

West Pine Laclede Neighborhood Association
Northwest Coffee 7 PM
June 11th, 2024
General Assembly Meeting Minutes

CALL TO ORDER 7:04

President; Harold Karabell
karabell52@gmail.com

Review and approve May 2024 Minutes- The May minutes were posted online and sent out with the monthly newsletter. Harold asks for a motion to approve minutes, Terry makes the motion, 2nd by a local resident. All in favor; motion passes unanimously.

Vice President; Dug Felch
bkmarionnettes@charteret

Treasurer; Terry Werner
terryfwner@gmail.com

Secretary; Nicole Ewing
postonni@gmail.com

GUEST SPEAKERS

- Not in attendance

9th WARD ALDERMAN REPORT

Michael Browning
browningm@stlouis-mo.gov

- Asks the general assembly if the dumpster divers are unhoused and encourages the neighborhood to contact the NSI (Neighborhood Stabilization Initiative) and speak to NSI officer Jim White at 314-454-5808 and/or Alvin Ferguson 314-904-6979 to report incidences of dumpster diving, trespassing in abandoned buildings, etc.
- Addresses the abandoned Royal Oak nursing home building to mitigate potential squatters and urges the neighborhood to contact the police or Jim White and to be consistent in calling to report every incident in hopes seeing action from the appropriate city offices.
- Reminder to contact CSB about problem properties.
- Contact the alderman at his email listed above. For general city issues, contact CSB.
- Inquiring about traffic calming measures as address in last month's meeting. Working with BPS to find the most appropriate solution, in hopes of an update at next month's meeting.
- The Lindell project near the ABNA building is apparently on hold. Alderman Browning has heard nothing further from the lawyer for developer Gary Hassenflu from Kansas City. The Alderman is

working to ensure that the development here works for the neighborhood and all parties involved. He is also meeting with SLDC Next week to put together a redevelopment pkg for all the parcels of land proposed for the "41 Lindell" development including the ABNA building and Places For People in addition to The Lindell Professional Building.

NEIGHBORHOOD ORGANIZATION UPDATES

Treasurer

Terry Werner

Update on financials:

Checking \$3083.71

Savings \$2074.91

Time Deposit \$4,491.95

Has paid for maintenance costs of the median

*Few new members from May-June

**If you are a neighbor interested in contributing to the neighborhood organization, please check with Terry to make sure you are up to date on your yearly dues.

***Terry is expecting a check in the amount of \$750 from REJIS to maintain the median planter on West Pine immediately east of Boyle.

NEW AND ON-GOING BUSINESS

- Contact NSI or Alvin Ferguson to report incidences of unhoused individuals trespassing in abandoned buildings, dumpster diving, vandalism, etc.
- Reese reports there is a unit underneath him coming up for sale if anyone is looking to purchase a new home
- Reese also reports a building at 4215 West Pine, at the west side the parking lot that's adjacent to the new townhomes, that in his opinion should be condemned. NIS Coleman reports that 4215 West Pine is under contract to the owners of the parking lot, Amy and Steve Levin. Harold reports that 4215 is an historic two-family house constructed in 1897. He claims that while it's been very poorly maintained, the two-family appears to be structurally sound and as one of the oldest buildings on the block should be rehabbed rather than razed.

COMMITTEE REPORTS

Beautification Committee Chair

Lorraine Simpson

lorraineline@msn.com

- Elephant Ears have been stolen from the cul-de-sac park at West Pine and Sarah. Lorraine is working to replace some of the stolen greenery with association funds.
- There has been an excess of garbage in several of the local alleys. Conversations have been had with the culprits of the dumpster diving and they explained that they are looking for food and items to resell. The couple that has been dumpster diving is described an African American male approx. 25 years old with dreadlocks and a Caucasian female of approximately the same age. Lorraine asks about getting locks on public dumpsters and the group was informed the dumpsters aren't our property to lock, and this type of security measure is a logistical issue in

itself. Angela informed the group that she's spent quite a bit of time on a regular basis cleaning up the alley behind her condominium. She urged everyone to do their part to keep the neighborhood's alleys clean and neat.

- Yusef informs the group that the Red Cross building has been acquired by Sansone, who plans to convert the building to apartments. Sansone communicated that they will utilize the parking lot for parking for the new complex and is asking for problem-solving measures from the general assembly if anyone has questions or suggestions. NIS Coleman reports that the historic single-family house immediately west of the Red Cross building and the former office of attorney Margaret Bush Wilson will be rehabbed by Sansone as part of this project.
- Lorraine is working to find the owners of the old Royal Oak nursing home (now abandoned) in an attempt to request the owner to press charges on those trespassing or otherwise squatting. Harold informed the meeting that the building was constructed in approximately 1915 as the hospital for the Missouri Pacific Railroad (Note: After the meeting concluded, Harold checked this information and determined that the building originally was the hospital for the St. Louis-San Francisco railroad, known as "The Frisco," instead.)

Development Committee Chair

Dan Hellmuth

dhellmuth@hellmuth-bicknese.com

Not in attendance

Security Liaison

Open position

- Alvin Ferguson 314-904-6979 can be reached for concerns with unhoused or other local disturbances and concerns.

Neighborhood Improvement Specialist

Ron Coleman

- In attendance, but nothing new to report.

Meeting adjourned at 8:06pm.

Block Captains:

4100-4200 Laclede: Dug Feltch (314) 413-6590

4300 Laclede : Scott Gilbert (314) 406-3536

4100-4200 West Pine: **open position**

4300 West Pine: Open

ANNOUNCEMENTS

* Please reach out to our Treasurer, Terry Werner, at 314-276-9452 if you are unsure if you are paid up for your yearly dues

Next General Meeting: July 9th @7pm @Northwest Coffee
Meeting adjourned at 8:06pm.