

DEVELOPMENT SERVICES

Residential Plan Review

November 08, 2021

BE HOME LLC 7618 S ARNETT RD GRAIN VALLEY, MO 64029 (816) 591-6013

Permit No: PRRES20215829

Plan Name:

Project Address: 2051 SW HOOK FARM DR, LEES SUMMIT, MO 64082

Parcel Number: 244426

Location:

Type of Work: NEW SINGLE FAMILY

Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY

Description: NEW HOUSE - FINISHED AND UNFINISHED BASEMENT - COVERED PATIO

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: Brandon Kalwei Rejected

- 1. Plot plan must drawn, signed, and sealed by a licensed surveyor or engineer.
- 2. Plat shows tract D, Plot plan shows tract C. Please confirm or change.
- 3. Minimum Building Opening Elevation (MBOE) and location on structure must be provided on the plot plan.

Residential Plan Review Reviewed By: Brandon Kalwei Rejected

- 1. One (1) complete permit application. Application shows shows covered patio, plans show covered deck. Need to update application. Looks like sq footages, address and other items are copied and pasted over. Our application on our website doesnt have covered patio as an option. Please use new applications as some things get missed.
- 2. Two (2) plot plans. Plot plan shows garage on east side, building plans show garage on west side. They need to match.
- 3. 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		204					
Residential, Finished basements		1167					
Residential, garage Residential, Un-Finished basements Residential, Living Area (Not Finished Basement)		772 400 2263					
				Roofing Material		Number of Bathrooms	4
Number of Bedrooms	5	Number of Stories	2				
Number of Living Units	1	Total Living Area	3430				
Sewer Connection Fee	17						