

Architectural Review Board Staff Report

Project type: Amended Architectural Elevations

Meeting Date: October 13, 2022

From: Shilpi Bharti, Planner *SB*

Location: 1330 Schoettler Road

Description: **Church of Resurrection 1330 Schoettler Road:** Amended Site Development Plan and Amended Architectural Elevations for a church located on a 5.2-acre tract of land located east of Schoettler Road and south of South Outer 40 Road, zoned “R2” Residential District.

PROPOSAL SUMMARY

Design Alliance Architects has submitted an Amended Site Development Plan and Amended Architecture Elevations for Church of Resurrection. The Amended Site Development Plan proposes building an addition of nearly 2,670 square feet to the rear of the existing building. The existing building is 1,431 square feet. The proposed addition matches the existing structure.



Figure 1: Subject Location

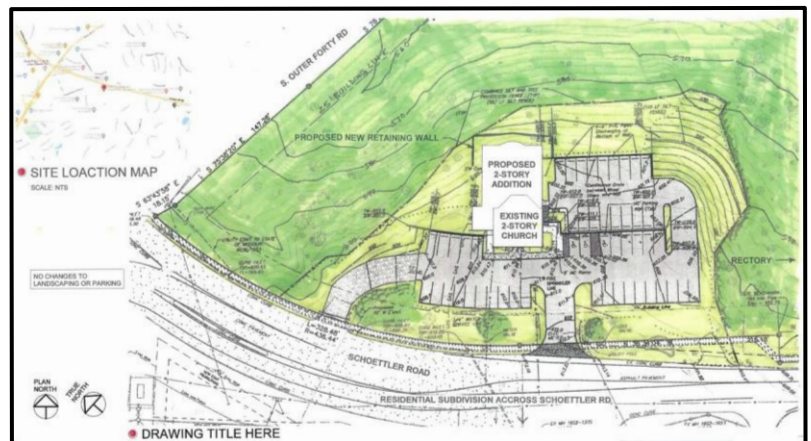


Figure 2: Site Plan

HISTORY OF SUBJECT SITE

The subject site was developed prior to when the City was incorporated. In 2011, the site was rezoned from “NU” Non-Urban District to “R2” Residential District. There were two minor changes to the site in 2012 and 2014.

STAFF ANALYSIS

The proposed 2 story addition is at the back of the building. A retaining wall is proposed on the side and rear of the site. The proposed retaining wall matches the existing retaining wall on site. As per the applicant, the fiber siding material to be used for the proposed building will replicate the existing look of the building.

Materials and Color

The existing building façade is a vertical pattern of weathered wood. The façade of three sides of the proposed building will have fiber cement siding material in a tone replicating the weathered wood exterior existing on the building. The siding will be installed vertically on the second level of the new stair / lift wing to match the vertical siding on the corresponding level of the existing church. On the first level and below, the siding will be horizontal. Brackets of matching profile to the originals will be installed under the eaves of the addition's roof as well as the roof of the stair wing.



