

**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
cwesoutheastssbd.com

**BOARD OF COMMISSIONERS MONTHLY MEETING
TO BE HELD**

**February 18th, 2020 at 5:00 p.m.
at 4512 Manchester Ave #100
St. Louis, MO 63110**

NOTICE & PROPOSED AGENDA

TAKE NOTICE that on February 18th, 2020 at 5:00 p.m. at 4512 Manchester Ave #100, St. Louis, MO 63110, the Central West End Southeast Special Business District (the " District") will hold its public Monthly Meeting to consider and act upon the matters on the following tentative agenda and such other matters as may be presented at the meeting and determined to be appropriate for discussion at that time.

1. Call to Order
2. Chair's Report & Announcement of the Order of Business
3. Public Comments & Questions (5-minute limit per speaker)
4. Public Safety
 - a. The City's Finest, Charles Betts
 - b. Neighborhood Security Initiative, Jim Whyte
5. Neighborhood Improvement
 - a. City of St. Louis, Ron Coleman
6. Approval of Meeting Minutes
7. Project Reports
 - a. Financial Reports
8. Other Business
 - a. Collection of Resident Feedback
 - b. Board Seats

This meeting is open to the public; provided, however, that a portion of the meeting may be closed to discuss legal, real estate and/or personnel matters as provided by Sections 610.021(1), (2) and/or (3), RSMo.

Representatives of the news media may obtain copies of this notice, and persons with disabilities wishing to attend can contact: Park Central Development, 4512 Manchester #100, St. Louis, 63110, (314) 535-5311.

**DATE POSTED: 2-14-20
Time: 4:30 PM**

• Central West End Southeast Special Business District •

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Central West End Southeast Board of Commissioners Meeting
January 21, 2020 at 5:00pm
At 4512 Manchester, St. Louis, MO 63110

Board Members in Attendance: Marshall Michener, Dennis Overton, Yusef Scoggin, Jeff Miner

Board members not in Attendance: Tiffany Small-Boyd

Others in attendance: Kyle Oberle, Alayna Graham (Park Central Development), Ron Coleman (City of St. Louis), Jeff Hood (WUMRC)

Public in Attendance: Rick Kissel, Linda Smit, Lakeasha Veasley

1. **Call to order**
 - a. Y. Scoggin called the meeting to order at 5:03 pm.
2. **Chair's Report & Announcement of the Order of Business:**
 - a. **Introductions-** With new residents in the room, Y. Scoggin started with introductions
3. **Public Comments:**
 - a. **ATV Concerns-** Linda attended the meeting to discuss the noise created from the security ATVs. They wake her up every 15 minutes late into the night nearly every night. This has been a recurring concern for residents in the neighborhood, so the Board will discuss solutions with Jim Whyte of the Neighborhood Security Initiative and Rob Betts of The City's Finest.
4. **Public Safety**
 - a. **NSI Update-** J. Whyte was not available to present the NSI Security Reports, so members reviewed the printed report given to them. Total crime is down 12.33%, total person crime is down 30.00% and total property crime is down 9.52%.
 - b. **Cameras-** The Board requested PCD ask J. Whyte if the arrest in the report could be attributed to the cameras in the SBD.
5. **Neighborhood Improvement:**
 - a. R. Coleman reported the following-
 - i. Jimmy and Andy's bar received their liquor license for 1:30 AM and Sundays. There was a protest, but there were not enough signatures.
 - ii. There are no updates on the proposed Montessori School.
 - iii. Trailnet parklet is ready to move forward pending financial contributions.
 - iv. Vandeventer and Laclede crosswalks have been repainted.
 - v. Forest Park Medians: residents are working with R. Coleman and the Parks Department to plantings on the Forest Park Medians from Newstead-Sarah. They are trying to set up meetings with Mike Sullivan of Cortex and other stakeholders in

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the area to look for contributions. The goal is to restore water to the median for landscaping.

- vi. Lighting at 4300 and 4400 of Laclede needs to be updated. The SBD agreed to prioritize this project and R. Coleman will begin collecting bids for the project.
- vii. Some residents have expressed concerns about unused driveways and would like to explore landscaping and trees for those drives.
- viii. The lights behind 4100 Laclede Condos cannot be fixed without digging under private property, so there will be some consideration on solutions.
- ix. Painted arcs at the intersections are being proposed. R. Coleman will come back with firm prices.

6. Approval of December Meeting Minutes

- a. J. Miner motioned to approve December 17, 2019 meeting minutes. Seconded by M. Michener. All in favor—Motion approved.

7. Project Reports:

- a. **Financial Reports-** K. Oberle presented the Financial reports.

