



EUCLID SOUTH

COMMUNITY IMPROVEMENT DISTRICT

Euclid South CID Board of Directors Meeting

TO BE HELD

May 20, 2020 – 1:30pm
at 4512 Manchester Avenue, #100
St. Louis, MO 63110

NOTICE & PROPOSED AGENDA

TAKE NOTICE that on May 20th at 1:30pm via conference call, the Euclid South Community Improvement District (the "District") will hold a **Board of Directors** 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. Public Comment
 - a. E-Shuttle
3. Approval of Previous Month Minutes
4. Project Reports
 - a. Public Infrastructure
 - i. Update from Horner & Shifrin
 - ii. Construction Project Management RFP
 - b. Safety & Security
 - i. CWE NSI
 - ii. The City's Finest
 - c. Finance
 - d. Marketing
 - e. Public Maintenance
5. Other Business
 - a. Approve Board Officers
6. Adjournment

Please Note: Due to COVID-19 physical access to the general Board meeting by the public will be temporary closed and replaced by phone conferencing. To attend the meeting by phone, please dial 1-312-626-6799, meeting ID: 944 1724 5398

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: 5-18-2021

TIME: 1:30 PM

Driving Access to Community Resources

Healthy Food



Parking



Entertainment



Restaurants



Shopping



Employment



Our Company

Labyrinth Smart Mobility Inc. (LSM) is a subsidiary of Labyrinth Technologies LLC (LT) and is registered in the State of Missouri as a C Corporation. LSM operates intelligent electric vehicles connecting mobility to smart infrastructure providing a platform for operational enhancements and data collection. Intelligent vehicles have technology that benefit the areas in which they operate: cleaning the air (detecting and killing viruses), sampling air quality and data collection (internal and external). LSM's turn-key solution provides equitable mobility consisting of safe electric vehicles, trained operators, data, management and insurance. Established operating protocols allow everyone to fully utilize the service regardless of individual circumstances or limitations. The vehicles have V2V and V2X technology and connect to infrastructure with the capability to be autonomous. LSM's target market is the industry of transportation of people and goods with vehicles.

Our Partners

- Labyrinth Technologies
- Labyrinth Industrial

Labyrinth Smart MOBILITY™



Connected: Smart City to Smart Mobility™

Our Services

LSM provides safe, scalable, sustainable and equitable electric mobility solutions married with technology:

- Last mile connectors to mass transit
- Corporate & University campus transportation and technology
- On-Demand Electric Circulators
- Data aggregation and Connected fleets
- In-house Autonomous Vehicle Integration
- ADA Paratransit

Contact Us: (314) 714-4001 labyrinth-mobility.com

Problem



- Wasted time and resources
- Lack of transportation to resources
- Environmental and health issues
- Safety: deaths and accidents
- Traffic congestion and pollution

LABYRINTH Smart MOBILITY™

Connected: Smart City to Smart Mobility™

LSM provides safe, scalable and equitable electric mobility solutions married with technology.

Solution



- Increased access to resources
- Reduced individual car dependency
- Increased efficiencies thru technology
- Stimulates economic development
- Clean energy reduces emissions

Last Mile Connectors to Mass Transit:

- Complete system (vehicles, drivers, data, management and insurance) On-Demand electric transportation easily adaptable and customizable based on needs
- Utilizes data and technology to enhance efficiencies (real-time telematics and ridership data collection)
- Enhanced safety measures with latest technology: public and health safety
- Sustainable and powered by electric zero emissions
- In-house Autonomous Vehicle Integration

Contact Us: (314) 714-4001
labyrinth-mobility.com



LABYRINTH Smart
MOBILITY™

Connected: Smart City to Smart Mobility™

LSM provides safe, scalable and equitable electric mobility solutions married with technology.

“Get picked up from any origin and taken to your destination when you need it. “

On-Demand Electric Circulators with LSM:

- Complete system (vehicles, drivers, data, management and insurance)
- On-Demand electric transportation easily scaled based on needs
- Reduced rider congestion with dividers for individual compartments and sanitation system for disinfection between riders
- Expands districts, increases accessibility and drives economic stability
- Enhanced public safety and quality of life

Contact Us: (314) 714-4001 labyrinth-mobility.com

SAFETY

Transportation made safe.

Labyrinth Smart Mobility is dedicated to utilizing a mobile platform to implement cutting edge technology to enhance public and health safety.



