

LOCUST CENTRAL BUSINESS DISTRICT
2223 Locust Street, Office 1
St. Louis, MO 63103
(314) 652-2220

October 31, 2025

The Honorable Board of Aldermen
Room 230
1200 Market Street
St. Louis, MO 63103
Attn: Mr. Terry Kennedy, Clerk of the Board of Aldermen
Mr. Michael McLemore, Board and Commissions Liaison

Re: Locust Central Business District / Budget 2026

Dear Members of the Board of Aldermen:

The Locust Central Business District ("LBD") is a special business district in the City of St. Louis created in 1982 pursuant to Chapter 71, R.S.Mo by Ordinance No. 58728. I am writing to provide you with and file herewith a copy of the 2026 Annual Budget approved by the LBD Board of Commissioners in accordance with the requirements of Ordinance No. 70226.

Please feel free to contact me if you have any questions or concerns. Thank you.

Sincerely,



Yulonda Carter
Administrative Assistant

Cc: John Hayden, Chairman LBD
Will Zorn, Legal Attorney
Ann Kittlaus, LBD Executive Director

Locust Business District

10/27/2025

Accounts	2026 Proposed Budget	2025 Budget	Description
Income			
5000 Property Taxes	\$ 355,000	\$ 361,000	
5210 Parking Lot Rental Income	23,400	22,620	New rates and 100%
Total Income	\$ 378,400	\$ 383,620	
Operating Expenses			
6055 Security	130,000	130,000	Based on 2025 Budget
6056 Security--Reserve Acct.			
6060 Bank Service Charges	1,500	1,200	Annualized based on January to September 2025
6125 Flowers and Gifts	300	300	Based on 2025 Budget
Beautification / appearance	-	4,000	No project, therefore deleted
6091 Wastebasket Trash Pick Up	3,840	3,780	Annualized based on January to September 2025
6092 Snow Removal	3,000	3,000	Based on 2025 Budget - Plowing 190 and now Salting 235 for Parking lot only
6105 Landscape Maintenance	4,995	-	No budget but did work
6106 LBD Outside Maintenance Contract	159,444	125,000	Based on actual 2025 cost
6107 Maintenance Supplies	1,740	600	Annualized based on January to September 2025
6043 Community relations Marketing Ads Web	23,400	23,400	Based on 2025 budget as one line
Office	-		
6015 Equipment	2,100	2,000	Based on 2025 Budget
6017 Equipment Repair	1,320	600	Annualized based on January to September 2025 - Parking lot and gate
6018 Dues and Subscriptions	2,500	3,975	Estimated at \$2500
6025 Rent	4,440	6,600	New rate at 370 per month
6026 Storage Unit Rental			
6030 Office Supplies / Postage	2,000	300	Annualized based on January to September 2025
6065 Cellular Phone			
6070 Electric	2,076	1,500	Annualized based on January to September 2025
6075 Gas			
6080 Phone and Internet	540	1,560	Changed to phone only
6085 Water			
6130 Insurance	6,245	5,680	Based on 2025 last 3 months 2024 actual
Professional Services	-		
6037 Auditing/ Accounting Jeanette	9,000	6,960	750 per month
6038 Audit KEB	6,900	6,900	Based on 2025 budget
6040 Computer Consulting			
6041 Administrative Assistance	26,500	26,328	Estimated at 26,500 on new contract
6042 Executive Director Service	90,000	90,000	Based on new contract
6045 Legal	23,040	23,040	Based on 2025 Budget
6122 Educational Development	2,500	2,500	Based on 2025 budget
Special Projects			
6095 50/50 Lighting Project	50,000	47,500	
6204 Banners	3,750	3,750	
6220 Community Events	2,400	-	Had budget in other years
Total Expense	563,530	520,473	
Other Income			
9000 Interest income	7,440	5,520	Annualized based on January to September 2025
Total Other Income	7,440	5,520	
Other Expense			
Net Income over Expense	(177,690)	(131,333)	