



Agenda
Public Infrastructure & Utilities Committee
Regular Meeting
St. Louis Board of Aldermen
Wednesday, November 12, 2025 - 3:30 PM
Kennedy Room

President Megan Green
Alderman Michael Brwoning, Chair
Alderwoman Anne Schwitzer, Vice Chair
Committee Members:
Alderwoman Pamela Boyd
Alderwoman Shameem Clark-Hubbard
Alderman Matt Devoti
Alderwoman Jami Cox-Antwi

Order of Business

I. Call to Order

II. Roll Call

III. Approval of Minutes

Minutes of the Wednesday, October 29, 2025, committee meeting.

IV. Board Bills for Review

(The committee will discuss the following and take public comment on the following)

Board Bill Number 79

Introduced by Alderman Matt Devoti

Pursuant to **Ordinance Number 70333** as amended by **Ordinance Number 71394**, an ordinance directing the

Director of Streets to install speed humps to calm the flow of traffic on various blocks in the 5th ward.

Item Number 2

Board Bill Number 86

Introduced by Alderwoman Jami Cox-Antwi

Pursuant to Ordinance Number 70333 as amended by Ordinance Number 71394, an ordinance directing the Director of Streets to install speed humps to calm the flow of traffic on various blocks in the 8th ward.

Item Number 3

Board Bill Number 87

Introduced by Alderman Rasheen Aldridge

Cosponsors: President Megan Green, Mayor Cara Spencer

An Ordinance amending Ordinance Number 70846 to modify the required terms of the cooperation agreement with the Land Reutilization Authority to manage the Prop NS program which uses funds raised through general obligation bonds; adjusting the caps on the amounts of bond proceeds available per property for future bond issuances; and requiring consumer price index adjustments to such caps.

Item Number 4

Board Bill Number 97

Introduced by Alderwoman Shameem Clark-Hubbard

An Ordinance authorizing the honorary street name Kym Kimberli's Way pursuant to Ordinance Number 68937, which shall begin at the intersection of Deer Street and run North on Deer Street to the intersection of Martin Luther King BLVD.

V. Resolutions for Review

None

VI. Committee Discussions

None

VII. Acknowledgment of Any Written Testimony

VIII. Announcements

IX. Excused Members

X. Adjournment



**Minutes
Public Infrastructure & Utilities Committee
Regular Meeting
Wednesday, October 29, 2025
3:30 PM**

Kennedy Room

Minutes are preliminary and may change until finally approved

I. Call to Order

The Chair called the meeting to order at 3:32 pm.

II. Roll Call

The Chair directed the Associate Clerk to call the roll, and the following members answered to their names: Ms. Boyd, Mr. Devoti, Ms. Cox Antwi, and Mr. Browning. **4 members were present. A quorum was established.**

The following members joined the meeting while it was in progress making a total of 5 members present: Ms. Clark Hubbard

III. Approval of Minutes

The Chair stated they would entertain a motion to approve the minutes of the Wednesday, October 29, 2025, committee meeting.

Ms. Cox-Antwi moved to approve the minutes of the Wednesday, October 29, 2025, committee meeting.

Seconded by Ms. Boyd.

The Chair directed the Associate Clerk to call the roll on the motion to approve the Wednesday, October 29, 2025, committee meeting minutes.

The following voted Aye:

Ms. Boyd, Mr. Devoti, Ms. Cox Antwi, and Mr. Browning. **4 Aye votes were cast.**

The following voted No:

None

The following abstained:

None

The following were present but did not vote:

None

A total of 4 votes were cast. The motion carried.

IV. Board Bills for Review

(The Committee will discuss and take public comment on the following)

Board Bill Number 13

Introduced by Alderwoman Alisha Sonnier

An Ordinance repealing **Ordinance Number 58239**, approved February 19, 1981, which previously vacated the east/west alley located between St. Vincent and Park Avenue on the 2700 block (City Block 2150). This Ordinance restores all public surface rights for vehicle, equestrian, and pedestrian travel to the City of St. Louis pertaining to this tract.

The Chair recognized Ms. Sonnier on Board Bill Number 13.

Ms. Sonnier provided an overview of Board Bill Number 13 and some background information on when the original vacation of the property took place.

After no further comments from Ms. Sonnier, the Chair opened the discussion up to the committee.

The committee had no questions.

The Chair recognized Ms. Sonnier to close.

Ms. Sonnier asked the committee for favorable consideration and a Do Pass Recommendation on Board Bill Number 13.

The Chair stated he would entertain a motion to pass Board Bill Number 13 out of committee with a Do Pass Recommendation.

Ms. Clark-Hubbard made a motion to pass Board Bill Number 13 out of Committee with a Do Pass Recommendation.

Seconded by Ms. Cox-Antwi.

The following voted Aye:

Ms. Boyd, Ms. Clark-Hubbard, Ms. Schweitzer, Ms. Cox-Antwi, and Mr. Browning.

5 Aye votes were cast.

The following voted No:

None

The following abstained:

None

The following were present but did not vote:
None

A total of 5 votes were cast. The motion carried.

