

DEVELOPMENT SERVICES

Residential Plan Review

June 30, 2020

CAPITAL CONSTRUCTION SERVICES LLC
2642 NE HAGAN RD
LEES SUMMIT, MO 64064
(816) 875-0018

Permit No: PRRES20201729
Plan Name: 1863 NE PARK RIDGE DR
Project Address: 1863 NE PARK RIDGE DR, LEES SUMMIT, MO 64064
Parcel Number: 42400070100000000
Location: PARK RIDGE 6TH PLAT---LOT 294
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - 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: Kim Brennan** **Rejected**

1. Property boundary distances and bearings, as shown on the recorded plat, must be provided on the plot plan.

Please add the distance of 19.92' to the front of this lot and double check the distance of 119.44 that runs along the west side of the lot

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

1. Provide square footage of living area, garage area, unfinished basement area, etc (IRC Section R304)

Please provide the square footage for the unfinished basement

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, Finished basements	30
Residential, Decks	150

Residential, Living Area		1158	
Residential, Un-Finished basements		1038	
Residential, garage		620	
Residential, Living Area 2		1350	
Roofing Material		Number of Bathrooms	3.5
Number of Bedrooms	4	Number of Stories	2
Number of Living Units	1	Total Living Area	2538
Sewer Connection Fee	19		