Figure 4: Existing Building Front Elevation

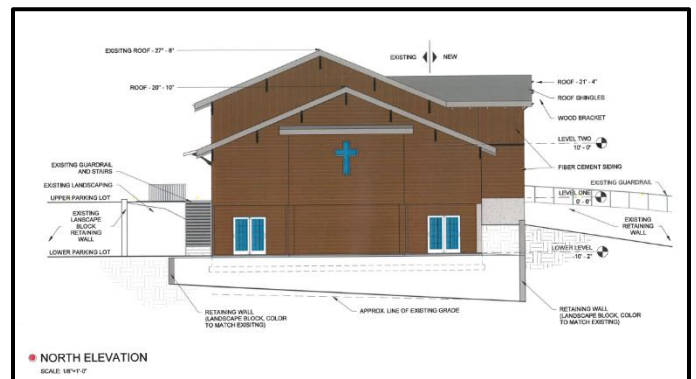


Figure 3: Proposed Rear side Elevation

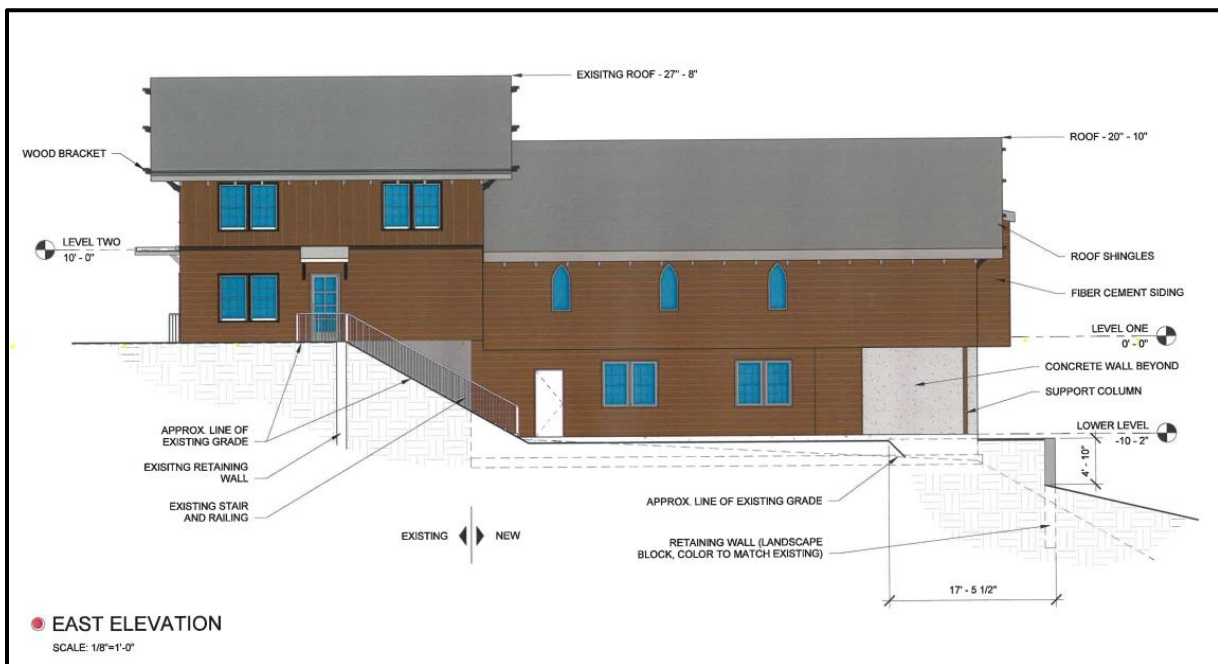


Figure 5: East elevation

Lighting

There is one wall pack light proposed on the side of the building. The proposed light fixture matches the existing light fixture present on the site.

Landscape

There is no new landscaping proposed on the site. The building addition will necessitate removing a few trees from the rear side of the subject site. Tree preservation is more than 30% and complies with the Unified Development Code.

Rendering



Figure 6: Rendering Northeast View

DEPARTMENTAL INPUT

Staff requests review and recommendation on the Amended Site Development Plan and Amended Architectural Elevations for Church of Resurrection, 1330 Schoettler Road.

MOTION

The following options are provided to the Architectural Review Board for consideration relative to this application:

- 1) "I move to forward the Amended Site Development Plan and Amended Architectural Elevations for Church of Resurrection, as presented, with a recommendation for approval (or denial)."
- 2) "I move to forward the Amended Site Development Plan, and Amended Architectural Elevations for Church of Resurrection, with a recommendation for approval with the following conditions..."

Attachments

1. Architectural Review Packet Submittal



5897 DELMAR BOULEVARD
SAINT LOUIS, MISSOURI 63112
314.863.1313 FAX 314.863.1393
email: davidmastin@stlda.com

AUGUST 30, 2022

Dept of Planning and Development Services
690 Chesterfield Pkwy W
Chesterfield, MO 63017

Re: Addition to Church of the Resurrection

To Whom It May Concern:

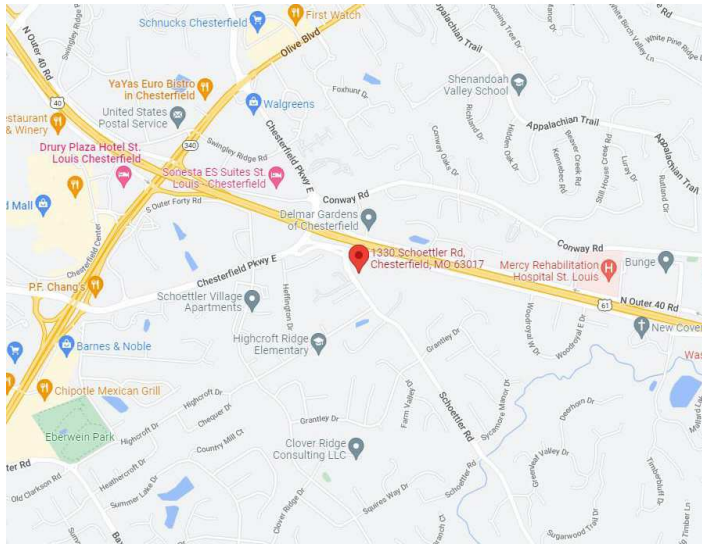
We are providing the following statement of design from the Architect regarding the proposed addition for Church of the Resurrection at 1330 Schoettler Road:

The design of the church's addition is meant to hold the growing congregation while minimizing the impact on surrounding neighborhoods. According to St. Louis County tax records, the site is 5.24 acres, with the church building being the only structure visible in the immediate surrounding area. The main mass of the addition, which will house a new, larger nave on level one and a new multi-purpose room in the lower level, has been kept behind and below the original structure. A new patio, covered by cantilevering level one 17 feet over the lower level, will allow parishioners to enjoy views of the woods. The most visible change to the front elevation will be an addition of a vertical circulation wing on the west side. To avoid altering the symmetry of the existing front façade, the new wing has been set back from the original front wall by just over 13 feet and the ridge for the roof is kept lower and runs at a perpendicular angle to the existing roof. To maintain the current aesthetic, fiber cement siding in a tone replicating the existing weathered wood exterior will be applied to the addition. The siding will be installed vertically on the second level of the new stair / lift wing to match the vertical siding on the corresponding level of the existing church. On the first level and below, the siding will be horizontal as it is now. Brackets of matching profile to the originals will be installed under the eaves of the addition's roof as well as the roof of the stair wing.

Circulation on the site will not change in regard to vehicular movement and parking, but plans for a sidewalk along Schoettler Road will accommodate pedestrian traffic. Topography changes will be visible mainly from Highway 64 and South Outer 40; the tallest proposed retaining wall will be approximately 8 feet 6 inches high, composed of textured concrete block in a color to match existing retaining walls (gray). A level area, minimum of 6 feet wide, will surround the new addition, allowing people to access the yard on the west side of the addition without having to pass through the building or cross the parking lot. Where new grading will not be contained by retaining walls, it will be blended and contoured to follow the natural topography. The church wishes to retain existing signage, parking lot lighting and landscaping.

