

CITY OF LEE'S SUMMIT
Development Services Department
220 SE Green Street
Lee's Summit, MO 64063
(816)969-1200

OnlinePortal at DEVSERVICES.CITYOFLS.NET

Inspection Summary

Permit #: PRCOM20235207
Address: 2931 SE SHENANDOAH DR, LEES SUMMIT, MO 64063

This work has been inspected and the inspection results noted below. Please schedule inspections once all corrective actions have been completed. Do not cover any work until approved.

Inspection:	Inspector:	Outcome:	Date:
All Rough Inspection - Commercial	Khanh Nguyen	Failed	Wednesday, October 01, 2025

Corrective Action Required:

1	Misc	Interior and exterior sheathed shearwalls: -lower level, 1st, and 2nd fl -exterior shearwalls
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Corrective Action Required:

2	LOWER LEVEL	OK: -Pre-rock behind tubs and showers -Nail balcony joist hangers -Mud&tape seam at elevator wall at unit 004
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Corrective Action Required:

3	FIRST FLOOR	OK: -Pre-rock behind tubs ad showers -Demising/shearwall in-wall -Dwelling units only -Garages 3 to 15 **Check all: -Nail balcony hanger -in G8 storage, frame around 6" roof drain; protect penetration; add support stud at over-cut top plate -in G5 storage, frame around 6" roof drain; protect penetration
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Corrective Action Required:
4 SECOND FLOOR -in corridor near north stair door, add full support for triple lvl
Dwelling units-OK
Corridor- OK

Corrective Action Required:
5 THIRD FLOOR **Corrections:
-Nail hanger at balcony
Dwelling units-OK
Corridor- OK

Corrective Action Required:
6 FOURTH FLOOR **Corrections:
-Access to roof space above end units
-For units 301 and 302: Install tie-downs for the roof beam to wall, tie down roof trusses to beam, install 3 ledger screws per plan. See detail 2/S3.42
-unit 309 balcony, nail hanger
Dwelling units-OK
Corridor- OK

Corrective Action Required:
7 ELEVATOR 1 **Corrections:
-Install H2.5 @ each truss to balcony roof beam, install tie-downs for the roof beam to wall. 1/S3.42
-Balconies at units 401 and 411
shaft-okay

Corrective Action Required:
8 STAIR TOWER 1 **THIS IS NORTH STAIR A**
-ceiling okay to cover
**Corrections:
-Redo some hangers not properly installed
-Fc penetrations

Corrective Action Required:
9 STAIR TOWER 2 **THIS IS SOUTH STAIR A**
-ceiling okay to cover
**Corrections:
-Lag ledger board to studs at lower level
-Joist hangers 1st floor
-Some hangers are not properly installed
-Fc penetrations

Corrective Action Required:
10 STAIR TOWER 3 **THIS IS REAR STAIR B**
**corrections:
-nail hangers

- screw stair landing ledger board to wall
- provide full support under unit 105 lvl ceiling beam
- secure in-wall wiring per code

Comments: