

DEVELOPMENT SERVICES

Residential Plan Review

November 09, 2021

D AND D BUILDING INC
PO BOX 7014
LEES SUMMIT, MO 64064
(816) 491-2125

Permit No: PRRES20215798
Plan Name:
Project Address: 1609 SW 27TH ST, LEES SUMMIT, MO 64082
Parcel Number: 246779
Location: WHISPERING WOODS SECOND PLAT --- LOT 39
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE. WALKOUT BASEMENT. SUSPENDED SLAB. 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: Andrea Sessler** **Rejected**

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

MANHOLE AT BACK OF PROPERTY IS MISSING FROM PLOT PLAN

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

PLEASE PROVIDE DRAINAGE FLOW ARROWS.

Residential Plan Review **Reviewed By: Andrea Sessler** **Rejected**

1. Designate locations of smoke detectors and carbon monoxide detectors. (IRC Section R314 and R315)

BASEMENT S.D./C.O NEEDS TO BE IN PROXIMITY OUTSIDE BEDROOM 3 AND BEDROOM 4

2. Provide details for any walls over 10 feet in height. Include stud grade, size, spacing and actual, uninterrupted height. (IRC Section 602.3.1 and Table 602.3(5) & 602.3.1)

3. Identify location(s) of vertical supports and purlins. (IRC Section R802.4.5)

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	
Residential, Finished basements		1037	
Residential, garage		730	
Residential, Living Area (Not Finished Basement)		1678	
Residential, Un-Finished basements		428	
Roofing Material		Number of Bathrooms	3.5
Number of Bedrooms	4	Number of Stories	1
Number of Living Units	1	Total Living Area	2715
Sewer Connection Fee	19		