

**AGENDA**  
**BOARD OF ADJUSTMENT OF THE CITY OF ST. LOUIS**  
**Regular Meeting**  
**April 8, 2015**  
**1:30 p.m.**  
**Room 208, City Hall**

1. **Call to order.**
2. **A public hearing to consider each of the following;**

**APPEAL #10581** - Appeal filed by St. Louis Open Mic, from the determination of the Building Commissioner in the denial of an occupancy permit authorizing the Appellant to operate a recording and educational studio, 1<sup>st</sup> floor at 3504 Magnolia.

**WARD 8                      #AO518737-14      ZONE: "B" - Two Family Dwelling District**

**APPEAL #10582-** Appeal filed by Fast Line Auto Sales, from the determination of the Building Commissioner in the denial of an occupancy permit authorizing the Appellant to operate an auto sales and repair business at 1422 Montgomery.

**WARD 5                      #AB520118-15              ZONE: "F" – Neighborhood Commercial District**

**APPEAL #10583–** Appeal filed by Quik Trip #638, from the determination of the Building Commissioner in the denial of a building permit authorizing the Appellant to install three wall signs and one ground sign, illuminated, per plans, at 2851 Gravois.

**WARD 6                      #AB519474-15              ZONE: "F" – Neighborhood Commercial District**

**APPEAL #10584** - Appeal filed by Artisan Building Company, from the determination of the Building Commissioner in the denial of a building permit authorizing the Appellant to do interior alterations to convert from a 2 family dwelling to a 3 family dwelling, per plans, at 4370 Swan.

**WARD 17                      #AB519582-15              ZONE: "B" – Two Family Dwelling District**

**APPEAL #10558 –** Appeal filed by Gateway Automotive Recycling LLC, from the determination of the Building Commissioner in the denial of an occupancy permit authorizing the Appellant to operate an office and automobile salvage, recycling and parts sales business with inside and outside storage at 1601-17 North 13<sup>th</sup> Street. **(Table)**

**WARD 5                      #AO519663-15      ZONE: "J" – Industrial District**

3. **Deliberations on the above hearings**
4. **Approval of Written decisions, Findings of Fact and Conclusions of Law from hearings and deliberations held on April 1, 2015.**

In accordance with the provisions of Ordinance 59981, effective July 31, 1986.

S. Cunningham, Chairman

cc:

Via Email:

Zoning Staff

Mary Hart Burton, Zoning Administrator  
Randall Mourning, Building Commissioner's Office  
Jerome Turner, Building Inspection Section  
Ed Ware, Building Inspection Section  
Don Hubeli, Building Inspection Section  
Walter Murphy, Building Inspection Section  
Richard Voelker, Building Inspection Section  
Mary Ellen Ponder, Mayor's Office  
Michelle Maple, Commercial District Manager Supervisor  
Mallori Allen, City Counselor's Office  
Richard Gray, Director of Public Safety  
Otis Williams, SLDC  
Joe Thele, NSO  
Dale Ruthsatz, SLDC  
Margaret Johnson, Multigraph  
Don Roe, PDA

Via Hard Copy only:

Court Reporter  
Fire Marshall, 1421 N. Jefferson

Via Hard Copy with Attachments:

Alderman, Room 230  
Mary Hart Burton, Zoning Administrator  
Mallori Allen, City Counselor's Office  
Board Members  
Business Assistance Center, Room 421

Via Hand Delivery:

Register, Room 234  
Post