

June 22, 2022

Attn: Joe Frogge  
 Department of Building and Zoning Services  
 220 SE Green Street  
 Lee's Summit, MO 64063

Regarding: Project Name: CAVA  
 Project Address: 904 NW Pryor RD  
 Permit Number: PRCOM20222664

Dear Joe,

Please see my responses to your comments below.

1. Lee's Summit Code of Ordinance, Section 7-130.10 - Business License. It shall be unlawful for any person to engage in the construction contracting business without first obtaining a business license as required under the applicable provisions of Chapter 28 of the Lee's Summit Code of Ordinances.

**Action Required:** Either a Class A or Class B license is required. Provide the company name of the licensed general contractor and an email address & phone number for the on-site contact which is where inspection reports will be sent.

**Response:** The project is still out for bid. We will provide the information once the GC is selected.

2. Lee's Summit Code of Ordinance, Section 7-130.4 - Business License. (excerpt)  
 No person, other than a licensed contractor or employees of a licensed contractor, shall engage in electrical, plumbing, or mechanical business, construction, installation or maintenance unless duly licensed in accordance with this section.

**Action Required:** MEP subcontractors are required to be listed on permit. Provide company names of licensed MEP contractors.

**Response:** The project is still out for bid. We will provide the information once the MEP contractors are selected.

3. 2018 IPC 1003.3.1 Grease interceptors and automatic grease removal devices required. A grease interceptor or automatic grease removal device shall be required to receive the drainage from fixtures and equipment with grease-laden waste located in food preparation areas, such as in restaurants, hotel kitchens, hospitals, school kitchens, bars, factory cafeterias and clubs. Fixtures and equipment shall include pot sinks, pre-rinse sinks; soup kettles or similar devices; workstations; floor drains or sinks into which kettles are drained; automatic hood wash units and dishwashers without pre-rinse sinks. Grease interceptors and automatic grease removal devices shall receive waste only from fixtures and equipment that allow fats, oils or grease to be discharged. Where lack of space or other constraints prevent the installation or replacement of a grease interceptor, one or more

grease interceptors shall be permitted to be installed on or above the floor and upstream of an existing grease interceptor.

**Action Required:** Grease interceptor sizing as shown on P501 (1,250 gpm) exceeds size of interceptor proposed in FDP and shell designs which is only 1,000 gpm. clarify. If size increases, those project designs will have to be amended.

**Response:** Landlord confirmed that a 1500 gpm grease interceptor was installed instead of a 1000 gpm.

4. Per our Planning Department (see email in portal) a 4' tall fence is required around exterior patio. Where there is a potential car overlap 2' will be assumed to be forfeit. i.e. if a car bumper can overlap walkway near fence, 6' would be required.

**Action Required:** Modify designs to comply. If egress gates not provided, the seating area will need to be added to building occupant load.

**Response:** Noted. Please see site plan and FFE for updated patio location.

5. For the Health Department inspection contact Deb Sees with the Jackson County Public Works Department, Environmental Health Division at (816) 847-7070. Health Department approval is required prior to receiving any type of Occupancy from the City of Lee's Summit.

**Action Required:** Comment is for informational purposes.

**Response:** Noted. A extra hand sink was added per health review comment. Refer to FFE.

6. 2018 IBC 1008.3 Emergency power for illumination. The power supply for means of egress illumination shall normally be provided by the premises' electrical supply.

1008.3.1 General. In the event of power supply failure in rooms and spaces that require two or more means of egress, an emergency electrical system shall automatically illuminate all of the following areas:

1. Aisles.
2. Corridors.
3. Exit access stairways and ramps.

1008.3.2 Buildings. In the event of power supply failure in buildings that require two or more means of egress, an emergency electrical system shall automatically illuminate all of the following areas:

1. Interior exit access stairways and ramps.
2. Interior and exterior exit stairways and ramps.
3. Exit passageways.
4. Vestibules and areas on the level of discharge used for exit discharge in accordance with Section 1028.1.
5. Exterior landings as required by Section 1010.1.6 for exit doorways that lead directly to the exit discharge.

1008.3.3 Rooms and Spaces. In the event of power supply failure an emergency electrical system shall automatically illuminate all of the following areas:

1. Electrical equipment rooms.
2. Fire command centers.
3. Fire pump rooms.
4. Generator rooms.
7. Public restrooms with an area greater than 300 square feet.

**Action Required:** Provide emergency lighting at exterior side of exits. (or provide verification of existing)

**Response:** Please refer to revised plan, E100.

8. 2018 IFC 1008.3.1 & 3.2 Emergency power for illumination. The power supply for means of egress illumination shall normally be provided by the premises' electrical supply. In the event of power supply failure, an emergency electrical system shall automatically illuminate all of the following:

1. Aisles and unenclosed egress stairways in rooms and spaces that require two or more means of egress.
2. Corridors, interior exit stairways and ramps and exit passageways in buildings required to have two or more exits.
3. Exterior egress components at other than their levels of exit discharge until exit discharge is accomplished for buildings required to have two or more exits.

**Action Required:** Provide emergency exterior illumination at both exits.

**Response:** Please refer to revised plan, E100.

9. 2018 IFC 904.11.5- Portable fire extinguishers for commercial cooking equipment. Portable fire extinguishers shall be provided within a 30-foot (9144 mm) travel distance of commercial-type cooking equipment. Cooking equipment involving vegetable or animal oils and fats shall be protected by a Class K rated portable extinguisher.

**Action Required:** Place the K class extinguisher under the manual pull for the ansul system.

**Response:** Type K fire extinguisher is placed under the manual pull, refer to G100 Life Safety.

10. 2018 IFC 901.5- Installation acceptance testing. Fire detection and alarm systems, fire-extinguishing systems, fire hydrant systems, fire standpipe systems, fire pump systems, private fire service mains and all other fire protection systems and appurtenances thereto shall be subject to acceptance tests as contained in the installation standards and as approved by the fire code official. The fire code official shall be notified before any required acceptance testing. The fire code official shall be notified 48 hours before any required acceptance test.

**Action Required:** Call (816) 969-1300 to schedule a hood trip test.

**Response:** Noted.

11. 5307.2.1 Gas detection system. In rooms or areas not provided with ventilation in accordance with Section 5307.2, a gas detection system complying with Section 916 or, where approved, an oxygen depletion alarm system, either of which initiates audible and visible alarm signals in the room or area where sensors are installed, shall be provided

**Action Required:** Provide detection or ventilation for the carbon dioxide beverage system provided.

**Response:** Please refer to E200.

Please feel free to contact me with any comments or questions regarding this project. Thank you for your time.

Sincerely,  
Xhoana Nikolli