Board Bill Number 75

Introduced by Alderwoman Alisha Sonnier

An Ordinance establishing a four-way stop site at the intersection of Cherokee Street and Virginia Avenue in the Benton Park West and Gravois Park neighborhoods in the Seventh Ward to regulate traffic traveling in all directions; and containing an emergency clause.

The Chair recognized Ms. Sonnier on Board Bill Number 75.

Ms. Sonnier provided an overview of Board Bill Number 75 and why the stop signs are needed.

After no further comments from Ms. Sonnier, the Chair opened the discussion up to the committee.

The committee had no questions.

The Chair recognized Ms. Sonnier to close.

Ms. Sonnier asked the committee for favorable consideration and a Do Pass Recommendation on Board Bill Number 75.

The Chair stated he would entertain a motion to pass Board Bill Number 75 out of committee with a Do Pass Recommendation.

Ms. Boyd made a motion to pass Board Bill Number 75 out of Committee with a Do Pass Recommendation.

Seconded by Ms. Cox-Antwi

Previous roll requested by Ms. Clark-Hubbard

Hearing no objection to the request for previous roll, the Chair stated Board Bill Number 75 has been passed with a Do Pass Recommendation.

The Associate Clerk recorded the following votes from previous roll:

The following voted Aye:

Ms. Boyd, Ms. Clark-Hubbard, Mr. Devoti Ms. Cox-Antwi, and Mr. Browning.

5 Aye votes were cast.

The following voted No:

None

The following abstained:

None

The following were present but did not vote:
None

A total of 5 votes were cast. The motion carried.

Board Bill Number 85

Introduced by Alderwoman Alisha Sonnier

Pursuant to **Ordinance Number 70333**, as amended by **Ordinance Number 71394**, an ordinance directing the Director of Streets to install speed humps to calm the flow of traffic on various blocks throughout the Seventh Ward.

The Chair recognized Ms. Sonnier on Board Bill Number 85.

Ms. Sonnier provided an overview of Board Bill Number 85 and why the speed humps are necessary.

After no further comments from Ms. Sonnier, the Chair opened the discussion up to the committee.

The committee had no questions.

The Chair recognized Ms. Sonnier to close.

Ms. Sonnier asked the committee for favorable consideration and a Do Pass Recommendation on Board Bill Number 85.

The Chair stated he would entertain a motion to pass Board Bill Number 85 out of committee with a Do Pass Recommendation.

Ms. Clark-Hubbard made a motion to pass Board Bill Number 85 out of Committee with a Do Pass Recommendation.

Seconded by Ms. Cox-Antwi

Previous roll requested by Ms. Cox-Antwi

Hearing no objection to the request for previous roll, the Chair stated Board Bill Number 85 has been passed with a Do Pass Recommendation.

The Associate Clerk recorded the following votes from previous roll:

The following voted Aye:

Ms. Boyd, Ms. Clark-Hubbard, Mr. Devoti Ms. Cox-Antwi, and Mr. Browning.

5 Aye votes were cast.

The following voted No:

None

The following abstained:

None

The following were present but did not vote:
None

A total of 5 votes were cast. The motion carried.

Board Bill Number 89 was heard first.

Board Bill Number 89

Introduced by Aldermen Michael Browning

An Ordinance recommended by the Board of Public Service of the City of St. Louis (the “Board of Public Service”), establishing multiple public works and improvement projects for the Cass Avenue Multimodal Corridor Transformation Phase 1, Traffic Management Enhancements Phase 9 on Skinker/McCausland, and the Christy Greenway Phase 2 within the City of St. Louis (the “Projects”); and containing an emergency clause.

The Chair handed the meeting over to the Ms. Cox-Antwi so he could speak on Board Bill Number 89.

Ms. Cox-Antwi recognized Mr. Browning on Board Bill Number 89.

Mr. Browning stated he had John Kohler, Planning and Program Manager, from the Department of Public Service to speak on the bill.

Mr. Kohler provided information about the bill.

After no further comments from Mr. Browning, Ms. Cox-Antwi opened the discussion up to the committee.

The committee asked questions.

Ms. Cox Antwi recognized Mr. Browning to close.

Mr. Browning asked the committee for a Do Pass Recommendation on Board Bill Number 89.

Ms. Cox-Antwi stated she would entertain a motion to pass Board Bill Number 89 out of committee with a Do Pass Recommendation.

Ms. Clark-Hubbard moved to pass Board Bill Number 89 out of Committee with a Do Pass Recommendation.

Seconded by Ms. Boyd.

Ms. Boyd requested previous roll.

The following voted Aye:

Ms. Boyd, Ms. Clark-Hubbard, Ms. Schweitzer, Ms. Cox-Antwi, and Mr. Browning.

5 Aye votes were cast.

The following voted No:
None

The following abstained:
None

The following were present but did not vote:
None

A total of 5 votes were cast. The motion carried.

V. Resolutions for Review

None

VI. Committee Discussions

None

VII. Acknowledgment of Any Written Testimony

None

VIII. Announcements

None

IX. Excused Members

The Chair excused Ms. Schweitzer for necessary absence.

