

DEVELOPMENT SERVICES

Residential Plan Review

February 27, 2020

NEW MARK HOMES - KC LLC
5207 NW CROOKED ROAD
PARKVILLE, MO 64152
(816) 969-9010

Permit No: PRRES20200481
Plan Name: 1912 SW RIVER RUN DR.
Project Address: 1912 SW RIVER RUN DR, LEES SUMMIT, MO 64082
Parcel Number: 208753
Location: WHISPERING WOODS FIRST PLAT --- LOT 5
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - UNFINISHED BASEMENT - COVERED DECK - SUSPENDED SLAB

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: Dylan Eppert

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 DOES NOT SCALE OUT.

2. Deck location, with dimensions to property lines must be provided on the plot plan.

3. The right-of-way with dimensions must be provided on the plot plan.

SHOULD BE A 50' R/W

4. Spot elevations and/or drainage flow arrows shall be provided throughout the lot.

ONCE I RECEIVE SCALE PLOT PLAN I CAN CHECK GRADING.

5. Basement egress location(s) and elevation of the lowest adjacent grade must be provided on the plot plan.

Residential Plan Review**Reviewed By: Dylan Eppert****Rejected**

1. Provide details for any walls over 10 feet in height. Include stud grade, size, spacing and actual, uninterrupted height.
(IRC Section 602.3.1 and Table 602.3(5) & 602.3.1)

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		2048	
Residential, Un-Finished basements		1814	
Residential, Finished basements		65	
Residential, Decks		233	
Residential, garage		1128	
Roofing Material		Number of Bathrooms	2
Number of Bedrooms	3	Number of Stories	1
Number of Living Units	1	Total Living Area	2113
Sewer Connection Fee	15		