

**City of Weldon Spring
Architectural Review Commission
Weldon Spring, MO 63304
Tuesday, April 19, 2022**

The Architectural Review Commission of the City of Weldon Spring, MO meeting was conducted at the Weldon Spring City Hall, 5401 Independence Road, Weldon Spring, Missouri 63304 and was called to order by Larry Halbrook on Tuesday, April 19, 2022, at 7:30 p.m.

Call to Order: Karen Hotfelder called the roll. The following members were present: Larry Halbrook, Tom McCarty, Bruce Robb and Karen Hotfelder. Dave Knes was absent. Zoning Commissioner Steve Lauer was also present.

Approval of Minutes: March 15, 2022, minutes were reviewed. Minutes were motioned to be approved by Tom McCarty and seconded by Larry Halbrook. All approved with aye.

New Business: (1) Motion to open request was made by Karen Hotfelder and seconded by Tom McCarty for the construction of an accessory building at 20 Downfield Drive. All approved with aye. Owner James Gallagher was present. The architectural plans and the construction materials were discussed. Larry Halbrook verified the height of the building, the foundation material, and the location change. A motion to approve the request was made by Karen Hotfelder and seconded by Bruce Robb, all approved with aye. A motion was made by Larry Halbrook and seconded by Karen Hotfelder to close the request, all approved with aye.

Larry Halbrook requested the order of the requests be changed with 828 Nancy Lane being discussed before 5317 Enchanted Court. The request was unanimously approved by the members.

(2) Motion to open request was made by Larry Halbrook and seconded by Tom McCarty for the construction of a new residence at 828 Nancy Lane. All approved with aye. Builder Timothy Martin was present. The home will have an all-brick front, will be painted white with black trim, has the required 24" wrap, and architectural shingles. A motion to approve the request was made by Tom McCarty and seconded by Bruce Robb. All approved with aye. A motion was made by Larry Halbrook and seconded by Tom McCarty to close the request. All approved with aye.

(3) Motion to open request was made by Karen Hotfelder and seconded by Larry Halbrook for the construction of a new residence at 5317 Enchanted Court. All approved with aye. Builder Timothy Martin was present. Due to the late submission of additional blueprint information, there were several questions. Larry Halbrook went through the checklist to determine if the criteria had been met. Larry requested the builder send Steve Lauer the updated sheets for the building plans. A motion to approve the request was made by Tom McCarty and seconded by Bruce Robb. All approved with aye. A motion to close the request was made by Tom McCarty and seconded by Larry Halbrook. All approved with aye.

Old Business: None

Discussion: A discussion was held on the criteria to be used by ARC on the proposed Senior Living Facility to be built on Siedentop Road. Steve Lauer stated the building will follow the rules for Commercial and Institutional buildings. A Public Hearing will be held on Monday, May 2, 2022 at 7:30 p.m. at the Planning and Zoning Meeting for approval of a conditional use and area plan.

Adjournment: Motion was made by Larry Halbrook and seconded by Bruce Robb to adjourn at 9:00 p.m. All ayes.

Next meeting is scheduled for Tuesday, May 17, 2022 at 7:30 p.m.