X. Adjournment

Having no other business, the Chair stated he would entertain a motion to adjourn.

Ms. Cox-Antwi moved to adjourn.

Seconded by Ms. Clark-Hubbard.

The motion was passed unanimously by voice vote.

Meeting adjourned at 4:05 pm

Minutes Clerk by:
Rozlyn Smith
Date Minutes Approved:

Summary
Board Bill Number 79
Introduced by Alderman Matt Devoti
October 10, 2025

Pursuant to **Ordinance Number 70333** as amended by **Ordinance Number 71394**, an ordinance directing the Director of Streets to install speed humps to calm the flow of traffic on various blocks in the 5th ward.

BOARD BILL NUMBER 79 INTRODUCED BY ALDERMAN MATT DEVOTI

1 Pursuant to **Ordinance Number 70333** as amended by **Ordinance Number 71394**, an
2 ordinance directing the Director of Streets to install speed humps to calm the flow of traffic on
3 various blocks in the 5th ward.

4 **BE IT ORDAINED BY THE CITY OF ST. LOUIS, AS FOLLOWS:**

5 **SECTION ONE.** Pursuant to **Ordinance Number 7033** as amended by **Ordinance Number**
6 **71394** the Director of Streets is hereby directed to install speed humps to calm the flow of traffic
7 on various blocks in the 5th ward as follows:

- 8 1. Speed Humps shall be installed on the 4900 block of Reber Place between Kingshighway
9 Boulevard and Hereford Street.
- 10 2. Speed Humps shall be installed on the 5000 block of Fairview Avenue between Hereford
11 Street and Brannon Avenue.
- 12 3. Speed Humps shall be installed on the 2700 block of Brannon Avenue between Magnolia
13 Avenue and Reber Place.

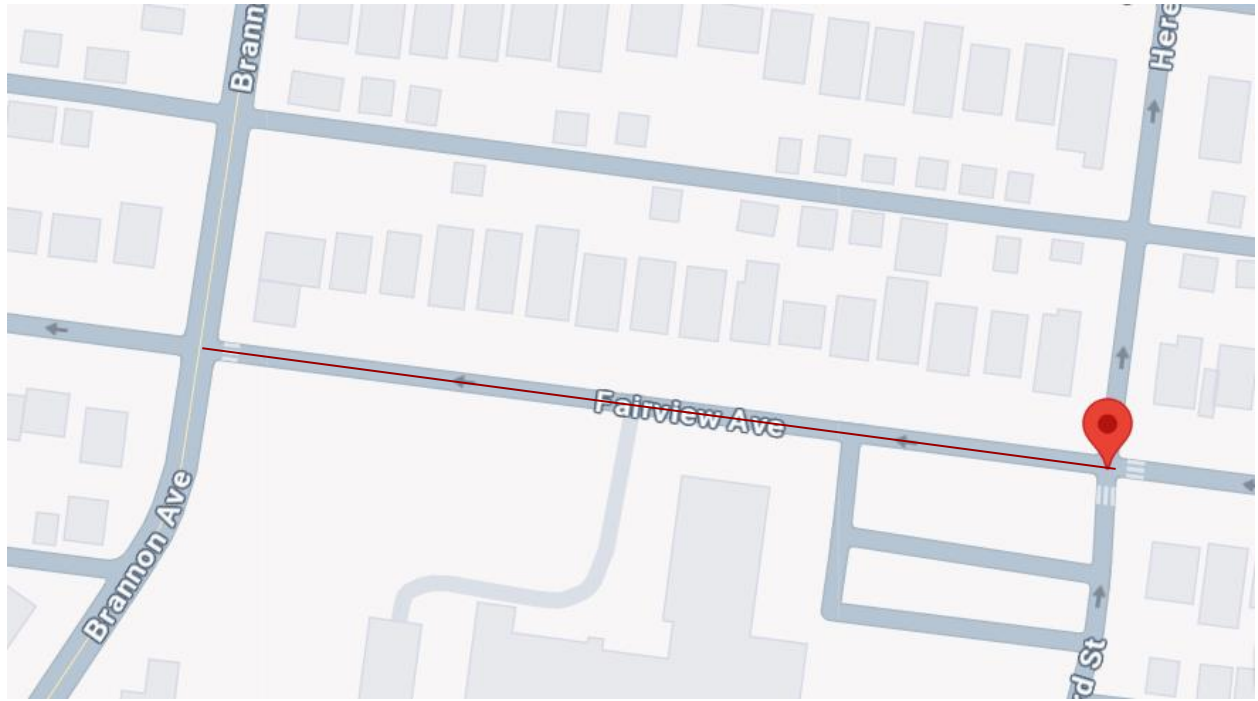
Board Bill Number 79

Map: 4900 Block of Reber Place between Kingshighway Boulevard and Hereford Street



