

Jennifer Sims Taylor
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424 N. Sappington Road Glendale, Missouri 63122 (314) 965-3600 fax (314) 965-4772

APPLICATION FOR ARCHITECTURAL REVIEW BOARD

APPLICATION DATE 11/29/2023 DATE OF ARB MEETING 12/13/2023 ESTIMATED COST \$400,000
PROJECT ADDRESS 263 Elm Ave GLENDALE, MO 63122
NAME OF PROPERTY OWNER Taylor + Katherine St. Eve PHONE NUMBER 314-603-8844
CONTRACTOR (NAME) Robert Flood PHONE NUMBER 314-324-7800
CONTRACTOR ADDRESS _____
ARCHITECT (NAME) Paul Fendler PHONE NUMBER 314-664-7725
ARCHITECT ADDRESS 5201 Pattison Ave, St Louis, MO 63110
DETAILED DESCRIPTION OF WORK BEING PROPOSED: ~~Remove existing small addition~~
and build new 2-story addition
FLOOR AREA RATIO .35 (FAR = Floor area divided by total area of lot. Floor area includes all areas provided with heat and/or air conditioning. All living space with ceiling heights of sixteen (16) feet or greater shall be counted at 200%. Attached garages shall be counted at 50%. Exclude any finished or unfinished basement, a detached garage, and any unenclosed porch).
TOTAL FLOOR AREA OF NEW CONSTRUCTION (SQ. FT.) 1056
TOTAL FLOOR AREA OF EXISTING STRUCTURE (SQ. FT.) 1596
TOTAL SQ. FT. OF LOT 7500 WIDTH AND DEPTH OF LOT (FT.) 50' X 150'
HEIGHT OF STRUCTURE 24'-6" +/- will not change NUMBER OF STORIES 2-story
ESTIMATED COMMENCE DATE 3/1/2024 EST. COMPLETION DATE 12/31/2024

Each application shall be accompanied with payment of a fee as follows:

Addition or Accessory Structure: \$150.00
New Home: \$200.00

Applications must also include 10 copies of the following items collated into individual packets. Packets not collated may be accepted for scheduling purposes, but will be returned to applicants for collation and are due no later than 12:00 p.m. one week prior to the scheduled ARB meeting. (Please check each item included):

(CHECKLIST ON REVERSE SIDE)

- 1. Existing and Proposed plot plan. Existing and finished or proposed contours to include property boundaries, setbacks and existing structures, and calculated FAR. The City reserves the right to request CAD files or any other information that may be needed to verify that FAR, setbacks, and other measurements are within required limits.
- 2. The location of the current and proposed impervious coverage (must include before and after lot drainage calculations).
- 3. The location of all downspouts and drainage pipes indicating where runoff will be taken. Differential runoff should be captured by a storm water system.
- 4. Proposed landscaping plan. Please see attached Landscape Plan Checklist for further detail. Trees in the public right-of-way must be protected with a fence, frame, or box if they are proximity of any excavation or construction. This "tree protection zone" must be indicated on the plans.
- 5. Floor plans to scale for all proposed structures.
- 6. Color photos of existing property and neighboring properties. For rear additions, include photos of rear yard and neighboring rear yards.
- 7. Provide building elevation of each face of structure to scale. For additions include full elevations of existing structures. Include a color elevation of at least one side of structure.
- 8. Provide information on type of materials that will be used on exterior façade of proposed structure. Provide at least one colored elevation to scale.

JL 87.6W
SIGNATURE OF APPLICANT

11.29.23
DATE

LANDSCAPE PLAN CHECKLIST

The Architectural Review Guidelines, adopted by Ordinance 3-14, August 4, 2014, require Applicants to submit a landscape plan. The following checklist sets forth what must generally be included in the Applicant's submission to fulfill the requirement to submit a landscape plan:

1. Project title listing project name, owner name and name of firm or individual preparing the plan.
2. Scaled base plan using current information from the site development plan depicting existing and proposed grades, and showing final arrangements of all buildings and structures.
3. Location of all lot lines, building setbacks, and easements as depicted on the overall site plan.
4. North arrow.
5. Graphic and Written Scale.
6. Graphic legend depicting existing vegetation and proposed conditions.
7. Location of all improvements such as walks, patios, driveways, and walls shown on the site development plan.
8. Location of all existing and proposed utilities and sewers.
9. Location of all proposed sediment control devices.
10. Graphic depiction of all existing trees including location, types and caliper inch as measured at a Diameter Breast Height (DBH) of 4.5 feet above grade.
11. Graphic depiction of the accurate drip line canopy of all existing trees showing the extent of the critical root zone.
12. Clear designation and tabulation of all existing trees to be saved or preserved, removed or impacted.
13. Proposed tree protection and preservation measures for all saved and impacted trees depicted on plan.
14. Graphic depiction and plant schedule of all proposed trees to be planted including location, species and caliper inch as measured at a DBH of 4.5 feet above grade.
15. Graphic depiction and plant schedule of all proposed landscape plantings, shrubs, lawn areas and groundcovers.
16. Graphic depiction indicating limits of ground disturbance and all associated areas of lawn to be seeded or sodded upon project completion.