LABYRINTH Smart MOBILITY™

GEM LSV – Built for Safety



Features to Protect Occupants | Low Speed Keeps Pedestrians Safe

Public Safety

- Camera and Radio communications linked with first responders
- Escorted, safe transportation
- Identify hazards and proactively allocate dispatch

LSM provides safe, scalable and equitable electric mobility solutions married with technology.

Health Safety

- Dividers for individual compartments
- Sanitation System for disinfection between riders
- Air purification (Co2 reduction)
- Reduced rider congestion and individual rider window control

Contact Us: (314) 714-4001
labyrinth-mobility.com

Data collection and visualization

- Real-time telematics and rider-ship data
- Data-driven decisions for a more responsive service
- Right-sized program based on needs
- Customizable data

LABYRINTH Smart
MOBILITY™



Connected: Smart City to Smart Mobility™

LSM provides safe, scalable and equitable electric mobility solutions married with technology.

Contact Us: (314) 714-4001
labyrinth-mobility.com

Connected: Smart City to Smart Mobility

- Holistic approach delivers Smart City Integration
- Connects multiple IoT devices including V2V and V2I
- Enables large-scale electric and connected vehicle integration





Connected: Smart City to Smart Mobility™

LSM provides safe, scalable and equitable electric mobility solutions married with technology.

Past Program Ridder Feedback

“Whoever came up with this service and the free parking, ty from a CWE Resident who loves living here and wants others to know why living in the CWE is the best place ever!!!!”

“SO great. SO thankful to have this service in the neighborhood this holiday season!”

“Very convenient. I like that I can park farther away.”

Euclid South CID Board of Directors Meeting Minutes
April 15th, 2020 at 1:30 p.m.
At 4512 Manchester Avenue, St. Louis, MO 63110

Board Members in Attendance: Brian Phillips, Brian Davies, Stephan Ledbetter, Josh Udelhofen – via phone/video

Board Members Not in Attendance: Mark Rubin

Others in Attendance: Laurel Harrington (Horner & Shifrin, Inc), Megan Werner (CWE South SBD), Ron Coleman (Neighborhood Improvement Specialist), Jim Whyte (CWE NSI), Charles Betts (TCF), Ashley Johnson, Abdul Abdullah (Park Central Development) – via phone/video

1. **Call to Order:** B. Phillips called the meeting to order at 1:32 PM.
2. **Public Comment:** A. Johnson introduced Megan Werner as the Director of the CWE South SBD.
3. **Approval of Previous Meeting Minutes:** J. Udelhofen motioned to approve the previous month meeting minutes; S. Ledbetter seconded. All in favor- motion approved.
4. **Project Reports:**
 - a. **Public Infrastructure-**
 - I. L. Harrington gave an update on the streetscape plan. According to the schedule, L. Harrington is concluding the construction documents phase and will begin the MSD first submittal process. L. Harrington noted this would be a good opportunity to put in electrical service for electrical needs. C. Betts suggested including fiber. B. Phillips asked L. Harrington to work with J. Whyte and C. Betts on fiber placement. J. Udelhofen asked L. Harrington to work with J. Whyte and C. Betts to identify camera blind spots.
 - II. L. Harrington presented the consultant lighting design proposal, totaling \$45,000 at the high-end. Board discussed the proposal. The Board concluded they need more time to discussed. B. Phillips asked A. Johnson to schedule a separate meeting to discuss this topic.
 - III. A. Johnson notes M. Rubin requested to extend the Construction Management RFP. B. Davies motioned to extend the deadline of the RFP to May 13th, J. Udelhofen second. All in favor – motion approved.
 - b. **Safety & Security-**
 - I. J. Whyte gave an update on the security report. Year-to-date, person crimes decreased by 33.33% when compared to last year. Property crimes increased by 31.6% when compared to last year. J. Whyte updated the board on several criminal incidents that occurred throughout the Central West End neighborhood. In addition, J. Whyte noted the 911 system is broken and highlight several immediate issues facing the City security infrastructure.
 - II. C. Betts gave an update on the security patrols. SLMPD is going to 12 hours shifts as a preemptive response to potential protest to the upcoming verdict results. To keep a security presence, C. Betts will be ramping up security guides and overlapping them with Officers. Board discussed some creative solutions to bypass the 911 system.

- c. Finance- A. Johnson gave the financial report. B. Davies asked for future balance sheets to be generated at the same time as the profit and lost statement.

