



SPECIAL ANNOUNCEMENT REGARDING ARCHITECTURAL REVIEW BOARD WORK SESSIONS

Section 610.015 of the Missouri Sunshine Law provides that members of the Architectural Review Board who are not physically in the City Council Chambers can participate and vote on all matters when an emergency exists and the nature of the emergency is stated in the minutes.

The U.S. and the world is in a state of emergency due to the Coronavirus – COVID-19. Therefore, members of the Architectural Review Board have elected to participate in this meeting electronically for the public health and safety of each other and the general public.

Zoom webinar

When: November 15, 2021 06:00 PM Central Time (US and Canada)

Topic: Work Session of the Architectural Review Board

Please click the following link below to join the webinar:

<https://us06web.zoom.us/j/87239569868>

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**ARCHITECTURAL REVIEW BOARD
WORK SESSION AGENDA
November 15, 2021 at 6:00 p.m.
VIA ZOOM (electronic meeting)**

I. Approval of Work Session Minutes – November 1, 2021

II. Sign Review - Old Business

None

III. Sign Review - New Business

a. 41-21S – 504 S Geyer Rd – R4

Dale Sign Services, applicant
Ground Sign for Geyer Road Baptist Church

b. 42-21S – 132 W Monroe Ave – B2

Chris DeHeer, Horizon Sign Company, applicant
Marquee Sign for Teleo Coffee

IV. Residential Review - Old Business

None

V. Residential Review - New Business

a. Case 161-21R – 437 Rollingwood Ln – R3

ST Evans, Inc, applicants
Deck & Outdoor Bathroom

b. Case 163-21R – 429 Miriam Ave – R3

Paul Fendler, Fendler + Associates, Inc, applicants
Lifting House to Replace Foundation & Adding a 2-Story Addition

c. Case 164-21R – 559 S Harrison Ave – R4

Stanford Homes, applicants
New Single Family Residence

d. Case 165-21R – 125 N Woodlawn Ave – R3

Lewis Homes, applicants
Rear Addition

e. Case 166-21R – 520 Coverdale Ln – R4

Christopher Pike, applicants
New Single Family Residence

f. Case 167-21R – 208 Frieda Ave – R3

Jeff Day & Associates, applicants
New Single Family Residence



**ARCHITECTURAL REVIEW BOARD
WORK SESSION AGENDA
November 15, 2021 at 6:00 p.m.
VIA ZOOM (electronic meeting)**

- g. Case 168-21R – 1737 Lynkirk Ln – R1**
Michael & Clara McIntosh, applicants
Rear Addition & Covered Porch, New Detached Garage
- h. Case 170-21R – 529 N Holmes Ave – R3**
Larry Rowles, Homes by Rowles, applicants
New Single Family Residence

VI. Commercial Review - Old Business

None

VII. Commercial Review - New Business

- a. Case 21-21C – 1280 Simmons Ave – R4**
Villa Di Maria, applicants
New “Children’s House” Building at the Villa Di Maria Montessori School Campus

Kirkwood Architectural Review Board Members: Chairman Mark Campbell; Vice-Chairman Michael Chiodini, Members Don Anderson, Chris Burton, Dick Gordon, Adam Edelbrock and Pat Jones. Council Liaison Kara Wurtz

Contact Information: For full Architectural Review Board contact information, please call Planning and Development Services at 314-822-5823. To contact the Building Commissioner, call Jack Schenck at 314-822-5814.

Accommodation: The City of Kirkwood is interested in effective communication for all persons. Persons requiring an accommodation to attend and participate in the meeting should contact the City Clerk at 314-822-5802 at least 48 hours before the meeting. With advance notice of seven calendar days, the City of Kirkwood will provide interpreter services at public meetings for languages other than English and for the hearing impaired.

- C: Bill Bensing, Director of Public Services
Laurie Asche, City Clerk
Kim Sansegraw, Deputy City Clerk
Tim Griffin, Mayor
Kara Wurtz, Council Liaison
Donna Poe, SBD
Freddy Doss, Public Information Officer
Jonathan Raiche, Director of Planning and Development Services
Amy Lowry, Planner II



CITY OF KIRKWOOD
ARCHITECTURAL REVIEW BOARD

November 1, 2021 – Draft Work Session Minutes

Members Present

Mark Campbell, Chairman
Michael Chiodini, Vice-Chairman
Dick Gordon
Don Anderson
Chris Burton
Pat Jones (Alternate)

Members Absent

Adam Edelbrock

I. Call of Meeting to Order and Approval of Minutes

Chair Mark Campbell called the work session to order at 6:00 pm.

