S LEE'S SUMMIT MISSOURI

DEVELOPMENT SERVICES

Residential Plan Review

January 05, 2022

KEVIN HIGDON CONSTRUCTION, LLC P O BOX 847 LEES SUMMIT, MO 64063 (816) 524-9797

Permit No:	PRRES20216538
Plan Name:	
Project Address:	1833 SW SAGE CANYON RD, LEES SUMMIT, MO 64082
Parcel Number:	69720053300000000
Location:	NAPA VALLEY - 4TH PLAT - LOTS 147-165LOT 157
Type of Work:	NEW SINGLE FAMILY
Occupancy Group:	RESIDENTIAL, ONE- AND TWO-FAMILY
Description:	NEW HOUSE. UNFINISHED 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: Andrea Sessler Rejected

1. The Basement floor elevation and basement type (e.g. full/standard, daylight, walk-out, etc.)

BASEMENT IS LABELED AS A FULL/STANDARD BASEMENT ON THE MDP AND PLOT PLAN. THE DRAWINGS SHOW A DAYLIGHT BASEMENT

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

CANYON IS SPELLED INCORRECTLY.

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

4. Drainage swales/berms: provide cross-section elevations as required to conform to the accepted "As graded" Master Drainge Plan (MDP), include cross-section detail from MDP.

PLEASE LABEL REAR SWALE.

Residential Plan Review	Reviewed By: Andrea Sessler	Approved

220 SE Green Street | Lee's Summit, MO 64063 |816.969.1200 | 816.969.1201 Fax | cityofLS.net/Development

Approved

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		144		
Residential, garage		722		
Residential, Living Area (Not Finished	Basement)	2570		
Residential, Un-Finished basements		970		
Roofing Material		Number of Bathrooms	3.5	
Number of Bedrooms	4	Number of Stories	2	
Number of Living Units	1	Total Living Area	2570	
Sewer Connection Fee	17			