

DEVELOPMENT SERVICES

Residential Plan Review

August 06, 2021

NICK ZVACEK CONSTRUCTION LLC
1009 INDUSTRIAL DR
PLEASANT HILL, MO 64080
(816) 213-7204

Permit No: PRRES20213818
Plan Name:
Project Address: 4720 NE FREEHOLD DR, LEES SUMMIT, MO 64064
Parcel Number: 43130040600000000
Location: MONTICELLO 4TH PLAT LOTS 109-153 & TRACTS K-N --- LOT 151
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

Plot Plan Review **Reviewed By: Kim Brennan** **Approved**

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

Plot plan shows a proposed elevation of 000 in the front right corner of the lot.

2. Show all manholes, water valve boxes, fire hydrants, and stormwater structures.

Please show manhole in the rear of the lot

3. A as-graded plot plan per Section 7-160, Code of Ordinances, is required prior to occupancy.

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	224
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Residential, Finished basements		1012	
Residential, garage		727	
Residential, Living Area		1940	
Residential, Un-Finished basements		643	
Roofing Material		Number of Bathrooms	3.5
Number of Bedrooms	3	Number of Stories	1
Number of Living Units	1	Total Living Area	2952
Sewer Connection Fee	19		