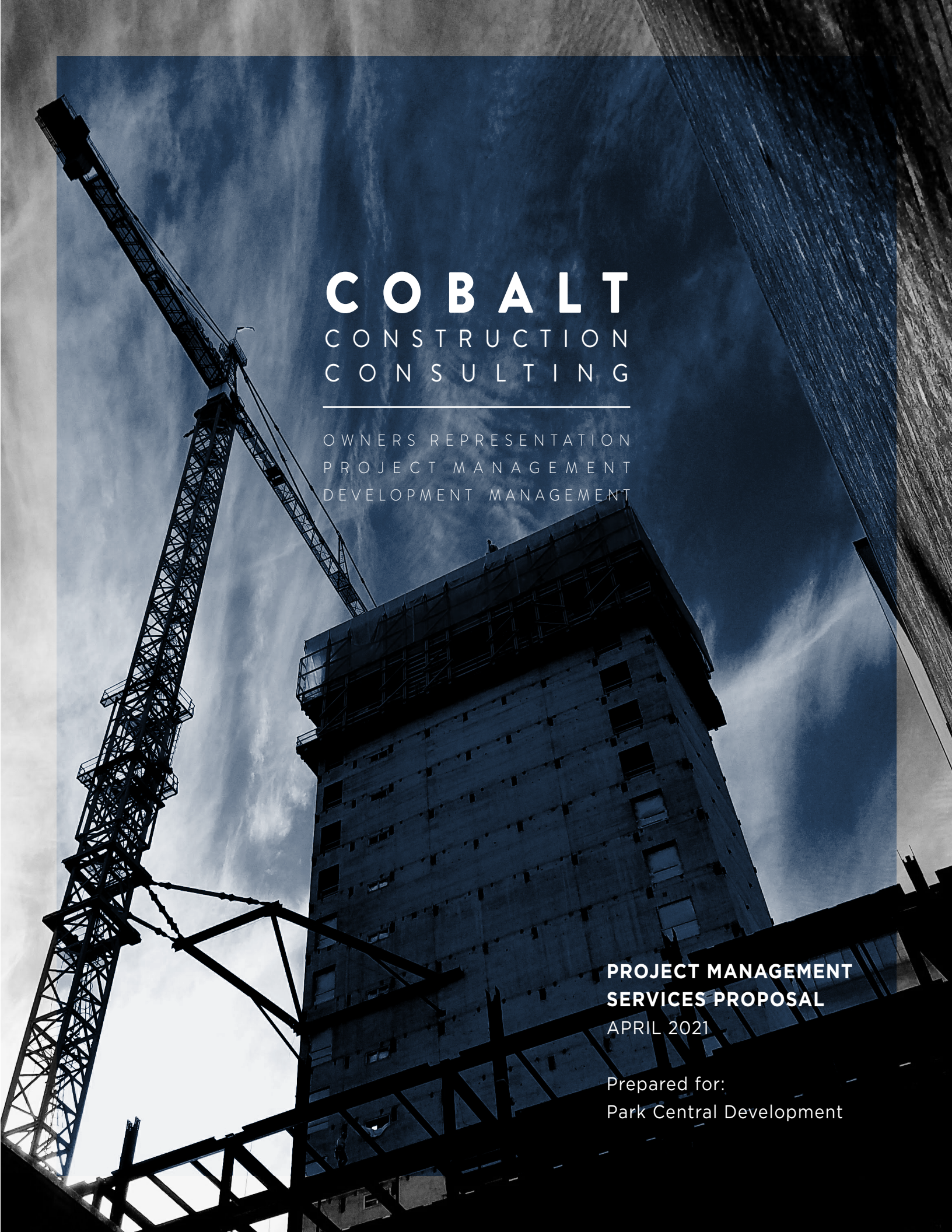
5. Other Business

- a. A. Johnson informed the board Rosa Day will take place within the district on May 1st, noon to 6:00 PM.
- b. A. Johnson presented Park Central Development administrative contract renewal. S. Ledbetter motioned to approve Park Central Development administrative contract, J. Udelhofen seconded, B. Phillips abstained – motion approved.
- c. R. Coleman asked if the board if the landscapers would be placing mulch in the tree wells. B. Phillips asked R. Coleman to work with A. Johnson.

6. Adjournment

- B. Phillips motioned to adjourn, J. Udelhofen second. Meeting adjourned at 2:22 PM.

DRAFT



COBALT
CONSTRUCTION
CONSULTING

OWNERS REPRESENTATION
PROJECT MANAGEMENT
DEVELOPMENT MANAGEMENT

**PROJECT MANAGEMENT
SERVICES PROPOSAL**
APRIL 2021

Prepared for:
Park Central Development



LETTER OF UNDERSTANDING

Ashley Johnson

*Director, Park Central Development
4512 Manchester Ave
Suite 100
St. Louis, MO 63110*

Re: Euclid Streetscape

Ashley,

Thank you for the opportunity to propose our Construction Management Services for the work proposed in the Euclid Ave district in St. Louis City. We understand this project will consist of a complete re-development of the existing streetscape including paved surfaces, planters, art, and signage. Currently, Christner is the Architect on the project while the general Contractor and other consultants are yet to be decided.

This project is very unique in nature as it will require extensive coordination with the surrounding neighbors, tenants and building owners. There are several approaches to the schedule we could utilize to either maximize speed of construction or maximize usage of the outdoor dining areas. Either approach will impact several user groups and require frequent communication regarding the construction activities and relative impact to their property. These approaches will need to be analyzed by the larger team based on the Development list of top goals. With the timeframe still being developed, we have offered our services on a monthly basis which will be applicable to the final project plan.

We understand our role to be the facilitator with all the valuable players involved including local business owners and operators, building owners, municipal entities, the contractors, architect and other selected vendors. Our goal is to provide effective and clear communication for all the parties, ensure we stick to the developed project schedule and budget. We aim to be extremely sensitive to the surrounding properties while seamlessly managing the execution of the project.

At Cobalt Construction Consulting, our approach to project management is detailed, thorough, and fair. We will act on behalf of Park Central Development as a trusted and valued partner who can provide solid industry advice and oversight. We appreciate your consideration of our dedicated team and we look forward to discussing next steps for a great project.

Sincerely,

A handwritten signature in black ink, appearing to read 'Lauren A. Talley', written in a cursive style.

Lauren A. Talley, LEED AP
*Principal
Cobalt Construction Consulting*



Pfizer St. Louis

Pfizer’s Chesterfield facility provided world class laboratory spaces needed for biological research needed for the development of new drugs and vaccines. Integrated into the design are open neighborhood seating arrangements, breakout areas for small group collaboration, seminar and learning spaces, kitchen pantries on each floor and an employee café. The total building area is 295,000 sf which includes 65,000 sf of office, 213,000 sf of laboratory and 17,000 sf of Central Utility Plant.

Design elements include the natural landscapes surrounding the building and constructing a natural courtyard habitat that is an extension of the wooded area on the west elevation.

Our work included the day to day construction activity coordination between the owner and general contractor, pay application review and approval, submittal routing for comment and approval, FFE coordination by soliciting bids and supervising installation, and coordination efforts to install a multi-million dollar stainless steel equipment package for the Pilot Plant.



Benson Hill Growth Facility

The Cobalt Construction Consulting team is currently serving as the owners representative for a major building renovation in Creve Coeur, MO. The scope of work includes renovating an existing 47,000 sf masonry building to accommodate 22 growth chambers and the ability to expand. The project began in July of 2020 and has been put on an accelerated schedule to accommodate the tenants growth cycle. The build incorporates a large new electrical services, extensive HVAC upgrades and detailed infrastructure design to support this growing clients specific AgTech business.



Forsyth & Hanley Streetscape

As part of the Centene Corporate Campus re-development project, the streetscapes along Hanley Road and Forsyth Blvd were re-designed and re-constructed. This work was done in conjunction with the City of Clayton’s overall master plan for the downtown district and was carefully designed with input from surrounding businesses and municipal players. Great care was taken to ensure pedestrians would have a safe and thoughtful experience as well as making sure new plantings were installed in a manner to ensure they would thrive long term. The work consisted of concrete, pavers and asphalt as well as associated scopes such as signage, crosswalk/stop light infrastructure, utility work, art and waste receptacles.



Carondelet Streetscape

The Carondelet Plaza Streetscape Project include the North side of Carondelet Plaza between the West side of the Crescent Condominiums and the roundabout to the East. The project was necessitated by the construction of the condominium structure and to bring the aging sidewalk and streetscape into City of Clayton standards. The new streetscape standards included removing and replacing the existing sidewalk material with properly sloped concrete, included ADA standards, decorative street lighting and tree wells.