St. Eve Residence

263 Elm Ave
Glendale, MO 63122

Issued for: **ARB Review**
Date: **--/------**
Project Number: **22037**
Drawn By: **JRST**

ARCHITECT:

F	FENDLER + ASSOCIATES, INC.	ARCHITECTS
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PAUL FENDLER ARCHITECT
MO# A-6032
CORP. CERT. OF AUTH. #2013004327

5201 PATTISON AVENUE
ST. LOUIS MO 63110
314.664.7725
WWW.FENDLERWORLD.COM

BUILDING INFORMATION

BUILDING CODE 2015 INTERNATIONAL BUILDING CODE
2015 INTERNATIONAL EXISTING BUILDING CODE
2015 INTERNATIONAL RESIDENTIAL CODE
2015 INTERNATIONAL MECHANICAL CODE
2015 NATIONAL ELECTRICAL CODE
2015 UNIFORM PLUMBING CODE
2015 INTERNATIONAL FUEL AND GAS CODE
2015 INTERNATIONAL ENERGY CONSERVATION CODE

ALL WORK SHALL COMPLY WITH APPLICABLE LOCAL BUILDING CODES AND REGULATIONS.

BUILDING USE GROUP R-3 SINGLE FAMILY RESIDENTIAL
BUILDING HEIGHT 2 STORY
CONSTRUCTION TYPE 5B
GROSS SQUARE FOOTAGE 2652

DRAWING INDEX

ARCHITECTURAL

- A1 SITE PLAN
- A1 GENERAL NOTES
- A2 EXISTING & PROPOSED BASEMENT/FOUNDATION PLAN, WINDOW WELL DETAILS
- A3 EXISTING & PROPOSED FIRST FLOOR PLAN, INTERIOR WALL TYPES
- A4 EXISTING & PROPOSED SECOND FLOOR PLAN, DOOR & WINDOW SCHEDULES
- A5 ROOF PLAN, WALL SECTION, FOUNDATION CONNECTION
- A6 EXISTING & PROPOSED ELEVATIONS
- A7 EXISTING & PROPOSED ELEVATIONS
- A8 OVERHANG DETAILS
- A9 COLORED ELEVATIONS
- A10 PHOTOS OF NEIGHBORS