Sincerely,

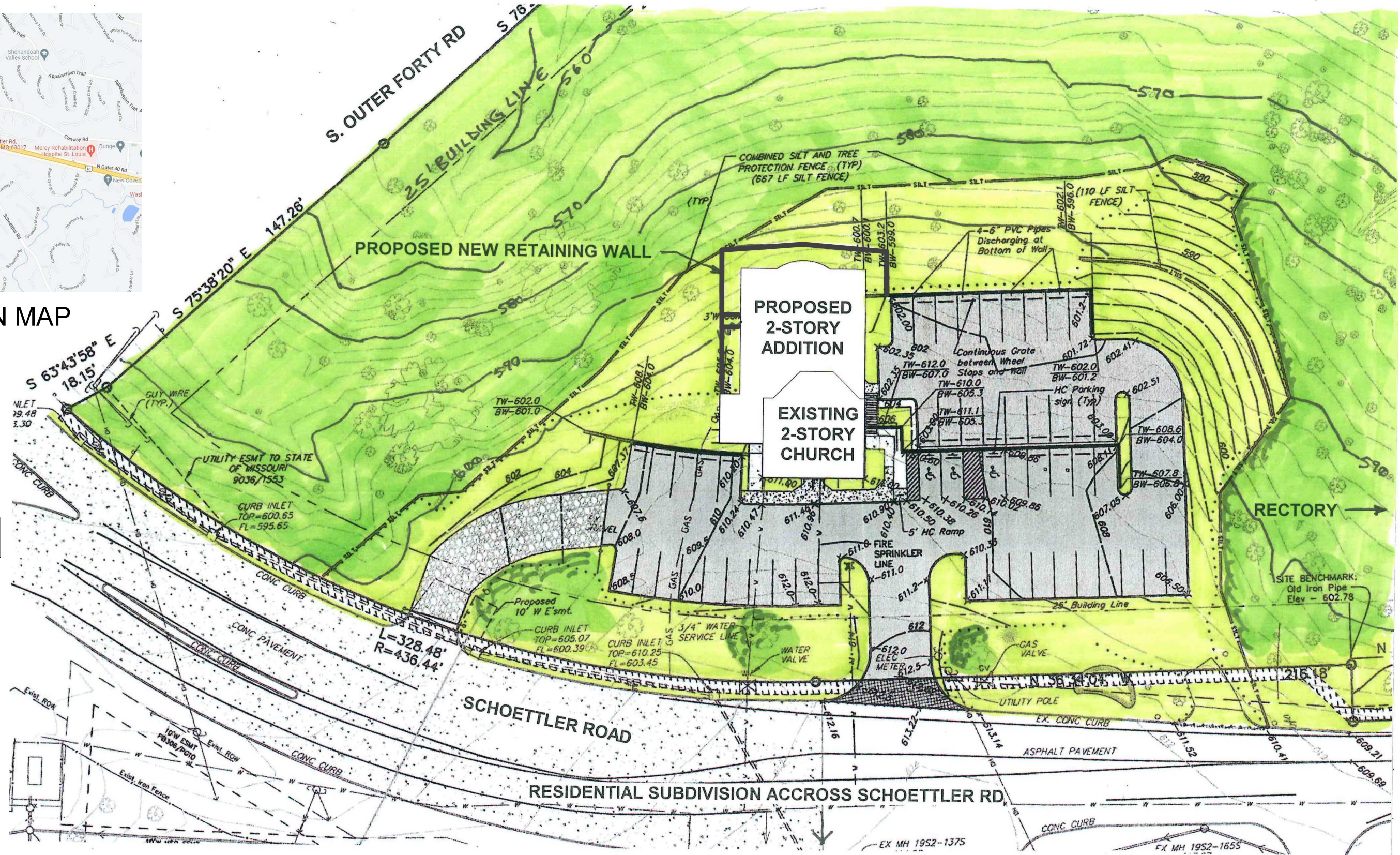
David P. Mastin, AIA



● SITE LOCATION MAP

SCALE: NTS

NO CHANGES TO LANDSCAPING OR PARKING



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CHURCH OF THE RESURRECTION

1330 SCHOETTLETT RD., CHESTERFIELD, MO, 63107

A1

06/20/22



● RENDERING

SCALE: NTS

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SCALE: NTS

