

**DEVELOPMENT SERVICES**

**PLAN REVIEW CONDITIONS**

February 17, 2022

DEV INC  
8807 MONROVIA ST  
LENEXA, KS 66215

Permit No: PRCOM20214290  
Project Title: LAKEWOOD ORTHODONTICS  
Project Address: 1399 NE DOUGLAS ST, LEES SUMMIT, MO 64086  
Parcel Number: 52910150100000000  
Location / Legal: DOUGLAS SQUARE CENTER LOTS 1-6---BLK 2 LOT 5  
Description:  
Type of Work: CHANGE OF TENANT  
Occupancy Group: BUSINESS  
Description: TENANT FINISH FOR ORTHODONTIST CLINIC

***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

**Fire Plan Review**

**Reviewed By: Michael Weissenbach**

**Approved with Conditions**

1. 2018 IFC 407.3- Identification. Individual containers of hazardous materials, cartons or packages shall be marked or labeled in accordance with applicable federal regulations. Buildings, rooms and spaces containing hazardous materials shall be identified by hazard warning signs in accordance with Section 5003.5.

(Verified At Inspection)

Provide labeling for the x-ray area.

2. 2018 IFC 505.1- Address numbers. New and existing buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. In Multi-tenant commercial building where tenants have multiple entrances located on different sides of the building, each door shall be addressed. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches (102 mm) high with a minimum stroke width of 0.5 inch (12.7 mm).

(Verified At Inspection)

**Licensed Contractors**

**Reviewed By: Joe Frogge**

**Approved**

**DEVELOPMENT SERVICES**

**Fire Plan Review**

**Reviewed By: Jim Eden**

**Approved with Conditions**

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(Verified At Inspection)

**Building Plan Review**

**Reviewed By: Joe Frogge**

**Rejected**

1. ICC A117.1 404.2.5 - Two doors or gates in series. Distance between two hinged or pivoted doors or gates in series shall be 48 inches minimum plus the width of any door or gate swinging into the space. The space between the doors and gates shall provide a turning space.

**Action required: Modify Vestibule 100 to comply.**

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