The construction efforts included many coordination meetings with local utilities as well as private installations that served the condominiums. We included local fire and police agencies to join the discussion to minimize impact to their emergency routes and access to adjacent neighbors.

The removal and replacement of the westbound traffic lane in this same area required the greatest coordination. We were tasked with maintaining 2-way traffic in this area during construction and minimizing the cure time to open the traffic lanes. The local fire and police agencies played a critical role in our efforts to complete this project and maintain an accessible and safe environment.



TEAM BIOS

Lauren Talley, LEED AP,
Principal



34 N. Brentwood Blvd, Suite 202 | St. Louis, MO 63105
314.220.5585
Talley@CobaltConstructionConsulting.com

PROFESSIONAL EXPERTISE

Lauren is the co-founder and principal of Cobalt Construction Consulting with over 18 years of construction management and general contracting experience in the St. Louis market and surrounding area. Her project work includes Commercial Office, High-Rise Office, Retail, Industrial, Manufacturing, Laboratory, Medical Office, Historic Renovation, Senior living/Multi-family and Residential Construction. She excels at client relationships, tracking project cost and schedules to ensure projected project delivery. She serves a wide variety of clients ranging from fortune 50 companies, REIT's, Developers, Private Clients and family-owned businesses.

CLIENT SERVED

- Centene Corporation
- LNR Realty Partners
- Board of Public Service (St. Louis City Government)
- Lodging Hospitality Management
- Exeter
- Balfour Pacific
- Ameren St. Louis
- Archdiocese of St. Louis
- MasterCard
- JP Morgan
- Pfizer Inc.

NOTABLE PROJECTS

- Centene Corporation Corporate Campus, Clayton, MO - 700 Million
- Pfizer Inc, Corporate Office and Laboratory, Chesterfield, MO - 177 Million
- Lagomaj/Benson Hill Growth Chamber Facility, Creve Coeur, MO - 25 Million
- Jaguar/Land Rover Dealership, Chesterfield, MO - 7 million
- Ameren Landfill Gas to Energy Power Plant, St. Louis, MO - 40 Million
- Wellbridge Athletic Facility, Clayton, MO - 10 Million
- Northwestern Mutual, Creve Coeur, MO - 1.5 Million
- MasterCard Campus upgrades, O'Fallon, MO - 3 Million
- Aclara, Westport Plaza, MO - 2 Million
- PGAV, St. Louis, MO - 2 Million
- 600 Washington Ave, High Rise Lobby, St. Louis, MO - 2 Million
- Board of Public Service (St. Louis City) Municipal Court and Govt. Office, St. Louis, MO - 10 Million
- 816 Medical Office Building (shell and interior), Kirkwood, MO - 5 Million

PROFESSIONAL AFFILIATIONS

- USGBC, Member
- CREW, Member
- ULI, Member
- Habitat for Humanity - Board Member

PROFESSIONAL RECOGNITIONS

- St. Louis Business Journal, "40 under 40" class of 2017
- LEED Accredited Professional, 2009
- MS Corporate Achiever, 2010
- Engineering News Record - Project Winner (600 Washington Lobby)
- Keystone Award - Project Winner (600 Washington Lobby)

Bachelor of Science in Construction Management & Real Estate;
University of Denver, Denver, CO - Daniels College of Business



TEAM BIOS

Jim Byrne,
Principal



34 N. Brentwood Blvd, Suite 202 | St. Louis, MO 63105
314.503.5003
Byrne@CobaltConstructionConsulting.com

PROFESSIONAL EXPERTISE

Jim is the co-founder and principal of Cobalt Construction Consulting with over 26 years of construction management and general contracting experience in the St. Louis market and surrounding area. His project work includes Commercial Office, High-Rise Residential, Retail, Entertainment, Laboratory, Medical Office, Historic Renovation, Mixed-Use, Tenant Improvement, Construction Review and Reporting for Lenders, Sitework and Residential Construction. His focus over the course of his career has been to integrate construction management services with the client needs. This allows a client based relationship rather than a project based relationship. His paramount priority as the construction manager is to understand the client goals by providing timely and objective communication.

