



Minutes  
Architectural Review Board  
City of Kirkwood

Date: January 19, 2016  
Place: Main Level Conference Room  
Time: 7:00 P.M.

Board Members Present: Pat Jones, Acting Chair, Michael Chiodini, Kim Spurgeon, Tom Anagnos

Staff Member Present: Jack Schenck, Building Commissioner

Minutes of January 4, 2016 – Kim Spurgeon made a motion to approve as submitted. Tom Anagnos seconded motion. Unanimously approved

**Signs**  
**New Business**

**Case No. 02-16S – 111 Prospect Ave. #103 – All Air Systems – Dale Sign Service (Chris Smith), applicant. Steve Meskill, owner. One (1) wall sign 306" x 48" total 102 sq. ft. I1 Tom Anagnos made a motion to approve as submitted for final review. Kim Spurgeon seconded motion. Unanimously approved**

**Residential**  
**Old Business**

**Case No. 180-15R – 222 Barter Ave. – Joel Lottes, Architect, applicant. STL Real Estate, owner. New front dormer; enlarge existing rear dormer; connect existing first floor additions; connect garage to house. R4 Continued from December 7, 2015 meeting. Kim Spurgeon made a motion to approve for cursory final review with the following required changes: 1) Do not replace shutters on paired window on front elevation. 2) Attempt to simplify side dormer section and submit model of roof lines for better explanation. Tom Anagnos seconded motion. Unanimously approved**

**Case No. 01-16R - 526 E. Madison - Walsh Construction (Pat Walsh), applicant. Brett & Lisa Campbell, owner. New single family residence R3 Continued from January 4, 2016 Tom Anagnos made a motion to approve for final review with the following required changes: 1) Remove diamond shape cutouts from the decorative panels on the gables. 2) Entry door to be squared instead of arched. (2) Beams at screen openings to be arched between pilasters or free standing columns. 3) Window trim and front entry door cut sheets to be submitted to the Building Commissioner's Office for cursory review. Include a cut sheet for front door. Kim Spurgeon seconded motion. Unanimously approved**

**New Business**

**Case No. 07-16R – 520 N. Taylor Ave. – Agape Construction (Tracy Winters), applicant. Craig & Mary Kennedy, owner. Rear sunroom addition R3 Kim Spurgeon made a motion to approve as submitted for final review. Michael Chiodini seconded motion. Unanimously approved**

**Case No. 08-16R – 615 Cleveland Ave.** – Lewis Homes (Mike Lewis), applicant/owner. New Single Family Residence R4 **Kim Spurgeon recused herself due to a potential conflict of interest. Tom Anagnos made a motion to continue to the February 1<sup>st</sup> meeting due to insufficient number of board members for a vote. The board recommended approval with the following change: 1) The garage door to match the front door in style and detail. The applicant is not required to attend the February 1<sup>st</sup> meeting. Pat Jones seconded motion. Unanimously approved to continue. Kim Spurgeon rejoined proceedings.**

**Case No. 09-16R – 618 Clemens Ct.** – Mahn Custom Homes (Kevin Chapman), applicant. Josh & Mandy Wright, owner. New dormer on existing garage R4 **Michael Chiodini made a motion to approve as submitted for final review. Tom Anagnos seconded motion. Unanimously approved**

**Case No. 10-16R – 613 N. Harrison Ave.** – Michael E. Blaes, AIA, applicant. Everett Builders, LLC, owner. New Single Family Residence R4 **Tom Anagnos made a motion to approve for final review with the following required changes: 1) Remove shutters from all double windows or they must be proportionate in size. 2) Remove key stones from wood trim above windows. 3) Change picture window to a single or double hung style window. 4) Submit changes to the Building Commissioner’s Office for cursory review. Kim Spurgeon seconded motion. Unanimously approved**

**Case No. 11-16R – 419 E. Argonne Dr.** – Shei Home Building Company, Inc. (Mark Scheipeter), applicant. Nathan & Ashley Harrison, owner. Porte Cochere and two-car garage; detached 3-car garage; two-story addition R3 **Tom Anagnos made a motion to continue with the following required changes: 1) Study roof slope on garage and porte cochere that is more in keeping with the Italianate style of the existing house. 2) A shallow arch to be studied under the porte cochere. 3) Remove the 2<sup>nd</sup> floor fireplace or internalize into the plans as opposed to a cantilever unit. 4) Windows to be studied on rear of garage to break up siding. 5) Enlarge mudroom window on front elevation and made to match existing windows. Kim Spurgeon seconded motion. Unanimously approved to continue.**

**Commercial**  
**New Business**

**Case No. 01-16C – 200 N. Kirkwood Rd. – Club Taco** – Gerard LaRuffa Jr., applicant. Kirkwood Properties, LLC, owner. Exterior renovations for new restaurant. B2 **Michael Chiodini made a motion to approve as submitted. Tom Anagnos seconded motion. Unanimously approved**

- C: Bill Bensing, Director of Public Services
- Ryan Spencer, City Planner
- Betty Montaño, City Clerk
- Art McDonnell, Mayor
- Nancy Luetzow, Liaison
- Donna Poe, SBD
- Elizabeth von Behren, Public Information Officer
- Amy Lowry, Landmarks Liaison
- Patti Dodel, Administrative Secretary