October31, 2024

Dutchtown Community
Improvement District
3207 Meramec
St Louis, MO 63118

Annual Report 2023-2024

Dear Members and Stakeholders,

As Chair of the Dutchtown Community Improvement District (DTCID), I am very pleased to offer our Annual Report for the fiscal year 2023-2024.

Organizational Overview: The DTCID Board revamped our granting processes during the 2022/2023 year for the 2023-24 year to be more reflective of standard Granting practices. We have continued to practice and refine our new processes, implemented in the previous fiscal year.

We do believe this has provided a more responsible way of handling the funds we distribute, garnered more accountability from outside partners and enabled better communication on project status.

The Annual Budget serves as our guiding document, directing the work undertaken by other organizations through Grants for specific projects.

I. **District Boundary Map – See attached Exhibit A**
II. **General Information**
    a. Name of CID: Dutchtown Community Improvement District
    b. Municipality: City of St. Louis, Missouri
    c. Person preparing this report: Caya Aufiero, Chairperson
    d. Board of Directors & Advisory Board- see below
    e. Date of most recent Annual Meeting: May 28, 2024

Dutchtown CID Board of Directors as of 10/31/24		
Position	**Name**	**Term Expiration**
Chair	Caya Aufiero	2025
Vice Chair	Michael Powers	2027
Treasurer	Dainielle Fox	2025
Recording Secty	Ann Smart	2026
Custodial Secty	Fadumo Hassan	2023
Director	Dwayne Nelson	2027
Director	Melissa Brockley	2025

Advisory Board
1. Ted Greenfield- Greenfield Carpet
2. Dr Chadalawada- Medwin Primary Care

3. Tiffany Minx- De Sales Housing
4. Legina Taylor Agha- Arcades Market

III. **Board Priorities**

Community Safety projects, trash abatement/beautification and district marketing continue to be our top priorities, in that order.

Most projects are funded as Grants from the CID and implemented by other organizations. However, the DTCID itself also spearheads several ongoing projects such as our Merry Menagerie, a Holiday event in the District, commercial corridor Stringlights and the Trash Porter project.

IV. **Resolutions Approved by the Board – See attached Exhibit B**

a. Resolution No. 2024-01 – A Resolution of the Dutchtown Community Improvement District Approving the Proposed Budget for the Fiscal Year 2024-25
b. Resolution No. 2024-02 *Reserved*
c. Resolution No. 2024-03- Imposing the 2023 Special Assessment and certifying the 2024 Special Assessment to the Collector of Revenue for Collection

Financial Statements: For a comprehensive understanding of our fiscal health, please refer to the attached financial statements, which include the 2024-2025 Budget, the Annual Budget for 2022-23, and for 2023-24.

I. **Financial Statements – See attached Exhibit C**

a. July 1, 2022 – June 30, 2023 Annual Budget
b. July 1, 2023 – June 30, 2024 Annual Budget
c. July 1, 2024 – June 30, 2025 Annual Budget

Major Projects and Achievements: This year we saw the completion of a full year of successful collaboration with our new Trash Porters, held a meeting for all CID District members, expanded our Grantmaking efforts to 2 new additional non profits.

Community Impact: At a gathering of DTCID members this past March, we confirmed that our initiatives are still of foremost importance to our stakeholders and the Dutchtown community. We have seen our commercial Districts on Virginia and on S. Grand grow substantially this year and have been able to include several projects that will directly impact our new and existing members. Efforts in all three of our focus areas contribute to the social and economic well-being of our Members and to the community immediately surrounding our footprint.

Challenges and Future Plans: While we have faced challenges faced we have also found creative ways to overcome them, stabilizing several important aspects of our organization and services. Our strategic goals and priorities continue to outline our path forward, ensuring sustained growth and improvement for the Dutchtown district. One of our challenges, public awareness of the CID's activities and value, is still very high on our list of priorities, since much of our work is done through the selective funding of projects implemented by other organizations. We will continue to address the awareness issue going forward, as a critical component of our planning since we will be going back to the voters in 2026.