CLIENT SERVED

- Pfizer Inc
- Metal Exchange
- AB Mauri Fleischmann
- Aclara
- MKC Partners
- THF Realty
- Cushman & Wakefield
- REI
- Lowe’s Home Improvement
- Mackenzie House Senior Living
- King Realty Advisors
- Urban Chestnut Brewing Co

NOTABLE PROJECTS

- Pfizer Inc, Corporate Office and Laboratory, *Chesterfield, MO - 177 Million*
- Pfizer Inc, Pharm Sci Small Molecule Lab Renovation *Boulder CO - 1.5 Million*
- Pfizer Inc, Master Plan Campus Renovation *Boulder, CO - 30 Million*
- Lagomaj/Benson Hill Growth Chamber Facility, *Creve Coeur, MO - 25 Million*
- 1801 Washington Mixed Use Retail and Residential - *34 Million*
- The Crescent Condominiums Condominium and Retail - *75 Million*
- Mackenzie House Senior Living - *50 Million*
- The Metal Exchange Tenant Improvement - *1 Million*
- AB Mauri Fleischmann *Memphis, TN Office Remodel - \$100,000*
- Aclara, Westport Plaza, *MO - 2 Million*
- AMC Theatres 12 Plex - *7 Million*
- Lowe’s Home Improvement and Site Work - *6 Million*
- 816 Medical Office Building (shell and interior), *Kirkwood, MO - 5 Million*

PROFESSIONAL RECOGNITIONS

Bachelor of Science Civil Engineering; *Bradley University*
Bachelor of Business & Administration; *St. Louis University*



**CONSTRUCTION MANAGEMENT SERVICES
SCOPE UNDERSTANDING AND PRICING**

In the Construction Management Services role C³ acts as the Tenant Representative throughout the duration of the construction project. C³ will be responsible for reviewing the prepared drawings in entirety, coordinating with neighboring tenants and businesses attending weekly OAC meetings on the client’s behalf, reviewing RFI’s and Change orders, and performing detailed reviews of pay applications. In this capacity, C³ will complete the following services:

**PRE-CONSTRUCTION
& DESIGN:**

- Review all project documents prepared by Christner Inc. and supplemental project documentation supplied by the client.
- Develop project schedule with client and municipal entity feedback.
- Conduct RFP process for qualified contractors and vendors relevant to the project.
- Complete full development of the project team including art, signage and other required vendors.
- Conduct complete coordination with surrounding businesses, tenants, permitting entities, fire and city staff.

CONSTRUCTION

- Prepared construction schedule with client feedback.
- Schedule pre-construction kick-off meeting with project team.
- Coordinate and communicate with the project team: liaison between the general contractor, architect, client and other team members.
- Schedule and facilitate weekly OAC progress meetings on behalf of the client.
- Monitor the shop drawings and finish submittal review process to maintain the construction schedule.
- Conduct site visits to assess construction progress, review completed work and demand quality workmanship.
- Review any changes and associated costs in the event of unforeseen field conditions or client’s requested changes.
- Reviewing, and approving all progress and final invoices and lien wavers from general contractor for payment.

PROJECT CLOSE OUT

- Schedule punch-list walk-through, prepare punchlist, and verify close-out, following each phase of construction.
- Assist tenant with applying for final acceptance of completion if required.
- Prepare a final reconciliation spread sheet with all construction costs.

**PROFESSIONAL SERVICES
FEE SCHEDULE**

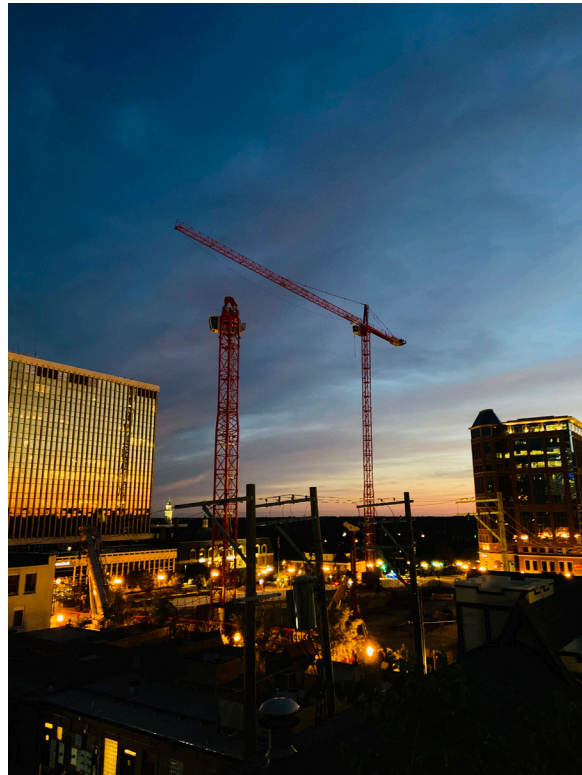
We propose to perform the services detailed above based on a monthly service fee. This was developed based on anticipated involvement until the total project timeline and required scope is known. Reimbursable expenses would be charged on an as incurred basis for any fees submitted, travel etc.



