

DEVELOPMENT SERVICES

Residential Plan Review

January 27, 2021

CLAYTON PROPERTIES GROUP, INC
120 SE 30TH ST
LEES SUMMIT, MO 64082
(816) 246-6700

Permit No: PRRES20210296
Plan Name: 119 NW JOSHUA DR.
Project Address: 119 NW JOSHUA DR, LEES SUMMIT, MO 64081
Parcel Number: 224762
Location: WOODSIDE RIDGE 1ST PLAT LOTS 1 THRU 143 INCLUSIVE AND TRACTS A,B,C,D,E,F,G, AND H --- LOT 65
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - FINISHED BASEMENT - ROOF TRUSS

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

Residential Plan Review	Reviewed By: Dylan Eppert	Approved
Plot Plan Review	Reviewed By: Dylan Eppert	Rejected

1. A as-graded plot plan per Section 7-160, Code of Ordinances, is required prior to occupancy.

2. Drainage swales/berms: provide cross-section elevations as required to conform to the accepted "As graded" Master Drainage Plan (MDP), include cross-section detail from MDP.

IT APPEARS THE MDP SHOWS A BERM IN THE REAR YARD PLEASE VERIFY AS IT SAYS TO SEE NOTE 7. IF SO PLEASE CALL OUT BERM.

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	1628
Residential, Un-Finished basements	475
Residential, Finished basements	987

Residential, garage		768	
Roofing Material		Number of Bathrooms	3
Number of Bedrooms	4	Number of Stories	1
Number of Living Units	1	Total Living Area	2615
Sewer Connection Fee	12		