

DEVELOPMENT SERVICES

Residential Plan Review

May 11, 2020

KEVIN HIGDON CONSTRUCTION, LLC
P O BOX 847
LEES SUMMIT, MO 64063
(816) 524-9797

Permit No: PRRES20201011
Plan Name: 4016 SW MERITAGE LN.
Project Address: 4016 SW MERITAGE LN, LEES SUMMIT, MO 64082
Parcel Number: 69720070900000000
Location: NAPA VALLEY 3RD PLAT---LOT 117
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - COVERED DECK - UNFINISHED BASEMENT

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** **Approved**

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

MISSING FIRE HYDRANT

2. Sidewalks with dimensions must be provided on the plot plan.

THERE SHOULD BE A 5' SIDEWALK NOT 4' PER THE PLAT.

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

1. One (1) complete license tax application

2. Designate use of each room or space including but not limited to; basement storage, garages, and attic areas intended for storage space.

HOUSE PLANS SHOW COVERED DECK AND PLOT PLAN SHOWS UNCOVERED PATIO. PLEASE VERIFY AND REVISE TO REFLECT YOUR INTENTIONS.

3. ICS idn't coming up for a business license is this short for something.

Residential Plan Review

Reviewed By: Dylan Eppert

Not Required

1. One (1) complete license tax application

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Planning Review (RES)

Reviewed By: Victoria Nelson

Rejected

1. Materials selected and shown for the house were not the proposed materials that were approved, from what we have seen looking back through documentation.

Planning Review (RES)

Reviewed By: Victoria Nelson

Rejected

1. Materials selected and shown for the house were not the proposed materials that were approved, from what we have seen looking back through documentation.

2. If you would like we can send you what we have on file for this location.

Planning Review (RES)

Reviewed By:

Pending

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		1823	
Residential, Un-Finished basements		1651	
Residential, Decks		204	
Residential, garage		747	
Roofing Material		Number of Bathrooms	2
Number of Bedrooms	3	Number of Stories	1
Number of Living Units	1	Total Living Area	1823
Sewer Connection Fee	13		