**CONSTRUCTION MANAGEMENT SERVICES
SCOPE UNDERSTANDING AND PRICING**

TOTAL PROJECTED FEE C³ base monthly fee for anticipated involvement over a condensed 7-month schedule for execution. Total project pricing will be adjusted for final project timeline and desired scope of involvement by the client.

	<u>HOURLY RATE</u>	<u>MONTHLY ALLOCATION</u>	<u>TOTAL MONTHLY</u>
LAUREN TALLEY SR. PM, PRIMARY	\$150	15 hr per week	\$9,000
JIM BYRNE SR. PM, SECONDARY	\$150	Hourly as needed	--
ADMIN/OPERATIONS	\$75	3 hr per week	\$900
TOTAL MONTHLY BILLING SCHEDULE			\$9,900



CONTACT US

LAUREN TALLEY

Principal

+1.314.220.5585

Talley@CobaltConstructionConsulting.com

JIM BYRNE

Principal

+1.314.503.5003

Byrne@CobaltConstructionConsulting.com

ADDRESS

34 N. Brentwood Blvd, Suite 202

St. Louis, MO 63105

COMING SOON

CobaltConstructionConsulting.com

 @COBALT.C3



COBALT
CONSTRUCTION
CONSULTING

OWNERS REPRESENTATION
PROJECT MANAGEMENT
DEVELOPMENT MANAGEMENT

Euclid South Community Improvement District

Balance Sheet

05/03/21

As of April 30, 2021

Accrual Basis

	<u>Apr 30, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
10000 · Reliance Bank Checking #4652	172,132.32
10001 · Reliance Bank MM Acct #4660	623,603.42
Total Checking/Savings	<u>795,735.74</u>
Total Current Assets	<u>795,735.74</u>
TOTAL ASSETS	<u>795,735.74</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
20000 · Accounts Payable	49,307.62
Total Accounts Payable	<u>49,307.62</u>
Total Current Liabilities	<u>49,307.62</u>
Total Liabilities	49,307.62
Equity	
32000 · Net Assets	766,495.66
Net Income	<u>-20,067.54</u>
Total Equity	<u>746,428.12</u>
TOTAL LIABILITIES & EQUITY	<u>795,735.74</u>

