



ARCHITECTURAL REVIEW BOARD WORK SESSION AGENDA

April 4, 2022 at 6:00 p.m.

City Hall – Main Level conference room – 139 S. Kirkwood Rd. 63122

I. Approval of Minutes – March 21, 2022

II. Sign Review - Old Business

None

III. Sign Review - New Business

a. 04-22S – 325 N. Kirkwood Rd – B2

Chris DeHeer – Horizon Sign Company, applicant
Wall sign for Victoria Q. Daugherty, DDS St. Louis Dental West

b. 05-22S – 1042 S. Kirkwood Rd – B5

Anna Sampson, applicant
Wall sign for Target, Drive-up

c. 06-22S – 200 N. Kirkwood Rd – B2

Michael Shadwick, applicant
Wall sign for Honey Bee's

IV. Residential Review - Old Business

a. 26-22R – 425 W Essex Ave

CJ Moss, applicant
Pergola on rear

V. Residential Review - New Business

a. 31-22R – 1240 Oakshire Ln – R-3

Louis Henry, applicant
Pool pavilion with fireplace

b. 39-22R – 821 Craig Dr – R3

Grandon Brimley, applicant
Addition, attached garage and living space

c. 40-22R – 343 E. Bodley Ave – R3

Tracy Collins with Formworks Architecture, applicant
New covered front porch



**ARCHITECTURAL REVIEW BOARD
WORK SESSION AGENDA
March 21, 2022 at 6:00 p.m.
VIA ZOOM (electronic meeting)**

VI. Commercial Review - Old Business

- a. 22-21C – 144 W. Adams – B2
Tim Hollerbach Designs, LLC, applicant
Revisions to approved plans submitted at the January 18, 2022 meeting

VII. Commercial Review - New Business

- a. 04-22C – 1280 Simmons Ave – R4
Helen Lee Architect, applicant
Shed, trash enclosure and rear addition for the Villa di Maria School campus
- b. 05-22C – 1603 Dougherty Ferry Rd – R1
Janet Hazel with EFS Energy Inc, applicant
Install grid ties, roof mounted solar array
- c. 06-22C – 200 N. Kirkwood Rd – B2
Michael Shadwick, applicant
Awnings at Honey Bee's



CITY OF KIRKWOOD
ARCHITECTURAL REVIEW BOARD

March 21, 2022 – Draft Work Session Minutes

Members Present

Michael Chiodini, Vice-Chairman
Dick Gordon
Don Anderson
Chris Burton
Adam Edelbrock

Members Absent

Mark Campbell, Chairman

I. Call of Meeting to Order and Approval of Minutes

Vice-Chairman, Michael Chiodini called the work session to order at 6:04 pm.

Mr. Chiodini asked if there were any comments for the March 07, 2022 meeting minutes.

Don Anderson made a motion to approve the March 07, 2022 minutes. Seconded by Chris Burton. Motion approved unanimously.

II. Sign Review - Old Business

None

III. Sign Review - New Business

None

IV. Residential Review - Old Business

- a. 25-22R – 705 Lavinia Pl – R3 Formwork Architecture, applicant. Second story addition

The Board discussed the following items:

- Window size – making center window larger
- Vertical siding in center portion of second story
- Verify roof line

- b. 26-22R – 425 W. Essex Ave – R4 C.J. Moss, applicant. Pergola

The Board discussed the following items:

- How is the pergola attached to the house

V. Residential Review - New Business

- a. 30-22R – 656 E. Argonne Dr – R3 Lewis Homes LLC, applicant – Single family residence

The Board discussed the following items:

- Possibly gable at rear
- Breaks at gables
- Bandboard and window locations

- b. 32-22R – 745 W. Jewel Ave – R4 Max Bemberg, applicant – Carport

The Board discussed the following items:

- Would like to see re-roofing of entire house
- What are the size of the supports
- Gable details

- c. 33-22R – 212 Nelda Ave – R3 Kurt Kostecki, applicant – Rear addition

The Board discussed the following items:

- Roof height
- Create break in plane at gable

- d. 34-22R – 467 S. Clay Ave – R4 Lewis Homes LLC, applicant – Single family residence

The Board discussed the following items:

- Would prefer to see brick and stone on entire home
- Nested gables are “busy”
- Scissor trusses
- Clarify “door by owner”
- Explain the grade at the front door

- e. 35-22R – 220 Way Ave - R3 Mark & Denise Friederich, applicant – Addition

The Board discussed the following items:

- Chimney – location discussed from the corner to the center
- Roofline pitch and height of the addition
- Add gingerbread details in rear to match front – possibly dentils

- f. 36-22R – 424 W. Essex Ave - R4 FM Design Build, applicant – Single family residence

The Board discussed the following:

- Garage frontage percentage – Planner I Christie Voelker will investigate interpretation of the zoning code
- Enlarge window size or add additional
- Garage door detail and maybe add another window
- Add bandboard to left and right elevations
- Cantilevered space – Christie verified that it is not encroaching in the side yard setback
- Need detail in gables on side elevations

- g. 37-22R – 417 Meyer Ave - R3 Jolen Investments LLC, applicant – Single family residence

The Board discussed the following:

- There are no breaks at the gables
- Add windows to the right elevation
- Front columns appear too large
- Bring around board and batten and add to the front of garage
- Relocate the front vent
- Add a window to the left side second floor elevation
- Increase the width of the front porch

VI. Commercial Review - Old Business

- a. 02-22C – 150 W. Argonne Dr – B2 Drew Lesinski, applicant – Exterior renovations for 4 Hands

The Board discussed the following items:

- Front entry trellis and bike rack location
- Trash enclosure material
- They have not applied for signage yet
- Landmark commission has seen the revisions and have no concerns
- Many questions regarding the Public bathrooms
- Planner I, Christie Voelker mentioned that there is a Public Use Agreement with regulations that must be met.

VII. Commercial Review - New Business

None