

# Euclid South

Community Improvement District

4512 MANCHESTER AVENUE, SUITE 100

SAINT LOUIS, MISSOURI 63110.2100

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## Euclid South CID Board of Directors Meeting Minutes

March 16th, 2017: 2:00pm

at 4512 Manchester, St. Louis, MO 63110

**Committee members in attendance:** Brian Phillips, John McElwain, Nick Georges, John Ly, Mark Rubin

**Committee members not in attendance:**

**Others in attendance:** Jim Whyte, (CWE Neighborhood Security Initiative); Hannah Curtin, Matthew Green, Brooks Goedeker, Joel Glasscock, Park Central Development

1. **Call to Order:** the meeting was called to order at 2:00 p.m.
2. **Approval of Previous Meeting Minutes**

M. Rubin made a motion to approve the January meeting minutes. J. McElwain seconded the motion. Motion passed 5-0-0.
3. **Chair's Report & Announcement of Order of Business**

B. Phillips made an alteration to the order of business as follows: Safety, Marketing, Parking, Public Maintenance, Public Infrastructure, and Finance
4. **Project Reports**
  - a. **Safety & Security:**

M. Green introduced J. Whyte from the CWENSI. J. Whyte discussed ways that they work with the CWE and FPSE neighborhoods currently. J. McElwain requested detailed accountability for the guides that are hired by TCF. B. Phillips agreed and recommended a joint meeting between Euclid South CID and CWE South SBD to discuss TCF and the NSI's involvement farther. J. Whyte continued to present the crime statistics in the Euclid South CID with detailed significant crimes that occurred. M. Rubin asked if there is a plan in place. J. Whyte recommended earmarking funds for cameras for the near future. Cameras will also be a topic for discussion at the Euclid South and CWE.
  - b. **Marketing**

B. Fyvie updated the board on marketing committee projects. B. Fyvie introduced the marketing committee's efforts to work towards a branding effort.
  - c. **Parking**

M. Green updated the board that the Enterprise Carshare sign is in place and the car is in full function. B. Phillips mentioned that Euclid South CID should market the Enterprise Carshare.

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## **d. Public Maintenance**

H. Curtin updated the board on the cleaning schedule for Topcare. She also presented on the potential landscape options for the planters. J. McElwain expressed concern for the height of the plants obscuring the sightline of drivers. H. Curtin mentioned that she will bring the concern back to the landscaping company. H. Curtin will send updates once clarified.

## **e. Public Infrastructure**

M. Green reported on the current conditions of the Euclid South CID infrastructure inventory. He mentioned that there is a large need to address street furniture and hard infrastructure deficiencies in the district. B. Phillips recommended hiring a consultant that can handle the proper placement and type of infrastructure that is needed. M. Rubin expressed that he has significant experience working with FFA Consultants and will help Park Central Staff to come up with an appropriate scope of work for an RFP. B. Phillips requested Park Central to generate a list of consultants and to come up with a scope of work. B. Phillips also suggested talking with both the CWE North CID and the CWE South SBD to consider their plans. M. Green will send a scope of work once created. M Green mentioned that there are some significant infrastructure issues that can be resolved immediately including: possibly moving planters, painting cross walks, adding ADA ramps where needed, and filling empty tree wells. M. Rubin worried about the size of the trees that the city offers and asked if PCDC could ask if we could pay a higher price for larger trees, otherwise Euclid South CID should buy their own. B. Phillips mentioned that when new trees go in, Euclid South CID should completely remove tree grates and plant flowers under the new trees, until a plan is put into place. The board requested that Park Central move forward to get bids for ADA ramps.

## **5. Finances**

M. Green updated the board on the current financial reports. M. Rubin asked for PCDC to look into other ways to maximize the Euclid South CID's returns. M. Green reviewed the projected budget for the 2017-2018 FY as reflected by past collections and the operations of Whole Foods. He stated that he projects an average of \$25,000.00 in collections per quarter. M. Rubin asked for more detailed projections to reflect Whole Foods collection better. B. Phillips asked M. Green to send draft budget to the City as is, and the board will consider changes in the following meeting. J. McElwain voiced his concern for the amount allocated to PCDC for admin services, mentioning that this budget item should be reconsidered to reflect the breakdown of time spent. M. Rubin asked PCDC to present scope of services, time spent, and the amount of people working on said services in as much detail as possible.

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## **6. Administrators Report:**

M. Green updated the board on the status of the credit Card application, mentioning that Reliance Bank requires special permission to open a credit card without an audit. M. Green will report back to the board once there is more information.

M. Green presented on the three companies that responded to the Audit RFP as Kerber, Eck & Braeckel, RSM, and Catlett & Associates. The board requested some clarification before they move forward with an approval.

## **7. Other**

M. Green reminded the board that there is an empty board seat that needs to be filled and to send recommendations to the PCDC staff.

## **8. Adjournment**

Meeting was adjourned at 3:45pm