

APRIL 2024

BOARD REPORT



DEBALIVIERE PLACE
SPECIAL BUSINESS DISTRICT

PREPARED BY

PARK CENTRAL



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Board of Commissioners

Stephanie Brown, President

Bobbie Butterly, Treasurer

Amy Grace

Sherrone Beatty

Charles Wiltsch

Neill Costello

The SBD is managed by a 7-member Board of Commissioners appointed by the Mayor. The Commissioners serve four-year terms without compensation. Any SBD resident or property owner may serve on the Board.

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MONTHLY MEETING
TO BE HELD
Saturday, April 20th, 2024, at 9:00 a.m.
at Forest Park Visitors Center – Learning Lab Room
5595 Grand Dr.
St. Louis, MO. 63112

NOTICE & PROPOSED AGENDA

TAKE NOTICE that on Saturday, April 20th, 2024, at 9:00 a.m. the DeBaliviere Place Special Business District will hold its public Monthly 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. Security Update**
 - a. Central West End Neighborhood Security Initiative, Jim Whyte
- 3. Public Comment (5 Minutes Per Speaker)**
- 4. Approval of Previous Month Minutes**
- 5. Budget Report**
 - a. Finance Report – Approval
- 6. Neighborhood Improvement Updates**
 - a. Crosswalk and Intersection Safety – Discussion
 - b. SBD Beautification – Discussion
- 7. Nominations Committee**
 - a. Board Member Selection – Approval Request
- 8. Other Business**
 - a. Park Place Coffee Shop Update – Miles Kirk
 - b. Beautification Request – Planting for planters
 - c. Pedestrian Lighting Status Update
 - d. Lunch with a Cop Event – 4.25.2024
 - e. New Yard Sign Design – Review
 - f. April 2024 Newsletter
- 9. Adjournment**

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: 4-17-2024
Time Posted: 5:00 PM

SAFETY & SECURITY REPORT

By: Jim Whyte
NSI

DeBaliviere Place SBD NSI Update April 2024



Jim Whyte

The Central West End Neighborhood Security Initiative

447 N. Euclid Ave, St. Louis, MO 63108

jwhyte@cwensi.com

314.454.5808

Crime – March 2023

Total Crime has decreased 58.9% with (33) fewer incidents, YTD.

Person Crime has decreased by (2) total incidents, -50%.

Property Crime has decreased by (31) incidents of 59.6%.

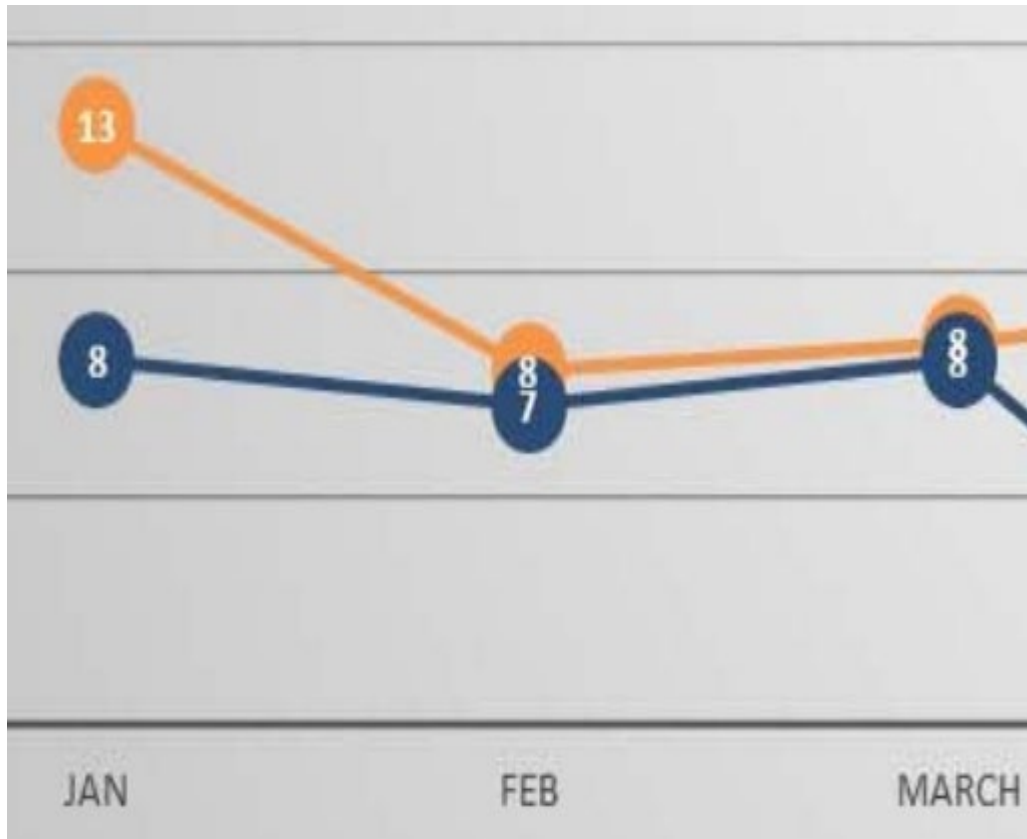
Crime	Jan		Feb		March		Y.T.D.			
	2023	2024	2023	2024	2023	2024	2023	2024	Change	% Change
Homicide	0	0	0	0	0	0	0	0	0	N/A
Rape	1	0	0	0	0	0	1	0	(1)	-100.00%
Robbery	0	0	2	1	0	0	2	1	(1)	-50.00%
Agg Assault	1	0	0	0	0	1	1	1	0	0.00%
Person Crime	2	0	2	1	0	1	4	2	(2)	-50.00%
Burglary	1	1	0	1	0	1	1	3	2	200.00%
Larceny	22	5	5	2	8	6	35	13	(22)	-62.86%
Vehicle Theft	11	2	3	3	2	0	16	5	(11)	-68.75%
Arson	0	0	0	0	0	0	0	0	0	N/A
Property Crime	34	8	8	6	10	7	52	21	(31)	-59.62%
Total Crime	36	8	10	7	10	8	56	23	(33)	-58.93%

Crime Data courtesy of our partner, The City's Finest, LLC.

Trend Analysis - March 2024

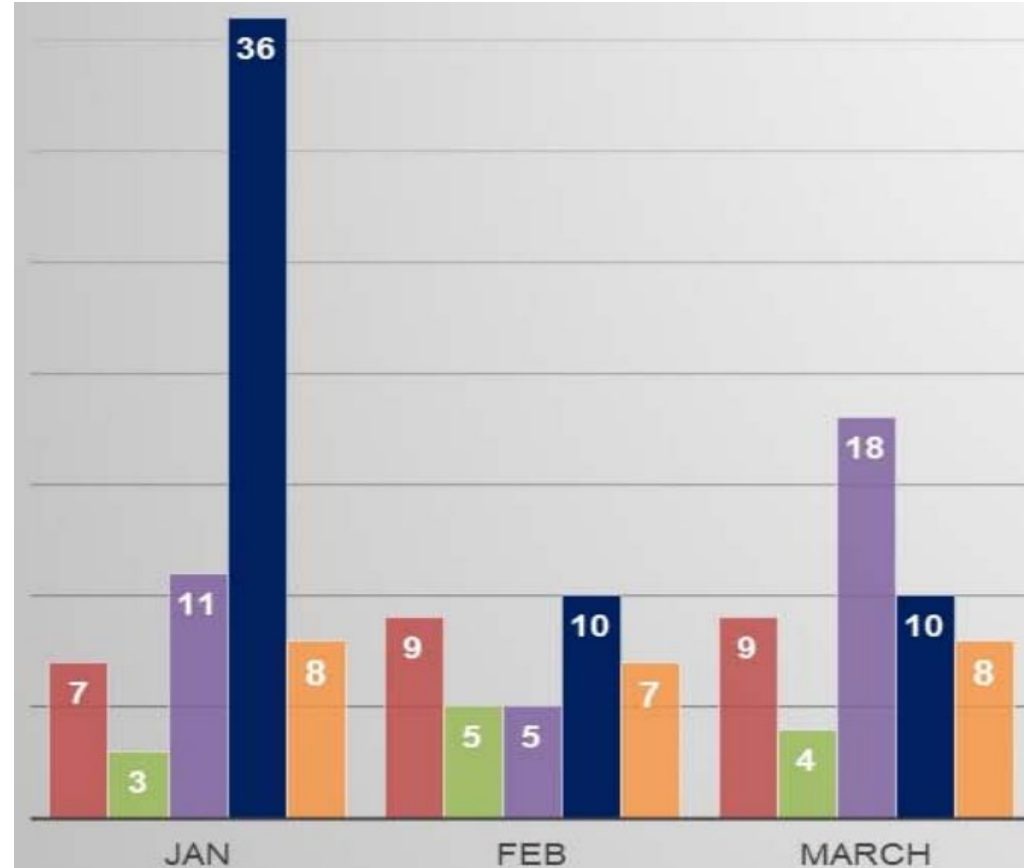
Debaliviere Place

5 yr average 2024

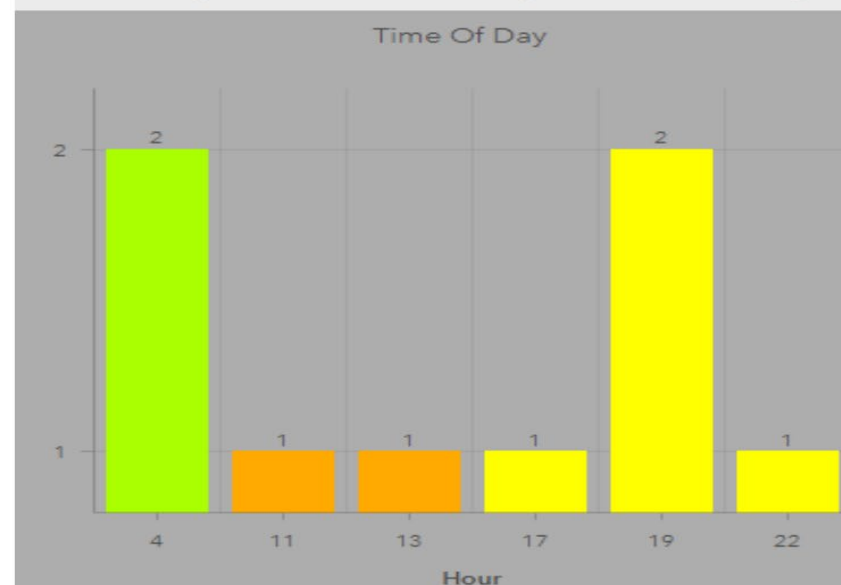
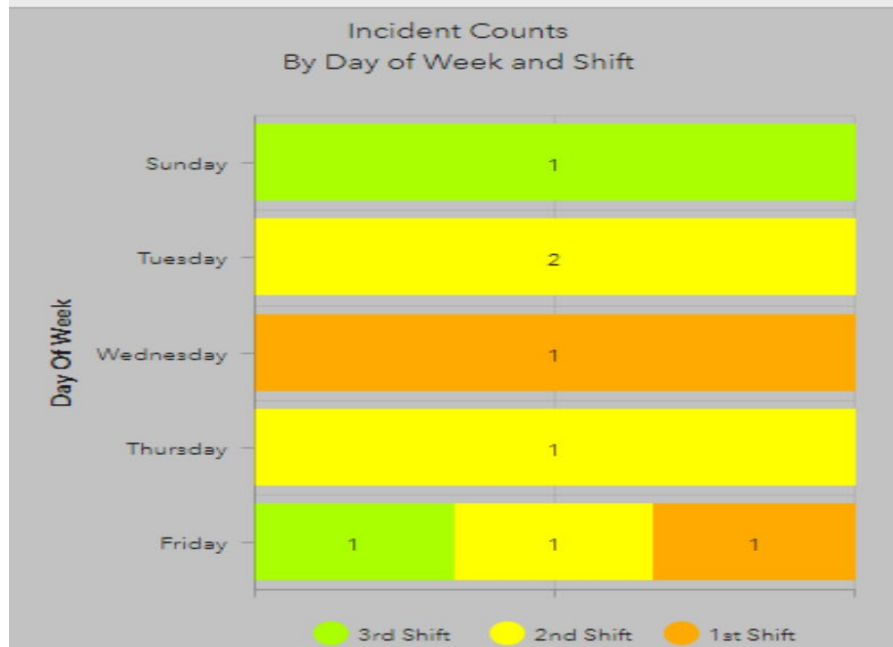
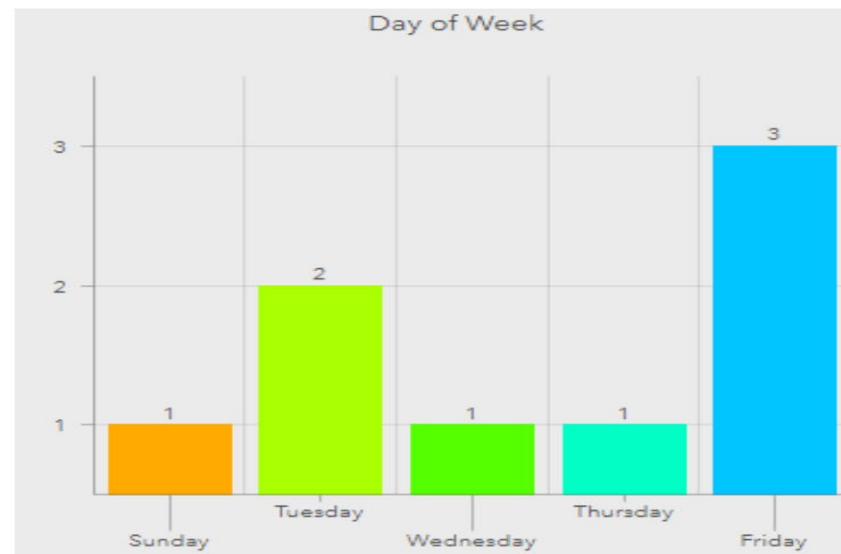
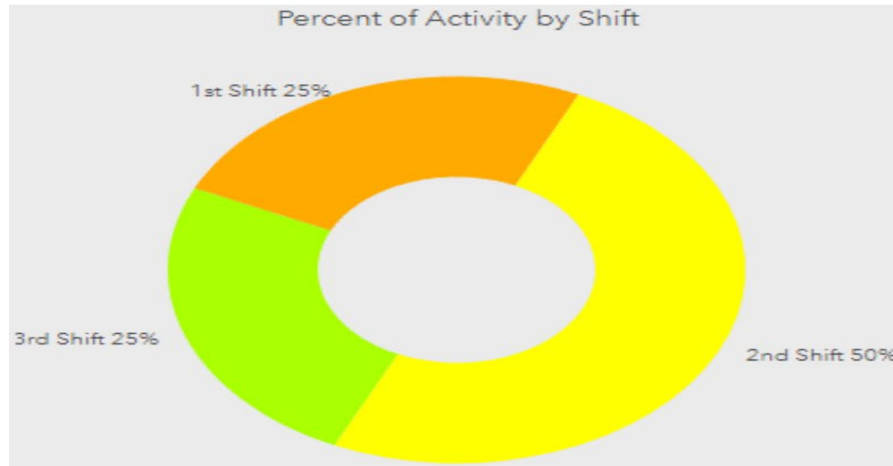


Debaliviere Place

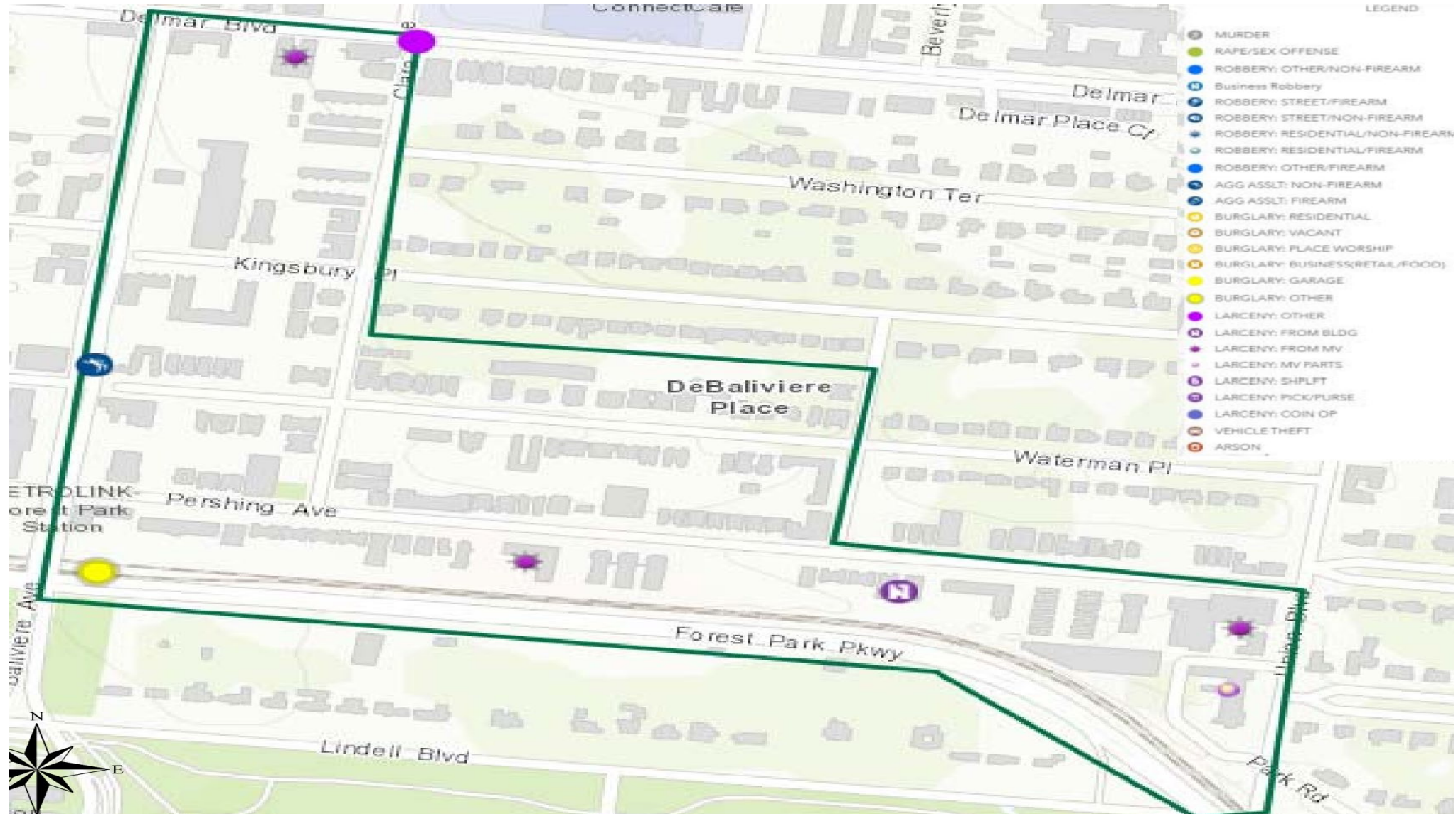
2020 2021 2022 2023 2024



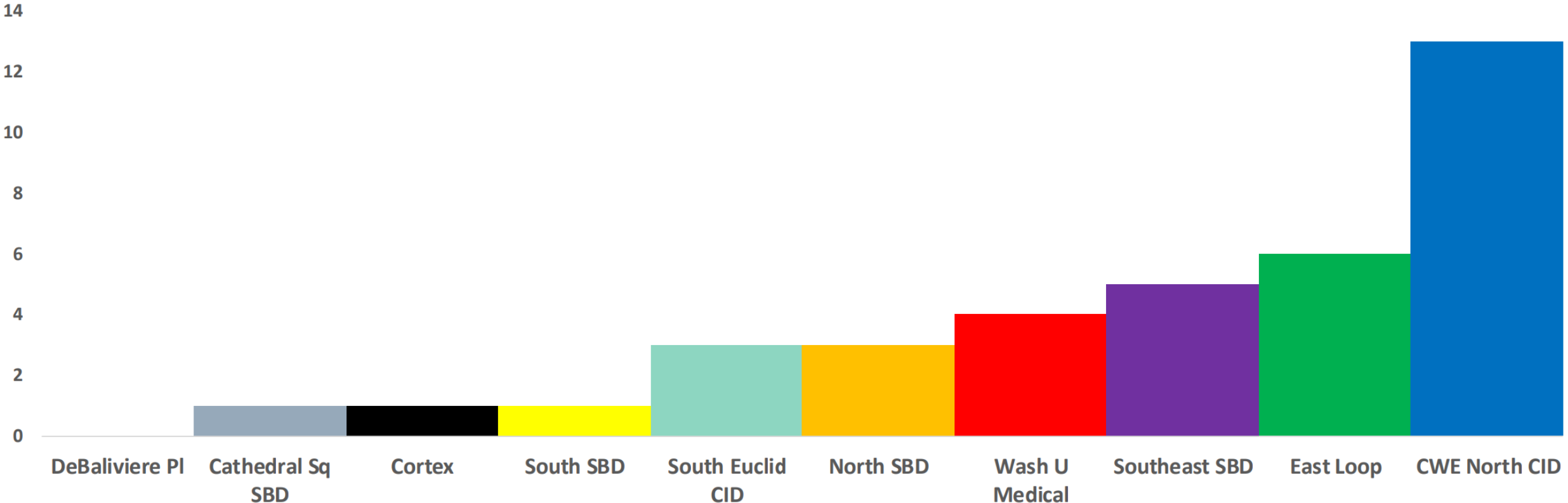
Crimes Analysis



Crimes by Location, March 2024

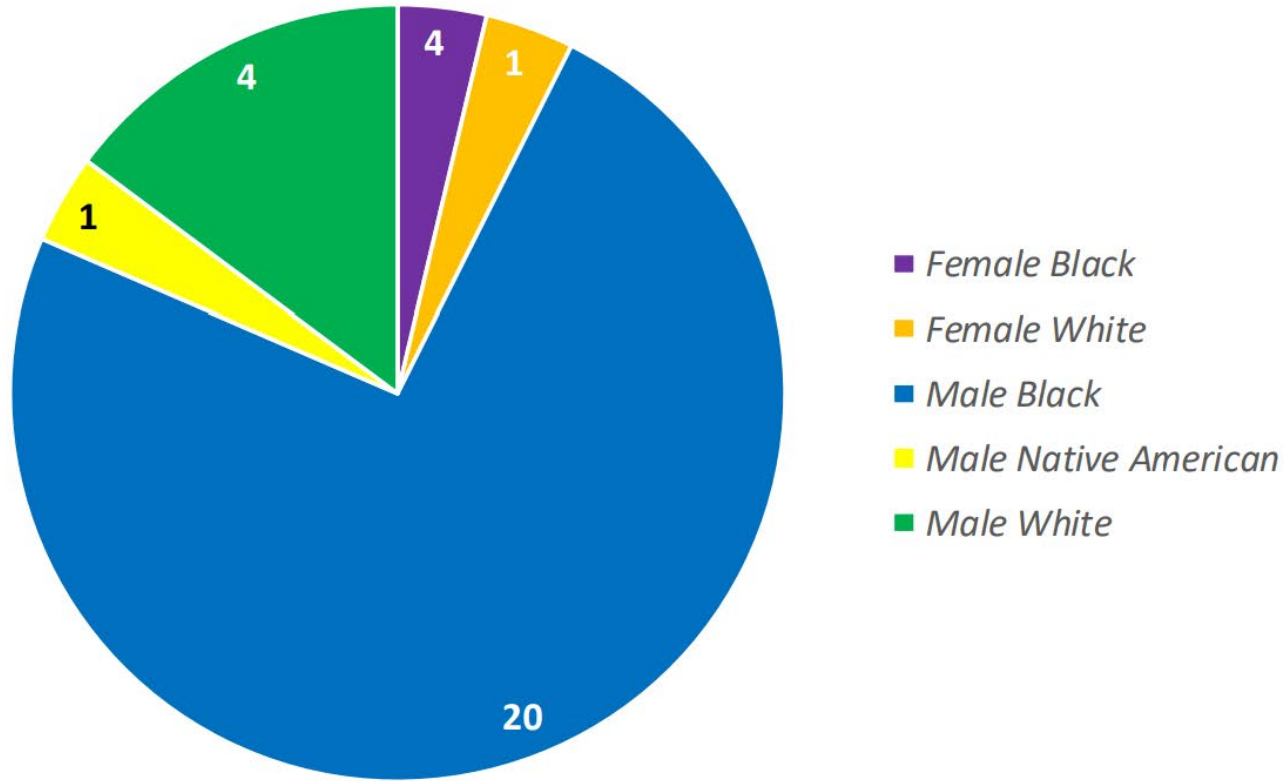


Engagements by SBD / CID



March 2024 – 51 Total Engagements

Race & Gender of Individuals Engaged



February 2024 –
Demographics of
Engaged
Individuals

Camera Review Information

- From January 1, 2024 to April 15, 2024
- Total camera reviews: 47
- Total arrests relative to reviews: 9
- Total wanted(s): 1
- Total vehicle wanted(s):

24-011267 Burglary 2nd/ Kidnapping/ Assault 1st LEO from 5510 Pershing on 3/20/2024 at 2:45 am

- A radio assignment for a black male dressed in all grey clothing opening individual's car doors and riffling through them in the secured apartment buildings garage.
- Police approached this suspect at which time he ran and attempted to get away.
- The police attempted to remove him from his vehicle at which time the suspect drove off with the police inside of the vehicle.
- The suspect was placed under arrest.
- It should be noted that this suspect was also responsible for numerous break-ins and thefts from 4055 Laclede and 4100 Laclede.



