

DEVELOPMENT SERVICES

Building Permit - Commercial Project Title: JOHNSON LOGISTICS - JOHNSON STORAGE Work Desc: NEW TENANT FINISH	Permit No: PRCOM20242738 Date Issued: June 26, 2024
---	--

Project Address: 2225 NE TOWN CENTRE BLVD, LEES SUMMIT, MO 64064 Legal Description: Parcel No: 292122 County: JACKSON	Permit Holder: North Oak Safety Storage LLC 1120 NW Eagle Ridge Blvd. Grain Valley, MO 64029 <NO CONTACT NAME AVAILABLE> <NO CONTACT INFORMATION AVAILABLE>
---	---

Activities Included for this Project: zNew Tenant Finish, License Tax, License Tax Credit, Alarm Permit, Fire Rated Assemblies Permit, Sprinkler Permit,
--

THIS PERMIT IS ISSUED IN RELIANCE UPON INFORMATION SUBMITTED BY THE APPLICANT. THE BUILDING OFFICIAL MAY SUSPEND OR REVOKE WHENEVER THE PERMIT IS ISSUED IN ERROR, OR ON THE BASIS OF INCORRECT INFORMATION SUPPLIED, OR IN VIOLATION OF ANY ADOPTED CODE, CITY ORDINANCE OR REGULATIONS.
 NOTICE: THE DISPOSAL OF DEMOLITION WASTE IS REGULATED BY THE DEPARTMENT OF NATURAL RESOURCES UNDER CHAPTER 260 RSMO. SUCH WASTE, IN TYPES AND QUANTITIES ESTABLISHED BY THE DEPARTMENT, SHALL BE TAKEN TO A DEMOLITION LANDFILL OR A SANITARY LANDFILL FOR DISPOSAL.

CONDITIONS

One or more divisions have conditions that have not been addressed during the review period. The outstanding conditions provided below shall be met as indicated during the construction period.

Fire Plan Review

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.

Provide tenant finish alarm plans for review and approval.

4 2018 IFC 906.2- General requirements. Portable fire extinguishers shall be selected, installed and maintained in accordance with this section and NFPA 10.

Provide one 2A,10B,C fire extinguisher near the front door. Verified at inspection.

5 3201.3 Construction documents. At the time of building permit application for new structures designed to accommodate high-piled storage or for requesting a change of occupancy/ use, and at the time of application for a storage permit, plans and specifications shall be submitted for review and approval. In addition to the information required by the International Building Code, the storage permit submittal shall include the information specified in this section. The construction documents shall include all of the following:

1. Floor plan of the building showing locations and dimensions of high-piled storage areas.
2. Usable storage height for each storage area.
3. Number of tiers within each rack, if applicable.
4. Commodity clearance between top of storage and the sprinkler deflector for each storage arrangement.
5. Aisle dimensions between each storage array.
6. Maximum pile volume for each storage array.
7. Location and classification of commodities in accordance with Section 3203.
8. Location of commodities that are banded or encapsulated.
9. Location of required fire department access doors.
10. Type of fire suppression and fire detection systems.
11. Location of valves controlling the water supply of ceiling and in-rack sprinklers.
12. Type, location and specifications of smoke removal and curtain board systems.
13. Dimension and location of transverse and longitudinal flue spaces.
14. Additional information regarding required design features, commodities, storage arrangement and fire protection features within the high-piled storage area shall be provided at the time of permit, where required by the fire code official.

Provide a storage plan.

06/25/2024- Provide storage plan as deferred submittal. A final inspection will not be allowed until plan is reviewed and approved.

Building Plan Review

1 A one-time impact fee in the form of a license tax must be collected before occupancy can be granted. Please be advised that additional application, review, and inspection fees do apply and additional information pertaining to this will be provided during that stage of your approval process.

Action required: Comment is for informational purposes. The fee will be \$13,101.00
6/24/2024 - Acknowledged in letter.

4 Unified Development Ordinance Article 8, Section 8.180.F
Ground mounted equipment – Ground mounted equipment shall be totally screened from view by landscaping or masonry wall up to a height of the units to be screened.

Action required: Make needed corrections to drawings that provide details as to how mechanical equipment will be screened from all 4 sides per referenced UDO section.
6/25/2024 - boxwoods approvable when properly planted - to be field verified.

Licensed Contractors

Signature of

Applicant: _____

Date: _____

Print name: _____

Company Name: _____