

**DEVELOPMENT SERVICES**

**Residential Plan Review**

January 10, 2022

CLAYTON PROPERTIES GROUP, INC  
120 SE 30TH ST  
LEES SUMMIT, MO 64082  
(816) 246-6700

Permit No: PRRES20220089  
Plan Name:  
Project Address: 4417 SW GRINDSTONE CIR, LEES SUMMIT, MO 64082  
Parcel Number: 69700125000000000  
Location: THE MANOR AT STONEY CREEK 4TH PLAT - LOTS 109-136---LOT 113  
Type of Work: NEW SINGLE FAMILY  
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY  
Description: NEW HOUSE - FINISHED 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: Kim Brennan** **Rejected**

1. Property boundary distances and bearings, as shown on the recorded plat, must be provided on the plot plan.

The property distance on the north side should read 123.39 instead of 123.38

2. If a grinder pump is to be installed on this lot, the city will need to have the location of the pump drawn on the plot plan, as well as have the grinder pump's specifications uploaded into the permit application. It must be an approved system before we can issue the permit.

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

Please show location of fire hydrant

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

1. Identify emergency escape openings from bedrooms and basement(s). (IRC Section R310 as amended per Ordinance)

Not designated for bedroom #3

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.***

<b>Residential Area:</b>			
Residential, Decks		144	
Residential, Finished basements		1047	
Residential, garage		644	
Residential, Living Area (Not Finished Basement)		1682	
Residential, Un-Finished basements		477	
Roofing Material		Number of Bathrooms	3
Number of Bedrooms	4	Number of Stories	1
Number of Living Units	1	Total Living Area	2729
Sewer Connection Fee	13		