Mr. Campbell stated for the record that Section 610.015 of the Missouri Sunshine Law provides that members of the Architectural Review Board who are not physically in the City Council Chambers can participate and vote on all matters when an emergency exists and the nature of the emergency is stated in the minutes.

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Mr. Campbell asked if there were any comments for the October 18, 2021 meeting minutes. Mr. Campbell indicated the work session would cover the four sign cases, one residential old business case, and all residential new business cases in order to begin the review of the commercial old business cases in a joint session with the Landmarks Commission by 8:00 pm.

Don Anderson made a motion to approve the October 18, 2021 minutes. Seconded by Michael Chiodini. Motion approved unanimously.

II. Sign Review - Old Business

None

III. Sign Review - New Business

a. 36-21S – 11215 Manchester Rd – B3

Plasti-Lite Signs, applicant
Wall Sign for Revel Kitchen

The Board discussed the following items:

- It was noted that this would be the only tenant with a sign above the porch roof. The existing tenants only have window signage.
- The amount of space above the roof was discussed. Building Commissioner Jack Schenck indicated he spoke with the applicant to make sure the sign does not interfere with the flashing and will not exceed the top of the parapet.
- The size needs to be reduced and the angle changed.

b. 38-21S – 113 N Kirkwood Rd – B2

Specialty Awning, applicant
Awning Sign for The Kerry Cottage

The Board discussed the following items:

- It was questioned if there will be returns on the sides of the awning.

c. 39-21S – 201 S Kirkwood Rd – B2

Adam Garner of Summit Sign, applicant
Wall Signs for Fortify Wealth and Pennington Shea

The Board discussed the following items:

- The placement and color scheme of the signs was discussed positively.

d. 40-21S – 10451 Manchester Rd – B4

Steve Fleming of Classic Signs, applicant
Temporary Interim Sign for Wine & Cheese Place

The Board discussed the following items:

- The sign could be approved for as a 60-day temporary sign, with an expiration of December 31, 2021.
- The raceway is noted as beige but should be painted to match the building material it will be mounted on.

IV. Residential Review - Old Business**a. Case 116-21R – 1221 Grandview Dr – R3**

Benchmark Homes, applicants
New Single Family Residence

The Board discussed the following items:

- Building Commissioner Jack Schenk asked the builder, Benchmark Homes, to go before the ARB because the builder wanted to retain the raw wood after the ARB had approved the project with the wood painted white.
- The Board would like the wood to be sealed rather than left raw.
- It was noted that the right elevation was needed.

V. Residential Review - New Business**a. Case 139-21R – 641 S Elliott Ave – R4**

Prestige Custom Homes, applicants
New Single Family Residence

The Board discussed the following items:

- Foundation coverage requirements were mentioned.
- It was noted that there is a fixed window at the stair on the left elevation.
- It was specified that there should be lattice added to enclose below the deck.
- The front and garage doors don't match.

b. Case 158-21R – 866 Rochdale Dr – R3

Thomas Kruger, applicants
Rear Covered Patio

The Board discussed the following items:

- It was mentioned that there is not much architectural character to pull from the existing house to relate to the addition.

c. Case 159-21R – 305 Smith St – R3

Garcia Construction, applicants
3-Story Addition

The Board discussed the following items:

- The back columns need trim.
- It was noted that the existing house foundation is brick and the addition will have the brick covered with siding. There was concern about moisture from the covered brick and the potential need for tuckpointing that won't be seen if covered.

- d. Case 160-21R – 325 N Woodlawn Ave – R2
Nathan Ruah of Naismith-Allen, Inc, applicants
New Detached Garage & Pool House

The Board discussed the following items:

- The blank facades need more detail.
- It was noted that the pool house chimney stone cladding does not relate to the existing house chimney.
- The underside of the breezeway roof was questioned.

VI. Commercial Review - Old Business

None

VII. Commercial Review - New Business

None

Mr. Campbell asked if there was any other business that needed to be addressed and upon hearing there was not, adjourned the meeting at 6:28 pm.

Mark Campbell, Chairman

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, Architectural Review Board.