Public Safety and Law Enforcement: Ensuring the well-being of our residents is our top priority. We have expanded our focus in this area, hoping to devote more resources to our safety efforts. We have worked closely with district police to successfully mitigate crime issues in the commercial district this year. Our ongoing commitment to public safety is reflected in the measures undertaken to aid law enforcement in quickly capturing offenders, and educational initiatives such as our free camera program, to create a secure environment for all.

Infrastructure and Public Works: Our largest project for public improvement is our trash collection and porter service, provided by Jubilee Services. Other plans for further improving public facilities within the Dutchtown district are brought to our attention and budgeted as funds and priorities allow.

Public Engagement and Participation: We value public input and actively engage with the community to gather feedback, involve citizens in decision-making processes, and ensure the collective voice shapes the future of Dutchtown. Our meetings are open to the public and consistently advertised as such. We broadened our outreach efforts for Board positions this year, resulting in an improved outcome and establishing a new process for this in the future.

Legal and Regulatory Compliance: Confirming our commitment and adherence to legal and regulatory requirements, we strive to maintain the highest standards of governance. Our Board Attorney attends most meetings and is an active participant in our legal decision-making processes.

In closing, we are grateful to the Dutchtown community, DTCID Board members, and our partners for their unwavering support.

Together, we look forward to another exciting year in Dutchtown!

Sincerely,

Caya Aufiero, Chairperson

Dutchtown Community Improvement District

Exhibit A

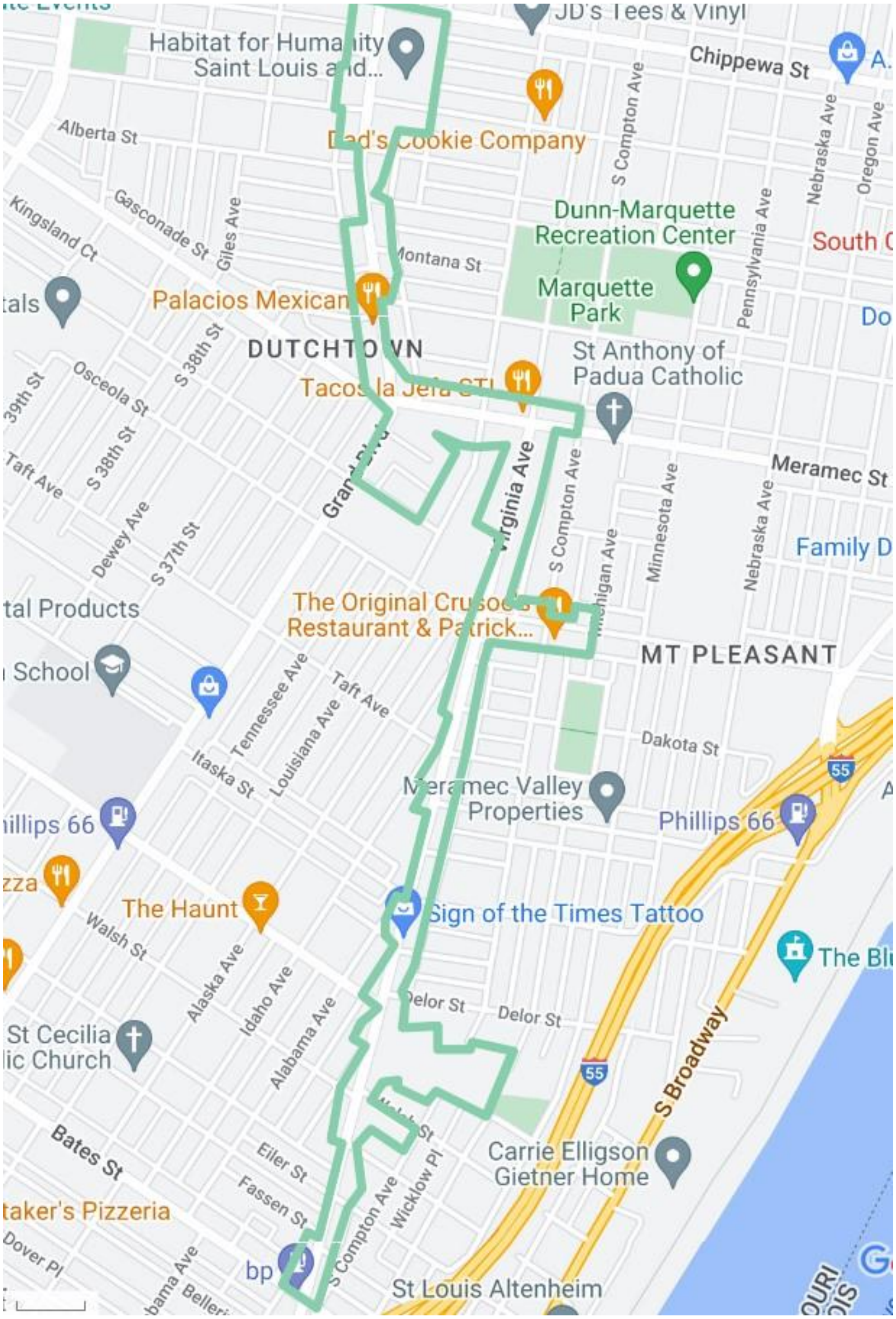
JD's Tees & Vinyl
Habitat for Humanity Saint Louis and...
Chippewa St
Alberta St
Dad's Cookie Company
S Compton Ave
Nebraska Ave
Oregon Ave
Kingsland Ct
Gasconade St
Giles Ave
Dunn-Marquette Recreation Center
Pennsylvania Ave
Montana St
Palacios Mexican
Marquette Park
DUTCHTOWN
S 38th St
St Anthony of Padua Catholic
Osceola St
Meramec St
Taft Ave
Dewey Ave
S 37th St
Grand Blvd
Virginia Ave
Minnesota Ave
The Original Crusoe's Restaurant & Patrick...
MT PLEASANT
Tennessee Ave
Louisiana Ave
Itaska St
Dakota St
Meramec Valley Properties
Phillips 66
The Haunt
Walsh St
Sign of the Times Tattoo
Alaska Ave
Idaho Ave
Alabama Ave
Delor St
St Cecilia
S Broadway
Bates St
Eiler St
Fassen St
Wicklow Pl
Carrie Elligson Gietner Home
Dover Pl
bp
St Louis Altenheim
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Exhibit B

RESOLUTION No. 2024-001

A RESOLUTION OF THE DUTCHTOWN COMMUNITY IMPROVEMENT DISTRICT APPROVING THE PROPOSED BUDGET FOR THE FISCAL YEAR BEGINNING ON JULY 1, 2024 AND ENDING ON JUNE 30, 2025

WHEREAS, the Dutchtown Community Improvement District (the District) is a community improvement district organized pursuant to RSMo §§ 67.1401 to 67.1571 as amended (the CID Act), and established by the Board of Alderman by Ordinance No. 70559 (the Ordinance) as a political subdivision of the State of Missouri and

WHEREAS, the initial members of the Board of Directors of the District (the "Board") were appointed by the Mayor of the City with the consent of the Board pursuant to the CID ACT and the Ordinance; and

WHEREAS, RSMo § 67.1471.3 requires the Board of Directors of the District to adopt an annual budget prior to the beginning of each fiscal year; and

WHEREAS, the Board at its monthly meeting convened at 5:30 pm, May 28th, 2024 at 3207 Meramec, St. Louis, MO 63118, at which was present a quorum of the directors, took the action further described herein;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Dutchtown Community Improvement District, that the proposed budget for fiscal year beginning on July 1, 2024 and ending on June 30, 2025, attached here as Exhibit A, is feasible, necessary, and in the public interest for the District and is henceforth approved by the Board of Directors of the District.

Adopted this 28th day of May, 2024.

