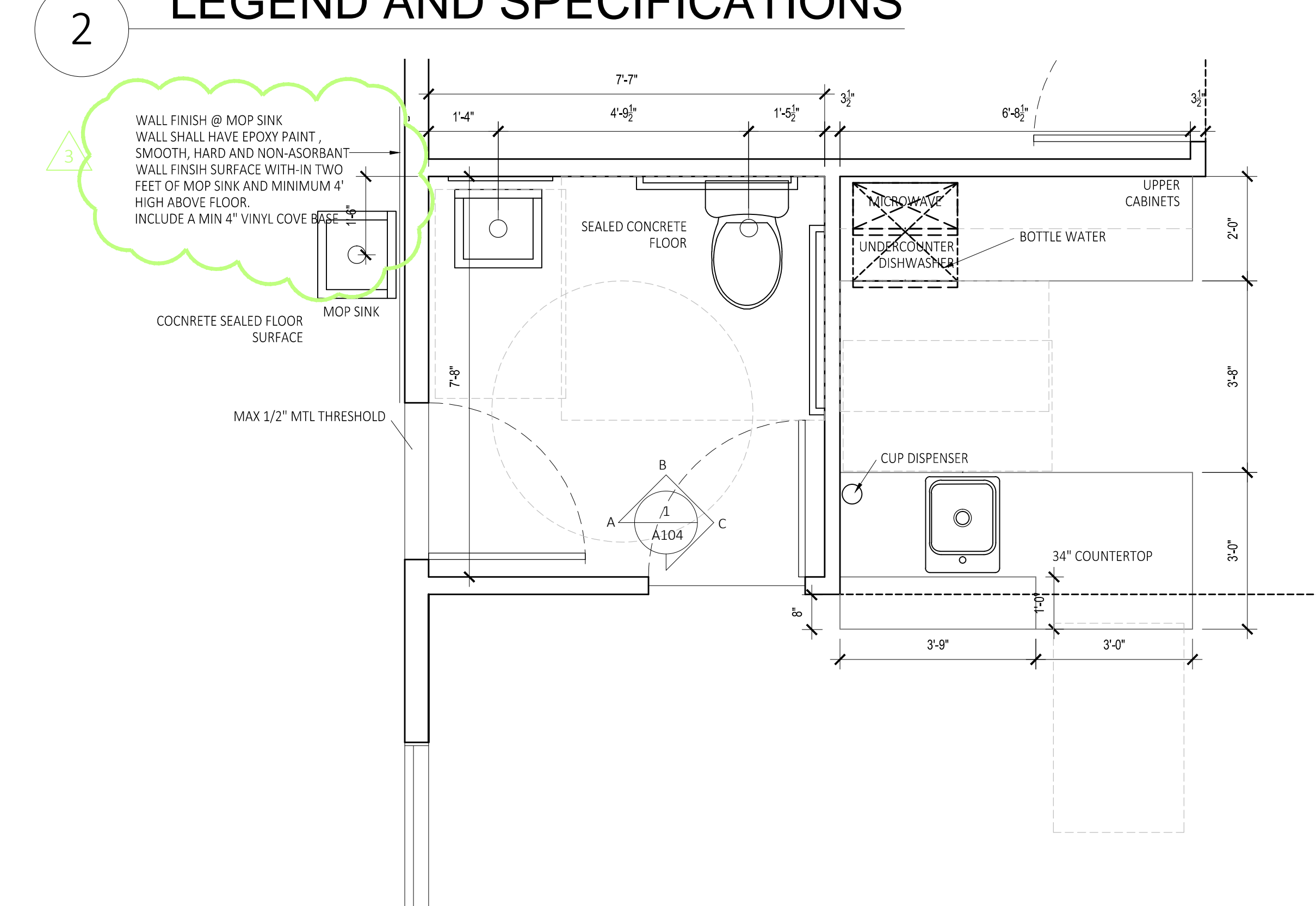


## HANDICAP RESTROOM - INTERIOR ELEVATIONS

SCALE: 1/4"=1'-0"