8. Other:

- a. **Resident Feedback-** K. Oberle presented the Resident Feedback Survey. The SBD Board provided notes and PCD will make the requested changes.
- b. **Website-** A. Graham presented the updated website as well as some photos to add. The SBD Board provided notes and PCD will make the requested updates. M. Michener will send more photos to A. Graham.
- c. **Board Seats-**
 - i. There is no update from T. Boyd. Y. Scoggins will call her.
 - ii. Sam McCrory from Trailnet has requested an application for a renter position.
 - iii. There are two renter positions available.
 - iv. One property owner position will be available pending T. Boyd's resignation. R. Kissel is interested in the position.
 - v. All current members have been expired due to issues at the City level. PCD is working with the alderperson to rectify the situation.
- d. **MOPERM Liability Coverage-** PCD provided the requested information about the MOPERM insurance. M. Michener motioned to move forward with the proposed coverage. J. Miner seconded the motion. All in favor—approved.
- e. **Forest Park Median Planters-** Discussed in the Neighborhood Improvement section by R. Coleman.

Meeting adjourned at 6:28 pm.

CWE Southeast

BALANCE SHEET

As of January 31, 2020

	TOTAL
ASSETS	
Current Assets	
Bank Accounts	
40900 Cash	0.00
10150 Reliance Bank checking #2910	21,526.50
10155 Reliance MMkt #8362	146,999.73
Total 40900 Cash	168,526.23
Bill.com Money Out Clearing	1,280.00
Restricted for Streetlights	0.00
Total Bank Accounts	\$169,806.23
Other Current Assets	
Due from CWE South SBD	60.50
Total Other Current Assets	\$60.50
Total Current Assets	\$169,866.73
TOTAL ASSETS	\$169,866.73
LIABILITIES AND EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Due to Park Central Development	0.00
Total Other Current Liabilities	\$0.00
Total Current Liabilities	\$0.00
Total Liabilities	\$0.00
Equity	
Retained Earnings	191,574.36
Net Income	-21,707.63
Total Equity	\$169,866.73
TOTAL LIABILITIES AND EQUITY	\$169,866.73

**CWE Southeast
Budget Proposal for 2020**

	Jan Actual	Jan Budget	<u>2020 Budget</u>
Income			
41000 Tax Revenue		44,783.92	537,407.00
41106 - Less Contingency		0.00	
41107 - Less Contingency: 2.5% of Revenue			
42800 Interest Income		12.50	150.00
Total Income	\$ 0.00	\$ 44,796.42	\$ 537,557.00
Gross Profit	\$ 0.00	\$ 44,796.42	\$ 537,557.00
Expenses			
61000 Administration			
61050 Annual Award		4.17	50.00
61100 Administration (PCDC)		1,322.33	15,868.00
61200 Bank Charge		3.33	40.00
61300 Insurance, Liability & D&O	1,280.00	108.33	1,300.00
61400 Legal Fees		166.67	2,000.00
61600 Postage and Shipping Expense		8.33	100.00
61800 Web Site		8.33	100.00
Total 61000 Administration	\$ 1,280.00	\$ 1,621.50	\$ 19,458.00
68000 Public Safety			
68200 CWE Neighborhood Safety Ini.	9,881.25	3,035.42	36,425.00
68400 National Night Out		83.33	1,000.00
68500 Patrol	3,984.38	11,666.67	140,000.00
68600 Security Camera	7,842.00	1,295.00	15,540.00
68700 Security Signs		116.67	1,400.00
68900 Lighting			
69000 Res Funds, Infrastructure		26,916.67	323,000.00
Total 68000 Public Safety	\$ 21,707.63	\$ 43,113.75	\$ 517,365.00
Miscellaneous Expense			
Unapplied Cash Bill Payment Expense			
Uncategorized Expense			
Total Expenses	\$ 22,987.63	\$ 44,735.25	\$ 536,823.00
Net Operating Income	-\$ 22,987.63	\$ 61.17	\$ 734.00
Net Income	-\$ 22,987.63	\$ 61.17	\$ 734.00

Central West End Southeast SBD Funds Transfer Detail

01/01/20 to 01/31/20

Vendor Name	Invoice #	Disbursement #	Due Date	Foreign Amount	Amount (USD)	Bank Account
01/13/20	PROCESS DATE					
CWE Neighborhood	3192	40105578	01/01/20		\$ 7,842.00	Simmons ****2910
CWE Neighborhood	3188	40105578	01/01/20		\$ 9,881.25	Simmons ****2910
MOPERM Insurance	137953	40068274	11/27/19		\$ 1,280.00	Simmons ****2910
			Subtotal:		\$ 19,003.25	
01/22/20	PROCESS DATE					
The City's Finest LLC	INV-2376	40311955	12/31/19		\$ 3,984.38	Simmons ****2910
			Subtotal:		\$ 3,984.38	
			Total:		\$ 22,987.63	