

INTRODUCED BY:

ALDERMAN PLUFKA
ALDERMAN WEGGE
ALDERMAN LOCHMOELLER
ALDERMAN ERGER

ALDERWOMAN PARKER TICE
ALDERWOMAN SIMS
ALDERMAN GOULD
ALDERWOMAN HARTER

AN ORDINANCE GRANTING COMPREHENSIVE SIGN PLAN APPROVAL AND BUILDING FAÇADE MODIFICATIONS FOR PROPERTY AT 9110 MANCHESTER ROAD.

WHEREAS, Chris Henson, of David W. Dial Architects, on behalf of Jason Rybak, of MERS/Missouri Goodwill Industries, has applied for approval of façade improvements to the building and a comprehensive sign plan for property at 9110 Manchester Road in accordance with the procedures set forth in Chapter 410 Signs and Advertising Devices of the Brentwood City Code; and,

WHEREAS, in accordance with the applicable ordinances of the City of Brentwood such application was submitted to the Planning and Zoning Commission for its investigation and report, and the Commission recommended the sign plan be approved.

NOW, THEREFORE, BE IT ORDAINED, BY THE BOARD OF ALDERMEN OF THE CITY OF BRENTWOOD, MISSOURI, AS FOLLOWS:

SECTION 1. The proposed Comprehensive Sign Plan dated August 23, 2024, and submitted by Chris Henson, of Dial Architect, a copy of which is attached hereto as **Exhibit A** and incorporated herein by this reference, is hereby approved, subject to the following conditions:


1. All signs shall be in substantial compliance with Exhibit A, except as modified below.
2. The Applicant shall submit applications for building and sign permits consistent with the drawings referenced in Exhibit A, above, and submitted for the Planning and Zoning Commission meeting on September 11, 2024.
3. The non-conforming pole sign shall be removed.
4. No ground sign is permitted unless reviewed by the Planning and Zoning Commission and approved by the Board of Aldermen as an amendment to the Comprehensive Sign Plan.
5. The Accessible parking sign not associated with a parking space, as indicated in the August 14th Staff Report shall be removed.
6. No site plan approved by the Board of Aldermen shall be valid for a period longer than twelve (12) months from the date granted, unless within such

period a building permit is obtained, and substantial construction is commenced.

SECTION 2. The Director of Planning and Development shall be charged with the responsibility for the enforcement of this Ordinance.


SECTION 3. This Ordinance shall be in full force and effect from and after the date of its passage and approval by the Mayor.

PASSED BY THE BOARD OF ALDERMEN THIS 16TH DAY OF SEPTEMBER 2024.



David Plufka, Presiding Officer

ATTEST:



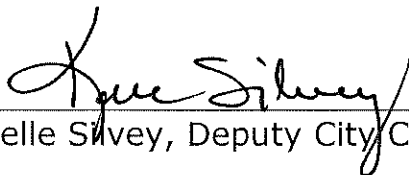
Kelle Silvey, Deputy City Clerk

APPROVED BY THE MAYOR THIS 16TH DAY OF SEPTEMBER 2024.



