

**PLANNING AND DEVELOPMENT**

**Commercial Final Development Plan  
Applicant's Letter**

**Date:** Monday, March 07, 2016

**To:**

**Applicant:** THOMPSON BUILDERS LLC      Email: TSLAMIN@GMAIL.COM      Fax #: (888) 218-7933

**Other:** SIGNATURE BUILDERS      Email:      Fax #: (816) 293-2913  
BILL@SIGNATUREBUILDERSKC.COM

**Engineer:** LOVELACE & ASSOCIATES LLC      Email:      Fax #: (816) 347-9979  
ADT@LOVELACEASSOCIATES.COM

**Property Owner:** CITY OF LEES SUMMIT      Email:      Fax #: <NO FAX NUMBER>

**From:** Ron Seyl, Planner

**Re:**

**Application Number:** PL2015217

**Application Type:** Commercial Final Development Plan

**Application Name:** HANGAR T, LEES SUMMIT AIRPORT

**Location:** 2751 NE DOUGLAS ST, Unit:T, LEES SUMMIT, MO 64064

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**Excise Tax**

On April 1, 1998, an excise tax on new development for road construction went into effect. This tax is levied based on the type of development and trips generated. If you require additional information about this development cost, as well as other permit costs and related fees, please contact the Permitting and Plan Review Division of the Codes Administration Department at 816-969-1200.

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**Review Status:**

Approved: See below for any conditions of approval.

**Required Corrections:**

<b>Fire Review</b>	Jim Eden (816) 969-1303	Assistant Chief Jim.Eden@cityofls.net	Approved with Conditions
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1. The location of the propane tank was not shown on the resubmittal.

Provide location on the set of plans reviewed for a Building Permit. 6104.3 Container location.

LP-gas containers shall be located with respect to buildings, public ways and lot lines of adjoining property that can be built upon, in accordance with Table 6104.3.

2. All issues pertaining to life safety and property protection from the hazards of fire, explosion or dangerous conditions in new and existing buildings, structures and premises, and to the safety of fire fighters and emergency responders during emergency operations, shall be in accordance with the 2012 International Fire Code.

For information only.

<b>Engineering Review</b>	Gene Williams (816) 969-1812	Senior Staff Engineer Gene.Williams@cityofls.net	Approved with Conditions
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1. The Engineer's Estimate of Probable Construction Costs has been accepted for this project, and the Public Works Review and Inspection Fee of \$969.60 (which is based on 3% of the total infrastructure cost) must be paid prior to the issuance of an infrastructure permit and/or the final processing of a building permit from the Codes Administration Department.

2. Contact Public Works Inspections at (816) 969-1800 at least 48 hours prior to the onset of construction.

3. If ground breaking will take place prior to the issuance of a building permit, please submit a Land Disturbance Permit application and the required attachments to the Erosion Control Specialist.

<b>Planning Review</b>	Ron Seyl (816) 969-1603	Planner Ron.Seyl@cityofls.net	No Comments
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