DocuSigned by:
Caya Aufiero, Chairperson
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Caya Aufiero, Chairperson

ATTEST:

DocuSigned by:
AC Smart
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Ann Smart, Treasurer

RESOLUTION NO. 2024-003

A RESOLUTION OF THE DUTCHTOWN COMMUNITY IMPROVEMENT DISTRICT IMPOSING THE 2024 SPECIAL ASSESSMENT AND CERTIFYING THE 2024 SPECIAL ASSESSMENT TO THE COLLECTOR OF REVENUE FOR COLLECTION

WHEREAS, on July 21, 2017, the City of St. Louis enacted Ordinance No. 70559 approving the Amended Petition to Establish the Dutchtown Community Improvement District (the "CID Petition") and establishing the Dutchtown Community Improvement District (the "Dutchtown CID") as a political subdivision of the State of Missouri pursuant to and in accordance with the Community Improvement District Act, Sections 67.1401 to 67.1571 of the Revised Statutes of Missouri, as amended (the "CID Act").

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE DUTCHTOWN CID AS FOLLOWS:

RESOLVED, that in accordance with Section 67.1521 of the CID Act and in accordance with City of St. Louis Ordinance #70559 and the CID Petition, including the provisions therein authorizing special assessments, the Dutchtown CID hereby imposes the special assessment in 2023 on real property within the boundaries of the Dutchtown CID at the rate of $1 per $100 of assessed value of residential property that is subject to taxation and at the rate of $1.2 per $100 of assessed value of commercial property that is subject to taxation.

RESOLVED, that pursuant to Section 67.1521 of the CID Act, the Dutchtown CID hereby certifies the special assessment to the City of St. Louis Collector of Revenue for collection and requests that the Collector of Revenue add each special assessment to the annual real estate bill for the real property with the boundaries of the Dutchtown CID that is subject to taxation, and levy and collect the special assessment in the same manner the Collector of Revenue uses for real estate taxes.

RESOLVED, the Dutchtown CID hereby certifies that the attached is a true and accurate list of parcels of real property within the boundaries of the Dutchtown CID that are subject to taxation and the assessed values of such parcels, based on the records of the Office of the Assessor.

RESOLVED, that the Secretary of the Dutchtown CID is hereby authorized and directed to provide such further certifications, confirmations, and documentation regarding the matters herein as may be requested by the Collector of Revenue or the Office of the Assessor.

Adopted this 27th day of August, 2024.

Signed by:
Caya Aufiero
95E4401DB94947F6...
Caya Aufiero, Chairperson

ATTEST:

Signed by:
Ann Smart
2A4EAF3907F8456...
Ann Smart, Secretary

Exhibit C

2022-23 Budget

5:47 PM
05/27/22
Accrual Basis

Dutchtown Community Improvement District
Profit & Loss Budget Overview
July 2022 through June 2023

			Jul '22 - Jun 23
Ordinary Income/Expense			
Income			
Special Assessment Fund			0.00
Total Income			0.00
Gross Profit			0.00
Expense			
Additional CID Branding			5,000.00
Allowance for Uncollected Taxes			7,000.00
Bank Service Charges			0.00
Board Expenses			500.00
Capital Improvement Maintenance			5,000.00
CID Special Projects- Gift Card			20,000.00
Design			
Art Boardups		3,200.00	
Bus Stop		6,500.00	
Commercial Facade Grant		10,000.00	
Grand Stop signs		3,000.00	
Meramac Street Lights		0.00	
Mulching		3,500.00	
Nature Scaping-planters etc		5,540.00	
Porter Services & Trash Service		37,000.00	
Safe Curated Cameras		4,025.00	
Safety Flock Camera		10,250.00	
Security		0.00	
Special Service Requests		6,000.00	
Striping Tool		500.00	
Wayfinding Signage		20,000.00	
Total Design			109,515.00
Insurance- Board			2,000.00
Insurance- Liability			1,000.00
Interest Expense			0.00
Legal & Accounting			4,000.00
New Project Funding			0.00
Office Supplies			200.00
Organization			
Biz District Signage Partner		0.00	
Events- HH for Constituents		1,000.00	
Facade Grant- hardscape		0.00	
Printing- Mailings		2,000.00	
Street Design- Virginia Poles		0.00	
Total Organization			3,000.00
Professional Fees			0.00
Promotion			
DT Proud Sign		500.00	
Events-Promotion			
Additional Funds	1,000.00		
Dutchtown Movie Night	400.00		
Dutchtown Summer Vibes	5,650.00		
Marquette Pool Opening	250.00		
Merry and Bright	5,350.00		
Virginia Avenue Spring Fling	2,800.00		
Events-Promotion - Other	0.00		
Total Events-Promotion		15,450.00	
Marketing Agreement		2,100.00	
Sidewalk Signs		2,500.00	
Total Promotion			20,550.00

