

**DEVELOPMENT SERVICES**

**Residential Plan Review**

October 25, 2018

MCGRAW HOMES INC  
902 SE WILLOW PL  
BLUE SPRINGS, MO 64014  
(816) 985-6909

Permit No: PRRES20183692  
Plan Name: 4063 NE TIMBERLAKE CT.  
Project Address: 4063 NE TIMBERLAKE CT, LEES SUMMIT, MO 64064  
Parcel Number: 43640112400000000  
Location: THE TRAILS OF PARK RIDGE 2ND PLAT---LOT 57  
Type of Work: NEW SINGLE FAMILY  
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY  
Description: NEW HOUSE  
SUSPENDED SLAB  
FINISHED AND UNFINISHED 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 provide two (2) copies of any revised sheets and/or additional information.***

Development Services Department (816) 969-1200

<b>Plot Plan Review</b>	<b>Reviewed By: Steve Conrick</b>	<b>Pending</b>
<b>Residential Plan Review</b>	<b>Reviewed By: Brandon Kalwei</b>	<b>Rejected</b>

1. Designate use of each room or space including but not limited to; basement storage, garages, and attic areas intended for storage space. Lower level rooms not labeled.
2. Detail required separation between garage and living area including door, door closer and gypsum board. (IRC R302.5) door and door closer details not found
3. Identify roof covering material (IRC Section R905)

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

<b>Residential Area:</b>	
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Residential, Living Area		1891	
Residential, Un-Finished basements		1098	
Residential, Finished basements		1339	
Residential, Decks		161	
Residential, garage		757	
Roofing Material		Number of Bathrooms	3
Number of Bedrooms	4	Number of Stories	1
Number of Living Units	1	Total Living Area	3230
Sewer Connection Fee	15		