

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 #: PRCOM20235206
Address: 2971 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	Mitchell Schwarz	Failed	Tuesday, March 31, 2026

Corrective Action Required:

1 Misc Garage PHF portal walls framing-OK to cover

**install blockings under window jack and kings studs

Corrective Action Required:

2 LOWER LEVEL OK:
-Pre-rock for corridor ceiling

**Pre-rock at showers and tubs corrections:

007:
-Strap over-bored top plate per plan

Corrective Action Required:

3 FIRST FLOOR OK:
-Pre-rock for corridor ceiling
-Pre-rock at showers and tubs
-Balconies- 106, Rafter has no bearing at top at middle of soffit
All others framing ok

Corrective actions

All units

-Support and secure all wiring in ceiling space max spacing 4 1/2'

-provide minimum 1 1/2" Bearing for all trusses

101

- seal gaps in dead space at primary bedroom shower
- protect wires at top plate primary bedroom entry
- address damaged truss above dead space at primary bedroom shower

102

- missing receptacle in primary bedroom wall space greater than 2'

103

- move fire sprinkler SE Bedroom
- protect wire at top plate primary SW bath
- provide bearing for trusses 1 1/2" minimum NE bedroom
- seal draft stop penetrations S wall

104

- seal bottom plate penetration in mechanical closet
- address trusses spaced greater than 24" OC

105

- strap top plate at coat closet
- secure SE cable left of panel

Corridor outside 105

- address cut load bearing stud pack garage side

106

- address electric SE primary bedroom

107

108

- provide protection for sprinkler line top and bottom plate at entry
- secure stud at panel

109

- putty packs must cover entirety of box W wall
- provide putty packs for outlets closer than 24" E wall multiple locations
- furr wall at panel of electrical runs

110

- fireblock top of entire S wall
- complete electrical in S bedroom
- provide outlet at living room W wall
- protect electrical in entry bath top plate

Corrective Action Required:

4

SECOND FLOOR

OK:

- Pre-rock for corridor ceiling
- Pre-rock at showers and tubs
- Balconies

210:

- Complete fur out wall at 6" roof drain **install top lid

207:

- Mud and fire tape elevator firewall. Close off excessive gaps and install fire tape

Corrective Action Required:

5 THIRD FLOOR

OK:

- Pre-rock for corridor ceiling
- Pre-rock at showers and tubs
- Balconies
- All units and corridor

**Correction:

Corrective Action Required:

6 FOURTH FLOOR

OK:

- Pre-rock for walls at showers and tubs
- Balconies
- Units, corridor

**Correction:

- Install GB at ceiling of dead space adjacent to storage space. Fire-stop penetration

Corrective Action Required:

7 ELEVATOR 1

OK:

- Pre-rock for top lid and wall

Comments: