

**Soulard Community Improvement District
Monthly Board Meeting Minutes
Monday, March 10, 2025**

Location: Molly's
Call to Order: Terry called the meeting to order at 5:00 pm
Adjourn: 5:58 pm

Commissioners Present: The following commissioners responded to roll call:
Terry Hoffman
John Durnell
Phyllis Young
Luke Reynolds
Steve Edele
Mary Hart Burton
Laura Leister

Commissioners Absent: N/A

There was a Quorum Yes

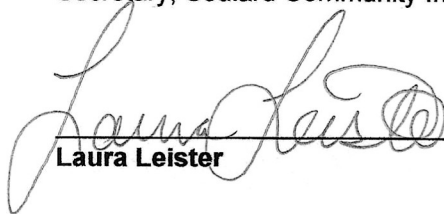
Guests in Attendance: Les Fields
Dominick Del Azodi
Lisa Otke
Shawn Caruso

- **Secretary's Report**
 - Approval of minutes from the last Board Meeting on Monday, February 10, 2025.
 - A motion to approve the minutes was made by Mary and seconded by John. Phyllis and Steve and Phyllis abstained. All remaining board members in attendance approved.
- **Treasurer's Report**
 - Terry presented the Budget & Income Statement through February 2025.
 - Year-to-date revenue & carryover: \$2,386,731
 - Expenses (operating + programs): \$468,366
 - Net total: \$1,918,365
 - Total expenses primarily related to legal (\$53,847), beautification (\$39,150), infrastructure (\$13,575), marketing & branding (\$174,774), traffic calming (\$60,850), and trash/street/alley (\$121,260).
 - Money Market interest rate is at 5%.
 - When CDs mature, we will transfer to Money Market.
- **Communications Manager Report**
 - Website has been updated about expansion. Discussed updating the rest of the website and creating a specific section that makes it easier for the public to report overflowing trash in dumpsters or a need for bulk pick up.
 - Beth mentioned there was excitement about the CID expansion on social media.
- **Reports of Officers, Boards or Committees**
 - No report.
- **Open and Unfinished Business**
 - Trash Program Update:
 - Nothing new to report.
 - Will need to order new cans and pet waste stations for expanded CID area.

- Skyscraper Banner Update:
 - 70 seasonal banners for Mardi Gras are coming down next week. Generic banners will go back up.
- Beautification/Street Tree Plan:
 - Davey Tree has completed most of the “moderate-level” pruning in the existing CID boundaries. Will now prune the expanded CID boundaries which will cost approximately \$24,000.
 - Will get quote for cleaning up and mulching all tree wells.
- Traffic Calming:
 - No update.
- Expansion of the CID:
 - Expansion is official. Terry is going to meet with Jim Dallas, Andrea Dallas, and Nancy Lambert (expansion committee) to draft a map of where all new trash cans and pet waste stations should be placed.
 - Need to finalize new logo with Heather and Ten8 so existing cans and stations can be updated, and new cans and stations can be fabricated correctly.
 - McClay signs may no longer be able to produce the signage. May have to look at other companies. Steve suggested Nova Color next to Edele & Mertz.
- Pontiac Park:
 - Two new water fountains should be installed in the next 30 days.
- Shelter Blueprint:
 - No update.
 - Discussed potential about AB helping with funding the shelter initiative.
- Neighborhood Comprehensive Plan:
 - Mary drafted a questionnaire to all the board members asking what our economic development priorities are for the district as we work towards creating the RFP for an economic development strategy to get us thinking about what we want to include in the RFP. She emailed it to us before the meeting – we will discuss answers at next meeting.
 - More than likely it will cost \$100,000 to \$175,000 for the creation of the plan.
 - On a side note, we spoke about what could happen with the Gene Slay Boys and Girls Club property if it was sold. Last month, SBA attended a meeting with Lisa and Gene Slay leaders (other neighborhood orgs were invited but could not attend) re: what a potential sale would look like. Property would likely be sold for around \$15,000,000. Lisa Otko suggested having the community come together to suggest what we would like to see happen with the property in terms of development so Gene Slay leadership can keep the suggestions in mind when they are searching for a buyer.
- Historic Tour Scripting & Commentary:
 - No update.
- Shredding/Recycling Event:
 - Waiting for quotes on services for mass recycling. Will have more info at next meeting.
- Snow Removal:
 - No update
- **New Business**
 - FY2025 Budget Resolution was reviewed by the Board. Resolution directs that the CID move \$50,000 from “Programs – Advertising & Promotion” and \$100,000 Infrastructure Budget into “Marketing & Branding.”
 - A motion to approve “A Resolution of the Soulard Community Improvement District to Modify Fiscal Year 2025 Operating Budget” was made by Luke and seconded by Mary. All remaining board members in attendance approved.

- FY2026 Preliminary Budget Review & Resolution was reviewed by the Board.
 - Projected \$1,785,282 in 2025 carryover, \$880,000 in revenue, \$120,750 in operating expenses, and \$2,135,000 in program expenses.
 - A motion to approve “A Resolution of the Soulard Community Improvement District to Approve Fiscal Year 2026 Preliminary Operating Budget” was made by Luke and seconded by John. All remaining board members in attendance approved.
- **Comments by Guests in Attendance**
 - Lisa shared there is a ribbon cutting at 13th and Gravois on Thursday at 11am.
 - Dominick noticed that in the last CID minutes there was a notation that the City wouldn't approve of a bike lane on Russell. He suggested we speak to Cara Spencer because a recent bike lane was approved in another neighborhood that is similar in size to Russell.
 - Les asked if the traffic study was available for public review and Terry said it will be eventually, but it is not yet finalized.
- **Adjournment**
 - There being no further business. Mary moved that the Board adjourn until the next meeting. Phyllis seconded the motion. All board members present were in favor.

Minutes Submitted by Laura Leister
Secretary, Soulard Community Improvement District



Laura Leister

4/14/2025

Date: