

DEVELOPMENT SERVICES

Residential Plan Review

June 23, 2021

NEW MARK HOMES - KC LLC
5207 NW CROOKED ROAD
PARKVILLE, MO 64152
(816) 969-9010

Permit No: PRRES20213190
Plan Name:
Project Address: 1924 SW RIVER RUN DR, LEES SUMMIT, MO 64082
Parcel Number: 69130061700000000
Location: WHISPERING WOODS 1ST PLAT --- LOT 2
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - FINISHED BASEMENT - COVERED DECK
LOT USED TO BE IN A FLOOD PLAIN BUT THAT NO LONGER EXISTS DUE TO FILL
FEMA LETTER OF MAP REVISION BASED ON FILL FOR LOT 2 IS ATTACHED IN DOCUMENTS AND
IMAGES

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. The Basement floor elevation and basement type (e.g. full/standard, daylight, walk-out, etc.)
2. Basement egress location(s) and elevation of the lowest adjacent grade must be provided on the plot plan.

Please also provide the egress elevation as well and not just the LAG.

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

1. Identify emergency escape openings from bedrooms and basement(s). (IRC Section R310 as amended per Ordinance)

Not specified for bedroom #2

2. Provide combustion air calculations and specify transfer air grilles for fuel burning appliances located in confined space(s). (IRC Chapter 17 and Section G2407)

Planning Review RES

Reviewed By:

Not Required

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, Decks		143	
Residential, Finished basements		1182	
Residential, garage		670	
Residential, Living Area		1701	
Residential, Un-Finished basements		366	
Roofing Material		Number of Bathrooms	4
Number of Bedrooms	3	Number of Stories	1
Number of Living Units	1	Total Living Area	2883
Sewer Connection Fee	14		