

**FRONTENAC  
ARCHITECTURAL REVIEW BOARD  
MINUTES  
February 4, 2021**

**EXECUTIVE SESSION:** Chairman Tom Erman called the board into Executive Session for R.S. MO 610.021 (3) legal at 7:00 AM.

**CALL TO ORDER:** Chairman Tom Erman called the board into Executive Session for R.S. MO 610.021 (3) legal at 7:35 AM.

**ROLL CALL:**

- **Present:**
  - Virginia Eckhoff
  - Tom Erman
  - Kris Anderson
- **Absent:**
  - None

**Others present:**

- Joseph Iliff, Building Commissioner & Zoning Administrator
- Jon Jespersen, Building Inspector/Plan Reviewer

**AGENDA:** Tom Erman moved to approve the agenda as prepared by staff. Motion was seconded by Kris Anderson and passed 3 votes in favor to 0 in opposition.

**MINUTES:** Tom Erman moved to approve the minutes of January 28, 2021 meeting. Motion was seconded by Kris Anderson and passed 3 votes in favor to 0 in opposition.

**NEW BUSINESS**

**1. 11440 Clayton Road: Swimming Pool (amended)**

**Building Commissioner Joseph Iliff described the revised plan the applicant has provided showing the new location of the pool equipment and associated landscape screening.**

**ACTION:**

- **Tom Erman moved to approve the amended plan.**
- **Kris Anderson seconded the motion to approve.**

**Motion passed by vote of 3 in favor to 0 in opposition.**

## **2. 32 Portland Drive: Swimming Pool**

**The applicant described the design of the proposed swimming pool. Tom Erman asked about the specific types of landscaping to be installed. Kris Anderson asked about the schedule for construction.**

### **ACTION:**

- **Tom Erman moved to table the item requesting that the applicant add the species types and number of planting to the landscaping elements.**
- **Kris Anderson seconded the motion to approve.**

**Motion passed by vote of 3 in favor to 0 in opposition.**

## **3. 11 Clayton Terrace: Fence**

**Commissioner Iliff described the plans the applicant submitted.**

### **ACTION:**

- **Kris Anderson moved to table the item requesting that the applicant provide additional information about the location of the proposed fencing.**
- **Virginia Eckhoff seconded the motion to approve.**

**Motion passed by vote of 3 in favor to 0 in opposition.**

## **4. 2 Lynnbrook Road: Rear Patio and Grading**

**Commissioner Iliff described the plans the applicant submitted. The applicant and their engineer also described the proposed additions to the house. Tom Erman suggested deferring action by the ARB until after the applicant's intended application to the Zoning Board of Adjustment has been processed.**

**ACTION:**

- **Tom Erman moved to table the item pending action by the Zoning Board of Adjustment.**
- **Kris Anderson seconded the motion to approve.**

**Motion passed by vote of 3 in favor to 0 in opposition.**

**5. 11 Clayton Terrace: Fence**

**Commissioner Iliff described the plans the applicant submitted.**

**ACTION:**

- **Kris Anderson moved to table the item requesting that the applicant provide additional information about the location of the proposed fencing.**
- **Virginia Eckhoff seconded the motion to approve.**

**Motion passed by vote of 3 in favor to 0 in opposition.**

**OLD BUSINESS**

**1. 30 Vouga Lane: Swimming Pool**

**Building Commissioner Joseph Iliff reported that the applicant has not yet provided the additional information the Board requested at the last meeting and they would like the item to be tabled to the next meeting.**

**ACTION:**

- **Tom Erman moved to table the item as requested by the applicant.**
- **Motion to table was seconded by Kris Anderson.**
- **Motion passed by vote of 3 in favor to 0 in opposition.**

**2. 38 Countryside Lane: Swimming Pool**

**Building Commissioner Joseph Iliff reported that the applicant has not yet provided the additional information the Board requested at the last meeting and they would like the item to be tabled to the next meeting.**

**ACTION:**

- **Tom Erman moved to table the item as requested by the applicant.**
- **Motion to table was seconded by Kris Anderson.**
- **Motion passed by vote of 3 in favor to 0 in opposition.**

**3. 4 Steeplechase Court: Proposed new single-family residence**

**The Board reviewed the revised plans submitted by the applicant. Architect Jim Bulejski described the changes made to the design. Steeplechase Trustee Geetha Sant requested that the architect also share these revised plans with the trustees. Tom Erman asked the architect about putting additional landscaping along the north side and screening of side entry garage doors. Kris Anderson requested more information about the garage door and window mullions and the location of the mailbox.**

**ACTION:**

- **Tom Erman moved to table the item to allow the applicant requesting the applicant amend the plans to provide additional information about landscaping, the garage doors, window mullions, and the mailbox.**
- **Motion to table was seconded by Kris Anderson.**
- **Motion passed by vote of 2 in favor to 0 in opposition and Virginia Eckhoff abstaining.**

**REPORT FROM BUILDING COMMISSIONER**

**Commissioner Iliff shared a brief report.**

**ANNOUNCEMENT**

**The next meeting will be February 11, 2021.**

**ADJOURN: Tom Erman moved to adjourn the meeting. The motion was seconded by Kris Anderson, and passed 3 votes in favor to 0 in opposition.**