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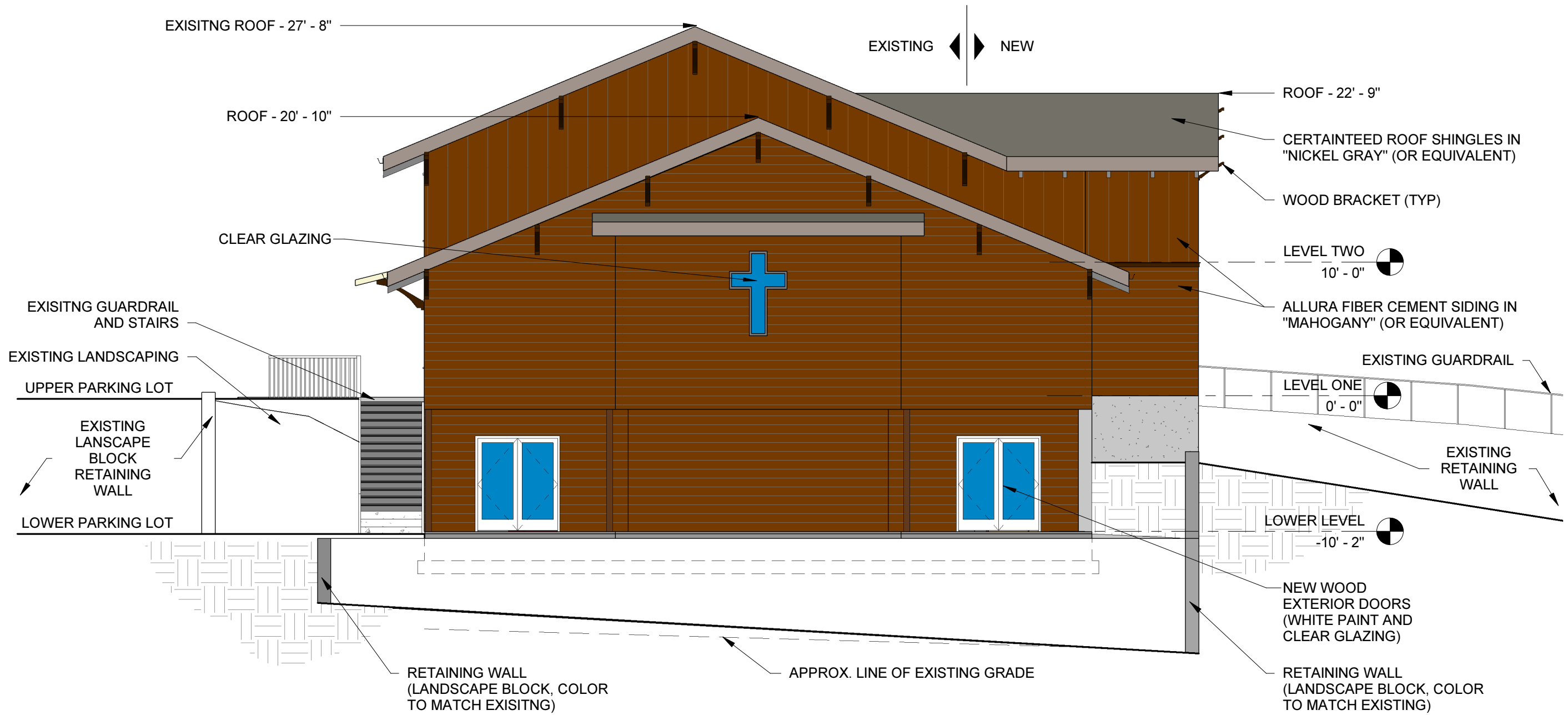
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● NORTH ELEVATION

SCALE: 1/8"=1'-0"

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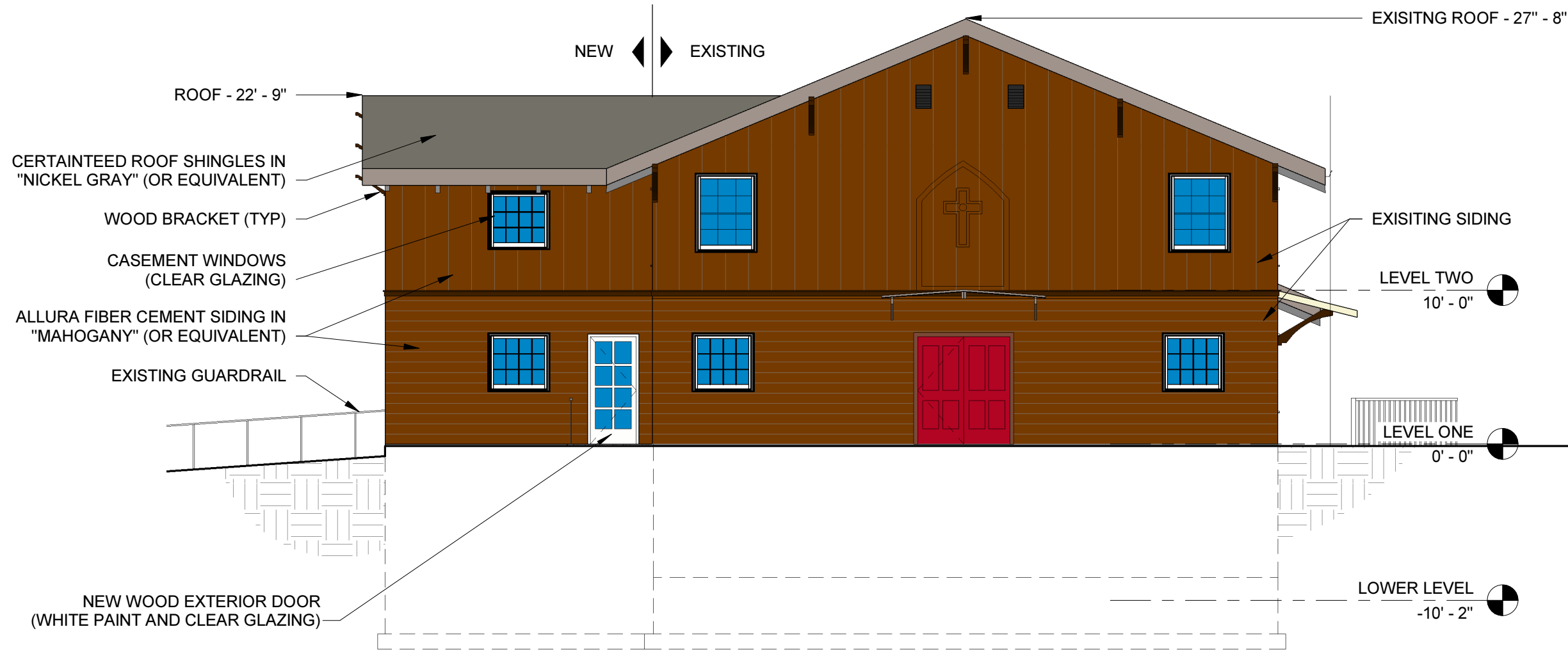
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● SOUTH ELEVATION