David A. Dimmitt, Mayor

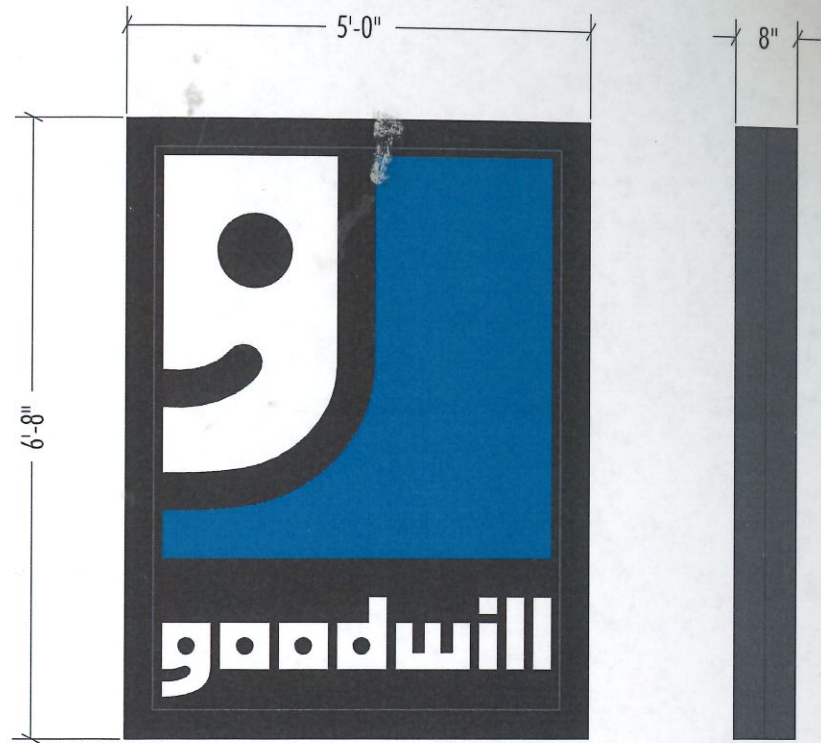
ATTEST:



Kelle Silvey, Deputy City Clerk

1st Reading: September 16, 2024
2nd Reading: September 16, 2024





FRONT VIEW

SIDE VIEW

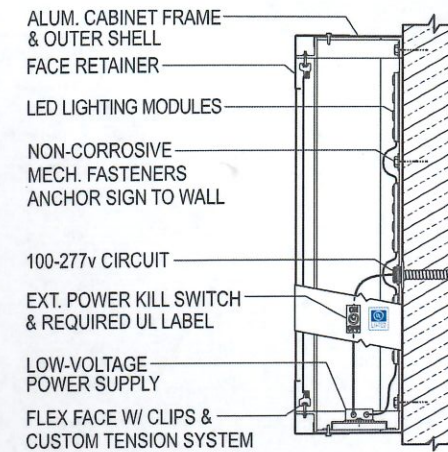
Internally Illuminated Wall Sign

SCALE: 1/2" = 1'

FABRICATE & INSTALL ONE NEW INTERNALLY ILLUMINATED WALL SIGN.
CABINET: ALL ALUMINUM CONSTRUCTION. PAINT EXTERIOR ACRYLIC POLYURETHANE CUSTOM. MOUNT WHITE LED MODULES INSIDE AS REQ'D. FOR EVEN FACE ILLUMINATION. DECORATE WHITE FLEX FACE W/ 3M TRANSLUCENT VINYL DIE-CUT FILM.
POWER: 100-277v CIRCUIT TO SIGN BY OTHERS BEFORE INSTALLATION. WARREN SIGN TO MAKE FINAL CONNECTION. SIGN IS UL LISTED.
INSTALLATION: CABINET ANCHORS FLUSH TO WALL VIA NON-CORROSIVE MECHANICAL FASTENERS.