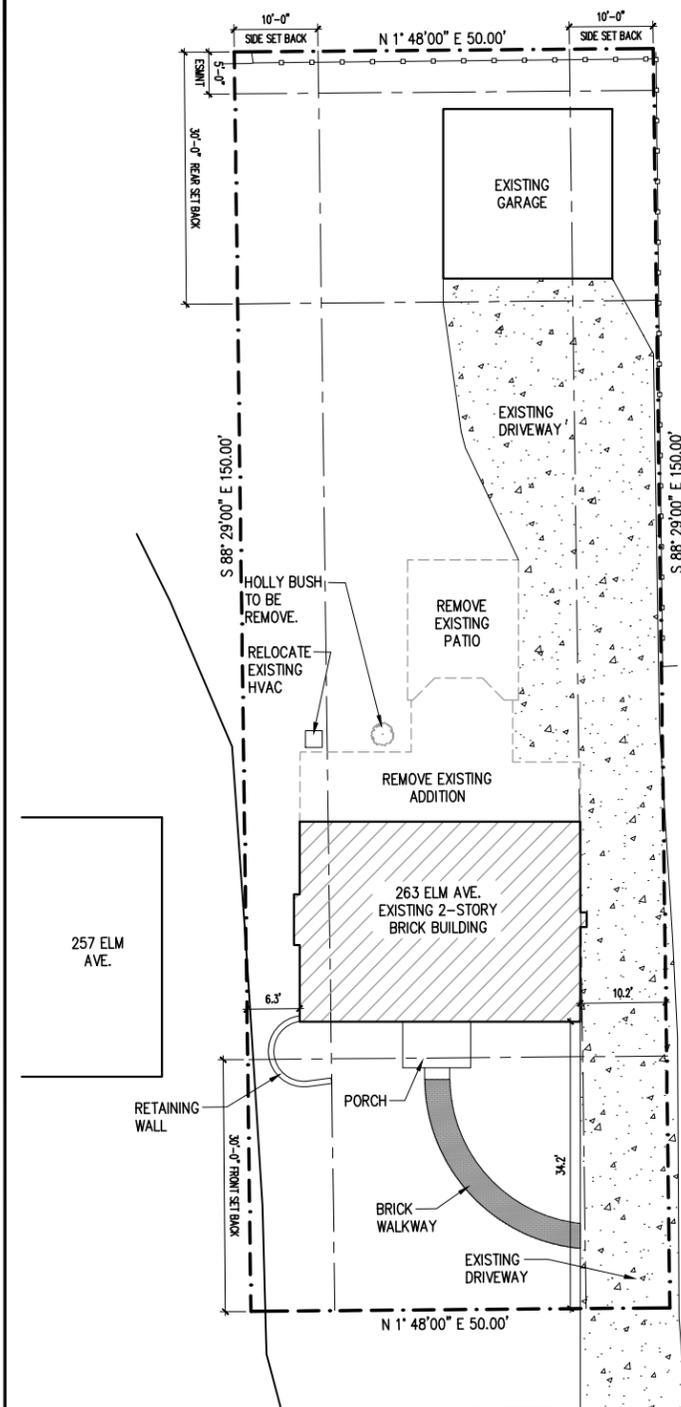
ELECTRICAL

- E-1 1ST & 2ND FLOOR ELECTRICAL PLANS

CONSTRUCTION DRAWINGS SHOULD BE REPRODUCED AS A COMPLETE SET ONLY. REPRODUCTION OF INDIVIDUAL SHEETS SHALL NOT BE PERMITTED UNLESS SPECIFICALLY APPROVED BY THE ARCHITECT.

DRAWING SYMBOLS

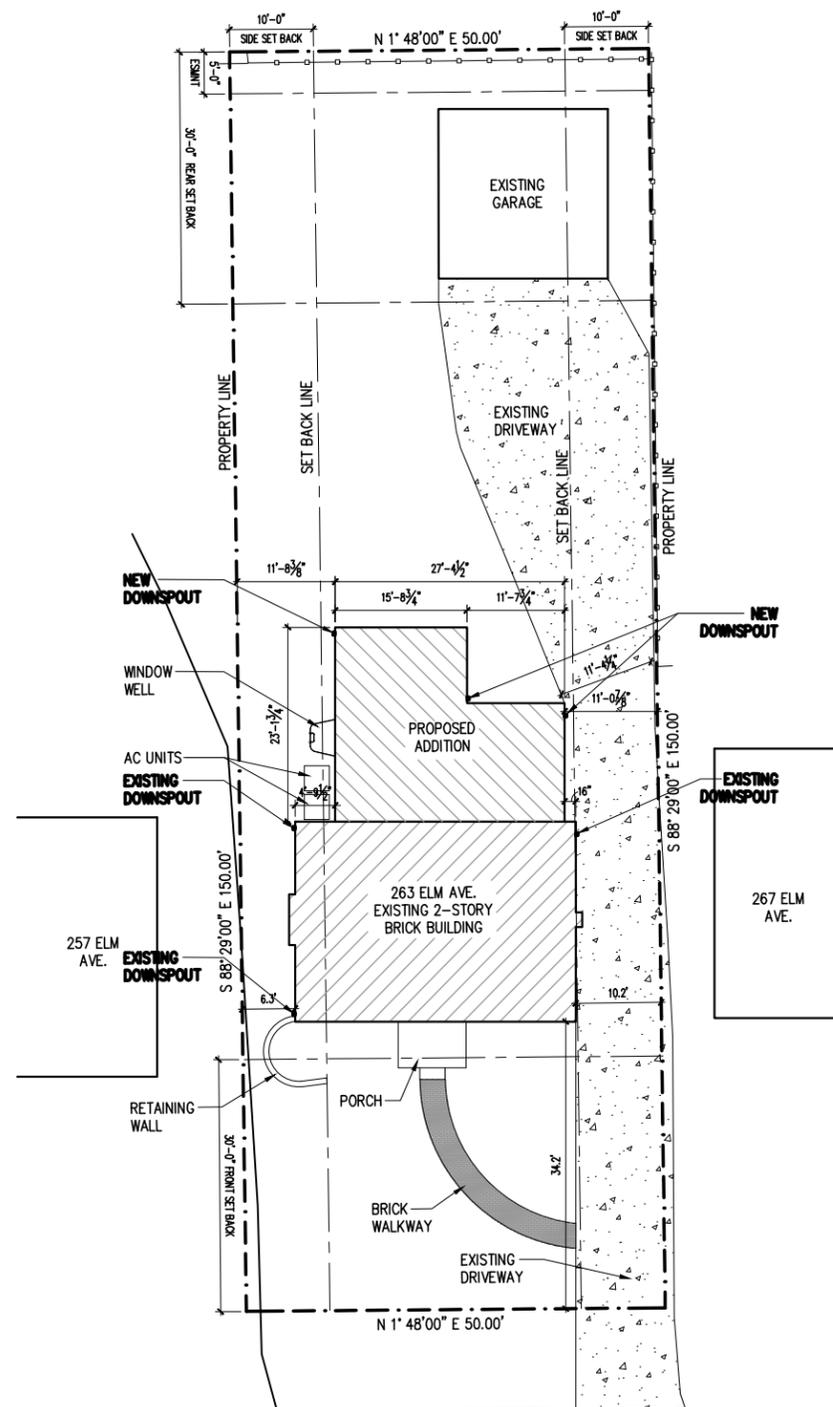
	NORTH ARROW		PARTITION TYPE
	TITLE PLAN, DETAIL OR ELEVATION TITLE 1/4" = 1'-0"		ROOM NUMBER
	ENLARGED PLAN OR SECTION DETAIL		DOOR NUMBER
	DETAIL SECTION CUT		WINDOW NUMBER
	REVISION CLOUD AND DELTA		KEYED NOTED
	ELEVATION MARK		



