

Thursday, April 6, 2023
WAYS AND MEANS COMMITTEE

Minutes

1. CALL TO ORDER AND ROLL CALL

A. Call To Order - Chairwoman Sims called the meeting to order at 5:30 PM.

B. Roll Call – All members were present:

Alderwoman Sims – Present Alderman Gould – Present
Alderman Shelton – Present Alderwoman Tice - Present

Other persons in attendance included: Ronnie Cottrell (Assistant Fire Chief), Todd Lambert (Police Department), (Bola Akande (City Administrator), Kelle Silvey (Deputy City Clerk).

2. APPROVAL OR AMENDMENT OF THE AGENDA

A. Approval Or Amendment Of The Agenda – Agenda was approved by Acclamation.

3. REPORT OF COMMITTEE CHAIR AND ALDERMEN

- A. Chairwoman Sims - No Report
- B. Alderman Gould - No Report
- C. Alderman Shelton - No Report
- D. Alderwoman Tice- No Report

4. CITY ADMINISTRATOR REPORT

A. Investment Report

Brad Lukens (Arbitrage Management Group) was available via Zoom to provide information on the Investment Reports available in BoardDocs. He shared that the federal government had raised rates another ¼ pt. and then reviewed the reserved funds in the short report. He noted the city is averaging about \$60,000 per month in interest earnings. Alderman Gould asked if we see any risks for the future, and Brad said he did not think there were any worries.

B. Financial Statements

The City Administrator shared the revenue and expenditure statements for January and February that are available in BoardDocs. She noted it is early in the fiscal year and there is nothing really to report. Sales tax revenue looks good as holiday tax earnings were up.

A typographical error was noted on Planning and Development regarding fiscal year actual – it is closer to \$67,000.

In the Class Action Lawsuit – Charter vs Winchester – there is a settlement. The net class award is about \$191, 697. Award amounts for each municipality throughout the state less attorney fees are available.

C. FY 2024 Proposed Budget Timeline

*Parks and Recreation Director reported that Capital items and Personnel usually take the most time in the budget process, so the plan is to start those conversations earlier and do them first.

*Alderwoman Sims noted she will be out for the July 6 meeting and can meet the week after on Wednesday the 12th, if needed. Alderwoman Tice noted she will miss the October 5 meeting, and Alderman Gould may be out on June 1st. It was noted that we would look at dates on the proposed timeline and make any adjustments.

*City Administrator gave an update on the candidate search, stating that SGR has narrowed the candidates to 3, and will do interviews in two weeks. They also identified a potential candidate for the Controller position to be interviewed. It has been an asset to hire SGR search firm.

There is no update news on the audit proceedings for this meeting.

D. Preliminary Non-Binding Tax Rates

The City Administrator noted St. Louis County is ready to start process for setting preliminary non-binding tax rates (detailed information available in BoardDocs). The process is dictated through state statute (Chapter 137.355) whereby assessed valuations are set. The tax rates have dropped; however, the assessed valuation is going up considerably more

(12.6% increase for residential, 52.5 % for Commercial, Personal Property is .2%). These numbers are similar to other municipalities. She feels all property owners will protest these values at the Board of Equalization. We may know more in September. It is expected we will see a revenue increase because of the tax rate increase and wanted to bring this forward for comparisons. The Library and Pension Board will be sent copies, so they are aware as well.

E. The Meridian at Brentwood Tax Increment Financing Bonds Series 2007A (8300 Eager Road Project Phase a) and Revenue Bond Series 2007B (Eager Road Project - Phase II) - Tax Increment Financing Debt Payoff

The City Administrator shared that the TIF will be paid off on May 1 of this year and the last payment is in escrow account and it will be paid off. There will be a calculation of what the balance is and what each of the taxing entities will receive. Gina will do calculation of what we can look forward to receiving for the remaining 7 months and all of next year.

TIFF has done well and is paying off on schedule. Even though there are vacancies, the developer is not concerned and has plans to fill them. He is looking to recruit a new office tenant.

We only have Hanley Station remaining for TIFF district.

5. DEPARTMENT REPORT – No Report

6. CONSENT AGENDA

A. Minutes Approval

Motion was made by Alderman Gould and seconded by Alderwoman Tice to approve the minutes on the consent agenda. Motion carried by unanimous voice vote.

7. OLD BUSINESS - None

8. NEW BUSINESS

A. Brentwood Park Marketing Update

Director Gruenenfelder presented the marketing efforts planned for Late April and May for the Grand Opening celebration of the new Brentwood Park. (Plan is outlined in BoardDocs) They have budgeted for the local marketing effort, but if a more regional effort is required, they will have to look at costs and prioritize.

The question was asked if we want a more regional push, and if so, how we fund this.

Alderman Gould commented that this would have been a good topic to bring to the Communications Committee first to discuss strategy, and then to Ways and Means for budget considerations. He commented that while this plan is fine, we may need to consider a larger scale regional marketing plan for the playground, that will include the park.

Alderwoman Tice agreed, noting the timeline was short for a regional outreach.

The Director noted that they chose to start with Ways and Means to discuss available funding, particularly if a more regional approach was determined. If so, the list provided is just a menu of what can be done and was not thinking we would do it all. (i.e., Advertising options) List would need to be prioritized. He will move forward with local efforts but was asking for confirmation on a more regional reach using contingency funds.

Alderman Shelton commented that the larger park with the playground would be a better draw. He noted he was surprised at the costs, but feels the local outreach plan we have outlined has somewhat of a regional overlay.

Alderman Gould stated that the Communications Committee should take up the discussion and also would need help with design for added exposure.

Alderwoman Sims agreed to move this to the Communications Committee and when playground is done, Ways and Means would do more.

Motion was made by Alderman Gould and seconded by Alderman Shelton to defer to Communications Committee at their April meeting. Roll was called:

Alderwoman Sims – yes Alderman Gould – yes

Alderman Shelton – yes Alderwoman Tice - yes

Motion carried by a vote of 4 (Yes) to 0 (No).

9. CITIZEN COMMENTS

A. Citizen Comments - None

10. ADJOURNMENT

A. Adjournment - Chairwoman noted there was not further business to discuss, and the meeting adjourned at 6:06 PM.

This meeting was livestreamed on YouTube and recorded. The recording will be made available on the City's YouTube channel.