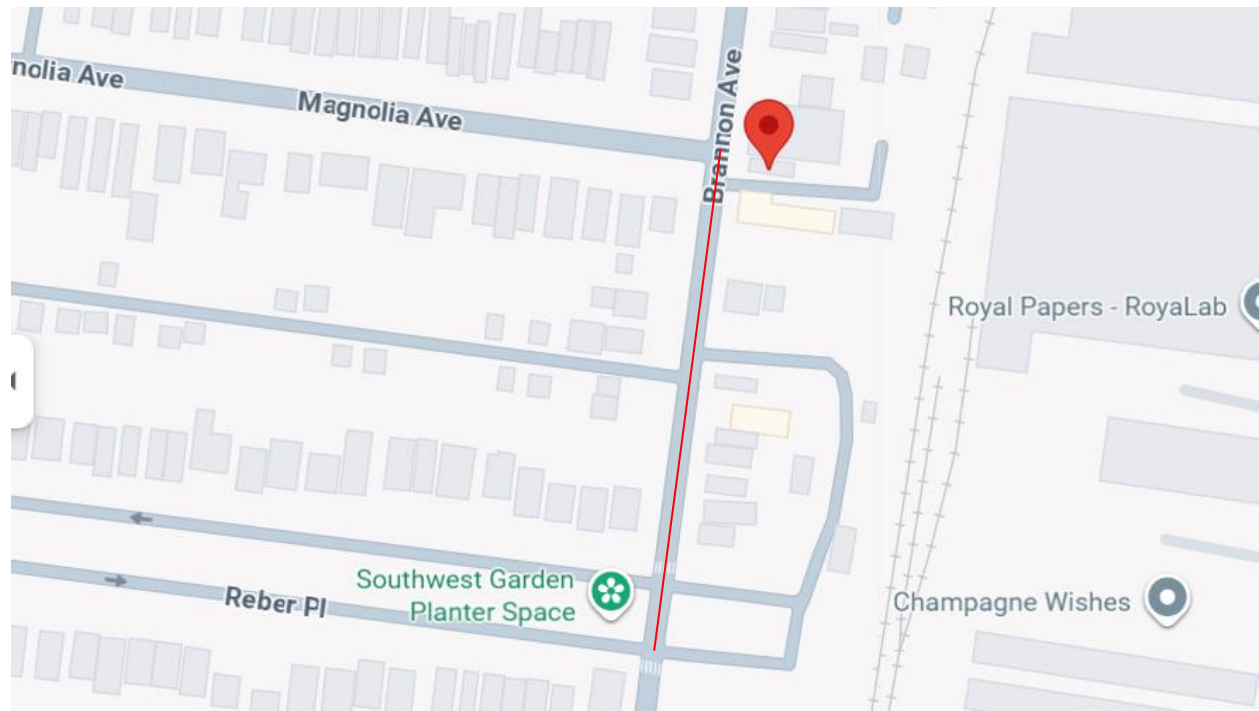
Board Bill Number 79

Map: 5000 Block of Fairview Avenue Between Hereford Street and Brannon and Avenue



Board Bill 79

Map: 2700 Block of Brannon Avenue between Magnolia Avenue and Reber Place



Summary
Board Bill Number 86
Introduced by Alderwoman Jami Cox-Antwi
October 24, 2025

A Board Bill, pursuant to **Ordinance Number 70333** as amended by **Ordinance Number 71394**, directing the Director of Streets to install speed humps to calm the flow of traffic on the 2100 block of Victor Street.

BOARD BILL NUMBER 86 INTRODUCED BY ALDERWOMAN JAMI COX - ANTWI

1 Pursuant to **Ordinance Number 70333** as amended by **Ordinance Number 71394**, an
2 ordinance directing the Director of Streets to install speed humps to calm the flow of traffic on
3 various blocks in the 8th ward.

4 **WHEREAS**, the Office of the 8th Ward has developed a procedure for requesting speed humps
5 to calm the flow of traffic which includes the use of a citizen petition; and