ELM AVE. (50' W)

EXISTING SITE PLAN
1" = 10'-0"

FLOOR AREA RATIO	
1ST FLOOR EXISTING	= 798 sqft
2ND FLOOR EXISTING	= 798 sqft
TOTAL	= 1596 sqft
1ST FLOOR NEW	= 528 sqft
2ND FLOOR NEW	= 528 sqft
TOTAL	= 1056 sqft
TOTAL SQFT	= 2652 sqft
DIVIDED BY LOT SIZE	= 7500 sqft
FAR	= .35



ELM AVE. (50' W)

PROPOSED SITE PLAN
1" = 10'-0"

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263 Elm Ave
Glendale, MO 63122

ARCHITECTS

FENDLER + ASSOCIATES, INC.

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257 ELM AVE. – STREET ELEVATION



263 ELM AVE. – STREET ELEVATION



267 ELM AVE. – STREET ELEVATION



257 ELM AVE. – BACK YARD



263 ELM AVE. – BACK YARD



267 ELM AVE. – BACK YARD

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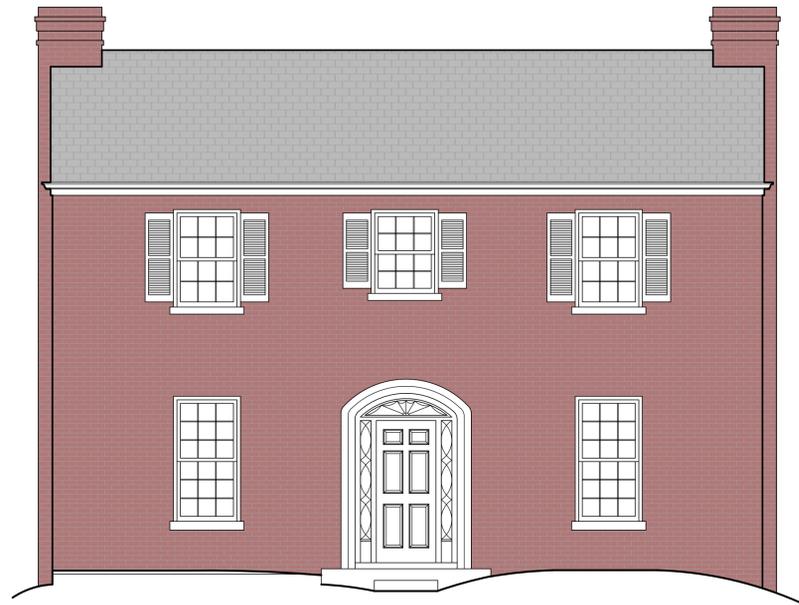
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Paul Fendler
Architect
MO# A-6032

No.	Date	Description
1	11-1-2023	Permit Plans

Drawn By:
Project Number: 22037
Sheet Title:
Photos of Neighbors



1 EXISTING STREET/EAST ELEVATION
A9 1/4" = 1'-0"



2 PROPOSED NORTH ELEVATION
A9 1/4" = 1'-0"



3 PROPOSED WEST/REAR ELEVATION
A9 1/4" = 1'-0"



4 PROPOSED SOUTH ELEVATION
A9 1/4" = 1'-0"

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1	---	Permit Plans

Drawn By: _____
Project Number: 22037
Sheet Title:
Proposed Colored Elevations

A9

Sheet Number: 10 Of Many



257 ELM AVE. – STREET ELEVATION



263 ELM AVE. – STREET ELEVATION



267 ELM AVE. – STREET ELEVATION



257 ELM AVE. – BACK YARD



263 ELM AVE. – BACK YARD



267 ELM AVE. – BACK YARD

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Drawn By: _____
Project Number: 22037
Sheet Title:
Photos of Neighbors

A10
Sheet Number: 11 Of Many