- BATHROOM FINISH MATERIALS:
- FLOOR: SEALED CONCRETE FLOOR @ LOWER RESTROOM  
VINYL OR CERAMIC TILE FLOOR @ MEZZANINE LEVEL
- WALL: 1/2" MOISTURE RESISTANCE "GREENBOARD" GYPSUM BOARD  
W/ EPOXY SATIN "WASHABLE" PAINT FINISH  
- WATERPROOF JOINTS
- WALL BASE: 4" VINYL BASE  
CEILING: OPTION A- 1/2" MOISTURE RESISTANCE "GREENBOARD" GYPSUM BOARD  
W/ LATEX "WASHABLE" PAINT  
OPTION B- 2x2 WASHABLE LAY-IN CEILING TILE W/ METAL "T" GRID SUPPORT
- WALL FINISH @ MOP SINK  
WALL SHALL HAVE EPOXY SATIN "WASHABLE" PAINT FINISH-  
SMOOTH, HARD AND NON-ASORBANT WALL FINISH SURFACE WITH-IN TWO FEET OF MOP  
SINK AND MINIMUM 4' HIGH ABOVE FLOOR.
- PROVIDE AND INSTALL BATHROOM FIXTURES AND ACCESSORIES PER:  
2012 ICC A117.1 - 2009 604.5.1 - FIXED SIDE WALL GRAB BARS. FIXED SIDE WALL GRAB  
BARS SHALL BE 42 INCHES MINIMUM IN LENGTH LOCATED 12 INCHES MAXIMUM FROM THE  
REAR WALL AND EXTENDING 54 INCHES MINIMUM FROM THE REAR WALL. IN ADDITION, A  
VERTICAL GRAB BAR 18 INCHES MINIMUM IN LENGTH GTH SHALL BE MOUNTED WITH THE  
BOTTOM OF THE BAR LOCATED 39 INCHES MINIMUM AND 41 INCHES MAXIMUM ABOVE  
THE FLOOR, AND WITH THE CENTER LINE OF THE BAR LOCATED 39 INCHES MINIMUM AND  
41 INCHES MAXIMUM FROM THE REAR WALL.  
ALL PLUMBING FIXTURES AND TOILET ACCESSORIES TO BE ADA COMPLIANT, INSTALLED AS  
INDICATED AND IN COMPLIANCE WITH THE ADA AND PER MANUFACTURER'S GUIDELINES.  
INSTALL STEEL BACKER PLATES IN WALL ASSEMBLY TO SUPPORT GRAB BARS. COMPLETED  
ASSEMBLY CAPABLE OF SUPPORTING A MINIMUM VERTICAL OR HORIZONTAL FORCE OF 250  
LBS. WITHOUT DAMAGE TO ANY PART OF THE ASSEMBLY.
- T1 ADA COMPLIANT PORCELAIN TOILET  
AMERICAN STANDARD OR EQUAL  
W/ HANDLE ON DOOR OPENING SIDE
- T2 NOT USED
- T3 ADA COMPLIANT FRAMED MIRROR, SURFACE  
MOUNTED
- T4 SEAT COVER DISPENSER/NAPKIN DISPOSAL  
AND TOILET TISSUE DISPENSER  
BOBRICK CLASSIC SERIES RECESSED DUAL  
UNIT  
MODEL NO. B-3574
- T5 ADA GRAB BARS 18"L, 36"L & 42" L  
34" A.F.F. C. OF BAR  
BOBRICK MODEL NO. B-6806X18,  
B-6806X36 AND B-6806X42, OR EQUAL W/  
SS FINISH
- T6 ADA COMPLIANT PAPER TOWEL DISPENSER  
BOBRICK STAINLESS STEEL TRASH RECEPTACLE UNIT  
#8369, OR EQUAL
- T7 ADA COMPLIANT SOAP DISPENSER,  
WALL HUNG
- T8 CLASSIC SERIES RECESSED NAKIN/TAMPON VENDOR  
25 CENT OPERATION AND 52" A.F.F. TO HIGHEST  
OPERABLE PART  
BOBRICK MODEL NO. B-3706 OR EQUAL  
W/ SS FINISH
- T9 ZURN LAVATORY SINK SHIELD OR ADA PROTECTIVE  
COVERING

## RESTROOM FIXTURES AND ACCESSORIES LEGEND AND SPECIFICATIONS



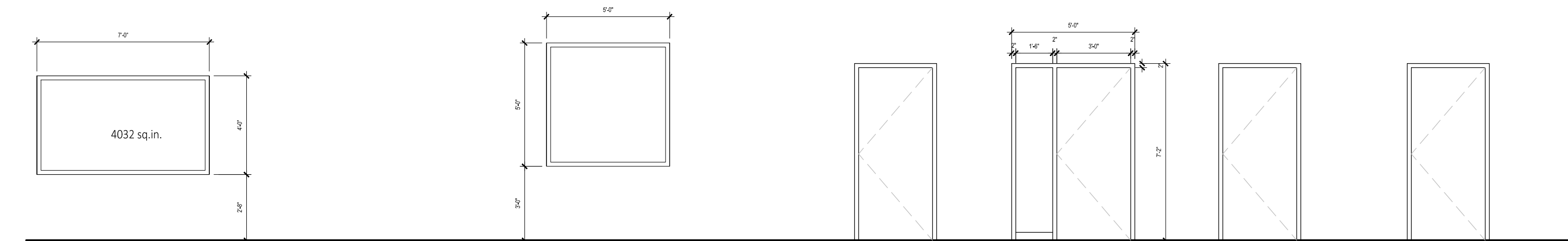
## ENLARGED BREAK ROOM & TOILET PLAN

SCALE: 1/2"=1'-0"