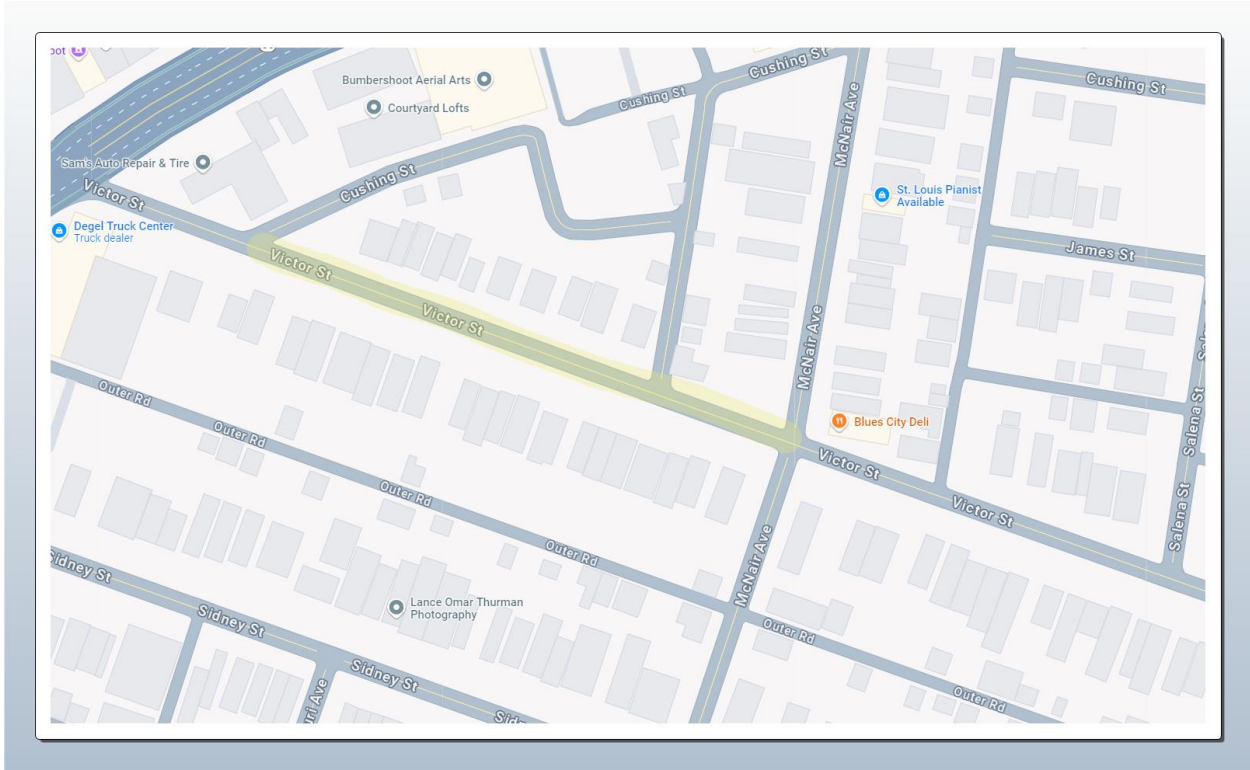
6 **WHEREAS**, the requirements of procedure were met for the following area(s) within the 8th
7 ward

8 **BE IT ORDAINED BY THE CITY OF ST. LOUIS, AS FOLLOWS:**

9 **SECTION ONE.** Pursuant to **Ordinance Number 70333** as amended by **Ordinance Number**
10 **71394** the Director of Streets is hereby directed to install speed humps to calm the flow of traffic
11 on various blocks in the 8th ward as follows:

12 1. Speed Humps shall be installed on the 2100 Block of Victor Street.

Board Bill Number 86
Exhibit 1: 2100 Block of Victor Street



Summary
Board Bill Number 87
Introduced by Alderman Rasheen Aldridge
October 24, 2025

An Ordinance amending **Ordinance Number 70846** to modify the required terms of the cooperation agreement with the Land Reutilization Authority to manage the Prop NS program which uses funds raised through general obligation bonds; adjusting the caps on the amounts of bond proceeds available per property for future bond issuances; and requiring consumer price index adjustments to such caps; including a severability and emergency clause.

**BOARD BILL NUMBER 87 INTRODUCED BY ALDERMAN RASHEEN ALDRIDGE
COSPONSORS: PRESIDENT MEGAN E. GREEN/ MAYOR CARA SPENCER**

1 An Ordinance amending **Ordinance Number 70846** to modify the required terms of the cooperation
2 agreement with the Land Reutilization Authority to manage the Prop NS program which uses funds
3 raised through general obligation bonds; adjusting the caps on the amounts of bond proceeds available
4 per property for future bond issuances; and requiring consumer price index adjustments to such caps.

5 **BE IT ORDAINED BY THE CITY OF ST. LOUIS, MISSOURI AS FOLLOWS:**

6 **SECTION ONE.** Section Three of **Ordinance Number 70846** is deleted and in its place is a new
7 Section

8 Three which shall be and read as follows:

9 SECTION THREE: For the purposes of using the proceeds from the sale of the aforementioned
10 general obligation bonds for the aforementioned purposes, the City shall enter into shall enter into
11 a cooperation agreement with the St. Louis Development Corporation or the Land Reutilization
12 Authority of the City of St. Louis, Missouri and other applicable agencies and instrumentalities as
13 needed. The cooperation agreement(s) and amendments thereto shall be approved by the Board of
14 Estimate and Apportionment and shall be consistent with the following:

15 (a) Only single-family residential properties and multi-family residential properties of six
16 units or less owned by the Land Reutilization Authority of the City of St. Louis, Missouri or
17 other public entities may be stabilized and prepared for further private redevelopment using
18 bond proceeds.

