

**DEVELOPMENT SERVICES**

**Residential Plan Review**

June 07, 2024

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

Permit No: PRRES20242853  
Plan Name:  
Project Address: 1901 SW HIGHTOWN DR, LEES SUMMIT, MO 64082  
Parcel Number: 69700990400000000  
Location: THE RESERVE AT STONEY CREEK 3RD PLAT LOTS 60-110 & TRACT L-N----LOT 110  
Type of Work: NEW SINGLE FAMILY  
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY  
Description: NEW HOUSE - ROOF TRUSSES - FINISHED AND UNFINISHED BASEMENT -

***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: Brandon Kalwei**

**Rejected**

1. One (1) complete permit application. No unfinished basement sq. footage on application. Caruthers electric is inactive with their license.
2. Identify emergency escape openings from bedrooms and basement(s). (IRC Section R310 as amended per Ordinance) no egress labeled for bedroom #3
5. Identify type of roof/truss package (if used) complete with layout, component design, fastening details, blocking and sheathing requirements. (IRC Section 802.10) Truss layout does not have an address and does not match the proposed building layout (no 3rd car garage) no truss package provided.

**Plot Plan Review**

**Reviewed By: Brandon Kalwei**

**Not Received**

1. Existing and finish elevations at all property corners must be provided on the plot plan. Missing on east side

**Planning Review RES**

**Reviewed By:**

**Pending**

*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, Finished basements		769	
Residential, garage		676	
Residential, Living Area (Not Finished Basement)		1420	
Residential, Un-Finished basements		596	
Roofing Material		Number of Bathrooms	3
Number of Bedrooms	3	Number of Stories	1
Number of Living Units	1	Total Living Area	2189