SCALE: 1/8"=1'-0"

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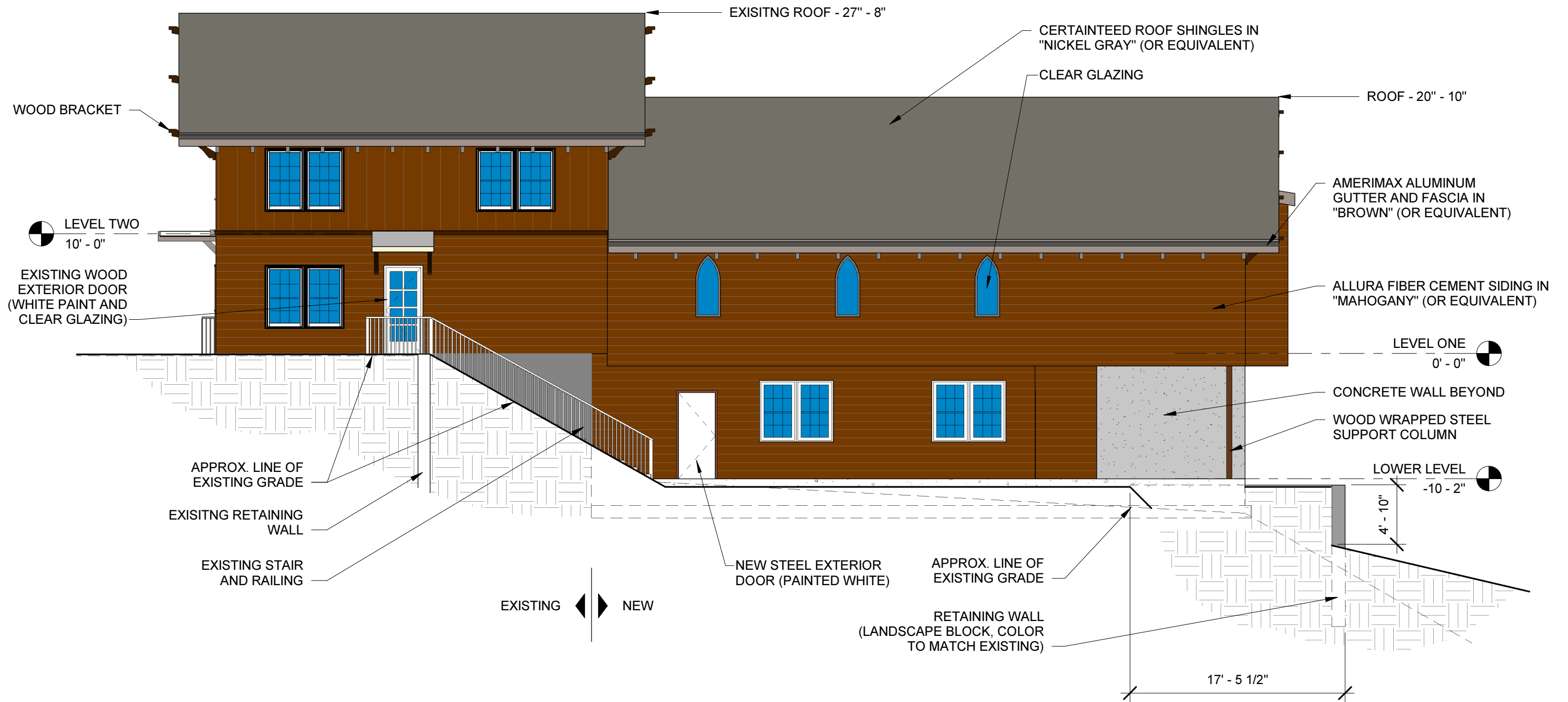
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EAST ELEVATION

SCALE: 1/8"=1'-0"

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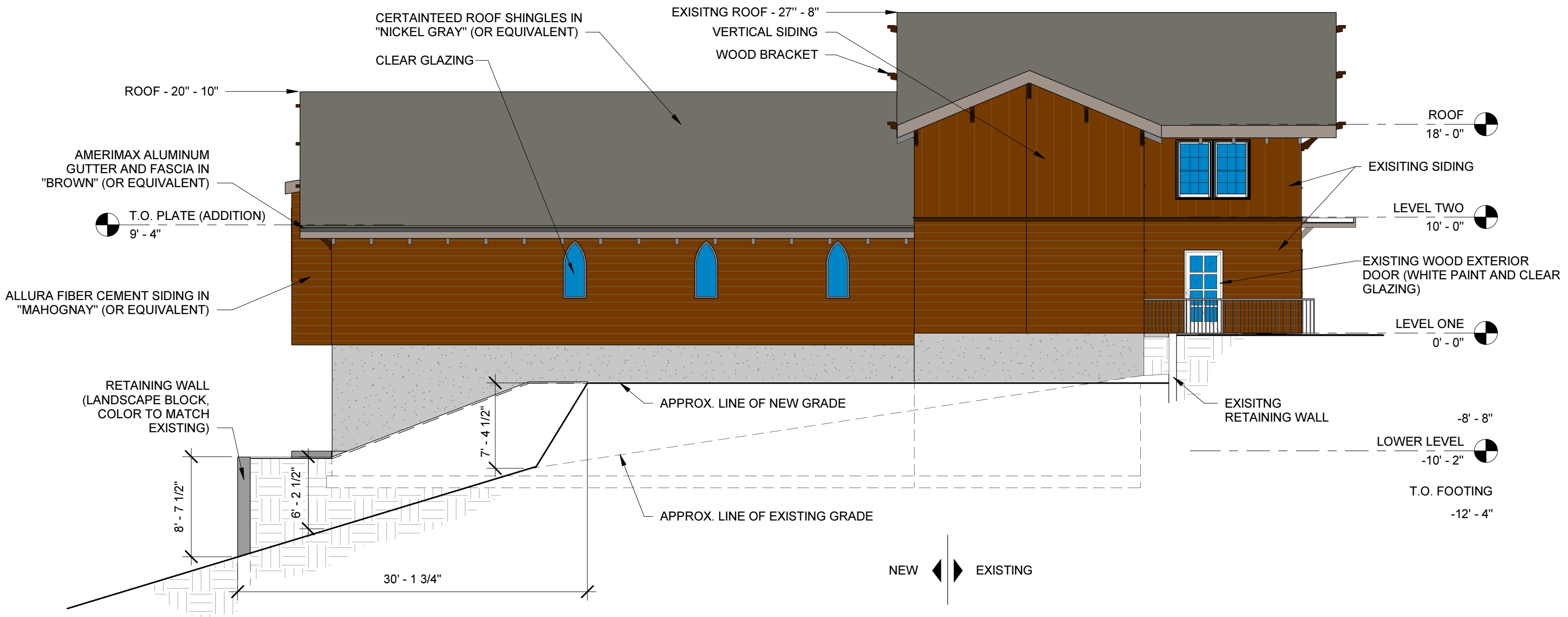
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● WEST ELEVATION

