

DEVELOPMENT SERVICES

Residential Plan Review

September 05, 2025

KEVIN HIGDON CONSTRUCTION, LLC
P O BOX 847
LEES SUMMIT, MO 64063
(816) 524-9797

Permit No: PRRES20253495
Plan Name:
Project Address: 3901 SW FLINTROCK DR, LEES SUMMIT, MO 64082
Parcel Number: 69720102000000000
Location: NAPA VALLEY 5TH PLAT LOTS 166-196 AND TRACT O --- LOT 166
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE. FINISHED/UNFINISHED BASEMENT. WALK OUT BASEMENT. COVERED DECK.

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: Andrea Sessler** **Approved**

1. ADDRESS PLANNER'S COMMENTS

Plot Plan Review **Reviewed By: Andrea Sessler** **Approved**

Planning Review RES **Reviewed By: Claire Byers** **Rejected**

1. Building materials not labeled on elevations.

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

Residential Area:	
Residential, Decks	140
Residential, Finished basements	703
Residential, garage	722

Residential, Living Area (Not Finished Basement)		2612	
Residential, Un-Finished basements		295	
Roofing Material		Number of Bathrooms	4.5
Number of Bedrooms	5	Number of Stories	2
Number of Living Units	1	Total Living Area	2612