

CODES ADMINISTRATION

Residential Plan Review

July 10, 2017

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

Permit No: PRRES20171839
Plan Name: THE GRANITE
Project Address: 4012 SW MERITAGE LN, LEES SUMMIT, MO 64082
Parcel Number: 69720071000000000
Location: NAPA VALLEY 3RD PLAT---LOT 118
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - 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 provide two (2) copies of any revised sheets and/or additional information.

Planning and Codes Administration (816) 969-1200

Plot Plan Review

Reviewed By: Nick Lightner

Rejected

1. Sidewalks with deminsions must be provided on the plot plan.

*On the west side of the property can you please include the 5 foot sidewalk and ada ramp location.

2. Drainage swales (where required); show spot elevations within the swale as required to conform to the approved master drainage plan (if applicable), must be provide

*Can you please show the swale detail on the plot plan.

3. A as-graded plot plan per Section 7-160, Code of Ordinances, is required prior to occupancy.

*Can you please add "AS-GRADED PLOT PLAN IS REQUIRED PRIOR TO SODDING"

4. Show all manholes, water valve boxes, fire hydrants, and stormwater structures.

* Can you please show on the west side of th lot a sanatory man hole.

Residential Plan Review

Reviewed By: Kim Brennan

Not Required

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

Residential Area:			
Residential, Living Area		2081	
Residential, Un-Finished basements		2081	
Residential, garage		818	
Roofing Material		Number of Bathrooms	2.5
Number of Bedrooms	3	Number of Stories	1
Number of Living Units	1	Total Living Area	2081
Sewer Connection Fee	17		