24-014051- Theft of Postal Services/Mailbox on 4/6/2024 at 4:30 am- 5:00 am
Maryland @ Euclid/ Taylor @ Olive/ Euclid & Laclede/ Taylor & West Pine

—ALERT

- The NSI Camera Division was made aware of a Postal Mailbox theft that occurred at Laclede @ Euclid on 4/6/2024 at 4:51AM.
- Cameras in the area was able to capture this incident.
- While conducting their camera review the suspects were observed using a key to access the mail from the mailboxes throughout the CWE.
- LPC camera at Olive and Taylor identified the plate.
- Information was provided to the police as well as the US Postal Inspector.



MARCH 2024 DRAFT MINUTES

Saturday, March 16th, 2024, at 9am:

Forest Park Visitors Center, 5595 Grand Dr. St. Louis, MO 63112

Commissioners Present: Bobbie Butterly, Stephanie Brown, Amy Grace, Charles Wiltsch, Neill Costello, Sherrone Beatty

Commissioners Not Present:

Others Present: Brian James (Park Central), Frank Eppert (ABNA), Jim Whyte (CWENSI), AlderLady Shameem Clark-Hubbard, Rob Betts (TCF), Pat Brown, Tracy & Bruce Renison, Starla Shaver, Alen Otto
Six Other Community Members

The meeting was called to order at 9:01am.

1. **Public Safety Report:** Jim Whyte, Executive Director of the CWE Neighborhood Security Initiative, reviewed the public safety report and provided updates for the community.
 - a. J Whyte reviewed the February crime report.
 - b. Rob Betts, Owner of the City's Finest provided insight on the functions of patrol coverage and the significant increase of tickets for derelict cars in the neighborhood.
 - c. J Whyte agreed to work with the district on facilitating lunch or coffee meetings with cops.
2. **Public Comments and Questions:**
 - a. AlderLady Shameem Clark-Hubbard confirmed MSD completed the on-going sewer replacement.
 - b. The next 10th Ward Community Meeting will be on March 26, 2024, at 6:30 PM located at 723 Goodfellow Boulevard.
 - c. AlderLady Shameem Clark-Hubbard toured the 275 on the Park building and shared the entity is looking forward to being a good neighborhood and open to opportunities for collaboration.
3. **Minutes:** The February meeting minutes were approved. B Butterly motioned to approve the minutes; Sherrone Beatty seconded the motion. All in favor; motion carries.
4. **Financial Report:** B Butterly reviewed the report and provided an overview of the District's financial position.
 - a. A Grace made a motion to approve the financial report for February; C Wiltsch seconded the motion. All in favor; motion carries.
 - b. B Butterly revisited the current relationship with Busey Bank and presented the resolution to switch to Simmons Bank. Neil Costello motioned to approve the banking resolution 2024-01; Amy Grace seconded the motion. All in favor; motion carries.
5. **Neighborhood Improvement Specialist Report:**
 - a. None.
6. **Other Business**
 - a. **Waterman Pedestrian Lighting**
 - i. Frank Eppert with ABNA presented an update on the status of the lighting project. Frank stated that we are awaiting a response from BPS regarding the bid award.

b. Newsletter

- i. The SBD will send three newsletters instead of four to stay within this year's budget.

c. Neighborhood Meeting Signage

- i. The board discussed replacing existing physical meeting neighborhood signs. Park Central Development will present new designs at the next meeting. N Costello motioned to approve three new signs; A Grace seconded the motion. All in favor; motion carries.

Open Board Seat

- ii. The Nominations Committee provided an update on moving forward with disseminating decision correspondence to current applicants for the open board seat.

7. New Business:

a. None.

- 8. **Adjournment:** A Grace motioned to adjourn the meeting; N Costello seconded the motion. All in favor; motion carries. The meeting was adjourned at 10:24 am.

Respectfully Submitted:

Brian James

Park Central Development

DRAFT

FINANCIAL REPORT

By: Annette Pendilton
Park Central Development

DeBaliviere Place SBD
Balance Sheet
As of March 31, 2024

	Total
ASSETS	
Current Assets	
Bank Accounts	
1072 Bill.com Money Out Clearing	-1,890.00
1073 Operating 6692	474,524.01
496790 DeBal PI - CD Acct	0.00
Total Bank Accounts	\$ 472,634.01
Total Current Assets	\$ 472,634.01
TOTAL ASSETS	\$ 472,634.01
LIABILITIES AND EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2002 Accounts Payable (A/P)	0.00
Total Accounts Payable	\$ 0.00
Total Current Liabilities	\$ 0.00
Total Liabilities	\$ 0.00
Equity	
3000*OE Opening Balance Equity {4}	499,566.89
32000 Retained Earnings	-290,521.26
Net Income	263,588.38
Total Equity	\$ 472,634.01
TOTAL LIABILITIES AND EQUITY	\$ 472,634.01

