

City of Lee's Summit
Department of Planning & Development
Phone (816) 969-1600 Fax (816) 969-1619

Commercial Final Development Plan Review

Date: Wednesday, May 18, 2011

To:

CATHOLIC DIOCESE OF
KC-ST JOE

Email:

Fax #: (816) 251-1199

HOLLIS & MILLER GROUP INC Email:

Fax #: (816) 451-0220

BARTLETT & WEST
ENGINEERS

Email:

Fax #: (816) 525-9041

From: Chris Hughey, Planner

Re:

Application Number: PL2011-055

Application Summary: Commercial Final Development Plan
"OUR LADY OF PRESENTATION SCHOOL ADDITION"

Location: 130 NW MURRAY RD, LEES SUMMIT, MO 64081

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.

Revisions Required: One or more departments have unresolved issues. See comments below to determine the corrections needed. Submit seven (7) copies of revised drawings, folded individually (or in sets) to 8-1/2" x 11" to Planning & Development. Revised plans will be reviewed within 5 business days of resubmittal.

Required Corrections:

Planning Review	Chris Hughey	Planner	(816) 969-1603	Corrections
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1. Provide all exterior finish building material colors.
2. The manufacturer's specification sheets for the the roof top mechanical units and the screening walls for the units do not match in overall height. Please confirm that the screening wall will be the same height as the mechanical units.
3. Provide a signed and notarized ownership affidavit form. See the attached form.

Engineering Review	Tony Reames	Staff Engineer	(816) 969-1826	Corrections
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1. Sheet C03, Note #4 change phone number to 969-1836.
2. Sheet C03, ensure sure commercial concrete driveway approach is replaced from road to property line, then begin asphalt replacement. Label properly.
3. A sealed Engineer's Opinion of Probable Construction Costs should accompany your final submittal copies. Public Works' review and inspection fee is based on that cost. The following items, both materials and installation, should be included in the itemized estimate
 - Any water line larger than 2" in diameter, valves, hydrants, and backflow preventer with vault, if outside the building
 - All storm water piping 6" or larger, structures, and detention/retention facilities
 - All grading for detention/retention ponds
 - All sanitary sewer manholes and piping between manholes, including private mains
 - The connection of the building sewer stub to the public main
 - All public infrastructure, both onsite and offsite
 - All private street construction, excluding parking lots, drive approaches and sidewalks
 - All erosion control devices
4. Identify if the current public water line, which will become private with the addition of the backflow vault is currently located within an easement. If so, the easement shall be properly vacated.

Fire Review	Jim Eden	Assistant Chief	(816) 969-1303	Complete
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1. Fire Department-All building and life safety issues shall comply with the 2006 International Fire Code and local amendments as adopted by the City of Lee's Summit.
2. Fire Department- IFC 505.3 Where required by the fire code official, approved signs or other approved notices shall be provided for fire apparatus access roads to identify such roads or prohibit the obstruction thereof. Signs or notices shall be maintained in a clean and legible condition at all times and be replaced or repaired when necessary to provide adequate visibility.

The fire lane next to the building addition shall be posted on both sides.

Traffic Review	Michael Park	City Traffic Engineer	(816) 969-1820	No Comments/Ready for Meeting
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