

DEVELOPMENT SERVICES

Residential Plan Review

April 24, 2020

McFARLAND CUSTOM BUILDERS
P O BOX 25285
KANSAS CITY, MO 64119
(816) 215-1660

Permit No: PRRES20200905
Plan Name: 2521 SW RIVER TRAIL RD
Project Address: 2521 SW RIVER TRAIL RD, LEES SUMMIT, MO 64082
Parcel Number: 69220352400000000
Location: EAGLE CREEK 15TH PLAT LOTS 661-707 INCLUSIVE & TRACTS O, P & Q---LOT 671
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW SINGLE FAMILY
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

Plot Plan Review	Reviewed By: Steve Conrick	Approved
Residential Plan Review	Reviewed By: Steve Conrick	Rejected

1. Identify emergency escape openings from bedrooms and basement(s). (IRC Section R310 as amended per Ordinance)
2. Detail required separation between garage and living area including door, door closer and gypsum board. (IRC R302.5)

Plot Plan Review	Reviewed By: Steve Conrick	Not Required
Residential Plan Review	Reviewed By: Steve Conrick	Not Required
Plot Plan Review	Reviewed By: Steve Conrick	Not Required
Residential Plan Review	Reviewed By: Steve Conrick	Not Required

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		1217	
Residential, Un-Finished basements		1091	
Residential, garage		643	
Residential, Living Area 2		1643	
Roofing Material		Number of Bathrooms	3.5
Number of Bedrooms	4	Number of Stories	2
Number of Living Units	1	Total Living Area	2851
Sewer Connection Fee	17		