IBC 716.2.9.5 LABELING  
FIRE RATED GLAZING SHALL BEAR A LABEL OR OTHER IDENTIFICATION SHOWING THE NAME & MANUFACTURER, THE TEST STANDARD AND INFORMATION REQUIRED IN TABLE 716.1(1) THAT SHALL BE ISSUED BY AN APPROVED AGENCY AND SHALL BE PRENATALLY IDENTIFIABLE ON THE GLAZING.

IBC 716.3.2.1 INTERIOR FIRE WINDOW ASSEMBLIES  
716.3.2.1.1 WHERE 3/4 HOUR-FIRE-PROTECTION WINDOW ASSEMBLIES PERMITTED  
716.3.2.1.2 AREA LIMITATIONS  
THE TOTAL AREA OF THE GLAZING IN FIRE-PROTECTION-RATED WINDOW ASSEMBLY SHALL NOT EXCEED 25 PERCENT OF THE AREA OF A COMMON WALL WITH ANY ROOM

WINDOWS TO BE LABELED



45 MIN FIRE RATED INTERIOR WINDOW ASSEMBLY  
FIXED WINDOW  
METAL FRAME

EXTERIOR WALL WINDOW ASSEMBLY  
FIXED WINDOW  
1" INSULATED GLAZING W/ LOW E  
METAL FRAME

EXTERIOR DOOR  
INSULATED METAL DOOR  
W/ METAL FRAME  
PAINTED  
SCHLAGE SERIES CS210  
INTERCONNECTED LOCK  
(SINGLE MOTION EGRESS)

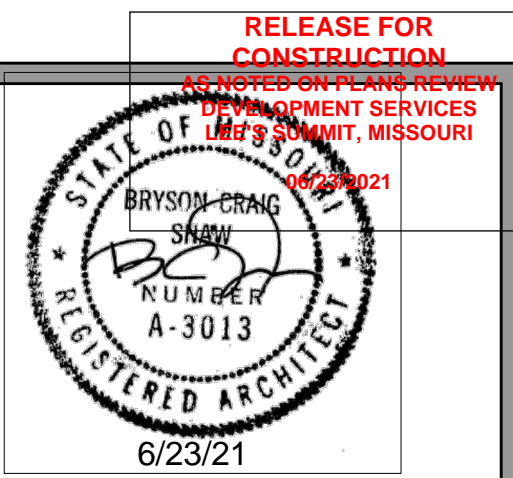
EXTERIOR DOOR W/ SIDELITE  
INSULATED METAL DOOR  
1" INSULATED TEMPERD/  
SAFETY GLAZING W/ LOW E  
METAL FRAME  
PAINTED  
SCHLAGE SERIES CS210  
INTERCONNECTED LOCK  
(SINGLE MOTION EGRESS)

3/4 HR FIRE RATED  
INTERIOR DOOR ASSEMBLY  
SOLID WOOD CORE DOOR  
STAINED  
METAL FRAME  
PRIVACY LOCK @ TOILET RM

INTERIOR DOOR  
SOLID WOOD CORE  
STAINED  
PRIVACY LOCK @ BATHROOM

## WINDOW SCHEDULE

## DOOR SCHEDULE



Signature  
BUILDERS  
KC, LLC

Signature Builders KC, LLC  
2751 NE Douglas St. - Suite R  
Lee's Summit, Missouri 64064  
Phone: (816) 215-0891

Website:  
www.sb-kc.net

New Airplane Hangar  
at Lees Summit Airport  
2751 NE DOUGLAS ST., UNIT V  
LEES SUMMIT, MO 64064

SH  
ASSOCIATES  
SHAW HOFSTRA + ASSOCIATES  
1800 CENTRAL STREET, SUITE 203  
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CAD Construction Documents  
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Residential AutoCAD Drafting  
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No.	Description	Date
	2nd City Comments	6/24/2020
	3rd City Comments	7/8/2020
	Inspection Comments	5/6/2021
	Inspection Comments	6/23/2021

CONSTRUCTION DOCUMENTS  
Project Number LS V

Date 2020 JUNE 19

Drawn By CCD

Checked By SBKC

A105

SHEET SIZE: 24" x 36"