

DEVELOPMENT SERVICES

Residential Plan Review

April 29, 2021

CARDINAL CREST HOMES
PO BOX 1355
LIBERTY, MO 64096
(816) 499-3156

Permit No: PRRES20212068
Plan Name: 3213 SW MARY ST
Project Address: 3213 SW MARY ST, LEES SUMMIT, MO 64081
Parcel Number: 62430992800000000
Location: PERGOLA PARK 4TH PLAT---LOT 105
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - FINISHED BASEMENT - COVERED/UNCOVERED 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

Verify Submittal (RES)	Reviewed By: Development Center	Portal Complete
Received Plans and Documents (Res)	Reviewed By: Kim Brennan	Received
Verify Contacts	Reviewed By: Kim Brennan	Complete
Verify Development Agreements	Reviewed By: Michael Weisenborn	Pending
Add Residential Attribute Values (Review Sheet)	Reviewed By: Kim Brennan	Complete
Add Permits & Workitems	Reviewed By: Kim Brennan	Complete
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.

The distance of 120.66 should be 120.65 as shown on the recorded plat

2. Deck location, with dimensions to property lines must be provided on the plot plan.

3. Existing and finish elevations at all property corners must be provided on the plot plan.

The dimension in the rear corner is cut off

4. The Basement floor elevation and basement type (e.g. full/standard, daylight, walk-out, etc.)

Internal Plan Review (Res) **Reviewed By: Kim Brennan** **Rejected**

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

2. Please dimensionally locate pier pads in the garage

3. Identify type of protection used in unfinished areas under floor trusses. (IRC Section R501.3)

Planning Review (RES) **Reviewed By: Shannon McGuire** **Approved**

Generate Review Correction Notice (RES) **Reviewed By: Kim Brennan** **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		1880	
Residential, Un-Finished basements		651	
Residential, Finished basements		1016	
Residential, Decks		243	
Residential, garage		711	
Roofing Material		Number of Bathrooms	3.5
Number of Bedrooms	4	Number of Stories	1
Number of Living Units	1	Total Living Area	2896
Sewer Connection Fee	15		