



KIRKWOOD LANDMARKS COMMISSION MINUTES

Wednesday, September 13, 2017 at 6:30 p.m.
Kirkwood City Hall, Main Level Conf. Room

Present: Commissioners Lynn Andel, Judith Brauer, Andrew Raimist, Robert Rubright, Jessica Worley, and Staff Liaison Amy Lowry

Guests: Rob Lawless, Mike Lawless, Sylvia Smith, Ronald Danna and Judith Foster, Catherine Tracy, Fred and Mary Bruning, Matt Williams, Brian Ivy and Brian Dunlap of 314 W. Jackson Rd

The meeting was called to order at 6:43 p.m. In Chair Smith's absence, Vice Chair Raimist presided over the meeting.

1. **Approval of Minutes** – Motion to approve the August 9, 2017 meeting minutes as submitted by Comr. Brauer, seconded by Comr. Worley and unanimously approved.
2. **Certificates of Appropriateness**
 - a. **Case #17-06, 326 E Jefferson Avenue** (Jefferson-Argonne Historic District) – Demolition of home. Catherine Tracy has now purchased the property and wishes to build a new home that fits into the neighborhood. She has restored old homes but cannot afford to renovate this home. She did not see the property before putting an offer on it as it met her criteria. Ronald Danna, who lives next door at 332 E. Jefferson Avenue welcomes the new home and urged the Commission to allow the Tracys to demolish the existing home. Comr. Raimist suggested that the Commission might be better able to make a decision on the demolition if it could review the floor plans and elevations for the proposed new home to see if the design would be appropriate. Comr. Rubright made a motion to keep the stay of demolition in place until such time as the plans for the new home are reviewed and approved. Comr. Worley seconded the motion and it passed unanimously. Comr. Andel stated that the Commission has design advice available. Ms. Tracy reported that she is working with architect Donna Boxx. Comr. Raimist said that the Commission does not want the process to be adversarial.
 - b. **Case #17-10, 48 Ponca Trail** (Meramec Highlands Historic District) – New home construction. Rob Lawless presented the plans for the first of six new homes on Ponca Trail. Elevation D in the plans is the one proposed for this site and it will include vinyl siding with stone on the porch bases with a brick cap. Comr. Raimist stated that the home plan looks like a typical home being built all over Kirkwood now. He said that the Commission is looking for something that fits in appearance with the summer cottages in the historic district and that the proposed plans need modification in proportions and details to be appropriate to the neighborhood. The Commission said that they would prefer posts on the porch rather than the columns and piers. Mr. Lawless indicated that he and his brother would like to get started as soon as possible. The plans still must be

approved by the ARB so Ms. Lowry suggested a joint meeting to resolve issues. The Commissioners present indicated that they could attend the October 2 ARB meeting.

- c. **Case #17-12, 549 N. Taylor Avenue** (Landmark #88 - John and Dora Blake House, North Taylor Historic District, Individually listed on National Register) – Expanded porte cochere, demolition of detached garage and construction of new detached garage. Owner Matt Williams explained that he has spent many years restoring the home and now needs an expanded porte cochere and new garage to accommodate a van for an aging parent. Mr. Williams and Brian Ivy explained the project, including the new garage to mimic the details of the existing home. There will be an additional curb cut and apron for the van portion of the garage, and the new driveway will be constructed of a grass paver system. The Commission discussed the history of the home as well as the proposed dormers, shutters and windows on the garage. Comr. Worley made a motion to approve the expanded porte cochere, demolition of the existing detached garage and the construction of new detached garage as submitted on the plans. Comr. Brauer seconded the motion and it passed unanimously.

3. **New Business**

- a. **Citizens Comments/Seeking advice** to preserve their historic properties – none.

4. **Old Business**

- a. **Downtown Master Plan and Parking Study** – Ms. Lowry gave a brief schedule update.
- b. **Historic Kirkwood Landmarks Walking Tour Reprint**—Ms. Lowry said that Chair Smith is working on getting funding from the Downtown SBD and the Kirkwood-Des Peres Chamber of Commerce.
- c. **Ordinance Revision** – Ms. Lowry, Comr. Raimist and Comr. Anandel discussed dates to meet with John Hessel
- d. **Design Guidelines** – no update.

5. **Adjourn** – Motion to adjourn at 8:45 p.m. made by Comr. Anandel, seconded by Comr. Rubright and unanimously approved.