

EAST LOOP COMMUNITY IMPROVEMENT DISTRICT
Board of Directors Meeting Minutes
Thursday, January 15th, 2026, AT 10 AM

A meeting of the Board of Directors of the East Loop Community Improvement District (the "District") is scheduled on Thursday, January 15th, 2025, at 10 AM, at the Moonrise Hotel, 6177 Delmar Blvd, St. Louis, MO 63112 and via Zoom Video/Teleconference, City of St. Louis, State of Missouri

1. OPENING

- A. John Langa called meeting to order at 10:12.
- B. Directors in Attendance were Reggie Scott, JoAnna Schooler, Joe Edwards, Qui Tran, Doug Nguyen, and John Langa
- C. Others in Attendance were Jim Whyte of NSI, Samantha Smugala, Executive Director, Rob Klahr of Armstrong and Teasdale LLP, Neil Eisenberger of LJC, Ann Kittlaus of Locust Business District.

2. OLD BUSINESS

- A. **APPROVAL OF THE MINUTES OF THE DISTRICT'S QUARTERLY BOARD OF DIRECTORS MEETING HELD THURSDAY, OCTOBER 16TH, 2025.**
 - Joe Edwards made a motion to approve minutes. Reggie Scott seconds. All in favor. Motions passes.
- B. **APPROVAL OF THE MINUTES OF THE DISTRICT'S SPECIAL BOARD MEETING HELD MONDAY, NOVEMBER 17TH, 2025.**
 - Joe Edwards made a motion to approve minutes. JoAnna Schooler seconds. All in favor. Motions passes.

3. PUBLIC COMMENTS – COMMENTS BY ANYONE OTHER THAN BOARD MEMBERS ARE WELCOME AT THIS TIME.

4. NEW BUSINESS

A. SECURITY UPDATE

- Security Update from Jim Whyte of NSI
- Review of 2025.
- Overall Crime is down 36% from 2024. 38 fewer crimes reported.
- Washington University Redevelopment Center has created some additional data and this will help us track successful use of cameras and other metrics. Great partnership.
- Women struck by a car outside of the Pageant in October. We were able to use our cameras and Flock cameras to provide information to the police department for assistance with holding individual accountable.
- Crime Stoppers offers financial incentives for crime tips.
- Police Department exercised a search warrant at La Gasolina and confiscated hundreds of pounds of suspected marijuana. La Gasolina opened the next day. Samantha is working with the Neighborhood Improvement Specialist who has alerted City departments. We expect the City to revoke their business license soon.
- Samantha met with Chief Tracy in December and illegal marijuana shops are being closely monitored by SLMPD, the DEA, and the ATF.
- Samantha would like to work with Alderwoman Clark Hubbard to help draft legislation addressing illegal marijuana shops and provide tools for oversight and regulation.

- Chief Tracy also mentioned that he would be speaking with the Mayor about the Neighborhood Order of Protection. This tool has not been used in some time in St. Louis, but we feel it could be helpful when it comes to addressing long-term unhoused individuals who refuse services.
- After a 5-year pilot, Jim and team are working on curating Ambassador Program Data
- Will be working with the North Patrol and WUPD to host a 911 Training Session for Community
- Update on Security Camera Expansion.
 - Share WUPD Camera sharing potential
 - WUPD Upgrading to Genetec – this will make it easier to share camera views.
 - Three Potential new camera locations
 - Hamilton and Delmar
 - Could use a node
 - Need Wifi
 - Jim and Samantha to reconvene on Cameras after Ice Carnival and follow up with the Board in February.

B. STREETScape PROJECT UPDATES

- Review of 2025
- 2026 Scope, Schedule, and Fee Proposal
- New scope of services would be between \$85,000 - \$115,000
- We currently have \$47,238.10 of remaining funds dedicated towards the project.
- For the temporary installations, Samantha suspects this will be products we purchase and install. Little design or construction work needed. She suspects for these installations to cost between \$100,000-\$200,000.
- The 2026 scope and temporary installations could cost \$185,000- \$315,000 in additional reserves not already dedicated to the project.
- We currently have approximately \$350,000 in reserves.
- John Langa asks if we move forward with the new scope before or after the meeting with Rich Bradley. Move forward with scope after meeting.
- Plan is to meet with Rich Bradley in February
- A vote on the final scope and services will be made after that.

C. NON-PROFIT PROPERTY OWNER AGREEMENTS

- Agreement for non-profit property owners to commit to their voluntary contribution to the CID.
- Rob Klahr drafted agreements to send to our 501(c) property owners ensuring their commitment to their voluntary contribution even after the new Missouri legislation.
- Samantha to send to the non-profit agreements tomorrow.

