

**DEVELOPMENT SERVICES**

**Residential Plan Review**

October 01, 2019

JFE CONSTRUCTION INC  
1314 SW MARKET ST  
LEES SUMMIT, MO 64081  
(816) 470-0074

Permit No: PRRES20192817  
Plan Name: 121 NW MACKENZIE DR  
Project Address: 121 NW MACKENZIE Drive, LEES SUMMIT, MO 64081  
Parcel Number: 203647  
Location:  
Type of Work: NEW SINGLE FAMILY  
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY  
Description: NEW HOUSE - FINISHED BASEMENT - 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.***

Development Services Department (816) 969-1200

**Plot Plan Review** **Reviewed By: Kim Brennan** **Rejected**

1. The plot plan must be submitted on either (1) 8 1/2" x 11", (2) 8 1/2" x 14", or (3) 11" x 17" paper. All information on the plot plan must be drawn to scale. Scale must be 1" = 10', 20', or 30'; smaller scales that are multiples of the preceding scales may be used if necessary to represent large sites. All information on the plot plan must be clearly legible.)

Plot plan must be drawn to scale

2. Minimum Building Opening Elevation (MBOE) and location on structure must be provided on the plot plan.

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

Please show location of fire hydrant

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

**Residential Plan Review** **Reviewed By: Kim Brennan** **Rejected**

1. Provide combustion air calculations and specify transfer air grilles for fuel burning appliances located in confined space(s). (IRC Chapter 17 and Section G2407)
2. Identify braced wall locations and length of braced wall panel(s). (IRC Section R602.10)

No braced wall locations or length shown on the upper level

***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>			
Residential, Living Area		1401	
Residential, Un-Finished basements		242	
Residential, Finished basements		947	
Residential, garage		732	
Residential, Living Area 2		1481	
Roofing Material		Number of Bathrooms	5
Number of Bedrooms	5	Number of Stories	2
Number of Living Units	1	Total Living Area	3829
Sewer Connection Fee	21		