

AGENDA

LAND CLEARANCE FOR REDEVELOPMENT AUTHORITY
OR THE CITY OF ST. LOUIS

REGULAR MEETING - REGULAR SESSION
(Some Commissioners May Be By Phone)

1520 MARKET STREET – SUITE 2000
BOARD ROOM

Tuesday, December 13, 2016 – 3:00 pm

1. **CALL TO ORDER**
2. **APPROVAL OF MINUTES** – November 15, 2016 & December 7, 2016
3. **501 OLIVE ST. AND 303 N. BROADWAY BLVD. AREA**
Alderman Jack Coatar / 7th Ward

RESOLUTION NO. 16-LCRA-10130 - RESOLUTION DESIGNATING OLIVE STREET ST. LOUIS, LLC REDEVELOPER OF ALL THE PROPERTY LOCATED IN THE 501 OLIVE ST. AND 303 N. BROADWAY BLVD. REDEVELOPMENT AREA AND APPROVING ENTRY INTO REDEVELOPMENT AGREEMENT (2159P1) (Dale Ruthsatz)
4. **3644 CASTLEMAN AVE. AREA**
Alderman Stephen Conway / 8th Ward

RESOLUTION NO.16-LCRA-10131 - RESOLUTION DECLARING THE 3644 CASTLEMAN AVE. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 3644 CASTLEMAN AVE. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2169) (Zachary Wilson)
5. **3901-3905 SHAW BLVD. 3866-3868, 3900-3904 DETONTY ST. AREA**
Alderman Stephen Conway / 8th Ward

RESOLUTION NO.16-LCRA-10132 - RESOLUTION DECLARING THE 3901-3905 SHAW BLVD. 3866-3868, 3900-3904 AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 3901-3905 SHAW BLVD. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2170) (Zachary Wilson)
6. **1828 VICTOR ST. AREA**
Alderman Kenneth Ortmann / 9th Ward

RESOLUTION NO.16-LCRA-10133 - RESOLUTION DECLARING THE 1828 VICTOR ST. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 1828 VICTOR ST. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2173) (Zachary Wilson)

7. **2720 INDIANA AVE. AREA**
Alderman Kenneth Ortman / 9th Ward

RESOLUTION NO.16-LCRA-10134 - RESOLUTION DECLARING THE 2720 INDIANA AVE. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 2720 INDIANA AVE. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2171) (Zachary Wilson)

8. **5214 WILSON AVE. AREA**
Alderman Joseph Vollmer / 10th Ward

RESOLUTION NO.16-LCRA-10135 - RESOLUTION DECLARING THE 5214 WILSON AVENUE AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 5214 WILSON AVENUE AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2174) (Zachary Wilson)

9. **4137 VIRGINIA AVE. AREA**
Alderman Shane Cohn / 25th Ward

RESOLUTION NO.16-LCRA-10136 - RESOLUTION DECLARING THE 4137 VIRGINIA AVE. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 4137 VIRGINIA AVE. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2172) (Zachary Wilson)

10. **5092 MILENTZ AVE. AREA**
Alderwoman Beth Murphy / 13th Ward

RESOLUTION NO. 16-LCRA-10137 -RESOLUTION DECLARING THE 5092 MILENTZ AVE. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 5092 MILENTZ AVE. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2095) (Michael Griffin)

11. **5814 WEST PARK AVE. AREA**
Alderman Scott Ogilvie / 24th Ward

RESOLUTION NO.16-LCRA-10138 - RESOLUTION DECLARING THE 5814 WEST PARK AVE. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 5814 WEST PARK AVE. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2165) (Michael Griffin)

12. **4140 & 4145 PARK AVE. AREA**
Alderman Joseph Roddy / 17th Ward

RESOLUTION NO.16-LCRA-10139 - RESOLUTION DECLARING THE 4140 & 4145 PARK AVE. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 4140 & 4145 PARK AVE. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2175) (Michael Griffin)

13. **100 N. KINGSHIGHWAY BLVD. AREA**
Alderman Joseph Roddy / 17th Ward

RESOLUTION NO.16-LCRA-10140 - RESOLUTION DECLARING THE 100 N KINGSHIGHWAY BLVD. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 100 N. KINGSHIGHWAY BLVD AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2180) (Michael Griffin)

14. **4485 WESTMINSTER PL. AREA**
Alderwoman Lyda Krewson /28th Ward

RESOLUTION NO.16-LCRA-10141 - RESOLUTION DECLARING THE 4485 WESTMINSTER PL. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 4485 WESTMINSTER PL. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2179) (Michael Griffin)

15. **1519 TOWER GROVE AVE. AREA**
Alderman Joseph Roddy / 17th Ward

RESOLUTION NO.16-LCRA-10142 - RESOLUTION DECLARING THE 1519 TOWER GROVE AVE. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 1519 TOWER GROVE AVE. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2178) (Michael Griffin)

16. **GATE DISTRICT EAST AREA**
Alderwoman Christine Ingrassia / 6th Ward

RESOLUTION NO.16-LCRA-10143 - RESOLUTION AUTHORIZING THE SALE OF 2817 LAFAYETTE AVE. TO MARVIN ANTHONY AS ADDITIONAL YARD SPACE TO HIS HOME AT 2819 LAFAYETTE AVE. (Laura Costello)

17. **NEAR SOUTHSIDE AREA**
Alderman Jack Coatar / 7th Ward

RESOLUTION NO.16-LCRA-10144 - RESOLUTION AUTHORIZING THE SALE OF 1725 S. TUCKER BLVD. AND 1716 SO. 13th ST. TO ALLIED PROPERTY GROUP, LLC FOR THE RENOVATION AND SALE OF TWO FEE SIMPLE HOMES. (Laura Costello)

18. **ELEVENTH / CLARK / EIGHTH / POPLAR AREA**
Alderman Jack Coatar / 7th Ward

RESOLUTION NO. 16-LCRA-10145 - RESOLUTION APPROVING AMENDMENTS TO THE BLIGHTING STUDY AND PLAN FOR THE ELEVENTH/CLARK/EIGHTH/POPLAR AREA (687) (Dale Ruthsatz)

19. **4101-4117 MANCHESTER AVE. AREA**
Alderman Joseph Roddy / 17th Ward

RESOLUTION NO. 16-LCRA-10146 - RESOLUTION DECLARING THE 4101-4117 MANCHESTER AV. AREA TO BE BLIGHTED, APPROVING A BLIGHTING STUDY AND PLAN FOR THE 4101-4117 MANCHESTER AV. AREA AND AUTHORIZING ADVERTISEMENT FOR REDEVELOPERS OF THE AREA (2177) (Bryan Robinson)

20. **CASS AVE. / JEFFERSON AVE. / PARNELL ST. / MONTGOMERY ST. / NORTH 22ND ST.**
Alderman Freeman Bosley / 3rd Ward & Alderwoman Tammika Hubbard / 5th Ward

RESOLUTION NO. 16-LCRA-10147- RESOLUTION AUTHORIZING THE ENGAGEMENT OF SPENCER FANE LLP AS SPECIAL COUNSEL TO PROVIDE ASSISTANCE IN NEGOTIATING TRANSACTION WITH FEDERAL GOVERNMENT IN THE CASS AVE., JEFFERSON AVE./ PARNELL ST. / MONTGOMERY ST./ NORTH 22ND ST. REDEVELOPMENT AREA (David Meyer)

21. **CIVIC CENTER AREA**
Alderman Jack Coatar / 7th Ward

RESOLUTION NO. 16-LCRA-10080 - RESOLUTION AUTHORIZING RELEASE FROM A DEED OF TRUST OF A BUILDING HEIGHT RESTRICTION FOR PROPERTY IN THE CIVIC CENTER REDEVELOPMENT AREA (Leslye Mitchell-Yancey)

22. **MILL CREEK VALLEY AREA**
ALDERWOMAN Christine Ingrassia / 6TH WARD

RESOLUTION NO. 16-LCRA-10148 - RESOLUTION AUTHORIZING AND RATIFYING ACTIONS RELATED TO PARTICIPATION IN THE MISSOURI DEVELOPMENT FINANCE BOARD'S TAX CREDIT FOR CONTRIBUTION PROGRAM PERTAINING TO A NEW MAJOR LEAGUE SOCCER STADIUM IN THE MILL CREEK REDEVELOPMENT AREA (Otis Williams)

23. **NEAR SOUTHSIDE AREA**
Alderman Jack Coatar / 7th Ward

RESOLUTION NO. 16-LCRA-10149 - RESOLUTION RESCINDING RESOLUTION 15-LCRA-9837 AND DESIGNATING VINSON ONE LLC, AS REDEVELOPER OF THE PROPERTY LOCATED AT 1322 DOLMAN ST. IN THE NEAR SOUTHSIDE REDEVELOPMENT AREA AND APPROVING ENTERING INTO REDEVELOPMENT AGREEMENT (9088P4) (Michael Griffin)

24. **CHOUTEAU AVE. / SARAH ST. / PAPIN ST. AREA**
Alderman Joseph Roddy / 17th Ward

RESOLUTION NO. 16-LCRA-10150 - RESOLUTION AUTHORIZING THE ISSUANCE OF TAXABLE INDUSTRIAL REVENUE BONDS (4001 INVESTORS, LLC PROJECT), SERIES 2016, IN THE MAXIMUM PRINCIPAL AMOUNT OF \$55,000,000 AND AUTHORIZING CERTAIN DOCUMENTS AND ACTIONS RELATED THERETO, ALL IN CONNECTION WITH A PROJECT IN THE CHOUTEAU AVE./SARAH ST./PAPIN ST. REDEVELOPMENT AREA (David Meyer)

25. **RESOLUTION NO. 16-LCRA-10151**- RESOLUTION APPROVING THE SALE OF 16 FRONT FEET OF 3860 PAGE TO DONAVAN MEADS TO BE USED AS ADDITIONAL YARD SPACE (Laura Costello)

OPEN AGENDA

ROLL CALL VOTE in open session to hold a closed meeting pursuant to the following:

- A) Proceedings involving legal actions, causes of actions or litigation or confidential or privileged communications with attorneys or auditors as provided by Section 610.021 (1) RSMo. and/or Section 610.021 (17) RSMo.
- B) Proceedings to discuss matters involving leasing, purchase or sale of real estate as provided by Section 610.021 (2) RSMo.
- C) Proceedings to regarding sealed bids and proposals and related documents or documents related to a negotiated contract as provided by Section 610.021 (12) RSMo.

END CLOSED SESSION

NEXT BOARD MEETING – SCHEDULED FOR JANUARY 24, 2017

ADJOURNMENT