

DEVELOPMENT SERVICES

Residential Plan Review

May 13, 2021

FIRST CHOICE CUSTOM HOMES LLC
PO BOX 860072
SHAWNEE, KS 66286
(913) 449-8935

Permit No: PRRES20212440
Plan Name:
Project Address: 1828 SW SAGE CANYON RD, LEES SUMMIT, MO 64082
Parcel Number: 231146
Location: NAPA VALLEY 4TH PLAT LOTS 147 - 165 --- LOT 149
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - FINISHED 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

Verify Submittal (RES)	Reviewed By: Development Center	Complete
Verify Contacts	Reviewed By: Kim Brennan	Pending
Verify Workitems and Add Sub Permits	Reviewed By: Kim Brennan	Complete
Verify Development Agreements	Reviewed By: Michael Weisenborn	Complete
Residential Plan Review	Reviewed By: Kim Brennan	Rejected

1. Advanced Electric does not have a valid business license

Plot Plan Review	Reviewed By: Kim Brennan	Rejected
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1. Contours, spot elevations and drainage flow arrows (as required) shall be provided on the lot.

Drainage flow arrows missing throughout the lot

2. Basement egress location(s) and elevation of the lowest adjacent grade must be provided on the plot plan.

3. Rear building elevation of 1015.3 does not appear to be high enough for drainage to flow away from the structure. Please explain.

Internal Plan Review

Reviewed By: Kim Brennan

Rejected

Planning Review RES

Reviewed By: Jennifer Thompson

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		1538	
Residential, Un-Finished basements		244	
Residential, Finished basements		1188	
Residential, Decks		175	
Residential, garage		616	
Roofing Material		Number of Bathrooms	3
Number of Bedrooms		Number of Stories	1
Number of Living Units	4	Total Living Area	2726
Sewer Connection Fee	13		