

**DEVELOPMENT SERVICES**

**Residential Plan Review**

April 26, 2021

SPELLERBERG ENTERPRISES LLC  
613 NE VIEWPARK DR  
LEES SUMMIT, MO 64086  
(816) 550-5535

Permit No: PRRES20212005  
Plan Name: 516 SE CARTER RD.  
Project Address: 516 SE CARTER RD, LEES SUMMIT, MO 64082  
Parcel Number: 230806  
Location:  
Type of Work: NEW SINGLE FAMILY  
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY  
Description: NEW HOUSE - FININISHED AND UNFINISHED BASEMENT - COVERED PATIO

***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: Brandon Kalwei** **Rejected**

1. The rear yard demision(s) must be provided on the plot plan. need to show covered patio that is on house plans with rear yard dimensions to it
2. Deck location, with dimensions to property lines must be provided on the plot plan. need to show covered patio that is on house plans.
3. Minimum Building Opening Elevation (MBOE) and location on structure must be provided on the plot plan.
4. A as-graded plot plan per Section 7-160, Code of Ordinances, is required prior to occupancy.

**Residential Plan Review** **Reviewed By: Brandon Kalwei** **Rejected**

1. Identify roof covering material (IRC Section R905)
2. plans show SE Carter St. needs to be SE Carter Rd.

***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		2528	
Residential, Un-Finished basements		65	
Residential, Finished basements		1137	
Residential, garage		660	
Roofing Material		Number of Bathrooms	4.5
Number of Bedrooms	5	Number of Stories	2
Number of Living Units	1	Total Living Area	3665
Sewer Connection Fee	18		