



VAN DEURZEN AND ASSOCIATES, P.A.
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October 24, 2018

Mr. Cory Tworkowsky
JFE Construction Inc.
1314 SW Market St
Lee's Summit, MO 64081

Re: 2420 S.W. River Trail Road – Framing Evaluation Report
Lee's Summit, MO
Bldg Permit No.: PRRES20181827

Dear Mr. Tworkowsky,

This letter in regard to framing discrepancies noted by the City of Lee's Summit during a rough-in framing inspection which required engineering evaluation. The following are the noted discrepancies along with recommended corrective action.

- **Revise plans showing cantilevered wall on the north side of mud room, provide engineers report, missing LVL, roof change etc.** At the time of our inspection, we had noted that the laundry room had been expanded further into the garage than the permit drawings had noted. In addition, the floor framing in this area was cantilevered over the side wall of the house and the roof modified to accommodate the additional cantilever. The installed framing was evaluated during our inspection. Based on our inspection, the floor, roof, and wall framing is acceptable as framed. We did not note any items which required corrective action. During our inspection, we had also noted that the LVL noted to be installed in the ceiling above the front entry had not been installed. We had noted that the rafters in this area had been adequately braced which did not require that the noted LVL be used for roof bracing support. The LVL as noted on the plan may be eliminated. No corrective action is required.

We trust this information will meet your needs. If you need any additional information, please contact this office.

Sincerely,

VAN DEURZEN AND ASSOCIATES, P.A.

Chad M. Streeter, P.E.



10/24/2018