

FDP REVIEW COMMENTS - LEE'S SUMMIT WEST

CORRECTION

FIRE				RESPONSE
Jim Eden				
INFORMATIONAL	1	CODE STATEMENT	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.	M* Response: Noted
ACTION REQUIRED	2	IMPOSED LOADS	IFC 503.2.3 - Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus and shall be surfaced so as to provide all-weather driving capabilities. The sidewalk FD Access shall support the weight of a fire apparatus (75,000-pounds).	KV Response: Acknowledged

ENGINEERING				RESPONSE
Gene Williams				
	1	WAIVER	Please add the project number to the waiver request form (i.e. PL2022373).	KV Response: Project number added to correct waiver form

PLANNING				RESPONSE
Hector Soto				
ACTION REQUIRED	1	SITE DATA TABLE	SITE DATA TABLE (Sheet C100-A). - Correct the listed property zoning from PO to R-1 (Single-family Residential). - Fill in the setback information for Front (30' per plat); Rear (30'); and side (30'). - Provide building square footage for the existing school; the proposed robotics building; and total (existing + proposed). - List the number of existing classrooms; the number of proposed classrooms (from the addition); and total classrooms (existing + proposed). - List the number of existing parking parking spaces and the number of required parking spaces. The number of required parking spaces for a high school is calculated at a rate of 6 spaces per total classrooms	KV Response: Acknowledged, please refer to updated C100-A.
ACTION REQUIRED	2	ROOF-TOP UNITS	ROOF-TOP UNITS. In order to comply with City ordinances, all RTUs shall be fully screened from view by raising building parapet heights at least equal to the height of the units being screened.	M* Response: RTU units are mounted in a mechanical well on the roof of the new building. A combination of the exterior wall skin and "butterfly" roof form blocks visibility of the RTU's from public access roads from the East / West and the majority of the unit on the South side of the building. The existing high school building provides screening to the North.
ACTION REQUIRED	3	EXTERIOR COLORS	EXTERIOR MATERIALS. Label the proposed exterior building material colors.	M* Response: Exterior material colors have been noted on building elevation sheet A201
ACTION REQUIRED	4	LIGHTING	LIGHTING. Identify which light fixture(s) listed on the fixture schedule on Sheet E700 will be used on the building exterior. All exterior lighting fixtures shall comply with UDO Sections 8.220 and 8.260.	HEI Response: SL1.2, SL1.8, SL1E.5 and SL2.6 provide the exterior lighting. Fixtures comply with UDO section 8.220. UDO section 8.260 does not apply as these fixtures are not wall mounted.

BUILDING CODES REVIEW				RESPONSE
Joe Frogge				
ACTION REQUIRED	1	MISC CORRECTION	Sanitary connection at manhole not allowed.	KV Response: We prefer to make the sanitary connection at the proposed private manhole in order maintain functionality of the existing sanitary line during installation.
ACTION REQUIRED	2	MISC CORRECTION	Water service backflow to be inside building.	M* Response: Backflow preventer is located along the North interior wall of the building in room R102. Exterior backflow preventer removed.
ACTION REQUIRED	3	MISC CORRECTION	Specify size, type, and location of water meter.	KV Response: We include standard 2" water meter in pit per City of LS standard detail WAT-11

TRAFFIC REVIEW				RESPONSE
Brad Cooley				
	1		N/A	