

DEVELOPMENT SERVICES

Residential Plan Review

November 18, 2021

JFE CONSTRUCTION INC
1314 SW MARKET ST
LEES SUMMIT, MO 64081
(816) 470-0074

Permit No: PRRES20215871
 Plan Name:
 Project Address: 2034 SW RED BARN LN, LEES SUMMIT, MO 64082
 Parcel Number: 243183
 Location: THE RETREAT AT HOOK FARMS LOTS 50 THRU 99 INCLUSIVE AND TRACTS D, E, F, G & H --- LOT 66
 Type of Work: NEW SINGLE FAMILY
 Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
 Description: NEW HOUSE. FINISHED/UNFINISHED BASEMENT. WALKOUT BASEMENT. COVERED DECK.
 ENGINEERED FLOOR SYSTEM - DEFERRED.

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. The legal description, including plat or phase number and lot number, and street address must be provided on the plot plan.

ADDRESS LISTED AT BOTTOM IS SPELLED INCORRECTLY. "BARD" INSTEAD OF BARN.

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

- 1. Identify type of joist package or floor truss package (if used) complete with layouts, fastening details, blocking and bracing requirements and minimum sheathing.
- 2. 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.

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| Residential Area: | | | |
| Residential, Decks | | 232 | |
| Residential, Finished basements | | 1342 | |
| Residential, garage | | 734 | |
| Residential, Living Area (Not Finished Basement) | | 2134 | |
| Residential, Un-Finished basements | | 538 | |
| | | | |
| Roofing Material | | Number of Bathrooms | 3.5 |
| Number of Bedrooms | 4 | Number of Stories | 1 |
| Number of Living Units | 1 | Total Living Area | 3476 |
| Sewer Connection Fee | 18 | | |