



## MEMORANDUM

**Date:** 12/20/2022

**To:** Scott Ready, Project Manager

**Company:** City of Lee's Summit, MO

**Project:** Summer Moon Coffee  
699 NW Blue Pkwy, Lee's Summit, MO 64086

**From:** Jessica Wardle  
Yaeger Architecture, Inc.

**Re: Commercial Preliminary Development Plan, Application No. PL2022405**

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The following are responses to address the PDP comments received on 12/06/2022.

Planning Review Comments, Hector Soto Jr.

### Responses

1. TRAFFIC CONTROL SIGNAGE. "Do Not Enter" signs shall be posted at the drive-through exit area to supplement the pavement markings shown on the plan. The same shall be done at the T-intersection off the southeast building corner so as to help prevent any northbound left turns into the east-west drive aisle on the south side of the building.

**Response:** "Do Not Enter" signs have been shown at the drive-through exit area and at the T-intersection off the southeast building corner to supplement the pavement markings shown on the plans.

2. VEHICLE STACKING. Show the vehicle stacking from both the pick-up window and the menu board's order box to demonstrate that the minimum required 4- and 5-vehicle stacking from the window and order box, respectively, are met.

**Response:** Vehicle stacking has been shown from the pick-up window and the menu board's order box to demonstrate the minimum required 4- and 5- vehicle stacking requirements.

3. BUILDING ELEVATIONS. Will the drive-through pick-up window entail more work to the east elevation than simply punching through the wall with an opening? In other words, will other changes to the exterior be undertaken that will require architectural review?

**Response:** Per email conversation with Hector Soto on 12/12/22, exterior elevations are not required if the new opening isn't getting larger or any new openings are being added. It was requested that manufacturer specifications for the new door be submitted for review.

The design team plans to reuse the existing swinging double door opening for a new, automatic sliding door system. Our basis of design will be the Stanley Durafit Telescoping Door. Please note that we still need to work through pricing with a general contractor and that the exact manufacturer and model number may need to change based on availability and cost at the time of construction. Door specifications are listed below and product brochure is attached.

### **Durafit Telescoping Door Specs**

Design: Bi-Part, 6-Panel Telescopic

Breakout: Full breakout of all 6 panels where each 3-panel half breaks out as a single swinging panel

Finish: Clear or Dark Anodized | OPTION: Special Finishes Available

Typical Package Height: 92", Clear Door Opening of 83 1/4"

Typical Width: 71 1/2" to 108", Clear Door Opening of 43 3/4" – 68 3/16"

Header Size: 8 3/4" High x 6" Deep

Jamb Dimension: 1 3/4" wide

Stiles: Narrow 1", 2 1/4" on Lead Stile with full height integrated security hooks at overlapping stiles

Bottom Rail: 10" | OPTION: 3"

Power Required: 120 VAC, 50/60 HZ, 5 Amps Minimum

Drive System: 1/4 HP DC Motor, Gear Drive, Toothed belt

Controls: Rocker Switch | OPTION: Rotary, Keyed Rotary Controls, Eco Pro, Door Position Switch

Controller: High Resolution iQ Controller, Microprocessor Based, Safety Logic

Activation/Safety Sensors: 2 Combined Activation/Safety Sensors | OPTIONS: Mats, Wall Plates, Wireless Activation Systems

Locking: Key/thumb turn hook bolt | OPTIONS: Lock Position Indicator, 1 Point Locking with Surface Panic Release

Security Options: Surface Panic Release, Alarm contacts for remote monitoring of panel status, Electric Solenoid Lock

Temperature Rating: -30F to 130F

Glass: 1 1/4" insulated; Installed and Shipped from Factory | OPTION: Tinted Gray or Tinted Bronze

Threshold: Configurable Options

Transom: Optional, configurable verticals and horizontals, 1/4" and 1" thickness available

Speed Range: Closing Speeds: 0.5 - 1.5 ft/s per ANSI Standard. Opening Speeds: 0.5 - 2.5 ft/s.

Codes and Standards: UL, cUL, ANSI/BHMA A156.10, IBC, UBC, BOCA, ICBO, NFPA 101

End of response.

boutique

**Fit for your  
business**

## **DURAFIT™ TELESCOPING DOOR**

**The long-lasting automatic door designed to fit small entryways and keep business moving.**

The DuraFit is designed in a bi-parting 6-panel configuration creating the largest possible walk-through for a 6ft–9ft opening. Small wall openings limit what can be achieved with traditional sliding doors, but DuraFit delivers an uninterrupted customer experience, allowing two-way pedestrian traffic with bags or carts to pass through comfortably.

Reinforced construction and long-lasting wearable parts reduce the frequency of maintenance and can withstand repeated impact with handtrucks and luggage carts. Security hooks span the full height of the panels, standing up to an exhaustive crowbar attack to keep your business safe.

### **Features and Benefits**

- Widest possible walk-through for a 6ft–9ft opening
- Reinforced construction trusted to last for years
- Full height security hooks to deter and prevent break ins
- iQ Controller synchronizes panels for the perfect slide
- Overlapping panels and bi-part design provides faster opening than a 2-panel single slide



# DURAFIT™ TELESCOPING DOOR

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## OPTIONAL FEATURES

- Transom
- Custom finishes
- Activation and safety options
- Glass Tinting

## LOCKING OPTIONS

- Key / thumb turn hook bolt
- Lock Position Indicator
- 1 Point Locking with Surface Panic Release
- Electric Solenoid Lock
- Alarm Contacts for Easy Integration with Monitoring Systems

## SPECIFICATIONS

Description	Configuration
Design	Bi-Part, 6-Panel Telescopic
Breakout	Full breakout of all six panels where each 3-panel half breaks out as a single swinging panel
Typical Height	92" (2.3m), Clear Door Opening of 83 1/4" (2.1m)   OPTION: Up to 98" (2.5m)
Typical Width	71 1/2" to 108" (1.8m – 2.7m), Clear Door Opening of 43 3/4" – 68 3/16" (1.1m - 1.7m)
Header Size	8 3/4" (222mm) High x 6" (152mm) Deep
Jamb Dimension	1 3/4" wide
Stiles	Narrow 1", 2 1/4" on Lead Stile
Controls	Rocker Switch   OPTION: Rotary, Keyed Rotary Controls, Eco Pro, Door Position Switch
Controller	High Resolution iQ Controller, Microprocessor Based, Safety Logic
Sensors	2 Combined Activation/Safety Sensors   OPTION: Mats, Wall Plates, Wireless Activation systems
Temperature Rating	-30F to 130F
Glass	1 1/4" Insulated, Installed and Shipped From Factory   OPTION: Tinted Gray or Tinted Bronze
Threshold	Configurable Options
Transom	Optional, configurable verticals and horizontals
Codes and Standards	UL/cUL 325, ANSI/BHMA A156.10, IBC, / NFPA 101

*\* All Specifications are subject to change. Please contact your local sales representative to ensure accuracy.*

## DRAWING & SAMPLE APPLICATIONS

