

DEVELOPMENT SERVICES

Residential Plan Review

August 12, 2021

Classic Design Homes LLC
909 SE Scarlet Ct
Blue Springs, MO 64014
(816) 699-7727

Permit No: PRRES20214193
Plan Name:
Project Address: 501 NE WENONGA PL, LEES SUMMIT, MO 64064
Parcel Number: 43530220500000000
Location: THE VILLAS OF CHAPEL RIDGE 1ST PLAT---LOT 42
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - FINISHED BASEMENT - COVERED DECK
TILE ROOF

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

Please show this as a covered deck

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

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

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

2. Electrical contractor does not have a valid business license with Lee's Summit

3. The construction drawings shows Lot 42, The Greens at Chapel Ridge but it should read Lot 42, The Villas of Chapel Ridge

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, Decks		158	
Residential, Finished basements		844	
Residential, garage		652	
Residential, Living Area		2320	
Residential, Un-Finished basements		478	
Roofing Material		Number of Bathrooms	3
Number of Bedrooms	3	Number of Stories	1
Number of Living Units	1	Total Living Area	2320
Sewer Connection Fee	14		