

LSMC ICU Expansion - Final Development Plan Review

Item	Requested By	Question / Issue	Dept/Individual R	Status	Notes	Design Team Response
Planning Review						
1	Hector Soto Jr	Site Data Table	ACIB	Closed	Include a table on the plan set containing the following information: Lot Area, Building sq ft (broken out by existing, proposed, and total), FAR (broken out by existing and proposed total), Impervious coverage area (broken out by existing, proposed, and total), Number of patient room beds (broken out by existing, proposed, and total), Parking spaces proposed (broken out by existing, proposed, and total), and parking spaces required (calculated as 1.8 per patient room bed + 5/1,000 sq ft of office area)	See revised A0.2 for schedule
2	Hector Soto Jr	Mechanical Screening	ACIB	Closed	In accordance with the UDO, the proposed roof-top mechanical equipment shall be totally screed from view by raising the parapet walls to a height at least equal to the height of the units being screened	Mechanical equipment is shown screened with metal panel screen as typical throughout the facility. Added sheet A2.5 with details, and note to sheet A5.1
3	Hector Soto Jr	Light Fixtures	HEI	Closed	Provide cut sheets for the proposed wall packs to review for compliance with UDO Section 8.260.	See attached Cut Sheet
4	Hector Soto Jr	Parking Lot Curbing/Pavement	GBA	Closed	Identify the proposed new curbing type. The UDO requires CG-1 curbing, Revise the pavement details to comply with UDO Section 8.620.F	See revised sheets
5	Hector Soto Jr	Application Fee	Owner	Closed	The \$725 final development plan application fee has yet to be paid. The fee can be paid online through the City's portal	Fee was paid on 2/10/2022
Building Codes Review						
1	Joe Frogge	Informational	ACIB	Closed	Architectural plans reviewed under permit PRCOM20220365	Noted.
Traffic Review						
					No Comments	
Fire Review						
1	Jim Eden	Informational	ACIB	Closed	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 to fire fighters and emergency responders during emergency operations. shall be in accordance with the 2018 International Fire Code.	Noted.
2	Jim Eden	Informational	ACIB	Closed	Interior conditions will be reviewed during building permit review	Noted.
Engineering Review						
1	Loic Nguingui	Cover Sheet	ACIB	Closed	Include a Cover Sheet	Added cover sheet as requested.
2	Loic Nguingui	FEMA	GBA	Closed	Include a FEMA National Flood Hazard information note	See revised sheets
3	Loic Nguingui	Wells	GBA	Closed	Show location of all oil/gas wells, or indicate none are present, and cite the source	See revised sheets
4	Loic Nguingui	Note	GBA	Closed	Include a note stating that "The contractor shall contact the City's Development Services Engineering Inspection to schedule a pre-construction meeting with an inspector prior to any land disturbance work at (816) 969-1200".	See revised sheets
5	Loic Nguingui	Note	GBA	Closed	Include a note stating that "All construction shall follow City of Lee's Summit's Design and Construction manual".	See revised sheets
6	Loic Nguingui	Note	GBA	Closed	Include the Missouri One Call System 1-800-DIG-RITE "Call Before You Dig" Information.	See revised sheets
7	Loic Nguingui	Sidewalk	GBA	Closed	Sidewalk construction must not exceed an 2% cross-slope and an 8.33% running slope. Therefore, it is recommended that the sidewalks be designed to include construction tolerances, which respectively refer to design slopes of 1.5% and 7.5%.	See revised sheets
8	Loic Nguingui	Curb and Gutter	GBA	Closed	Specify the type of concrete curb and gutter to be used, as shown in standard detail GEN-4.	See revised sheets
9	Loic Nguingui	Concrete Mix	GBA	Closed	Specify the type of concrete mix to be used, on the heavy-duty concrete pavement cross-section.	See revised sheets
10	Loic Nguingui	Asphalt	GBA	Closed	Revise the two (2) typical asphalt pavement cross-sections to meet LS UDO Section 8.620 requirements.	See revised sheets
11	Loic Nguingui	Pavement	GBA	Closed	Add a general note or revise the typical pavement cross-section(s) drawings to show aggregate base and subgrade of (asphalt and concrete) pavements extending 1' beyond back of curb.	See revised sheets
12	Loic Nguingui	Stormwater	GBA	Closed	Provide/show profile views of the new/proposed stormwater drainage system.	See revised sheets
13	Loic Nguingui	ESC Standard Details	GBA	Closed	All ESC standard details shown on sheet C4.0 are outdated. Revise to show applicable ESC construction standard details only. Up-to-date ESC details are accessible through the Design & Construction manual tab located on the City's website.	See revised sheets
14	Loic Nguingui	Stormwater	GBA	Closed	Include a (storm pipe) trenching and backfill detail.	See revised sheets
15	Loic Nguingui	Drain Structures	GBA	Closed	Provide a construction detail for the nyloplast drain structure(s).	See revised sheets
16	Loic Nguingui	Curb Inlet	GBA	Closed	Indicate the Outflow elevation of the existing curb inlet (structure #7).	See revised sheets
17	Loic Nguingui	Stormwater	GBA	Closed	Provide a stormwater management memorandum.	See revised sheets
18	Loic Nguingui	EOOPCC	ACIB	Closed	Please provide an Engineer's Opinion of Probable Construction Cost (EOOPCC) Sheet.	See attached Project Bid