19 (b) For bond proceeds generated from bonds issued for neighborhood stabilization prior to
20 October 1, 2025, no more than \$30,000 of bond proceeds may be spent on any one single family
21 residential property and no more than \$50,000 of bond proceeds may be spent on any one multi-
22 family residential property, provided that the stabilization funded by bond proceeds be limited

1 to assuring water tightness (including work related to the roof, gutters, tuckpointing, etc.),
2 structural stabilization improvements, boarding up of the building, and interior demolition
3 necessary to prepare such properties for further private redevelopment; For bond proceeds
4 generated from bonds issued for neighborhood stabilization on October 1, 2025 or thereafter,
5 no more than the following amount of bond proceeds may be spent on any one residential
6 property, and the stabilization work funded by bond proceeds shall be limited to assuring water
7 tightness (including work related to the roof, gutters, tuckpointing, etc.), structural stabilization
8 improvements, water and sewer connections which may only be undertaken after water tightness
9 and structural stabilization improvements have been completed, boarding up of the building,
10 and interior demolition necessary to prepare such properties for further private redevelopment:

11 1) For a building less than 1,500 square feet in area: \$50,000;

12 2) For a building at least 1,500 square feet and less than 2,500 square feet in area:
13 \$65,000; and

14 3) For a building 2,500 or more square feet in area: \$80,000.

15 (c) The contracting entity for work funded by bond proceeds shall ensure compliance with all
16 enterprise utilization and workforce participation requirements applicable by ordinance;

17 (d) Subject to applicable law regarding the sale of properties owned by the Land Reutilization
18 Authority, the St. Louis Development Corporation shall utilize a simplified and efficient
19 program for selling properties that were stabilized using bond proceeds, and such program
20 shall include, to the extent feasible, online property searches and bidding forms;

21 (e) Properties that have been stabilized using bond proceeds for bonds issued prior to October
22 1, 2025 must be sold on a property by property basis (and not in bulk) to the highest bidder

1 on such property (provided, however, that transfer of title shall not occur until the St. Louis
2 Development Corporation or its designee receives satisfactory evidence that the purchaser
3 has sufficient financing and capacity to further renovate the property into a quality housing
4 unit and an agreement from such purchaser that he or she will not request more than five
5 years of 50% real property tax abatement in connection with the further renovation of such
6 property).

7 (f) For bonds issued on October 1, 2025 or after, properties that have been stabilized using bond
8 proceeds must be sold on a property by property basis (and not in bulk) to the highest bidder
9 on such property and/or other such publicized St. Louis Development Cooperation/Land
10 Reutilization Authority priorities; provided that the priorities and sales procedures comply
11 with Section 92.900 of the Revised Statutes of Missouri; and provided, further, that transfer
12 of title of such property shall not occur until the St. Louis Development Corporation or its
13 designee receives satisfactory evidence that the purchaser has sufficient financing and
14 capacity to further renovate the property into a quality housing unit and an agreement from
15 such purchaser that he or she will not request more than five years of 50% real property tax
16 abatement in connection with the further renovation of such property);

17 (g) The St. Louis Development Corporation and any other applicable agencies and
18 instrumentalities shall not undertake the stabilization of any properties using bond proceeds
19 unless the inventory of properties previously stabilized using bond proceeds and available
20 for sale under the program described herein is less than 200 properties; and

21 (h) Subject to applicable law regarding the sale of properties owned by the Land Reutilization
22 Authority, a portion of the proceeds from the sale of any properties that were stabilized using

1 bond proceeds shall be used for (i) marketing the sale of other repaired, rehabilitated or
2 stabilized properties, (ii) community planning, and (iii) administering the program described
3 herein.

4 (i) In consultation with the St. Louis Development Corporation, the Land Reutilization
5 Authority shall, beginning January 1, 2026 and annually thereafter evaluate and apply
6 necessary inflation adjustments to the per-property spending caps then in effect per this
7 ordinance. These adjustments shall correspond to the percentage increase over the previous
8 year in the “All Items” category of the Consumer Price Index for All Urban Consumers
9 (CPI-U). Such adjustments shall not exceed 5% nor be less than 2% in any given year,
10 regardless of the annual change in CPI-U. In the event the CPI-U no longer is published or
11 in the event the CPI-U is materially altered, the Land Reutilization Authority shall use a
12 comparable successor index that reflects changes in the cost of living or construction costs,
13 as determined in consultation with the St. Louis Development Corporation. All such
14 adjustments shall be published on a designated webpage related to the Prop NS Program.

ORDINANCE NUMBER 70846

PROPOSITION NS (NEIGHBORHOOD STABILAZATION)

1 An Ordinance authorizing and directing the issuance of not to exceed \$40,000,000 principal
2 amount in aggregate of general obligation bonds of The City of St. Louis, Missouri (of which no
3 more than \$6,000,000 in principal amount shall be issued annually) for the purpose of stabilizing,
4 as limited herein, residential properties owned by public entities as described herein; and
5 authorizing the execution of an agreement relating to the expenditure of the sale proceeds of such
6 bonds.

7 **BE IT ORDAINED BY THE CITY OF ST. LOUIS, MISSOURI, AS FOLLOWS:**

8 **SECTION ONE.** The issuance and sale of not to exceed to \$40,000,000 aggregate principal
9 amount of general obligation bonds of The City of St. Louis, Missouri (of which no more than
10 \$6,000,000 in principal amount shall be issued annually) for the purpose of stabilizing, within the
11 limits described herein, residential properties owned by the Land Reutilization Authority of the
12 City of St. Louis, Missouri or other public entities is hereby authorized.