SCALE: 1/8"=1'-0"

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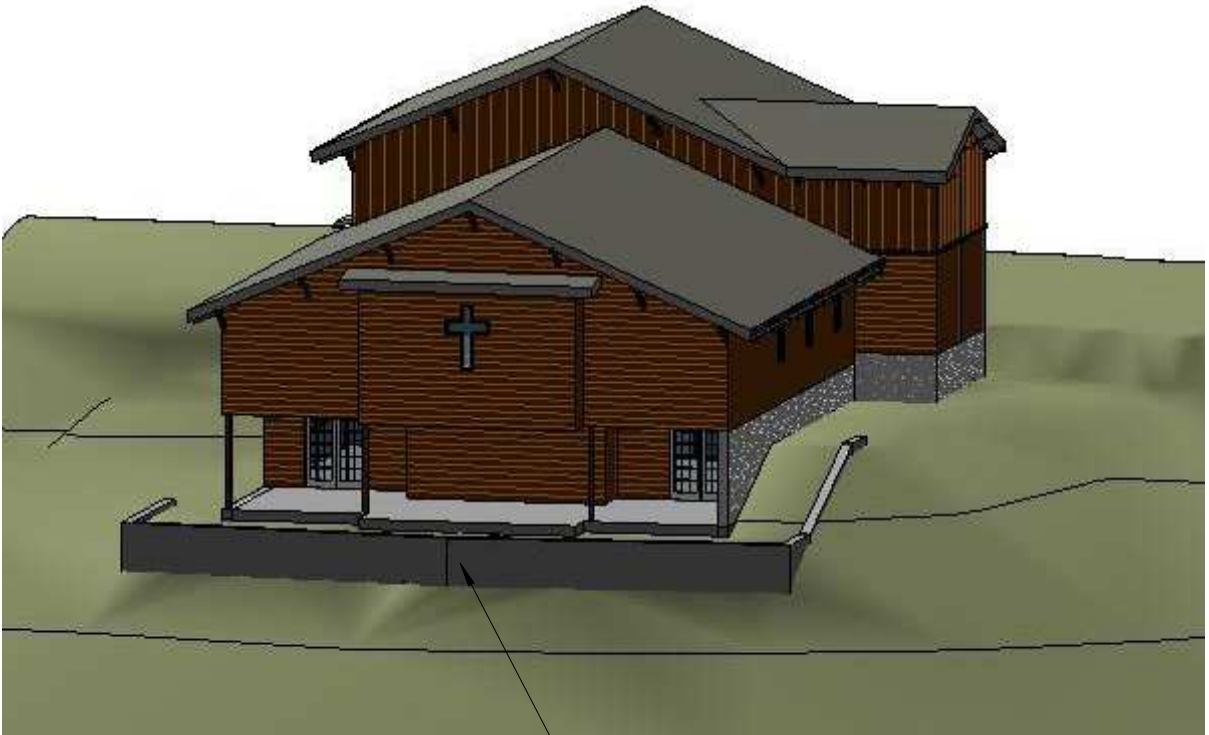
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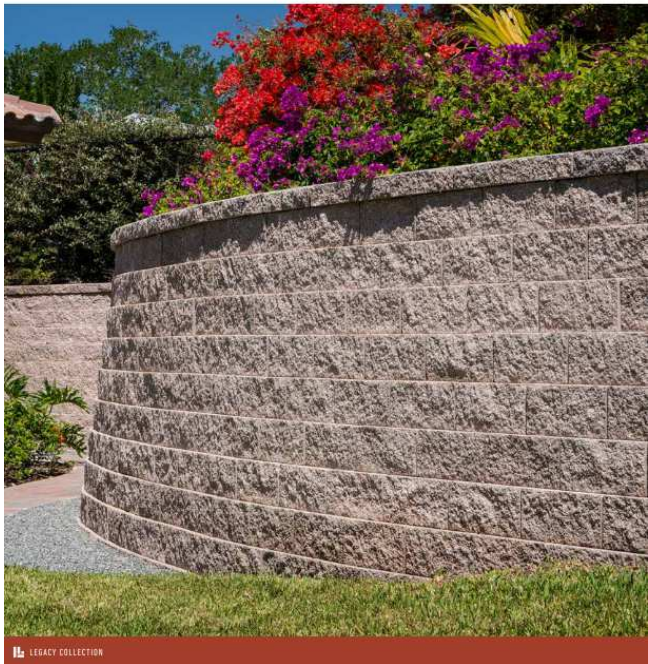
EXISTING RETAINING WALLS



PROPOSED LOCATION OF NEW RETAINING WALLS

RETAINING WALLS
SCALE: NTS

DIAMOND PRO
RETAINING WALL
AN IDEAL CHOICE FOR LARGE-SCALE PROJECTS, GIVING LANDSCAPES SUBSTANCE AND STABILITY.



