



**Architectural Review Board  
Work Session – DRAFT Minutes  
Monday, March 3, 2025 – 6:00 p.m.**  
Main Level Conference Room – Kirkwood City Hall  
139 S. Kirkwood Road – Kirkwood, MO 63122

**Members Present**

Chris Burton, Vice-Chairman  
Don Anderson  
Ben Arenberg  
Dick Gordon  
Pat Jones

**Members Absent**

Mark Campbell, Chairman  
Ninad Garware  
Michael Marlo

- I. **Call Meeting to Order and Approval of Minutes – March 3, 2025**
- II. Mr. Burton called the work session to order at 6:00 p.m. and asked if there were any comments for the February 18, 2025 meeting minutes. **Mr. Gordon made a motion to approve the February 18, 2025 minutes. Seconded by Mr. Arenberg. Motion approved unanimously.**
  
- III. **Sign Review – Old Business**
  - a. 42-24S – 121 N Kirkwood Rd – B2  
Nancy McGee, applicant – projecting sign for Fan Cave  
The Board had no comments.
  
  - b. ARB-0008-25 – 211 S Kirkwood Rd Ste 2F – B2  
Andrew Schoenberg, applicant – Wall signage on north side of building  
The Board noted that the sign should line up to the edge of the first shutter.
  
- IV. **Sign Review – New Business**
- V. **Residential Review – Old Business**
  - a. ARB-0022-25 – 250 Crest Ave – R4  
Michael Clement, applicant – resubmittal, new single-family home  
The Board noted that all previous comments from their previous approval still apply and that they were okay with the changes to the front elevation.
  
  - b. ARB-0023-25 – 302 W Rose Hill – R4  
Matt Moore, applicant – resubmittal, new single-family home  
The Board stated that all the windows in stucco areas, including the windows on the garage, will need to meet window trim requirements. There needs to be rake board to separate the gables, and gable vents in all gables, including the garage.
  
- VI. **Residential Review – New Business**
  - a. ARB-0004-25 – 808 S Harrison Ave – R4  
Killian Smith, applicant – 2<sup>nd</sup> floor addition  
The Board and staff discussed at length to confirm the orientation of the elevations.


- b. ARB 0010-25 – 434 W Essex Ave – R4  
Mike Lewis, applicant – New rear fireplace  
The Board discussed the painted white bricks.
- c. ARB 0011-25 330 W Washington Ave – R4  
Ali Kluck, applicant – New single-family home  
The Board noted the need for shakes or board and batten throughout the gables to break up the vinyl. On the front, they would prefer shake on either side of the front gable due to the small size of the gable.
- d. ARB-0012-25 1923 Brookcreek Ln – R1  
Jamie Adams, applicant – Rear addition  
The Board discussed the need for the window trim to match the existing house. They also suggested a vent or band board in the rear. They wanted clarity on if the scope of work included the front porch update mentioned in the drawings.
- e. ARB-0013-25 1223 Simmons Ave – R4  
John M Rutledge, applicant – New single-family home  
The Board discussed removing the board and batten on the doghouse and the amount of foundation exposure. They also suggested the front porch should have three columns on each corner and that the double columns should have caps and bases with all the columns being 8 x 8.
- f. ARB-0014-25 651 Lewiston Dr – R4  
Eric Boyle, applicant – Deck replacement  
The Board had no comments.
- g. ARB-0015-25 1971 Dougherty Ferry Rd – R1  
Bret Fendelman, applicant – Vestibule addition to existing parish office  
The Board noted that the sign will need to separately reviewed by the ARB and that the need for a handrail on the ramp will be up to the building department. They also discussed the look and the size of the tapered columns.
- h. ARB-0016-25 215 East Woodbine Ave – R4  
Bryson Jackstadt, applicant – Covered patio renovation  
The Board discussed the height of the roof in relationship to the chimney.
- i. ARB-0017-25 1448 Oak Bluff Ln – R5  
Mark Talley, applicant – Garage expansion and rear addition  
The Board discussed the need for windows on the garage door and perhaps along the side elevations of the garage.

**VII. Commercial Review – Old Business**

**VIII. Commercial Review – New Business**

Mr. Burton asked if there was any other business to be addressed. Upon hearing there was none, the

adjourned the meeting at 6:35 p.m.

	Chris Burton, Vice-Chairman
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