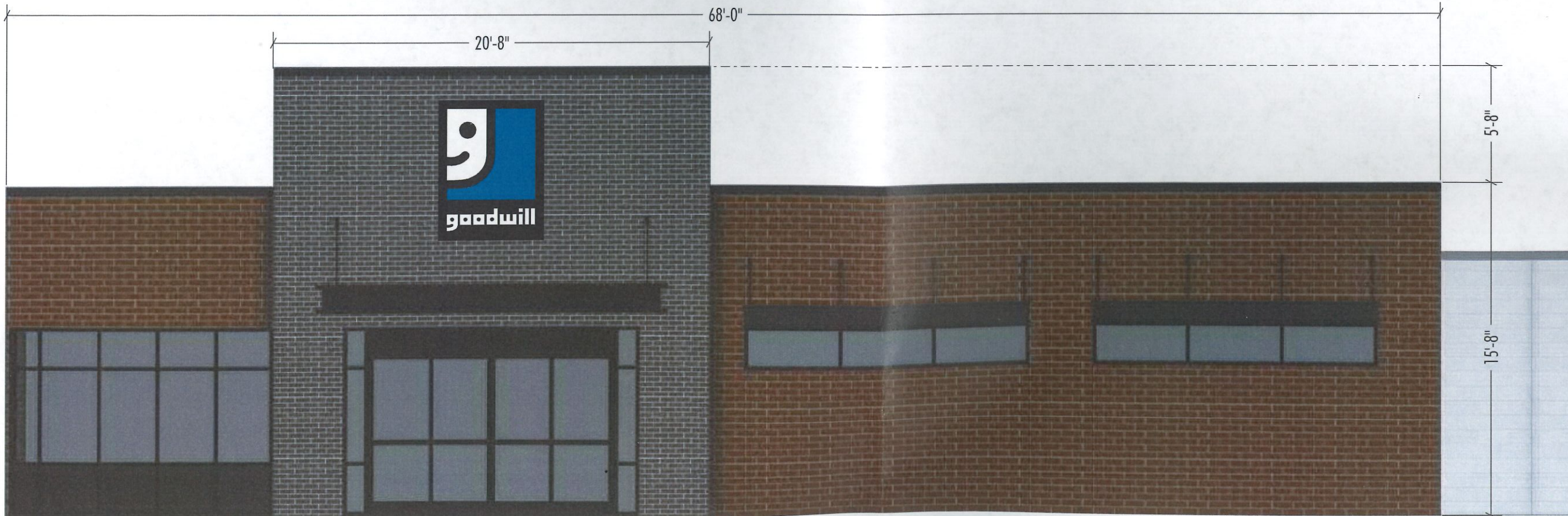
SIGN AREA: 6'-8" (80") x 5'-0" (60") = 4800 / 144 = 33.3sf
WALL AREA:
 15'-8" (188") x 68'-0" (816") = 153,408 / 144 = 1065.3sf
 5'-8" (68") x 20'-8" (248") = 16,864 / 144 = 117.1sf
 1065.3sf + 117.1sf = 1182.4sf TOTAL

- VINYL: 3M 3630-167
- VINYL: 3M 3630-22
- CABINET: MP - LVS923 BLACK



LED FLEX FACE WALL SIGN

| | |
|--------------|---|
| WALL TYPE | CMU, BRICK PRE-CAST CONCRETE OR CONCRETE |
| WALL SECTION | |
| ANCHOR | 3/8" SLEEVE OR EXPANSION ANCHOR 3" MIN. EMBEDMENT |



PROPOSED SIGN INSTALLATION - NORTH ELEVATION

SCALE: 3/16" = 1'