PROPOSED RETAINING WALL CUT SHEET

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RETAINING WALL
AN IDEAL CHOICE FOR LARGE-SCALE PROJECTS, GIVING LANDSCAPES SUBSTANCE AND STABILITY.

FEATURES & BENEFITS

- Original rear-lip locator for easy set back and alignment
- One square foot of wall per block makes estimating easy
- Can be used to build gravity retaining walls up to 4' high, including the buried course but excluding the cap
- Taller walls can be built using geosynthetic reinforcement or the Anchorplus® retaining wall system when designed by a qualified engineer
- Minimum outside radius: 4 feet
- Minimum inside radius: 7 feet

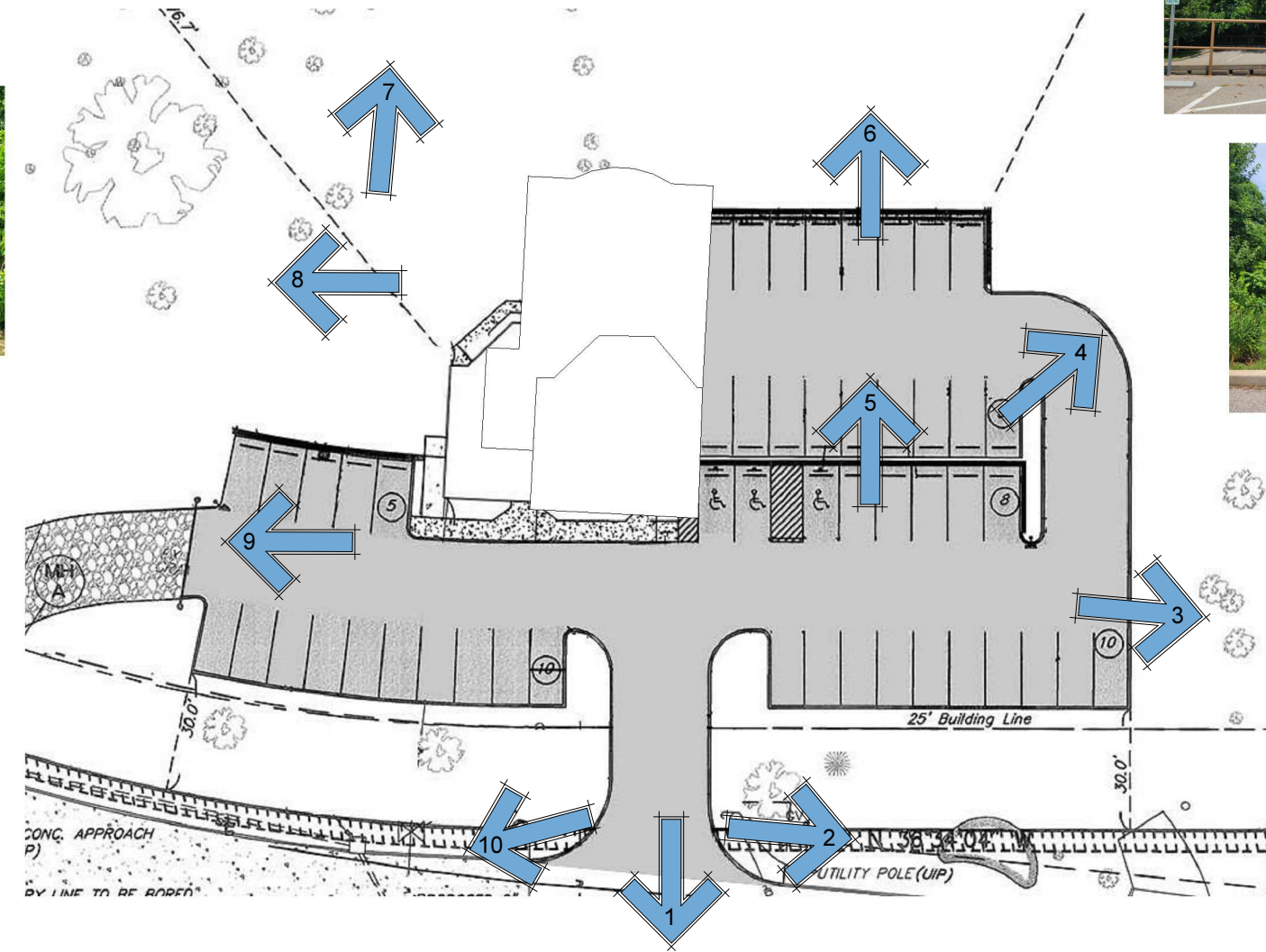
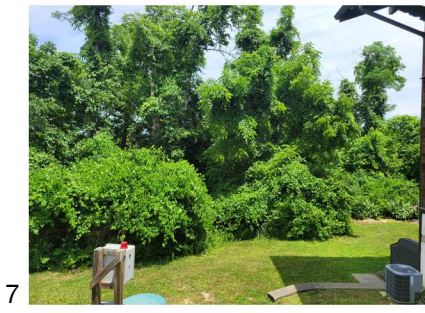
SHAPES & SIZES