5:47 PM
05/27/22
Accrual Basis

Dutchtown Community Improvement District
Profit & Loss Budget Overview
July 2022 through June 2023

	Jul '22 - Jun 23
Rent Expense	1,500.00
Staffing Contract	20,000.00
STL City Commission	1,300.00
Website	0.00
Total Expense	200,565.00
Net Ordinary Income	-200,565.00
Net Income	-200,565.00

2023-24 Budget

Dutchtown Community Improvement District (DTCID)
July 1, 2023 - June 30, 2024
FINAL BUDGET

		FY 23-24
Income		
Income		84,000.00
Total Income	**$**	**84,000.00**
CID Projects		
Merchant promotion Program	$	20,000.00
Comm Relations (services)	$	15,000.00
CID project Branding Signage	$	10,000.00
Merchant Sidewalk Signs	$	2,500.00
Wrap gator	$	1,500.00
Branded Worker Attire	$	400.00
Workday Yard Signs	$	500.00
String Lights- 3200 & 3400 Blocks	$	16,000.00
Member Happy Hours	$	1,000.00
Community Outreach (digital)	$	10,000.00
Total CIDprojects	**$**	**76,900.00**
Design		
Destination Mural	$	10,000.00
Paint Crosswalks	$	5,000.00
Meramec Roundabout	$	15,000.00
Keep it Clean Event Dumpster rental	$	1,000.00
Virginia Pocket Parks	$	15,000.00
Trash Port Services	$	45,000.00
General Landscape Maintenance	$	10,600.00
Meramec Pocket Park	$	5,000.00
Maintenance	$	1,500.00
Total Design	**$**	**108,100.00**
Economic Vitality		
Façade Grants	$	10,000.00
After Hours Networking Events	$	1,200.00
Launch & Grow Summit Sponsorship	$	1,000.00
Community Venture Capital Fund- Anchor Sponsor	$	10,000.00
Micro Retail Pilot Program	$	40,000.00
Total Economic Vitality	**$**	**62,200.00**
Promotion		
DT Proud Signs	[illegible]	[illegible].00

Movie Nights sponsorship	$	400.00
Pool Opening sponsorship	$	250.00
Summer vibes 2023 & 24	$	11,300.00
Meramec Menagerie	$	7,500.00
Virginia Spring Fling	$	2,800.00
Marketing agreement	$	2,000.00
Total Promo	**$**	**24,750.00**
Safety		
Curated Cameras	$	2,000.00
Speed Bump Pilot	$	800.00
Camera Install	$	1,500.00
Flock Camera - x 8 + install	$	19,200.00
Camera Marketing	$	1,000.00
Safer DT Summit	$	500.00
Total Safety	**$**	**25,000.00**

General Expenses

Staffing	$	20,000.00
Newsletter 4x1000	$	4,000.00
Capital Improvement Maintenance	$	5,000.00
Insurance- Liability	$	1,100.00
Legal & Accounting	$	10,000.00
Office Supplies	$	500.00
Rent	$	1,500.00
Postage/Mailers	$	2,000.00
Board Miisc Expenses	$	1,000.00
Total	**$**	**45,100.00**
Total Income	$	396,000.00
Total Expenses	$	342,050.00
Total Net Income	**$**	**53,950.00**

