

**DEVELOPMENT SERVICES**

**Residential Plan Review**

July 25, 2025

A PLACE CALLED HOME CONSTRUCTION CO INC  
804 SE WILLOW PL  
BLUE SPRINGS, MO 64014  
(816) 365-4663

Permit No: PRRES20253054  
Plan Name:  
Project Address: 4073 NE CHAPEL MANOR DR, LEES SUMMIT, MO 64064  
Parcel Number: 43640113700000000  
Location: THE TRAILS OF PARK RIDGE 2ND PLAT---LOT 44  
Type of Work: NEW SINGLE FAMILY  
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY  
Description: NEW HOUSE - FINISHED AND UNFINISHED BASEMENT - COVERED PATIO

***Revisions Required***

***The following is a list of requirements from the City of Lee's Summit that have not been satisfactorily addressed in the plans and specifications. Please address the comments as requested and upload the revised documents and/or additional information to the application through the online portal. Please contact the Development Services Department with any questions you may have.***

Development Services Department (816) 969-1200

**Residential Plan Review**

**Reviewed By: Brandon Kalwei**

**Approved**

1. Specification of rafter ties or ridge beam design. (IRC Section 802.5.2) NO RIDGE BEAM DETAILS FOUND\*\*\*\* STILL NO RIDGE BEAM DESIGN DETAILS FOUND. LET ME KNOW WHAT PAGE THEY ARE ON

***The review conducted by the City of Lee's Summit Development Services Department shall not be construed as a structural review of the project.***

<b>Residential Area:</b>			
Residential, Decks		200	
Residential, Finished basements		1006	
Residential, garage		819	
Residential, Living Area (Not Finished Basement)		1568	
Residential, Un-Finished basements		405	
Roofing Material		Number of Bathrooms	3
Number of Bedrooms	4	Number of Stories	1

Number of Living Units	1	Total Living Area	2574