STRAIGHT FACE	8' x 18" x 12"
BEVELED FACE	8' x 18" x 12"
VICTORIAN FACE	8' x 18" x 12"
CORNER UNIT	8' x 18" x 9"
1/2 STONE CUT	8' x 18" x 9"
1/2 CORNER UNIT	8' x 18" x 9"
CAP UNIT	4' x 18" x 12" x 10"
QUARRIED FACE	8' x 18" x 12"
QUARRIED CORNER UNIT	8' x 18" x 9"
QUARRIED CAP UNIT	4' x 18" x 12" x 10"

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● ADJACENT VIEWS

SCALE: NTS

1. RESIDENTIAL SUBDIVISION
ACROSS SCHOETTLER

2019041



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CHURCH OF THE RESURRECTION

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06/21/22

Allenbury™ 12" 1 Light Wall Light Textured Black

49980BKT

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SPECIFICATIONS

Certifications/Qualifications

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Dimensions

Base Backplate	5.25 DIA
Extension	17.25"
Weight	1.00 LBS
Height from center of Wall opening (Spec Sheet)	4.25"
Height	9.00"
Width	12.00"

Light Source

Lamp Included	Not Included
Lamp Type	A19
Light Source	Incandescent
Max or Nominal Watt	100W
# of Bulbs/LED Modules	1
Socket Type	Medium
Socket Wire	150"

Mounting/Installation

Interior/Exterior	Exterior
Location Rating	Wet
Mounting Weight	1.00 LBS

FIXTURE ATTRIBUTES

Housing

Primary Material	EPMM
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Product/Ordering Information

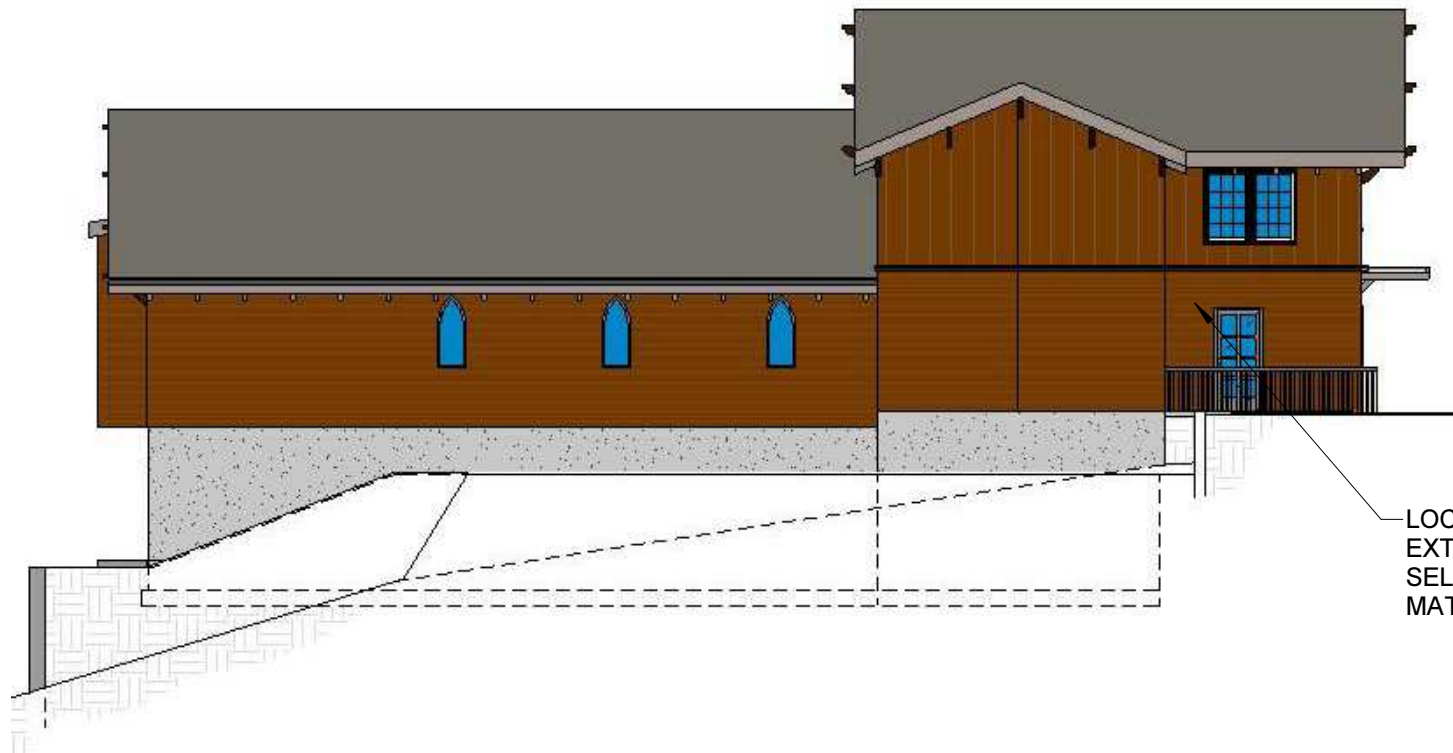
SKU	49980BKT
Finish	Textured Black
Style	Coastal
UPC	783927542944

Finish Options

- Old Bronze
- Textured Black
- White



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LOCATION OF NEW EXTERIOR LIGHTING, SELECTED TO MATCH EXISTING.

MAXIMUM WATTAGE OF FIXTURE = 100 W (APPROX. 1600 LUMENS)

● EXTERIOR LIGHTING

SCALE: NTS

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ALLURA FIBER CEMENT LAP
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● MATERIALS

SCALE: NTS

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