St. Louis Metro Area -
2955 Arnold Tenbrook Rd.
Arnold, MO 63010
636-282-1300

CLIENT
Goodwill

LOCATION
9116 Manchester Rd.,
St. Louis, MO 63144

PROJECT
Exterior Signs

SAVED AS
Goodwill
/9116 Manchester
/2024 Renewal
/Exterior Signs

DRAWING NO.
SB071024.1

DATE
07.10.2024

REVISION
082324 REDUCED SIZE

REVISION

REVISION

REVISION

REVISION

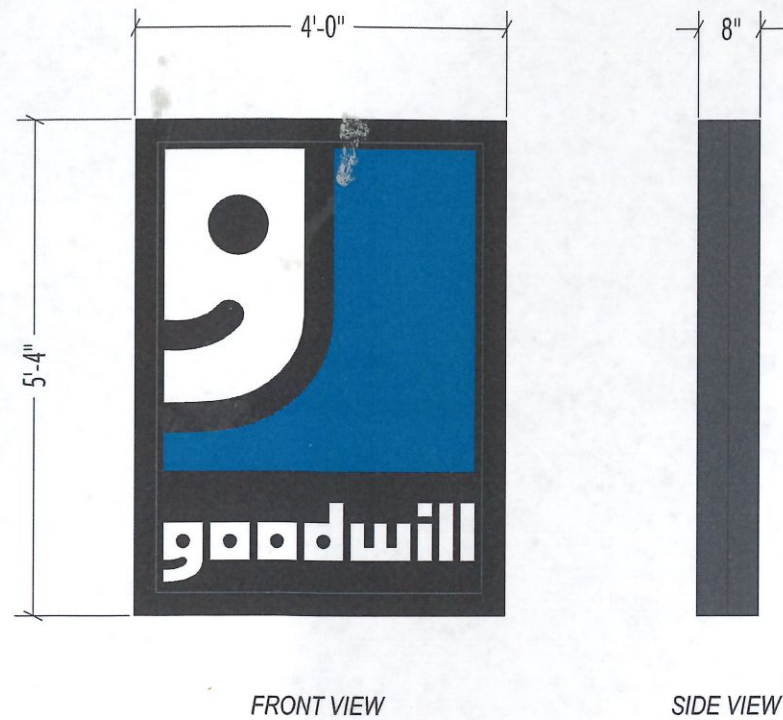
DESIGNED BY
Scott Wynn

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THIS SIGN IS INTENDED TO BE INSTALLED IN ACCORDANCE WITH THE REQUIREMENTS OF THE NATIONAL ELECTRICAL CODE AND/OR OTHER APPLICABLE LOCAL CODES. THIS INCLUDES PROPER GROUNDING AND BONDING OF THE SIGN.



WarrenSign.com



Internally Illuminated Wall Sign

SCALE: 1/2" = 1'

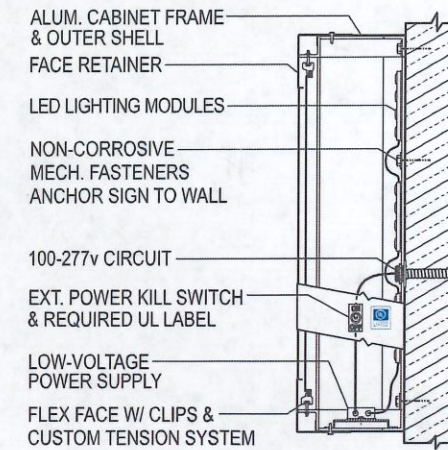
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CABINET: ALL ALUMINUM CONSTRUCTION. PAINT EXTERIOR ACRYLIC POLYURETHANE CUSTOM. MOUNT WHITE LED MODULES INSIDE AS REQ'D. FOR EVEN FACE ILLUMINATION. DECORATE WHITE FLEX FACE W/ 3M TRANSLUCENT VINYL DIE-CUT FILM.

POWER: 100-277v CIRCUIT TO SIGN BY OTHERS BEFORE INSTALLATION. WARREN SIGN TO MAKE FINAL CONNECTION. SIGN IS UL LISTED.

INSTALLATION: CABINET ANCHORS FLUSH TO WALL VIA NON-CORROSIVE MECHANICAL FASTENERS.

SIGN AREA:
 5'-4" (64") x 4'-0" (48") = 3072 / 144 = 21.3sf
WALL AREA:
 14' x 100' = 1400sf

- VINYL: 3M 3630-167
- VINYL: 3M 3630-22
- CABINET: MP - LVS923 BLACK



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 Arnold, MO 63010
 636-282-1300

CLIENT
Goodwill

LOCATION
 9116 Manchester Rd.,
 St. Louis, MO 63144

PROJECT
 Exterior Signs

SAVED AS
 Goodwill
 /9116 Manchester
 /2024 Renewal
 /Exterior Signs

DRAWING NO.
 SB071024.2

DATE
 07.10.2024

| | |
|----------|---------------------|
| REVISION | 082324 LOGO CABINET |
| REVISION | - |
| REVISION | - |
| REVISION | - |
| REVISION | - |
| REVISION | - |

