



FIRE DEPARTMENT

Prevention Division
(816)969-1300

PLAN REVIEW CONDITIONS

October 31, 2022

KADEAN CONSTRUCTION
1558 FENPARK DR
FENTON, MO 63026

Permit No: PRCOM20222783
Project Title: LEES SUMMIT COMMERCE CENTER BUILDING 3
Project Address: 1231 NW MAIN ST, LEES SUMMIT, MO 64086
Parcel Number: 259638
Location: LEES SUMMIT LOGISTICS LOTS 1-3 --- LOT 3
Type of Work: NEW SHELL BUILDING
Occupancy Group: STORAGE, MODERATE HAZARD
Description: NEW SHELL BUILDING

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

Fire Plan Review

Reviewed By: Ben Hicks

Approved with Conditions

1. 2018 IFC 907.1.1- Construction documents. Construction documents for fire alarm systems shall be submitted for review and approval prior to system installation. Construction documents shall include, but not be limited to, all of the following: 1. A floor plan which indicates the use of all rooms. 2. Locations of alarm-initiating and notification appliances. 3. Alarm control and trouble signaling equipment. 4. Annunciation. 5. Power connection. 6. Battery calculations. 7. Conductor type and sizes. 8. Voltage drop calculations. 9. Manufacturers, model numbers and listing information for equipment, devices and materials. 10. Details of ceiling height and construction. 11. The interface of fire safety control functions.

Action Required: Informational, for deferred submittal Submit Alarm plans to Lee's Summit Fire Department. Acknowledged in letter 10/25/22 will be deferred.

2. 2018 IFC 901.2- Construction documents. The fire code official shall have the authority to require construction documents and calculations for all fire protection systems and to require permits be issued for the installation, rehabilitation or modification of any fire protection system. Construction documents

for fire protection systems shall be submitted for review and approval prior to system installation.

Action Required: Informational, for deferred submittal, submit plans to Lee's Summit Fire Department. Acknowledged in letter 10/25/22 will be deferred.

3. IFC 2018 Section 510 510.1 Emergency responder radio coverage in new buildings. New buildings shall have approved radio coverage for emergency responders within the building based on the existing coverage levels of the public safety communication system utilized by the jurisdiction, measured at the exterior of the building. This section shall not require improvement of the existing public safety communication systems.

Action Required: Provide Radio study. Acknowledged in letter 10/25/22 will be conducted once constructed.

Building Plan Review

Reviewed By: Joe Frogge

Rejected

1. The building permit for this project cannot be issued until the Development Services Department has received, approved, and processed the Final Development Plan.

Action required: Comment is informational.

2. 2018 IBC 706.1 General. Fire walls shall be constructed in accordance with Sections 706.2 through 706.11. The extent and location of such fire walls shall provide a complete separation. Where a fire wall also separates occupancies that are required to be separated by a fire barrier wall, the most restrictive requirements of each separation shall apply.

Action required: Provide complete UL details for rated assemblies that include screw/nail patterns and penetrations.

10/25/22 - Clarifications required. There are 2 different walls shown on A001 but only 1 UL detail provided. Also, the only rated wall found on plans is a CMU wall while both rated wall details are stud construction.

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.