13 **SECTION TWO.** The approval of this Ordinance by election pursuant to Article V of the Charter
14 of the City of St. Louis shall constitute the voter approval required by Article VI, Section 26 of the
15 Constitution of Missouri, as amended, necessary to authorize the City to issue the bonds referred
16 to in Section One so long as the constitutionally required percent of voters approve the Ordinance
17 at such election.

18 **SECTION THREE.** For the purposes of using the proceeds from the sale of the aforementioned
19 general obligation bonds for the aforementioned purposes, the City shall enter into a cooperation
20 agreement with the St. Louis Development Corporation and other applicable agencies and

1 instrumentalities. The final form of this cooperation agreement shall be approved by the Board of
2 Estimate and Apportionment and shall contain the following terms:

3 (a) Only single-family residential properties and multi-family residential
4 properties of six units or less owned by the Land Reutilization Authority of the City of St.
5 Louis, Missouri or other public entities may be stabilized and prepared for further private
6 redevelopment using bond proceeds;

7 (b) No more than \$30,000 of bond proceeds may be spent on any one single
8 family residential property and no more than \$50,000 of bond proceeds may be spent on
9 any one multi-family residential property, provided that the stabilization funded by bond
10 proceeds be limited to assuring water tightness (including work related to the roof, gutters,
11 tuckpointing, etc.), structural stabilization improvements, boarding up of the building, and
12 interior demolition necessary to prepare such properties for further private redevelopment;

13 (c) The contracting entity for all work associated with the repair, rehabilitation
14 and stabilization of qualifying residential properties shall ensure compliance with all
15 applicable minority and women-owned business and workforce requirements in Executive
16 Orders #28 and #47 and Ordinance No. 69427;

17 (d) Subject to applicable law regarding the sale of properties owned by the Land
18 Reutilization Authority of the City of St. Louis, Missouri, the St. Louis Development
19 Corporation shall develop a simplified and efficient program for selling properties that
20 were stabilized using bond proceeds, and such program shall include, to the extent feasible,
21 online property searches and bidding forms;

1 (e) Properties that have been stabilized using bond proceeds must be sold on a
2 property by property basis (and not in bulk) to the highest bidder on such property
3 (provided, however, that transfer of title shall not occur until the St. Louis Development
4 Corporation or its designee receives satisfactory evidence that the purchaser has sufficient
5 financing and capacity to further renovate the property into a quality housing unit and an
6 agreement from such purchaser that he or she will not request more than five years of 50%
7 real property tax abatement in connection with the further renovation of such property);

8 (f) The St. Louis Development Corporation and any other applicable agencies
9 and instrumentalities shall not undertake the stabilization of any properties using bond
10 proceeds unless the inventory of properties previously stabilized using bond proceeds and
11 available for sale under the program described herein is less than 200 properties; and

12 (g) Subject to applicable law regarding the sale of properties owned by the Land
13 Reutilization Authority of the City of St. Louis, Missouri, a portion of the proceeds from
14 the sale of any properties that were stabilized using bond proceeds shall be used for (i)
15 marketing the sale of other repaired, rehabilitated or stabilized properties, (ii) community
16 planning, and (iii) administering the program described herein.

17 **SECTION FOUR.** The Mayor and Comptroller and his or her designated representatives, with
18 the advice and concurrence of the City Counselor and after approval by the Board of Estimate and
19 Apportionment, are hereby further authorized and directed to make any changes to the documents,
20 agreements and instruments approved and authorized by this ordinance as may be consistent with
21 the intent of this ordinance and necessary and appropriate in order to carry out the matters herein

1 authorized, with no such further action of the Board of Aldermen or the voters of the City necessary
2 to authorize such changes by the Mayor or Comptroller or his or her designated representatives.

3 **SECTION FIVE.** If any section, subsection, sentence, clause, phrase or portion of this Ordinance
4 is held to be invalid or unconstitutional, or unlawful for any reason, by any court of competent
5 jurisdiction, such portion shall be deemed and is hereby declared to be a separate, distinct and
6 independent provision of this Ordinance, and such holding or holdings shall not affect the validity
7 of the remaining portions of this Ordinance.

FIRST AMENDED AND RESTATED COOPERATION AGREEMENT

THIS FIRST AMENDED AND RESTATED COOPERATION AGREEMENT (this “Agreement”) is entered into as of _____, 2025 , by and between The **CITY OF ST. LOUIS, MISSOURI** (the “City”), a Constitutionally Chartered city organized and existing under the laws of the State of Missouri, and **THE LAND REUTILIZATION AUTHORITY OF THE CITY OF ST. LOUIS, MISSOURI** (the “LRA”), a public corporation acting in a governmental capacity under the laws of the State of Missouri.

