

LOCUST CENTRAL BUSINESS DISTRICT

Minutes of the Meeting of June 9, 2021

Board of Commissioners Present:

Karen Drake
John Hayden
Ken Nuernberger
Jennifer Pruehsner

Board Members not Present:

Michael Beckermann

Others Present:

Yulonda Carter
Jeanette Bax-Kurtz
Eric Thoeke
Joy Christensen
Joe Stillwell
Theresa Hargrow-Simmons
William Zorn

The regular meeting of the Locust Central Business District ("LBD") was duly noticed and held on Wednesday, June 9, 2021 at 4:30 p.m. via web based tele/video conference Zoom Meeting hosted from the Locust Business District Office located at 715 N. 21st Street, Suite A, St. Louis, Missouri 63103.

A quorum of the Board of Commissioners being present, the meeting was called to order by Mr. Hayden at 4:37 p.m.

Approval of Minutes

Mr. Hayden called for consideration of the minutes of the meeting of the Board of Commissioners held on May 12, 2021 which were provided to each Commissioner prior to the meeting.

Motion 6-21-01. Upon motion of Ms. Pruehsner, seconded by Mr. Hayden, the Board approved the minutes of the May 12, 2021 regular meeting with Commissioners Drake, Hayden, and Pruehsner voting in favor and with Commissioner Nuernberger abstaining.

Treasurer's Report

Mr. Nuernberger provided the Board with updated financial information. He reviewed the balance sheet and indicated that he wants to close the Peoples Bank account and transfer the Peoples Bank balance to Regions Bank to put some of the funds currently on deposit at Jefferson National Bank and Trust into the Regions Bank account to be sure that all LBD funds are FDIC insured. Discussion ensued.

Motion 6-21-02. Upon motion of Mr. Nuernberger, seconded by Mr. Hayden, the Board approved closing the Peoples National Bank account, transferring the

Peoples Bank balance to a Regions Bank account, and transferring additional funds from the Jefferson National Bank and Trust account into the Regions Bank account (totaling \$100,000 being deposited at Regions bank) with Commissioners Drake, Hayden, Nuernberger and Pruehsner voting in favor.

Motion 6-21-03. Upon motion of Mr. Nuernberger, seconded by Ms. Pruehsner, the Board authorized Mr. Hayden to transfer the balance in the Peoples Bank account to the Regions Bank account and to close the Peoples Bank account. with Commissioners Drake, Hayden, Nuernberger and Pruehsner voting in favor.

Mr. Nuernberger completed review of the balance sheet, reviewed monthly expenses, and the budget to actual. He noted that outside maintenance expenses are usually more in the summer months. Mr. Hayden noted that he and Ms. Carter reviewed the outside maintenance expenses, including trash pickup increases, weed control, holiday decorations, mulching of tree beds, and indicated all of those expenses were approved by the board. Mr. Nuernberger noted that the budget for outside maintenance should probably be increased to keep in line with these approved expenses. Mr. Nuernberger noted that legal expenses are under budget and that, overall, expenses are slightly below budget.

Mr. Nuernberger indicated that for the 2021 calendar year that approximately \$35,000 of income is expected over expenses which means that funds are available for additional projects. He also indicated that additional income can be expected for taxes which are paid late during the remainder of the calendar year.

Committee Reports

Security

Mr. Hayden noted that Mr. Beckermann is not present and no representative of Gold Shield Security is present, but indicated that it has been quiet in the District. Ms. Drake asked if the problem around Mr. Hayden's office has persisted. Mr. Hayden indicated there is no current problem in that area.

Marketing

Ms. Carter stated that Mr. Fontana from Elasticity indicated that the survey postcards were mailed out but got only a sparse response. She indicated that Elasticity will follow up. Ms. Pruehsner indicated that the cards did not reach her or any of her neighbors in her building with whom she spoke. Mr. Hayden indicated he received his survey postcard.

Old Business/New Business

Mr. Hayden indicated that the audit was completed and that a final draft will be circulated to the Commissioners this afternoon. Mr. Nuernberger indicated that the report with comments will follow.

Mr. Hayden indicated that the Green Sheet with the LBD advertisement is out and has resulted in just a few responses so far for the ad within the ad offer to local businesses. Mr. Nuernberger got additional information about the downtown plan which includes the addition of more trees from the Riverfront to Jefferson Avenue. He indicated that each Alderperson got an allocation to add additional street trees and are now asking for help from the LBD to get them watered. He indicated that Pete Rothschild is watering the trees around his buildings and that the LBD can water the others or ask adjacent property owners to water them. Mr. Thaelke indicated many maples were cut down this year as the ash were last year. He noted that oaks are being planted which doesn't seem appropriate given their wide bases and that he spotted a Memphis based company truck doing some of the tree work. Ms. Hargrow-Simmons noted that all the trees have been removed around her church's property. Ms. Christensen indicated that Locust trees might be a good fit and that MSD also has a program for trees. Mr. Nuernberger indicated he will share a map of the 17 new trees. Mr. Hayden noted that as he understands it, trees are supposed to be planted in the spring or in the fall, but not in the summer.

Mr. Hayden indicated he has been contacting businesses on Locust Street near The Fountain regarding Ms. Christensen's request that parking be limited to 90 minutes in the area, and that he has received mixed responses both in support and opposed to the proposed limit. Mr. Zorn indicated that the LBD only looked into the parking issue and that any concerns with permitting issues by the City should be taken up with the City directly. Mr. Hayden shared that he learned that the City's permitting enforcement is understaffed. Ms. Christensen thanked the LBD.

Ms. Pruehsner indicated she saw an article on the scooter curfew from 9pm to 8am in the area due to dangerous riding in the streets and sometimes on sidewalks. Ms. Drake indicated she has also seen scooters riding on sidewalks.

Ms. Pruehsner indicated that Michael Boyd of Scratch Kitchen in the old Rustic Goat space has applied for a liquor license for this potential new business in the District.

There being no additional business to discuss, Mr. Hayden called for a motion to adjourn. Ms. Pruehsner moved to adjourn, Mr. Nuernberger seconded the motion and the Commissioners unanimously approved adjournment of the meeting at 5:47 p.m.


Secretary, Board of Commissioners