DESIGNED BY
 Scott Wynn

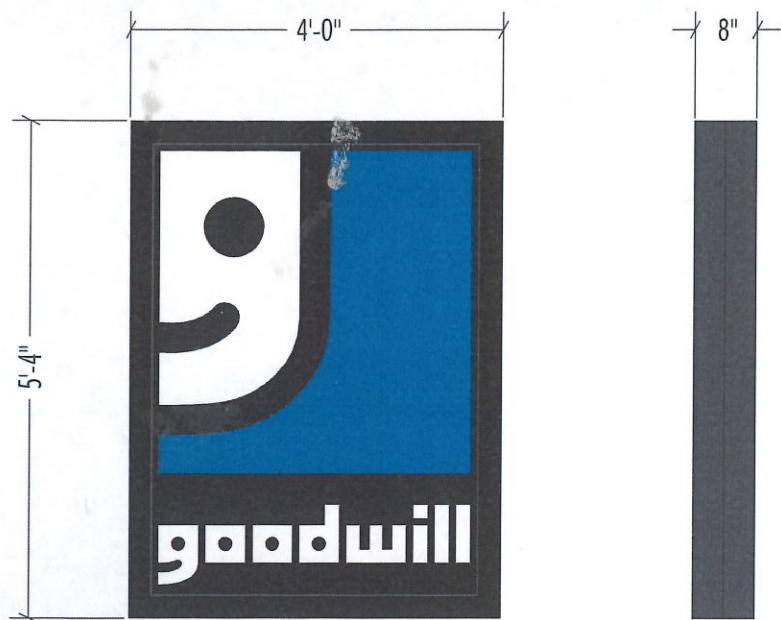
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PROPOSED SIGN INSTALLATION - EAST ELEVATION

SCALE: 3/16" = 1'



FRONT VIEW

SIDE VIEW

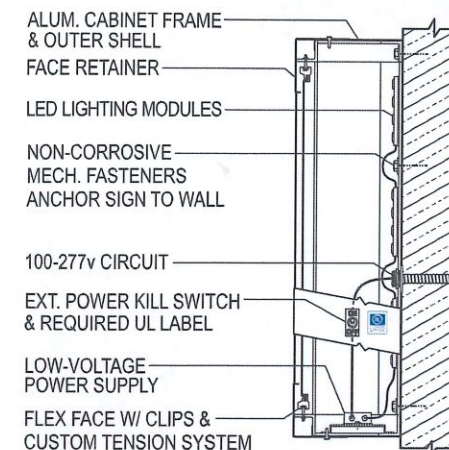
Internally Illuminated Wall Sign

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- VINYL: 3M 3630-22
- CABINET: MP - LVS923 BLACK



LED FLEX FACE WALL SIGN

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|--------------|---|
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| WALL SECTION | |
| ANCHOR | 3/8" SLEEVE OR EXPANSION ANCHOR 3" MIN. EMBEDMENT |



PROPOSED SIGN INSTALLATION - WEST ELEVATION

SCALE: 3/16" = 1'



St. Louis Metro Area -
 2955 Arnold Tenbrook Rd.
 Arnold, MO 63010
 636-282-1300

CLIENT
GOODWILL

LOCATION
 9116 Manchester Rd.,
 St. Louis, MO 63144

PROJECT
 Exterior Signs

SAVED AS
 Goodwill
 /9116 Manchester
 /2024 Renewal
 /Exterior Signs

DRAWING NO.
 SB071024.3

DATE
 07.10.2024

REVISION
 082324 LOGO CABINET

REVISION
 -

REVISION
 -

REVISION
 -

REVISION
 -

DESIGNED BY
 Scott Wynn

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CLIENT
GOODWILL

LOCATION
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St. Louis, MO 63144

PROJECT
Exterior Signs

SAVED AS
Goodwill
/9116 Manchester
/2024 Renewal
/Exterior Signs

DRAWING NO.
SB071024.4

DATE
07.10.2024

REVISION
082324 WEST ELEV LOGO CAB.

