

**DEVELOPMENT SERVICES**

**Residential Plan Review**

January 04, 2021

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

Permit No: PRRES20204989  
Plan Name: 3026 NW THOREAR PL  
Project Address: 3026 NW THOREAU PL, LEES SUMMIT, MO 64081  
Parcel Number: 225576  
Location:  
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. Deck location, with dimensions to property lines must be provided on the plot plan.
2. Please add the dimensions of the retaining wall from the bottom of the footing to the top of the wall
3. Show all manholes, water valve boxes, fire hydrants, and stormwater structures.

**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 covered deck

***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	1915
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Residential, Un-Finished basements		1728	
Residential, Decks		164	
Residential, garage		705	
Residential, Living Area 2		1025	
Roofing Material		Number of Bathrooms	3.5
Number of Bedrooms	5	Number of Stories	2
Number of Living Units	1	Total Living Area	2940
Sewer Connection Fee	23		