

Minutes

Architectural Review Board

City of Kirkwood

Date: July 15, 2019

Place: City Hall Council Chambers

Time: 7:00 P.M.

Board Members Present: Michael Chiodini, Don Anderson, Dick Gordon and Rob Forney

Staff Member Present: Jack Schenck, Building Commissioner

Approval of Minutes: July 1, 2019 – Rob Forney made a motion to approve as submitted. Dick Gordon seconded motion. Unanimously approved.

**Sign Review - New Business**

**Case No. 18-19S – 10202 Manchester Rd – STL Hockey Training - Zoning B-3** – John Sunderland with Signature Signs, applicant. Two awning signs 18”x168” = 21 sq. ft. each. **Total signage = 42 sq. ft. Rob Forney made a motion to approve as submitted. Dick Gordon seconded motion. Unanimously approved.**

**Case No. 19-19S – 1215 S Kirkwood Rd. – JP Morgan Chase ATM canopies – Zoning B-5** – Clay Gish, RMTA, applicant. (3) new canopies. (1) - 1’11 5/8” x 1’.11 5/8” = 3.88 sq. ft. (2) 1’7 3/8” x 1’7 3/8” = 2.60 sq. ft. (3) 9 5/8” x 5’3” = 4.21 sq. ft. **Total signage 10.69 sq. ft. Dick Gordon made a motion to approve as submitted. Don Anderson seconded motion. Unanimously approved.**

**Case No. 20-19S – 128 W. Monroe Ave. – Alta Creating active communities – Zoning B-2** – Paul Wojckechowski, applicant. Replace double sided signage on existing monument sign. 11”x35” = 2.67 sq. ft. each side. **Total signage 5.34 sq. ft**. **Rob Forney made a motion to approve as submitted. Dick Gordon seconded motion. Unanimously approved.**

**Case No. 21-19S – 118 E Jefferson Ave. – Studio Lark - Zoning B-2** – Jessica Senne, applicant. (2) new window signs. (1) 3’6” X 1’ = 3.5 sq. ft. (2) 1’9” x 5 ¾” sq. ft. = 1 sq. ft. **Total signage 4.5 sq. ft. Dick Gordon made a motion to approve as submitted. Rob Forney seconded motion. Unanimously approved.**

**Case No. 22-19S – 131 W. Jefferson Ave. – Center for Plant-Based Living - Zoning B-2** – Caryn Dugan, applicant. Install new window decal signage (1) window sign 41.5”x29.25” = 8.42 sq. ft. (1) window sign 74.5”x6.25” = 3.23 sq. ft. for a total of 11.65 sq. ft. on the window. (1) door sign 27.25”x10.25” = 1.9 sq. ft. (1) door sign 25”x6” = 1.0 sq. ft. for a total of 2.9 sq. ft. on the door. **Total signage = 14.55 sq.ft. Rob Forney made a motion to approve as submitted with alternate white logo. Michael Chiodini seconded motion. Unanimously approved.**

**Residential Review – Old Business**

**Case No. 87-19R – 9 Taylor Woods – Zoning R-3** – 22 Co. Property, applicant. Move garage door and add brick façade. **Michael Chiodini approved as submitted via cursory review.**

**Residential Review - New Business**

**Case No. 88-19R – 342 Longview Blvd. – Zoning R-3** – Mr. and Mrs. Westaby, applicant. 2nd floor dormer, new front porch and interior renovations. **Rob Forney made a motion to approve as submitted for final review. Dick Gordon seconded motion. Unanimously approved.**

**Case No. 89-19R – 414 George Ave – Zoning R-4** – Rocky Ridge C.A.M, LLC, applicant. New single family residence. **Don Anderson made a motion to approve for final review with the following changes: 1) Exposed foundation to meet guidelines of maximum exposure of concrete; 24” on rear and sides and 12” in front. 2) Enlarge shower window on East elevation to 2’ in height. 3) Add bases to all columns. 4) Submit garage door specs for cursory review. 5) Add window to South elevation of garage. 6) Add sills and aprons to all windows. Rob Forney seconded motion. Unanimously approved.**

**Case No. 90-19R - 101 Handlan Ct. Zoning R-3** – Lewis Homes, applicant. Rear addition. **Rob Forney made a motion to approve for final review with the following changes: 1) Add picture framed lattice underneath porch. Don Anderson seconded motion. Unanimously approved.**

**Case No. 91-19R – 343 W. Rose Hill Ave. – Zoning R-4** – Josh Peterman, applicant. New single family residence. **Don Anderson made a motion to approve for final review with the following changes: 1) Exposed foundation to meet guidelines of maximum exposure of concrete; 24” on rear and sides and 12” in front. 2) Increase size of windows in garage to 2’x2’. 3) Change vertical siding on 2nd floor- front elevation to horizontal siding. 4) Add a foundation under the chimney. 5) Add cap trim to porch columns in front & rear. 6) Kitchen windows to have divided lights. Dick Gordon seconded motion. Unanimously approved.**

**Case No. 92-19R – 501 Taylor Young Dr. – Zoning R-4** – Jeff day, applicant. New single family residence. **Don Anderson made a motion to approve for final review with the following changes: 1) Bump out section of front wall and gable 1’-2’ on front elevation (office). 2) Raise right side window 1’ on front elevation over (3) windows. 3) Divide fixed pane windows on upper elevation to (3) windows. 4) Submit garage door specs for cursory review. Dick Gordon seconded motion. Unanimously approved.**

**Case No. 93-19R – 5 Lemp Rd. – Zoning R-1** – Dean and Michele Drake, applicant. Rear addition, front porch and enlarge garage. **Don Anderson made a motion to approve for cursory review with the following changes: 1) Change roof pitch on garage to match pitch on front porch, add heel to truss. 2) Add (2) windows on rear of garage. 3) Change garage door width from 16’ to 18’ and submit cut sheet of door. Dick Gordon seconded motion. Unanimously approved.**

**Case No. 94-19R – 334 George Ave. – Zoning R-4** – Stauder Architecture, applicant. New single family residence. **Don Anderson made a motion to approve for final review with the following changes: 1) Add window to garage on South elevation. 2) Add band board to rear elevation at gable level. Rear elevation to be in line with front. Submit design changes of rear elevation for cursory review. 3) Add panels to garage door that compliment front door. 4) Add picture framed lattice underneath front porch. Rob Forney seconded motion. Unanimously approved.**

**Case No. 95-19R – 445 Bogey Ln, - Zoning R-4** – Sandra Behrens, applicant. Addition to residence. **Don Anderson made a motion to approve as submitted for final review. Rob Forney seconded motion. Unanimously approved.**

**Commercial Review – New Business**

**Case No 07-19C – 1215 S Kirkwood Rd. – JP Morgan Chase – Zoning B-5** – Clay Gish, RMTA, applicant. New drive-up automated teller machine. **Don Anderson made a motion to approve as submitted for final review. Dick Gordon seconded motion. Unanimously approved.**

C: Bill Bensing, Director of Public Services

Laurie Asche, City Clerk

Tim Griffin, Mayor

Kara Wurtz, Liaison

Donna Poe, SBD

Elizabeth von Behren, Public Information Officer

Jonathan Raiche, City Planner

Amy Lowry, Landmarks Liaison