

Architectural Review Board



Work Session – Agenda

Monday, June 17, 2024 6:30 p.m.

Main level conference room - Kirkwood City Hall
139 S. Kirkwood Road - Kirkwood, MO 63122

- I. **Approval of Minutes – June 3, 2024**
- II. **Sign Review - Old Business**
- III. **Sign Review - New Business**
 - a. 18-24S 10850 Manchester Rd – B3
John Pennington, applicant – Install temporary Grand Opening sign
 - b. 19-24S 11207 Manchester Rd – B3
Telle Tire & Auto Centers, applicant – Install two flat wall signage decals
 - c. 20-24S 10733 Big Bend Blvd – B3
Jeffrey O’Guin, applicant – Install window decals
 - d. 21-24S 10841 Manchester Rd – B3
Bill Yount Signs and Electric, applicant – Install monument and wall signage
- IV. **Residential Review - Old Business**
- V. **Residential Review - New Business**
 - a. 87-24R 416 S Ballas Rd – R3
Korus Properties LLC, applicant – Build new single family home
 - b. 89-24R 415 W Rose Hill Ave – R4
Lewis Homes, applicant – Build new single family home
 - c. 90-24R 234 E Argonne Dr – R3
Sun Solar, applicant – Install roof mounted solar array
- VI. **Commercial Review - Old Business**
- VII. **Commercial Review - New Business**
 - a. 06-24C 10907 Manchester Rd – B3
Bobbi Baker, applicant – Exterior changes to commercial building



**Architectural Review Board
Work Session Meeting Minutes
Monday, June 3rd, 2024 – 6:30 p.m.**

Main Level Conference Room - Kirkwood City Hall
139 S. Kirkwood Road - Kirkwood, MO 63122

Members Present

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

Members Absent

Mark Campbell, Chairman
Ninad Garware

I. Call Meeting to Order and Approval of Minutes

Vice Chairman Chiodini called the work session to order at 6:30 p.m. Mr. Chiodini asked if there were any comments for the May 20th meeting minutes.

Mr. Burton made a motion to approve the May 20, 2024 minutes. Seconded by Mr. Gordon. Motion approved unanimously.

II. Sign Review – Old Business

a. 17-24S 11149 Manchester Rd- B3

Excel Signs & Design, applicant Installation of door window sign for Telle Tire and Auto Center
The Board wanted to clarify if the door was tinted black or not.

III. Sign Review – New Business

IV. Residential Review – Old Business

a. 18-24R 717 Gabriel Ct – R3

Las Aguilas-Contracting, applicant – Rear covered porch
The Board noted the applicant is resubmitting in order to get approval of their original submission instead of following the ARB requirement and noted they would discuss this with the applicant.

V. Residential Review – New Business

a. 76-24R 914 W Woodbine Ave – R3

John LaVenture, applicant – new detached garage
The Board noted the round vent in the garage matches the one in the house, and the garage door windows need to be larger.

b. 77-24R 330 Woodside Dr – R4

Elizabeth Panke, applicant –addition
The Board had no comments.

c. 78-24R 523 Weatherfield Ln – R4

Thebeau Builders, applicant -- enclosing existing front porch into new office
The Board discussed whether or not the new window should have shutters to match the existing style, but noted that the existing shutters do not meet current guidelines.

d. 79-24R 211 S Woodlawn Ave – R3

Joe Page, applicant – adding covered patio to detached garage
The Board noted the preference to have stone on all four sides of the fireplace.

e. 80-24R 1955 Windy Hill Rd – R3

Joe Page, applicant – new single family home

The Board noted the need for a window in the garage and for the windows to have sills and aprons.

f. **81-24R 701 W Woodbine Ave – R4**

Cheri Broman, applicant – roof mounted solar array

The Board noted the panels will be mounted on both the house and the detached garage.

g. **82-24R 6 Sugar Creek Trail – R1**

Chris Pike, applicant – addition

This item was pulled from the agenda as requested by the applicant.

h. **83-24R 234 E Clinton Pl – R4**

Shawn Crow, applicant – rear deck with 8 foot clearance

The Board had no comments.

i. **84-24 R 450 Alice Ave – R3**

Ryan Molen, applicant – new single family home

The Board noted that the style of the proposed home seemed to be a mix of contemporary and midcentury modern and that the offset gables gave the home a unique character. They discussed the need to ask the applicant about the existing detached garage's use of wood and the aging process and maintenance plans. They noted that the Board invites new styles of design for new single-family homes.

j. **85-24R 1905 N Signal Hills Dr – R1**

Jared Byers, applicant – residential addition

The Board expressed their concerns that the front elevation is off balance and discussed various options to remedy this concern.

k. **86-24R 718 Elmtree Ln – R3**

Jason Lehmann, applicant – rear covered patio

The Board discussed the post size of the covered patio and how to enhance the aesthetics.

VI. Commercial Review – Old Business

VII. Commercial Review – New Business

a. **05-24C 117 W Argonne Dr – B2**

David Glover, applicant – exterior building renovation

The Board discussed the paint and window changes.

Mr. Chiodini asked if there was any other business to be address. Upon hearing there was none, the adjourned the meeting at 6:55 p.m.

	Michael Chiodini, Vice-Chairman
--	---------------------------------

Upon request, these minutes can be made available within three working days in an alternate format, such as a CD, by calling 314-822-5822. Minutes can also be downloaded from the City's website at www.kirkwoodmo.org, then click on City Clerk, Boards & Commissions, and Architectural Review Board.