



**Architectural Review Board
Formal Session – Minutes
Monday, March 2, 2026 – 7:00 p.m.
Council Chambers – Kirkwood City Hall
139 S. Kirkwood Road – Kirkwood, MO 63122**

Members Present: Chris Burton, Chair; Vice Chair; Dick Gordon, Ben Arenberg, Jeff Mugg, Jon Murphy, Ninad Garware. **Members Absent:** Andy Struckhoff.

I. Approval of Minutes – February 17, 2026

Mr. Burton called the work session to order at 7:00 p.m. and asked if there were any comments for the February 17th meeting minutes. **Mr. Mugg made a motion to approve the February 17th minutes. Seconded by Mr. Gordon. Motion approved unanimously.**

II. Sign Review – Old Business

III. Sign Review – New Business

a. ARB-0021-26 – 1028 S Kirkwood Rd – B5

Fastsigns, applicant – Two wall signs for MINT/KSVI Surgery Center
Jenn Meske presented to the Board. The Board asked if the sign would have individual letters and if so, would they be lit along with if the raceway color would match the façade. Ms. Meske said they would be individual, that they would be lit with LED internal lights and the raceway would match the color of the façade. **Mr. Mugg made a motion to approve the case with the following requirement: 1) the sign raceway will match the color of the facade. Seconded by Mr. Murphy. Motion approved unanimously.**

b. ARB-0024-26 – 612 W Woodbine Ave – B1

Kaemmerlen Solutions, applicant – Projecting sign for Lona’s Lil Eats
Craig LaBoube presented to the Board. The Board asked if the channel letters would be backlit and if the symbols would have a white background. Mr. LaBoube said the letters would be backlit and the symbols would have no white background. **Mr. Garware made a motion to approve the case as submitted. Seconded by Mr. Murphy. Motion approved unanimously.**

IV. Residential Review – Old Business

V. Residential Review – New Business

a. ARB-0020-26 – 642 Simmons Ave – R4

Lakeside Renovation & Design, applicant – Like-for-like covered front porch replacement
Charles Nigh presented to the Board. Mr. Nigh stated they were simply replacing it due to the deterioration of the cedar over 32 years. **Mr. Gordon made a motion to approve the case as submitted. Seconded by Mr. Murphy. Motion approved unanimously.**

b. ARB-0022-26 – 343 W Woodbine Ave – R4

Ryan Sheridan, applicant – Remove garage door and install windows

Mr. Sheridan presented to the Board. He noted that the three glass windows would be replaced as well. **Mr. Gordon made a motion to approve the case as submitted. Seconded by Mr. Murphy. Motion approved unanimously.**

- c. ARB-0023-26 – 843 Glendower Dr – R4
Lewis Homes LLC, applicant – Family room addition
Mr. Lewis presented to the Board. The Board noted the closeness of the second floor window to the new addition roof and changing the rear double door to a single door.
Mr. Arenberg made a motion to approve the case with the following requirement: 1) change the rear double door to a single door centered on the staircase. Seconded by Mr. Gordon. Motion approved unanimously.
- d. ARB-0025-26 – 177 Horseshoe Drive – R3
Hunter Maret, applicant – Replacing two double doors with a single door and window
Mr. Maret presented to the Board. The Board had no comments. **Mr. Mugg made a motion to approve the case as submitted. Seconded by Mr. Garware. Motion approved unanimously.**
- e. ARB-0029-26 – 1054 Barry Ct – R4
Carlos Escudero, applicant – Second story addition to one story home
Mr. Escudero presented to the Board. The Board discussed adding 1-2 windows on the second floor of the east elevation, band board on the side elevations and removing the shutters on the north elevation first floor window to the left of the door due to space limitations. **Mr. Garware made a motion to approve the case with the following requirements: 1) add 1-2 clerestory windows on the second floor of the east elevation and 2) add band board on the side elevations. Seconded by Mr. Mugg. Motion approved unanimously.**

VI. Commercial/Multi-Family Review – Old Business

VII. Commercial/Multi-Family Review – New Business

Mr. Burton asked if there was any other business that needed to be addressed. Mr. Arenberg made a motion to adjourn the meeting. Seconded by Mr. Gordon. Motion approved unanimously. Meeting adjourned at 7:17 p.m.

	Chris Burton, Chair
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