



# Kirkwood Landmarks Commission

## Application for Certificate of Appropriateness

Please submit the application with supporting documentation by the first Wednesday of the month to the Building Department. Failure to supply sufficient information may result in the application being denied or postponed. It is recommended that you or your representative be present at the Landmarks Commission meeting on the second Wednesday of the month at 7:00 p.m. in City Hall.

1. Property Address 219 E. WASHINGTON Kirkwood.

2. Property Status  Local Landmark Designation  
 National Register of Historic Places  
 Within a Historic District

3. Name of Applicant JAMES MILLS  
Mailing Address 1809 BACH AVE Kirkwood MO 63122  
City/State Kirkwood MO Zip Code 63122  
Office Phone (314) 909 7701 Cell Phone (314) 570 2714  
Home Phone ( ) E-Mail JamesMillsbuilder.com

4. Relationship of Applicant to Property owner.  
 Owner  Contractor  Architect  Attorney  
 Other - Please specify \_\_\_\_\_

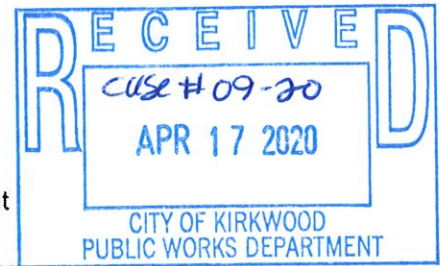
5. Existing Building Use Single Family Residence

6. Proposed Building Use Single Family Residence

7. Proposed Change to  Primary Structure  Accessory Structure  Landscape Element

8. Nature of Proposed Change  
 Demolition  Window Configuration  
 Addition  Sign Erection or Placement  
 Alteration to Exterior  Fence  
 New Construction  Landscape or Hardscape Element  
 Other - Please Specify \_\_\_\_\_

9. Description of Proposed Improvements NEW 3,000 sq +/- Residence



10. **Accompanying Documentation (8 copies each)**

- Site Plan
- Elevations
- Floor/Building Plans
- Other - Please Specify \_\_\_\_\_
- Structural Report for Demolitions
- Landscape Plan
- Photos

11. **Existing Materials/Construction**

- Stucco
- Other \_\_\_\_\_
- Wood Frame
- ~~Brick~~ Plaster
- Stone
- Block

12. **Proposed Materials/Construction**

- Stucco
- Other Siding
- Wood Frame
- Brick
- Stone
- Block

13. **If materials differ from existing, explain reasons** \_\_\_\_\_

14. **Material samples should be available for review at Commission meeting (preferable) or on site.**

Site Location of Materials @ Meeting

I understand the work will not begin until the Landmarks Commission completes its review of this application.

Signature

James Mills

Date

4-16-2020

Please print name

James Mills

COMMISSION ACTION

Approved

Approved with Conditions

Disapproved

Signature \_\_\_\_\_

Date \_\_\_\_\_

Conditions \_\_\_\_\_

Comments/Recommendations \_\_\_\_\_

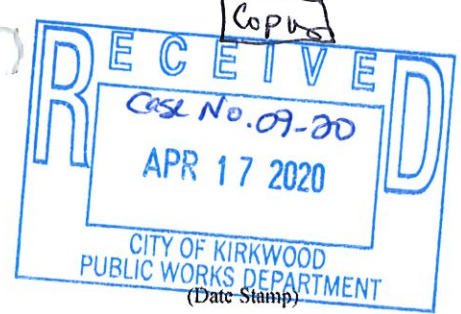


WHERE COMMUNITY AND SPIRIT MEET

# Demolition Permit Application

Building Commissioner Office 139 S. Kirkwood Rd.  
Kirkwood, MO 63122 (314) 822-5823 Fax (314) 822-5898

60-day stay of demo = 6/16/20  
270-day stay = 1/12/21



Permit # 21-170 Zoning District R-3

Property Address: 219 E WASHINGTON 63122

Is the Property a Kirkwood Landmark or in a Kirkwood Historic District?  YES  NO

If yes, demolition plans must be submitted to Landmarks Commission, (Kirkwood Code of Ordinance 12 1/2 - 12(c))

Property Owner Information	Contractor
Name: <u>James Mills</u>	Name: <u>J A Mills Builder</u>
Address: <u>1809 BACH</u>	Address: <u>438 E Clinton</u>
City/State/Zip: <u>Kirkwood Mo</u>	City/State/Zip: <u>Kirkwood Mo</u>
Phone: <u>314 909 7701</u>	Phone: <u>314 909 7701</u> License# _____
E-mail: <u>Jm@millsbuilder.com</u>	E-mail: <u>Jm@millsbuilder.com</u>

### Permit Fees and Deposits

Single Family Permit...\$120, Single Family Deposit Amount...\$2000, Single Family Deposit Fee...\$100  
All Others (multi-family/commercial)..\$240

➤ If work does not begin within 30 days and completed within 60 days of issuance date, the permit shall become null and void.

### FOR SINGLE FAMILY ONLY:

- Failure to obtain a building permit, or complete the demolition and restore the site including grading, seeding/strawing and/or sodding and abate any code violations thereon within 60 days shall result in the deposit being forfeited to the City of Kirkwood.
- The City, after receiving a written request from the applicant or Contractor, may at its sole discretion extend the permit for one or more additional thirty (30) day period if warranted by conditions such as weather.
- The forfeiting of the deposit does not relieve the applicant from completing all work.
- The City assumes no responsibility to complete such improvements; however, if the City performs the site restoration, the cost to perform such work plus a \$500 administrative fee shall be deducted from the deposit.
- Within 60 days of issuance of the demolition permit the applicant or contractor shall make a written request to the City for return of the deposit after the foundation has been approved on the new house being built or ground cover has been established. For information call 822-5822.
- Deposit is not required for demolitions in an approved subdivision or project that has been reviewed by Planning and Zoning Commission and there is a valid performance guarantee on file with the City for the subdivision.