Tuesday, Apr 09, 2024 10:03:03 AM GMT-7 - Cash Basis

DeBaliviere Place SBD
Profit and Loss
As of March 31, 2024

	Total			
	Mar 31, 2024 Actual	Jan-Mar Actual	Jan- Mar Budget	2024 Budget
Income				
40000 Revenue				
40100 Tax	2,355.54	328,522.70	320,000.00	320,000.00
40250 Reserves			34,557.00	138,228.00
40300 Misc. Revenue		8,493.00		
Total 40000 Revenue	2,355.54	\$ 337,015.70	\$ 354,557.00	\$ 458,228.00
Total Income	2,355.54	\$ 337,015.70	\$ 354,557.00	\$ 458,228.00
Gross Profit	2,355.54	\$ 337,015.70	\$ 354,557.00	\$ 458,228.00
Expenses				
60000 Expenses				
61010 Admin Fees- Park Central*	1,890.00	5,670.00	5,670.00	22,680.00
61020 Legal			999.99	4,000.00
61030 Insurance			0.00	4,500.00
61035 Meeting Room			0.00	300.00
61040 Postage		22.95	50.01	200.00
Total 60000 Expenses	1,890.00	\$ 5,692.95	\$ 6,720.00	\$ 31,680.00
61150 Marketing & Promotions				
61160 Website Maintenance			249.99	1,000.00
61165 Newsletter			999.99	4,000.00
Total 61150 Marketing & Promotions	-	\$ 0.00	\$ 1,249.98	\$ 5,000.00
61250 Public Maintenance				
61260 Landscaping			1,250.01	5,000.00
61280 Pet Waste Stations		699.70	669.99	2,680.00
Total 61250 Public Maintenance	-	\$ 699.70	\$ 1,920.00	\$ 7,680.00
61350 Infrastructure				
61359 Lighting Maintenance			750.00	3,000.00
61360 Pedestrian Lighting	4,198.70	6,270.00	50,000.01	200,000.00
Total 61350 Infrastructure	4,198.70	\$ 6,270.00	\$ 50,750.01	\$ 203,000.00
62000 Safety and Security				
62010 Patrols	10,180.00	38,860.00	38,250.00	153,000.00
62020 Cameras		1,470.00	1,250.01	5,000.00
62021 Internet for Cameras	794.89	2,374.67	2,367.00	9,468.00
62022 Camera Maintenance			750.00	3,000.00
62030 NSI Membership	9,975.00	9,975.00	10,100.00	40,400.00
Total 62000 Safety and Security	20,949.89	\$ 52,679.67	\$ 52,717.01	\$ 210,868.00
Unapplied Cash Bill Payment Expense		8,085.00		
Total Expenses	27,038.59	\$ 73,427.32	\$ 113,357.00	\$ 458,228.00

Net Operating Income	(24,683.05)	\$	263,588.38	\$	241,200.00	\$	0.00
Net Income	(24,683.05)	\$	263,588.38	\$	241,200.00	\$	0.00

BEAUTIFICATION REQUEST – PLANTING FOR PLANTERS

THE BBQ & WHISKEY
SALOON
SAINT LOUIS, MO

4900
EXCELSIOR

OPEN

THE BBQ & WHISKEY
SALOON
SAINT LOUIS, MO

THE BBQ & WHISKEY
SALOON
curbside pickup
314.833.6666





5

4/17/2024



FOCAL POINTE

OUTDOOR SOLUTIONS, INC.

To:
Brian James
Park Central Development
4512 Manchester Ave, Suite 100
St. Louis, MO 63110
brian@pcd-stl.org
314-337-6356

From:
Brian Bobikiewicz
Focal Pointe Outdoor Solutions, Inc.
1921 Ravinia Drive
Caseyville, IL 62232
bbobikiewicz@yourfocalpointe.com
314-920-8462

Project: Euclid Ave Planters Installation

Fill and Place Two Old Planters		\$ 336
*1" Clean Gravel Drainage Layer	0.25 Ton	
*Planter Soil Mix	1 CY	
Fill and Place Two New Planters at PCD HQ		\$ 637
*1" Clean Gravel Drainage Layer	1 Ton	
*Planter Soil Mix	2 CY	

Notes & Exclusions:
*

Regards, *Brian Bobikiewicz*
Director of Construction

To accept this proposal, please sign below

Signature: _____

Name: _____

Date: _____

LUNCH WITH A COP



DEBALIVIERE PLACE
SPECIAL BUSINESS DISTRICT

The goal of the Lunch with a Cop event is to strengthen community engagement in an atmosphere that facilitates communication by breaking down the traditional barriers that so often exist between police officers and the people whom they serve.

Lunch with a Cop!

