

DEVELOPMENT SERVICES

Residential Plan Review

July 01, 2019

DAVE RICHARDS HOME BUILDING INC
2904 CRYSTAL AIRE CT
GRAIN VALLEY, MO 64029
<NO PRIMARY PHONE>

Permit No: PRRES20191733
Plan Name: 1313 NE GOSHEN DR.
Project Address: 1313 NE GOSHEN DR, LEES SUMMIT, MO 64064
Parcel Number: 43130010400000000
Location:
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE

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

Plot Plan Review	Reviewed By: Steve Conrick	Pending
Residential Plan Review	Reviewed By: Dylan Eppert	Rejected

1. Provide square footage of living area, garage area, unfinished basement area, etc (IRC Section R304) A new detail sheet will be needed for page 1 with the correct square footages along with sheet 3 at the top left corner where it says "Area where Furnace and HW Heater are located showing 772 Square Feet."

2. Designate locations of smoke detectors and carbon monoxide detectors. (IRC Section R314 and R315) Carbon Monoxide detector will need to be located directly outside of Bedroom #3 on sheet 4.

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

Residential Area: Residential, Living Area Residential, Un-Finished basements Residential, Decks	1907 1907 96
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Residential, garage		705	
Roofing Material		Number of Bathrooms	
Number of Bedrooms		Number of Stories	
Number of Living Units		Total Living Area	
Sewer Connection Fee	12		