

**MINUTES OF THE BOARD OF DIRECTORS OF THE
SOUTH GRAND COMMUNITY IMPROVEMENT DISTRICT
June 14, 2018**

ATTENDANCE

BOARD MEMBERS PRESENT: Fran Fanara, Lorenzo Andrade, Matt Ghio, David Bailey, Noy Liam, David McCreery, Christopher Shearman and Rachel Presley **STAFF:** Rachel Witt **GUEST:** Sergeant Steven Ortvals and Ann Stanley

ABSENT: Tim Boyle and Natasha Bahrami

1. Call to Order: Mr. Shearman called the meeting to order at 1:05 PM

2. Minutes and Executive Director's Report: Ms. Presley motioned to approve the minutes for April 12, 2018 and the Executive Director's report. Mr. Andrade seconded the motion. The board approved the minutes from April 12, 2018 and Executive Director's report.

3. Treasurer's Report: Mr. Fanara reported \$265,734.71 total checking, savings and brokerage money market at the end of May 31, 2018. \$1,731.42 is still owed from the property owners per open tax bill from CID's assessment rate. \$112,398.34 has been collected thus far in sales and use tax this fiscal year to date with a 4.83% increase from last year. Mr. McCreery motioned to approve the treasurer's report. Mr. Liam seconded the motion. The board approved the treasurer's report.

4. Administration

- A. Grand Tower Grove Local Development Funds:** the board suggested to use the \$16,000 in funds for either cameras, shed structure for Ritz Park or safety improvements to Grand/Connecticut and Grand/Humphrey. Ms. Witt will conduct some research on the latter to give the board concise data to make a vote on what item the funds should go towards.
- B. Board Resolution:** email vote due to language in resolution to be doubled checked with internal controls before a vote is made.
- C. Contract with Downtown STL Inc:** the SGCID board of directors approved the letter for Chris Shearman to sign to continue with Downtown STL Inc. for Ms. Witt's payroll and health benefits. Ms. Witt will send the letter to Downtown STL Inc. to Missy Kelley, CEO and President's attention.
- D. Expansion of District:** Ms. Witt acquired Mark Ratterman's signature owner of the Pelican Building. Ms. Witt will acquire Tower Grove Manor and Jesuits shortly. Jinesh owner of Ruler Food and Family Dollar building will be deciding shortly to sign for the expansion. Ms. Witt will be meeting ALTUS on July 26th to go over the four properties for their staff to call.
The goal is to have all signatures by the end of July 2018. Assessor's office is verifying with their legal council that nonprofits can sign and be exempt from paying the rate.
- E. Buddhist Center:** Ms. Witt received a phone call from SGI Buddhist Center to gain the support of their organization to rent 3121-3123 South Grand. The board unanimously agreed the district should follow our five-year plan on commercial tenants only on the first floor and minimum of 40 hours a week a business must meet for hours of operation as well as what is currently stated in our redevelopment plan.
- F. Rachel Witt's review:** Ms. Presley and Mr. Ghio met with Ms. Witt to conduct her review. Ms. Witt will leave at the end of the board meeting for the full board to decide on the outcome of the review.

5. Public Safety

- A. Sergeant Ortvals:** reported 3rd District Community Outreach has created a Facebook as well as next door account. Property crime is up with 30-40 larcenies just on Saturday and Sunday.
- B. Judge Jimmie Edwards:** Ms. Witt will be meeting with Judge Edwards next week to discuss public safety on South Grand for pedestrians as well as high speeds of vehicular traffic running red lights and causing multiple accidents. Discussion also will include where the SLMPD stands on making Grand Blvd. one police districts instead of two.

6. Maintenance & Capital Improvements

- A. Signage & Zoning Committee Update:** Matt Bauer, Commercial Corridor Planner / Financial Analyst for SLDC will be discussing the draft thus far with their legal department for the formation of a special use district for South Grand.
- B. Business Improvement Grant Program:** Mr. Liam spoke with Mr. Nguyen, owner of Lemon Grass. He is very much interested and will fill out the grant application shortly.

6. Other Matter to come Before the Board

7. Adjournment There being no further business, the meeting adjourned at 2:30PM

Respectfully submitted,

Matt Ghio, Secretary, South Grand CID