2024-25 Budget

Dutchtown Community Improvement District		
2024-2025 FINAL Budget 5-28-24		
General Ledger Account	**Expense**	**Amount**
Adjustment	Outstanding accounts payable	45,000.00
Beautification	Capital Improvement Maintenance (Painting light poles, etc)	5,000.00
Beautification	General Landscape Maintenance	10,600.00
Beautification	Planter Flower Art- 6 planters	10,000.00
Board Misc Expenses	Board Misc Expenses	1,000.00
Community Relations Expense	Newsletter/mailing 4 x 1000	4,000.00
Community Relations Expense	Comm Relations (services)	20,000.00
Community Relations Expense	Community Outreach	10,000.00
Community Relations Expense	CID Project Branding Signage	10,000.00
Economic Development	Merchant Sidewalk Signs	10,000.00
Economic Development	Bistro tables	3,000.00
Education Expense	Mo Main Street Conference -Tix	2,200.00
Grant Expense	Façade Grants	10,000.00
Grant Expense	Destination Mural- Greenfield	10,000.00
Grant Expense	Perimeter Solar Lights - 4700 and 5500 Virginia Block Lights	10,000.00
Grant Expense	Keep it Clean Event Dumpster Rental	1,000.00
Grant Expense	Vacant Lot Maintenance	2,000.00
Grant Expense	After Hours Networking Events	1,200.00
Grant Expense	Small Business Saturday and 314 Day	750.00
Grant Expense	NIC Movie Nights Sponsorship	900.00
Grant Expense	Summer Vibes June 2025	5,650.00
Grant Expense	Merry Menagerie	8,000.00
Grant Expense	Virginia Autumn Chill	500.00
Grant Expense	Bus Stop Revitalization (Meramec)	6,500.00
Grant Expense	Virginia Spring Fling	2,800.00
Grant Expense	First Friday Block Party-at the NIC	1,000.00
Grant Expense	Dutchtown Opportunity Coalition for Youth (DOCY) in the Streets	3,000.00
Grant Expense	Virginia Triangle Improvements	9,500.00
Grant Expense	VAL Orchard Park (includes signage on NE corner)	20,500.00
Grant Expense	Community Board Partners Mixer	750.00
Insurance- D&O	Insurance- D&O	450.00
Insurance- Liability	Insurance- Liability	550.00
Legal & Accounting	Legal	3,000.00
Legal & Accounting	Accounting	7,000.00
Office Supplies	Office Supplies/Services	1,000.00
Postage/Mailers	Postage/Mailers	2,000.00
Rent	Rent	1,500.00
Safety	3rd party Safety Patrol- as needed on footprint	12,000.00
Safety	Paint Crosswalks	5,000.00
Safety - Other	Safer DT Coffee Hours	1,200.00
Safety - Other	Citizen Safety Related Projects (Pilot)	5,000.00
Safety - Other	Safer DT Summit	1,000.00
Safety Expense - Camera Network	Curated Cameras (purchase Wyze Cameras)	2,500.00
Safety Expense - Camera Network	Camera Install (3rd party)	2,500.00
Safety Expense - Camera Network	Flock Camera - 2500 x 8	20,000.00
Safety Expense - Camera Network	Camera Marketing	1,000.00
Safety Expense - Camera Network	CRM/Mapping/Managing	2,000.00
Safety Expense - Staff/Labor	Execution / Staffing of Connected Dutchtown	40,000.00
Sponsorships	1st District Police Biz Luncheon Tix	200.00
Sponsorships	Dutchtown miscellaneous event sponsorships	3,000.00
Sponsorships	1st Dist Police Biz Mouse Race Fundraiser Tix	160.00
Sponsorships	NIC Holiday Fundraiser- Sponsor (inc Tix)	950.00
Sponsorships	Launch & Grow Summit Sponsorship and mailing	1,000.00
Staffing	Staffing	20,000.00
Trash and Porter	Work Yard Signs	500.00
Trash and Porter	Branded Worker Attire	400.00
Trash and Porter	Trash Porter Services	36,000.00
		394,760.00
	Total Income	**396,000.00**
	Total Expenses	**394,760.00**
	Total Net Income	**1,240.00**