

DEVELOPMENT SERVICES

Residential Plan Review

July 28, 2021

BELLAH HOMES LLC
P O BOX 346
LEES SUMMIT, MO 64063
(816) 697-2870

Permit No: PRRES20213823
Plan Name:
Project Address: 1020 SW ARMIE ST, LEES SUMMIT, MO 64081
Parcel Number: 62430991300000000
Location: PERGOLA PARK 4TH PLAT---LOT 90
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - UNFINISHED BASEMENT

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: Kim Brennan	Approved
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.

Property corner in the rear and rear property lines are not consistent with the recorded plat

2. Mechanical contractor does not have a valid business license.

3. The right-of-way with dimensions must be provided on the plot plan.

Not shown along SW Armie St.

4. Sidewalks with dimensions must be provided on the plot plan.

5. Contours, spot elevations and drainage flow arrows (as required) shall be provided on the lot.

6. Minimum Building Opening Elevation (MBOE) and location on structure must be provided on the plot plan.

Missing the front MBOE

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

8. Plot plan does not have a minimum of 2% slope away from the building in the rear right side. Please explain.

Planning Review RES

Reviewed By: Victoria Nelson

Approved

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		1918	
Residential, Un-Finished basements		1806	
Residential, garage		796	
Roofing Material		Number of Bathrooms	2.5
Number of Bedrooms	3	Number of Stories	1
Number of Living Units	1	Total Living Area	1918
Sewer Connection Fee	12		