

**Central West End SouthEast
Special Business District**

c/o Park Central Development Corporation
4512 Manchester Avenue, Suite 100
Saint Louis, Missouri 63110-2100
O: 314.535.5311
cwesoutheastsbd.com

Central West End Southeast Board of Commissioners Meeting
November 21st, 2017: 4:30pm
At 4512 Manchester, St. Louis, MO 63110

Board Members in Attendance: Jeffery Miner, Dennis Overton, Yusef Scoggin

Board members not in Attendance: Tiffany Boyd, Marshall Michener

Others in attendance: Matt Green (PCDC), Sara Feagans (PCDC), Susan Anderson (PCDC), Jim Whyte (CWE NSI), Charles Betts (TCF), Ron Coleman (City of St. Louis)

1. Call to order

Y. Scoggin called the meeting to order at 4:40 pm

2. Chair's Report & Announcement of the Order of Business

NA

3. Public Comments and Questions

NA

4. Public Safety

J. Whyte updated the board on the crime statistics through October 2017. He reported that crime was down slightly in the district. Person crime is down; however there have been 17 more larcenies than at this time last year. J. Whyte spoke of several recent carjacking incidents, which are on the rise. J. Whyte provided information on crime comparisons by month for the last five years and presented a map of crime within the district.

C. Betts reported that the TCF budget was slightly over for the month of October, but still under budget for the year due to the lack of officers on patrol during recent protests. There is \$15,000 budgeted for patrols in November and \$14,000 in December.

C. Betts spoke of having officers patrolling at different times, including later in the evening and early morning which resulted in an arrest in the area at 4:45am.

J. Whyte provided an update on the camera project. He discussed that the Southeast SBD is being asked to provide 20% of the budget which would be \$15,186. J. Whyte also provided suggestions of where new cameras could be placed including 4101 Laclede and the new condos on Boyle near Laclede. J. Whyte will reach out to the owner of the property at 4101 Laclede to gauge interest in having cameras on the building. The board is interested in helping fund this project. The board has requested that the NSI provide the number of cameras within the district and a map of their locations.

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J. Whyte spoke on the Southeast's contribution to the NSI for 2018 which is projected at 15.5% of their revenue or \$36,425.

- 5. Neighborhood Stabilization- Ron Coleman:** R. Coleman updated the board on a pedestrian that was hit on Lindell at Sarah. R. Coleman is meeting with the traffic commissioner to discuss possible solutions as this is becoming a concern for that intersection.

R. Coleman stated that he continues to meet with stakeholders around the Forest Park Ave and Grand Blvd area regarding panhandlers. They continue to work on solutions for finding assistance for the panhandlers rather than shuffling them around to other areas.

R. Coleman noted that the new property at 4101 Laclede is already 50% sold.

- 6. Park Central Development- Susan Anderson**

S. Anderson updated the board on an issue regarding the petition for the new CID. They will need to outline how the assessment will be determined as this will be included in the petition that is sent to property owners. The board decided to move forward with saying the assessment will be a flat rate of \$0.85. S. Anderson presented the proposed 2019 budget for the CID. The board discussed concerns with the budget including costs for administration and cleaning. The board decided to schedule an additional meeting to further discuss the issue due to time constraints.

- 7. Approval of August Minutes**

J. Miner motioned to approve the September meeting minutes. Y. Scoggins seconded the motion and the vote was unanimously passed.

- 8. Financial Reports**

M. Green presented the balance sheet and profit and loss report through October 2017. Currently, the accounts hold roughly \$283,000.

M. Green presented the draft budget for 2018. There was a discrepancy of \$27,000 in tax collections due to TIF bond funds not being removed from the amount the city provided to the Southeast. The city has provided a few different numbers regarding how much the Southeast will collect in special taxes, so the draft budget contains a conservative estimate for revenue in 2018. The board discussed cutting the funds for wayfinders and putting that money into the reserve fund.

Y. Scoggins will connect with Reliance Bank to provide the necessary information so that the Southeast can open an account with them. M. Green suggested adding a third signer due to the board needing two signatures on certain expenditures. The board decided to discuss this further at next month's meeting.

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9. CWE Streetlight Inventory:

M. Green provided an update on the streetlight project. The city is now moving forward with securing the final details for the project.

10. Other

M. Green presented a scope of work from Park Central Development for the board to review. Currently, the board does not have a contract with Park Central to provide administration of the board. The scope of work details administration duties done for the board by Park Central. The proposed fee for 2018 is \$15,868 which is an increase of 6% from this year. The board will review and discuss at the next meeting. This will be discussed further at the next meeting.

Meeting was adjourned at 6:05 pm.

DRAFT