**Euclid South Community Improvement District
Profit & Loss Budget Performance**

April 2021

	<u>Apr 21</u>	<u>Jul '20 - Apr 21</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
Ordinary Income/Expense				
Income				
43500 · Misc Revenue	0.00	0.00	29,026.68	34,832.00
43200 · CID 1% Sales and Use Tax	35,024.33	331,620.79	416,666.68	500,000.00
46400 · Interest Income	122.13	1,870.37		
Total Income	<u>35,146.46</u>	<u>333,491.16</u>	<u>445,693.36</u>	<u>534,832.00</u>
Expense				
90001 · Miscellaneous Expense	0.00	1,132.47		
50000 · Administration				
50550 · Storage Facility	52.66	489.44		
50702 · Marketing Admin Services	2,083.00	20,830.00	20,830.00	24,996.00
50501 · 32 N Euclid TIF Redevelopment	0.00	19,062.62	30,000.00	30,000.00
50701 · Admin Services	2,500.00	25,000.00	25,000.00	30,000.00
50400 · Insurance - Property	0.00	1,807.00		
50100 · Bank Charges/Fees	0.00	11.70		
50300 · Insurance-D&O; Gen Liability	0.00	0.00	1,500.00	1,500.00
50700 · Professional Services				
50703 · Audit, Legal	0.00	10,000.00	10,833.34	13,000.00
Total 50700 · Professional Services	<u>0.00</u>	<u>10,000.00</u>	<u>10,833.34</u>	<u>13,000.00</u>
Total 50000 · Administration	<u>4,635.66</u>	<u>77,200.76</u>	<u>88,163.34</u>	<u>99,496.00</u>
55000 · Marketing & Promotions				
55701 · E-Cab	0.00	1,225.00	36,000.00	36,000.00
55800 · Holiday Decorations	0.00	5,587.73	2,500.00	2,500.00
55100 · Advertising	0.00	250.00		
55300 · Professional Services	0.00	0.00	15,000.00	15,000.00
55500 · Special Events	0.00	0.00	8,333.34	10,000.00
55700 · Web, Social Media	0.00	138.00	2,083.34	2,500.00
55000 · Marketing & Promotions - Other	0.00	0.00	0.00	0.00
Total 55000 · Marketing & Promotions	<u>0.00</u>	<u>7,200.73</u>	<u>63,916.68</u>	<u>66,000.00</u>
60000 · Public Area Maint & Landscaping				
60701 · Landscaping	3,189.54	9,163.08	9,280.00	11,136.00
60702 · ATBM	6,500.00	56,225.00	40,000.00	48,000.00
Total 60000 · Public Area Maint & Landscaping	<u>9,689.54</u>	<u>65,388.08</u>	<u>49,280.00</u>	<u>59,136.00</u>
65000 · Infrastructure				
65110 · Streetscape Improvements	49,757.66	88,295.66	121,416.68	145,700.00
Total 65000 · Infrastructure	<u>49,757.66</u>	<u>88,295.66</u>	<u>121,416.68</u>	<u>145,700.00</u>
70000 · Public Safety & Security				
70100 · Camera System	0.00	17,785.50	5,000.00	5,000.00
70200 · CWE-NSI Board Seat	1,250.00	5,000.00		
70300 · Patrols	0.00	81,250.05	91,666.68	110,000.00
70500 · Outreach	0.00	10,305.45		
70900 · Pub Safety/Security Reserve	0.00	0.00	41,250.00	49,500.00
Total 70000 · Public Safety & Security	<u>1,250.00</u>	<u>114,341.00</u>	<u>137,916.68</u>	<u>164,500.00</u>
Total Expense	<u>65,332.86</u>	<u>353,558.70</u>	<u>460,693.38</u>	<u>534,832.00</u>
Net Ordinary Income	<u>-30,186.40</u>	<u>-20,067.54</u>	<u>-15,000.02</u>	<u>0.00</u>
Net Income	<u><u>-30,186.40</u></u>	<u><u>-20,067.54</u></u>	<u><u>-15,000.02</u></u>	<u><u>0.00</u></u>

Euclid South Community Improvement District Transaction List by Vendor April 2021

Type	Date	Num	Memo	Split	Amount
A T Building Maintenance					
Bill	04/05/2021	1352		60702 · ATBM	-6,500.00
Cole & Associates Inc					
Bill	04/12/2021	04/12/21	Fees for MSD submittal	65110 · Streetscape Improvements	-450.00
CWE Neighborhood Security Initiative					
Bill	04/13/2021	3255	Inv 3240 1st Qtr NSI Contribution	70200 · CWE-NSI Board Seat	-1,250.00
Horner & Shifrin, Inc.					
Bill	04/19/2021	62628	Inv 62628	65110 · Streetscape Improvements	-49,307.66
Park Central Development Corp.					
Bill	04/15/2021	2021-04-15	Recurring Bill Life Storage - Storage Rental	50550 · Stoorage Facility	-52.66
Bill	04/20/2021	2021-04-20	Recurring Bill	50702 · Marketing Admin Services	-2,083.00
Bill	04/20/2021	2021-04-20 (1)	Recurring Bill	50701 · Admin Services	-2,500.00
SFP Landscaping, Inc					
Bill	04/01/2021	28053	New landscaping contract	60701 · Landscaping	-3,189.54
Bills paid in April 2021					-65,332.86

FINANCE

- Review Financial Documents
 - Balance Sheet
 - Profit & Lost
- Report on Sales Tax Collections

These are sales taxes collected in April and deposited to the account in May 2021

	2020	2021	Variance (’20 to ’21)
April	\$40,817	\$17,991	-\$22,826
YTD	\$160,338	\$151,288	-\$9,050



NEW BUSINESS

- **Location:** 15 N Euclid
- **Grand Opening:** June 12
- **Opening:**
 - Monday: 11-9
 - Tuesday: 11-9
 - Wednesday: 11-9
 - Thursday 11-9
 - Friday: 11-10
 - Saturday: 11-10
 - Sunday: 11-9
- **Website:** <https://www.chickncone.com/#home>

BOARD OFFICERS

- President: Mark Rubin
- Vice President: Brian Phillips
- Secretary: -
- Treasure: Josh Udelhofen