

DEVELOPMENT SERVICES

Residential Plan Review

November 27, 2024

SPELLERBERG ENTERPRISES LLC
613 NE VIEWPARK DR
LEES SUMMIT, MO 64086
(816) 550-5535

Permit No: PRRES20246085
Plan Name:
Project Address: 3203 SW ENOCH ST, LEES SUMMIT, MO 64082
Parcel Number: 69520120100000000
Location: SUMMIT VIEW FARMS 4TH PLAT---LOT 100
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE. UNFINISHED BASEMENT. COVERED PATIO.

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

Plot Plan Review **Reviewed By: Andrea Sessler** **Rejected**

1. The legal description, including plat or phase number and lot number, and street address must be provided on the plot plan.

4TH PLAT MISSING FROM DESCRIPTION

2. The right-of-way with dimensions must be provided on the plot plan.

ENOCH IS 50' ROW

3. FOOTPRINT IS FLIPPED FROM PLANS

4. Basement egress location(s) and elevation of the lowest adjacent grade must be provided on the plot plan.

WRONG LOCATION PLANS ARE FLIPPED

5. Deck location, with dimensions to property lines must be provided on the plot plan.

WRONG LOCATION PLANS ARE FLIPPED

Residential Plan Review

Reviewed By: Andrea Sessler

Rejected

1. Provide square footage of living area, garage area, unfinished basement area, etc (IRC Section R304)

APPLICATION SQUARE FOOTAGE DOES NOT MATCH THE SQUARE FOOTAGE ON PLANS

2. Identify roof covering material (IRC Section R905)
SEVERAL TYPES IDENTIFIED ON SHEET 5

3. Designate use of each room or space including but not limited to; basement storage, garages, and attic areas intended for storage space.

UNFINISHED AND STORAGE AREAS NEED LABELED.

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, garage		660	
Residential, Living Area (Not Finished Basement)		2528	
Residential, Un-Finished basements		1202	
Roofing Material		Number of Bathrooms	4.5
Number of Bedrooms	5	Number of Stories	2
Number of Living Units	1	Total Living Area	2528