

CITY OF LAKE SAINT LOUIS
DEVELOPMENT REVIEW BOARD
APRIL 16, 2020
JOURNAL AND MINUTES

The Development Review Board for the City of Lake Saint Louis, Missouri, met in regular session on Thursday, April 16, 2020, at 8:30 a.m., virtually using Zoom and streamed live to the City's Youtube Channel.

ROLL CALL: Voting members present were Mayor Kathy Schweikert, Chairman, William Fridley, Judith Westermann, and Dennis Zimmer. Also present were Michael Pavlakes, Chief Building Official, and Michelle Debord, Permit Technician, serving as recording secretary of the meeting.

TABLED

There being no tabled items, the meeting continued.

OLD BUSINESS

There being no old business, the meeting continued.

NEW BUSINESS

Item 1

Aldi's Expansion – 464 Hawk Ridge Trail

The matter before the DRB today is the addition of an approximately 1,000 square foot addition to the existing Aldi's store on Hawk Ridge Trail. This addition is essentially a partial infill on the northeast corner of the existing structure. In addition to the structural addition, the applicant proposes to install additional rooftop mechanical equipment with appropriate visual screening. The addition's proposed exterior construction materials are to match those of the existing building in color and composition, and the roof height of the addition would match the existing. The foundation landscaping is in the process of being reviewed by the City's contract horticulturalist and will have his approval prior to any building permit release. The addition plans call for a wall pack light fixture on the front elevation of the addition. The Development Design Standards prohibit light fixtures of this type on front elevations of buildings. The applicant has pointed out that there is an existing wall pack light fixture on the building now. As the building already has this light fixture on the front elevation of the building and what the applicant has proposed is essentially a relocation of the fixture in close

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proximity to its current location, the DRB has approved this wall pack as presented. The dumpster enclosure design currently lacks gateless personnel access, but the applicant has submitted a design that has been revised to include gateless access.

William Fridley made a motion to approve the expansion as submitted. The motion was seconded by Dennis Zimmer, the poll of the board being ayes, Mayor Kathy Schweikert, Dennis Zimmer, William Fridley, and Judith Westermann, nays, none; the motion passed unanimously.

THE ALDI'S EXPANSION AT 464 HAWK RIDGE TRAIL STAND APPROVED AS SUBMITTED AND AS NOTED IN THE ABOVE MOTION.

BOARD DISCUSSION

There being no board discussion, the meeting continued.

STAFF DISCUSSION

There being no staff discussion, the meeting continued.

ADJOURNMENT

There being no further matters to come before the board and upon motion duly made by Mayor Kathy Schweikert, seconded by Dennis Zimmer and unanimously voted upon, the meeting adjourned at 8:55 a.m.

APPROVED THIS _____ DAY OF _____, 2020

BY: _____
Dennis Zimmer, DRB Secretary

SUBMITTED BY:

Michelle Debord
Serving as Recording Secretary