D. APPROVAL OF 2025 990

- Samantha introduces the East Loop CID 990 form and found no errors in the form.

- Reggie Scott made a motion to approve the LSBD MOU. Joe Edwards seconds. All in favor. Motions passes.
- Samantha to see if John Langa needs to sign in person, scanned signature or digitally.

E. LOOP SPECIAL BUSINESS DISTRICT MOU

- The Loop Special Business District, University City, and Attorneys have reviewed the MOU. We are ready to proceed with approval.
- The Resolution allows our Board to update the MOU as needed. John Mulligan could have comments on invoicing, etc. Mostly mechanisms – not changing the intent of the agreement.
- Any concerns about conflicts of interest for Samantha as Executive Director? Don't see any conflicts as Samantha and another staff person would be employees of the CID and the LSBD would be contracting the East Loop CID for services.
- Joe Edwards made a motion to approve the Resolution to authorize the LSBD MOU Reggie Scott seconds. All in favor. Motions passes.

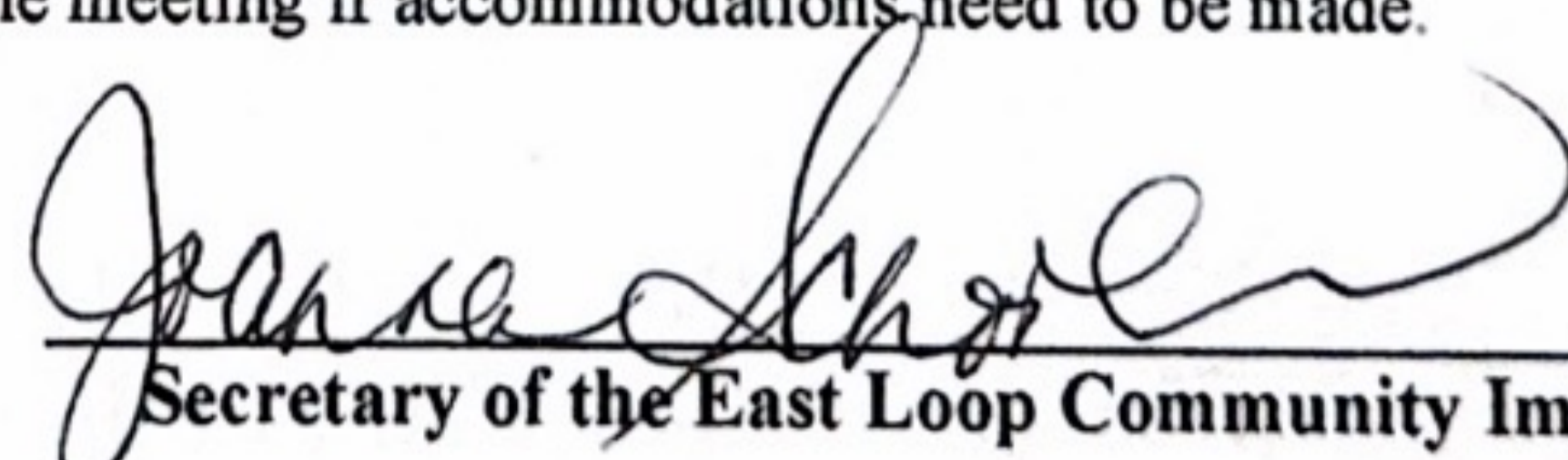
F. EXECUTIVE DIRECTOR REPORT

- Ice Carnival
- Fly Over Comedy Festival
 - Exciting 4 day festival that will bring 8,000+ people to the Loop. A great event to boost economic vitality.
 - The East Loop CID and the LSBD will add this event to the FY26-27 budgets to support this event next November.
- Landscaping Update
 - Trees have yet to be planted
- Planet Walk Signage
 - Discussed repairing the Planet Walk sign struck by a car. There are funds in the beautification line item in the budget to cover the costs.

5. ADJOURNMENT

- A. JoAnna Schooler motions to adjourn the meeting at 11:58. Joe Edwards seconds. All in favor. Motion passes.

Representatives of the news media may obtain copies of this notice by contacting: Samantha Smugala c/o The Delmar Loop, 6150 Delmar, Suite 210, St. Louis, MO 63112, (314) 379-3370. Persons with disabilities wishing to attend can contact Samantha Smugala at (314) 379-3370 or through Relay Missouri at (800) 735-2966 (TTY/ASCII) or (800) 735-2466 (Voice), or by mail at 6150 Delmar, Suite 210, St. Louis, Missouri 63112, prior to the meeting if accommodations need to be made.


 Secretary of the East Loop Community Improvement District