REVISION
-

REVISION
-

REVISION
-

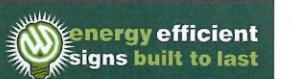
REVISION
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REVISION
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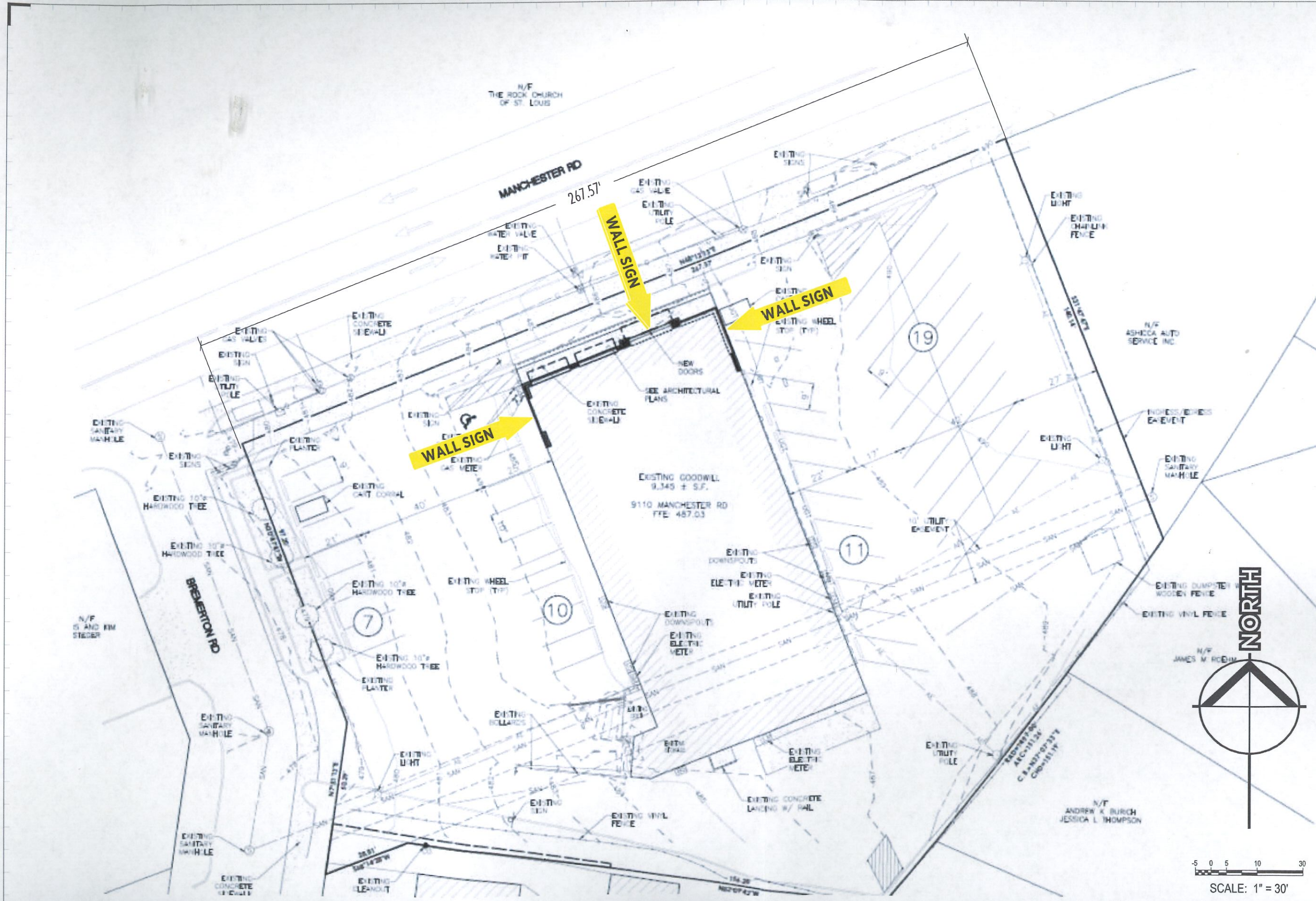
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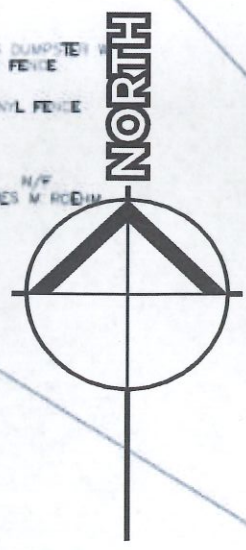
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SITE PLAN



SCALE: 1" = 30'