I have read and understand the ordinances of the City of Kirkwood pertaining to demolition permits and the proposed work and hereby agree to comply with all provisions of the ordinances of the City of Kirkwood. I hereby certify that structure is located on property which I have the legal right to clear with full permission and understanding of the owner. The site clearance will be performed in accordance with the information on this permit application and all city codes; and further I recognize the City's authority to enter the site and perform site restoration and abate code violations if I fail to perform in accordance with city codes and this application.

Owners/Applicant Signature: James Mills Date: 4-16-2020

Site Approved by: \_\_\_\_\_ Date: \_\_\_\_\_ Issue Approved by: \_\_\_\_\_ Date: \_\_\_\_\_

Deposit Paid by: \_\_\_\_\_ Logged on chart  Scanned & E-mailed

Boundary survey approved \_\_\_\_\_ Deposit release approved by \_\_\_\_\_ Request sent to finance on \_\_\_\_\_

Refund check# \_\_\_\_\_ Mailed on \_\_\_\_\_ or Called to pick-up on \_\_\_\_\_

# Historic Inventory

**No. 1**

1. No 2076		4. Present Name(s) A.R. Rowe House	
2. County St. Louis		5. Other Name(s)	
3. Location of Negatives Linda Stockman			
6. Specific Location WASHINGTON E. 219		16. Thematic Category	28. No. Of Stories: 2
			29. Basement: Yes (X) No ( ) Full ( )
7. City or Town If Rural, Township & Vicinity Kirkwood, MO		17. Date(s) or Period CA 1880	30. Foundation Material: STONE/ CONCRETE
8. Site Plan with North Arrow		18. Style or Design NATIONAL FOLK	31. Wall Construction: FRAME
		19. Architect or Engineer	32. Roof Type: Steep Tri-Gable with intersecting rear hip-asphalt shingles
		20. Contractor or Builder	33. No. Of Bays: Front: 3 Back: Side: 3
		21. Original Use, if apparent SINGLE FAMILY RESIDENCE	34. Wall Treatment: wide horizontal board siding, wood shingle & stucco
		22. Present Use SINGLE FAMILY RESIDENCE	35. Plan Shape: IRREGULAR
		23. Ownership: Public ( ) Private (X)	36. Changes: Additions (X) Altered ( ) Moved ( ) (Explain in #42)
		24. Owner's Name & Address	37. Condition: Interior: Exterior: GOOD
		9. Coordinates UTM Latitude Longitude	25. Open to Public? Yes ( ) No (X)
10. Site ( ) Structure ( ) Building (X) Object ( )	26. Local Contact Person or Organization	39. Endangered: Yes ( ) No (X) By What?	
11. On National Register? Yes ( ) No ( )	12. Is it Eligible? Yes ( ) No ( )	40. Visible from Public Road? Yes (X) No ( )	
13. Part of Estab. Yes (X) Hist. District? No ( )	14. District Potential Yes (X) No. ( )		
15. Name of Established District North Taylor Historic District	27. Other Surveys in Which Included	41. Distance From and Frontage on Road:  Attach Photo Here:	
42. Further Description of Important Features: Prominent feature to home is its steep pitched front gable with flared eaves and angled cornice board below overhangs. The general appearance of this building has been changed due to two one-story frame additions, which flank the projecting central two-story façade bay. The addition to the east of the façade has a hipped roof with overhanging eaves and exposed jigsaw rafters. It is a screened-in porch with a wood screen door, wood frame screens and poured concrete floor. The screened window opening on the façade of this porch features a low segmental arch. Two similar window bays are noted on the east elevation of the one-story hipped wing. The main entry is contained within this screened-in porch. It is on the south elevation of the projecting east wing, and it contains a single-light door within an arched opening. The one story frame addition to the west of the projecting façade bay is a room addition. It has a flat shed roof (original balustrade has been removed). This wing may have originally been an open porch leading to the main dwelling. The façade window of this addition is wood with wood sash, double-hung, one over one, flat-topped, with wood mullions, plain wood molding and lug sills. Wood shutters flank them. The windows of the projecting side wings are wood with wood sash, double-hung, two over two, flat-topped, with wood surrounds, lintels, lug sills and shutters. The façade of the two-story wing holds paired one-over-one windows with faux shutters. This is repeated at the upper story. The small window in the façade gable appears to be fixed. It is diamond shaped with deep wood molding. The roofline features a plain projecting boxed cornice with a plain wood frieze.			
43. History and Significance: Commonly known as the A.R. Rowe House. During the early 1900s, the dwelling was occupied by William Alonzo Rowe, a local florist/greenhouse owner.			
44. Description of Environment and Outbuildings: Detached frame garage at rear of lot c. 1963.			
46. Prepared by: 773-2746 LINDA STOCKMAN			
47. Organization: <i>Kirkwood Landmarks Commission</i>			

45. Sources of Information:

PLAT BOOK OF ST. LOUIS COUNTY, MISSOURI. DES MOINES, IOWA: NORTHWEST PUBLISHING COMPANY,  
1909 – MAP OF KIRKWOOD, MISSOURI SECTIONS 1 AND 2-44-5 AND SECTION 6-44-6.  
DATE PER CURRENT OWNER

48. Date: 06/86

49. Revision: 10/11/2010



Revised 03/29/2002