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DRAWING CHANGE NARRATIVE

PROJECT: Paragon Star–Soccer fields–South Restroom TO: City of Lee’s Summit
PROJECT #: 19050.04a ATTN: Joe Frogge
DATE OF ISSUANCE: 23-0412 PERMIT # PRCOM20230899

DESCRIPTION:

The following items have been modified to reflect our response to City Comments dated 03.16..2023 regarding the Permit documents dated 02.03.2023.

Licensed Contractors

1. Lee’s Summit Code of Ordinance, Section 7-130.4 – Business License. No person, other than a licensed contractor or employees of a licensed contractor, shall engage in electrical, plumbing or mechanical business, construction, installation of 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: Acknowledged.](#)

Building Plan Review

1. All plans submitted for review on or after April 1, 2019 shall be designed to the requirements of the 2018 International Building Code, 2018 International Mechanical Code, 2018 International Plumbing Code, 2018 International Fuel Gas Code, 2018 International Fire Code, 2017 National Electric Code and the ICC/ANSI A117.1-2009 as amended and adopted by the City of Lee’s Summit.

Action required: Comment is informational. Plans are reviewed and inspected for compliance with 2017 NEC. (2015 shown in Building Summary).

[Response: Acknowledged. This was a typo and has been revised in the Building Summary on sheet A0.01.](#)

2. 2018 IPC 403.2 Separate Facilities (As amended by Lee's Summit Code of Ordinances Section 7-405) Where plumbing fixtures are required, separate facilities shall be provided for each sex.
Exceptions:
 1. Separate facilities shall not be required for dwelling units and sleeping units.
 2. Separate facilities shall not be required in structures or tenant spaces with a total occupant load, including both employees and customers, of 15 or fewer.
 3. Separate facilities shall not be required in mercantile occupancies in which the maximum occupant load is 100 or fewer.
 4. Separate facilities shall not be required in business occupancies in which the maximum occupant load is 25 or fewer.

Action required: Provide separate lavatories per gender or apply for Code Modification Request (CMR) to appeal for use of 2021 code cycle.

Response: [We have submitted a CMU for review.](#)

3. Sec. 7-803 – Non-residential occupancies.
The minimum required R-value for each element of the building thermal envelope shall be in accordance with the following:
Exception: The Building Official may approve a decreased R-Value for building exterior walls provided the space is normally not occupied by employees and is associated with storage/warehouse or manufacturing.
 - A. Wall assemblies forming portions of a building envelope shall meet or exceed an R factor rating of 11. This requirement does not apply to doors, windows or other openings or approved penetrations nor does it apply to unfinished basement concrete walls.
 - B. Floor assemblies forming portions of a building envelope shall meet or exceed an R factor rating of 19.
Exception: Concrete floors in contact with the earth need not be insulated.
 - C. Roof assemblies forming portions of a building envelope shall meet or exceed an R factor 19/

Action required: Provide minimum R11 at walls.

Response: [We have submitted a CMU for review.](#)

Fire Plan Review

1. 2018 IFC 906.2 – General requirements. Portable fire extinguishers shall be selected, installed and maintained in accordance with this section and NFPA 10.

Action required: Provide a 2A:10B:C fire extinguisher. Verified at inspection.

Response: [Acknowledged. Sheets A0.01, A1.01, and A2.10 have been revised to show this fire extinguisher.](#)

(End Change Log)