

DEVELOPMENT SERVICES

Residential Plan Review

June 26, 2025

JW Thomas LLC
14704 S Hutt rd
Lone Jack, MO 64070
(816) 588-3193

Permit No: PRRES20252600
Plan Name:
Project Address: 1806 Cherrybark Court, Lee's Summit MO 640821806 NE CHERRYBARK CT, LEES SUMMIT, MO 64086
Parcel Number: 3453440256500000000
Location: WOODLAND OAKS LOTS 1-42 & TRACTS A-B---LOT 34
Type of Work: NEW SINGLE FAMILY
Occupancy Group: RESIDENTIAL, ONE- AND TWO-FAMILY
Description: NEW HOUSE - FINISHED AND UNFINISHED BASEMENT - NO WATER TAP OR METER - FORCED MAIN
SANITARY, GRINDER PUMP NEEDED

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: Brandon Kalwei** **Rejected**

1. The Basement floor elevation and basement type (e.g. full/standard, daylight, walk-out, etc.) BUILDING PLANS SHOW STANDARD BASEMENT, PLOT PLAN SHOWS DAYLIGHT. THEY MUST MATCH.

Residential Plan Review **Reviewed By: Brandon Kalwei** **Rejected**

1. Footings, column pads, piers and grade beams - dimensions. (IRC Section R403) ARROW POINTING TO BASEMENT BATHROOM AREA FOR A PIER PAD BUT NO PAD IS SHOWN. AND JUST CONFIRMING THERE ARE NO PIER PADS IN THE GARAGE?

2. Footings, column pads, piers and grade beams - reinforcement size and spacing. ARROW POINTING TO BASEMENT BATHROOM AREA FOR A PIER PAD BUT NO PAD IS SHOWN. AND JUST CONFIRMING THERE ARE NO PIER PADS IN THE GARAGE?

3. BUILDING PLANS SHOW STANDARD BASEMENT, PLOT PLAN SHOWS DAYLIGHT. THEY MUST MATCH.

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.

Residential Area:			
Residential, Finished basements		568	
Residential, garage		703	
Residential, Living Area (Not Finished Basement)		2850	
Residential, Un-Finished basements		768	
Roofing Material		Number of Bathrooms	3.5
Number of Bedrooms	5	Number of Stories	2
Number of Living Units	1	Total Living Area	3418