

CITY OF LEE'S SUMMIT
Development Services Department
220 SE Green Street
Lee's Summit, MO 64063
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Inspection Summary

Permit #: PRRES20240196
Address: 1712 SW HIGHTOWN DR, LEES SUMMIT, MO 64082

This work has been inspected and the inspection results noted below. Please schedule inspections once all corrective actions have been completed. Do not cover any work until approved.

Inspection:	Inspector:	Outcome:	Date:
All Rough Inspection - Residential	Kyle Beard	Failed	Tuesday, April 23, 2024

Corrective Action Required:

1	Miscellaneous Correction	1712 SW Hightown. All rough -Provide information on garage CS-PF straps (Table R602.10.6.4, tension strap capacity) -Garage anchor bolts must be in the middle 1/3 of sole plate -Garage door triple sole plate needs to be tied down using anchor bolts -One garage anchor needs a bolt installed 3rd car garage roof truss to girder truss needs joist hangers installed -Install LIB's on 45 degree angles or according to plan -Fire block top plate in garage to stairwell -Fire block top plate in garage to entry -Roof vent pipe boots are missing -Top of chase for radon and heater vent can not be of 1/2 inch plywood (R302.11.1) -Fire blocking for ceiling of fireplace cannot be 1/2 inch plywood (R302.11.1) -Ceiling fire blocking in chase at front bedroom can not be of 1/2 inch plywood (R302.11.1) -Vertically fire block basement northwest corner -Nail jack stud to jack stud along east side of basement triple window -Vertically fire block the northwest corner of the basement's north bedroom -Fire block above the lbeam in the basement bathroom above the tub
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-ALL TOP PLATE fire blocking in basement CAN NOT be of 1/2 plywood (R302.11.1)

-ALL FIRE BLOCKING MATERIAL IN FURRED DOWN WALLS CEILING TO CEILING can not be of 1/2 and 3/8 inch plywood (R302.11.1)

-Air vent in basement south bedroom needs to be fully opened or per manufacturer's installation recommendation

-Electrical ground for panel to ground rod is not connected

-Back deck post to beam is not connected using through bolts

Corrective Action Required:

2

Miscellaneous
Correction

1712 SW Hightown. All rough (2)

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- One garage anchor needs a bolt installed
- Install LIB's on 45 degree angles or according to plan (LIB in garage N/E corner does not attach to bottom plate where anchor bolts are installed) (LIB in entry does not attach to the top plate)
- Fire block top plate in garage to stairwell
- Fire block top plate in garage to entry
- Roof vent pipe boots are missing
- Air vent in basement south bedroom needs to be fully opened or per manufacturer's installation recommendation
- Electrical ground for panel to ground rod is not connected

Comments: