

DEVELOPMENT SERVICES

Residential Plan Review

March 08, 2024

Avital Homes, LLC
7500 W 151st Street, #23100
Overland Park, KS 66283
(816) 914-7128

Permit No: PRRES20240962
Plan Name:
Project Address: 1925 SW MERRYMAN DR, LEES SUMMIT, MO 64082
Parcel Number: 69700110800000000
Location: THE MANOR AT STONEY CREEK 4TH PLAT - LOTS 109-136---LOT 133
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE. FINISHED BASEMENT. ROOF TRUSSES - DEFERRED. UNCOVERED 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 upload the revised documents and/or additional information to the application through the online portal. Please contact the Development Services Department with any questions you may have.

Development Services Department (816) 969-1200

Residential Plan Review

Reviewed By: Andrea Sessler

Rejected

5. Provide combustion air calculations and specify transfer air grilles for fuel burning appliances located in confined space(s). (IRC Chapter 17 and Section G2407)

6. SUSPENDED STOOP DOESN'T SHOW ACCESS FROM BASEMENT.

7. Identify type of roof/truss package (if used) complete with layout, component design, fastening details, blocking and sheathing requirements. (IRC Section 802.10)

DEFERRED

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

PLEASE CLARIFY IF BEDROOM 3 WINDOW IS EGRESS WELL.

Plot Plan Review

Reviewed By: Andrea Sessler

Pending

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		144	
Residential, Finished basements		769	
Residential, garage		469	
Residential, Living Area (Not Finished Basement)		1420	
Roofing Material		Number of Bathrooms	3
Number of Bedrooms	3	Number of Stories	1
Number of Living Units	1	Total Living Area	2189