

**DEVELOPMENT SERVICES**

**PLAN REVIEW CONDITIONS**

December 18, 2023

Ellevate Skin + Brows  
1106 west main street  
Greenwood, MO 64034

Permit No: PRSGN20236554  
Project Title: Ellevate - exterior sign  
Project Address: 110 SW 2ND ST, Unit:A, LEES SUMMIT, MO 64063  
Parcel Number: 61340161200000000  
Location / Legal: SECTION 06 TOWNSHIP 47 RANGE 31 BEG 555' N & 1325' W SE COR SE 1/4, N 220', N 135', NE  
Description: 88', SE 328', S  
Type of Work: Sign  
Occupancy Group: NOT APPLICABLE  
Description: Adding an exterior sign to our building, facing 2nd street.

***Revisions Required***

***One or more departments have not approved the permit and 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 upload the revised documents and /or additional information to the application through the online portal. Please contact the appropriate department regarding clarification of comments.***

Development Services Department (816) 969-1200

Fire Department (816) 969-1300

**Sign Permit Review**

**Reviewed By: Ian Trefren**

**Rejected**

1. The maximum attached wall sign area for a non-residential use in the "TNZ" zoning district is 6 s.f.. The proposed sign is roughly 8 s.f. in area. Please reduce the sign area to meet the code for this permit.
2. If a reduction in size is not feasible, consider filing a "Sign Application" and appealing to the Planning Commission for a variance to the size requirements. Please reach out to me at 816-969-1605 before doing so, if you intend to go this route.

***The review conducted by the City of Lee's Summit Development Services Department shall not be construed as a structural review of the project.***