APRIL 25, 2024
FROM 12:00 PM TO 2:00 PM
MACK'S BAR AND GRILL, 5513 PERSHING AVE, ST. LOUIS, MO 63112 27



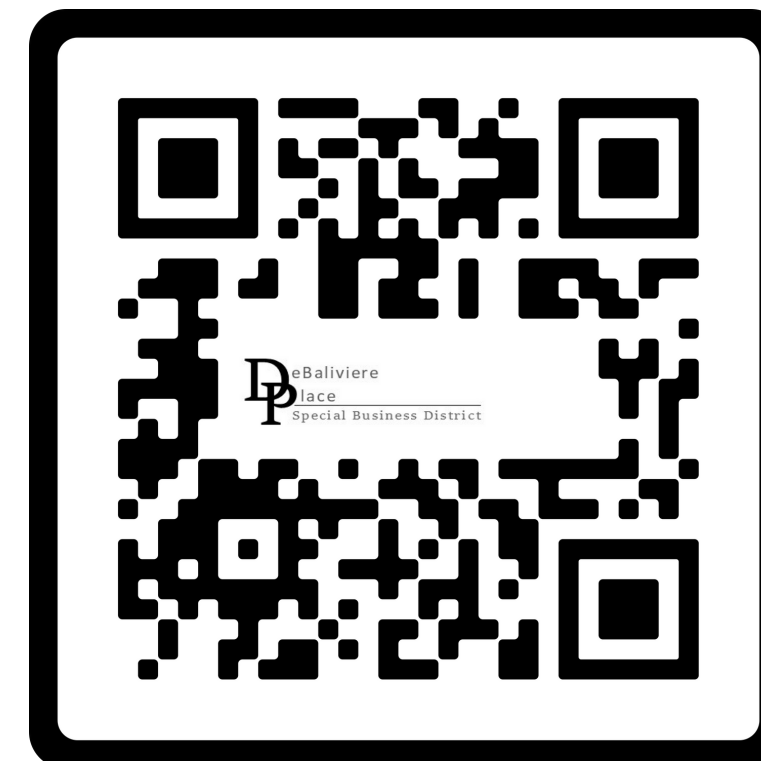
NEW YARD DESIGN



DEBALIVIERE PLACE SPECIAL BUSINESS DISTRICT

The DeBaliviere Place SBD generates funds through property tax in order to serve the public by improving safety, security, cleanliness, and beautification. Visit our website for more information.

WWW.DEBALIVIERE.COM



MEETINGS OCCUR EVERY THIRD SATURDAY OF THE MONTH



Pricing for potential new signage (not including any shipping, handling, or incidental costs)

Vista Print: 1 sign = \$35.98; 5 = \$157.37

Office Depot: 1 sign = \$30.50

Summit Printing: 1 sign = \$70

OLD SIGN

APRIL 2024 NEWSLETTER



DEBALIVIERE PLACE SPECIAL BUSINESS DISTRICT

The DeBaliviere Place Special Business District is a special taxing district within the DeBaliviere Place neighborhood. Major services within the SBD include providing police patrols, monitoring security cameras, landscaping and maintaining Pet Waste Stations.

The meetings are open to the public. Residents and property owners are encouraged to express their concerns during the public comment portion.

Newsletter April 2024

VISIT DEBALIVIERE.COM

APRIL 2024

SBD UPDATES & Administration

The SBD's 2024 business is underway, with the board approving to continue the existing landscaping maintenance as well as expanding the Waterman lighting installation. The board also approved replacing a damaged light pole on Pershing and that process is ongoing.

There is currently an opening for a property owner on the board. If you are interested in applying, please visit the website for the application and reach out to Park Central Development with any questions.

Park Central Development administers the SBD. If you would like to reach out to PCD, you can contact Brian James (brian@pcd-stl.org) and he will be happy to communicate with you.

Meeting Schedule

District meetings take place every third saturday of the month (next page for details on the next three meetings) Taking place at the Forest Park Visitor Center

- Saturday, April 20th, 2024 9am
- Saturday, May 18th, 2024 9am
- Saturday, June 15th, 2024 9am



Project Updates

Partnership with NSI:

The Central West End Neighborhood Security Initiative (NSI) is a crucial partner in safety and security in the District. In addition to coordinating District patrols and managing security cameras, NSI participates in social service outreach.

Local Involvement:

Alder Lady Shameem Clark-Hubbard continues to support SBD-driven initiatives in making traffic patterns safer throughout the District.

Waterman Lighting Project:

The next phase of the SBD's lighting project returned from bid and will move forward through the City's contractor. The SBD voted to expand that project to the south side of the street, hoping to see 36 light poles installed in 2024.

Additional stop signs were installed at the intersection of Clara and Pershing, making it a three-way stop to promote a safer experience for both pedestrians and vehicles in the neighborhood

EVENT ALERT! Lunch with a Cop - 04.25.2024 →

VISIT DEBALIVIERE.COM TO GET MEETING DETAILS, NEIGHBORHOOD INFO AND TO LEARN MORE ABOUT THE SBD.

PLEASE MAKE PLANS TO
JOIN US!

1 on 1 MEETING

with

SHAMEEM *Clark*
HUBBARD
= ALDERLADY =
10TH WARD

MONDAY APR. 29TH
6:30 PM - 7:30 PM

CENTENNIAL CHRISTIAN CHURCH
4950 FOUNTAIN AVE. ST. LOUIS, MO 63113
Rev. Derrick L. Perkins, Sr. M.Div.

Special Invited Speakers:

Dr. Adam Pearson

Director, Department of
Human Services

Wellness In Neighborhoods (WIN)
St. Louis Mental Health Board

**10th Ward Neighborhood
Improvement Specialists**

2nd & 5th District SLMPD

CLARK-HUBBARDS@STLOUIS-MO.GOV
I WANT TO HEAR FROM YOU!
314-393-1393



WWW.SHAMEEMCLARKHUBBARD.COM

PAID FOR BY CITIZENS TO ELECT SHAMEEM CLARK HUBBARD-JOSEPH W.B. CLARK JR., TREASURER



DEBALIVIERE PLACE
SPECIAL BUSINESS DISTRICT



CONTACT US FOR FURTHER INQUIRIES

4512 MANCHESTER AVE, SUITE 100, ST. LOUIS, MO 63110

314-337-6356

[HTTPS://WWW.DEBALIVIERE.COM](https://www.debaliviere.com)