RECITALS

WHEREAS, The City of St. Louis, Missouri, is a body corporate and political subdivision of the State of Missouri, duly created, organized and existing under and by virtue of its charter, the Constitution and Laws of the State of Missouri;

WHEREAS, the Municipal Land Reutilization Law, Sections 92.700 through 92.920, Revised Statutes of Missouri, authorizes the LRA to accept unredeemed properties for back taxes within the City;

WHEREAS, Proposition NS (as defined herein), a proposition authorizing the City to incur debt by issuing and selling general obligation bonds for the purpose of stabilizing vacant residential properties, was submitted to the voters at the April 4, 2017 general municipal election in the City; and

WHEREAS, Proposition NS received more than four-sevenths, but not two-thirds, of the vote at the April 4, 2017 general municipal election in the City; and

WHEREAS, the City filed suit seeking a judgment on the pleadings declaring, among other things, that Proposition NS passed because it received the requisite four-sevenths voter approval provided by Article VI, Section 26(b) of the Constitution of the State of Missouri; and

WHEREAS, on September 13, 2018, the Circuit Court of the City of St. Louis, Missouri held, among other things, that Proposition NS passed and that pursuant to Article V, Section 5 of the City’s Charter, Proposition NS shall be an ordinance of the City; and no appeal having followed, Proposition NS is now an ordinance of the City; and

WHEREAS, Ordinance No. 70846 requires that the City and St. Louis Development Corporation and other applicable agencies and instrumentalities, including LRA, enter into a cooperation agreement for the purposes of using the proceeds from the sale of the general obligation bonds described in Ordinance No. 70846 for the aforementioned purposes; and

WHEREAS, more specifically, Ordinance No. 70846 requires that this Cooperation Agreement set forth the relationship between the City and the LRA, provide for the funding and contracting arrangements for the services to stabilize the properties owned by LRA within the City, and establish a program and for identifying property in need of stabilization and for selling the properties so stabilized; and

WHEREAS, Ordinance No. 70846 provides for the funding of a program for the City to continue to stabilize LRA-owned properties and for LRA to sell said properties so long as the number of properties so stabilized and available for sale, but unsold, is fewer than 200 in order that the program can continue within the extent of funds provided by Ordinance No. 70846 ; and

WHEREAS, Ordinance 70956, adopted by the City and effective as of May 2, 2019, authorized the funding and implementation of Proposition NS and authorized execution of a Cooperation Agreement between the City and LRA detailing the responsibilities and obligations of the Office of the Comptroller, Building Division, and LRA under Proposition NS; and

WHEREAS, that certain Cooperation Agreement between the City and LRA was entered into as of June 17, 2020; and

WHEREAS, the program has been in operation since 2020, and evaluations of its implementation have indicated the necessity of minor programmatic modifications to more effectively fulfill its intended purpose; and

WHEREAS, the City through its Comptroller has provided via Ordinance for issuance of general obligation bonds, notes and/or other obligations, in one or more series, for Proposition NS.

NOW, THEREFORE, in consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties agree as follows:

ARTICLE I.

Section 1.1 Amended and Restated Agreement

The Cooperation Agreement between the City and LRA entered into as of June 17, 2020 is hereby amended and restated as set forth herein.

Section 1.2 Definitions of Words and Terms.

The words and terms as used in this Agreement shall have the same meaning as provided in the Proposition NS Ordinances unless a different meaning is specifically provided below:

“*Agreement*” means this Cooperation Agreement, as from time to time amended in accordance with its terms.

“*Approving Ordinances*” means Ordinance No. 70956 and Ordinance No. _____, adopted by the City and effective as of _____ 2025, authorizing the issuance of bonds to generate Available Revenue.

“*Available Revenue*” means all net proceeds of the Approving Ordinances.

“*Building Division*” means that office created under Article XIII, Section 15 (e) of the Charter of the City.

“City” means the City of St. Louis, Missouri, a municipal corporation of the State of Missouri.

“City Administrative Costs” means an amount, as determined in the budget process, to be applied by the City to overhead expenses of the City for administration, supervision and inspection incurred in connection with the NS Project.

“Comptroller” means Comptroller of the City of St. Louis.

“LRA” means the Land Reutilization Authority of the City of St. Louis, political subdivision of the State of Missouri created pursuant to Sections 92.700 through 92.920, Revised Statutes of Missouri.

“LRA Administrative Costs” means an amount, as determined in the budget process, to be applied by the LRA to overhead expenses of the LRA for marketing the sale of repaired, rehabilitated or stabilized properties, community planning, and administering the NS Project.

“NS Project” means all the utilization of all Available Revenue for: (a) water tightness to include work related to the roof, gutters, tuck-pointing, etc.); (b) structural stabilization improvements; (c) boarding up of buildings; (d) interior demolition necessary to prepare properties for further private redevelopment; and (e) repairing or installing water and sewer connections.

“Proposition NS” means the proposition for the issuance and sale by the City of general obligation bonds, in an aggregate principal amount of not to exceed \$40,000,000 (of which no more than \$6,000,000 in aggregate principal amount shall be issued annually) for the purpose of stabilizing, within the limits described therein, residential properties owned by the LRA or other public entities.

“Proposition NS Ordinances” mean Ordinance No.70846 and Ordinance _____, adopted by the City and effective as of _____ 2025, outlining the parameters of the Proposition NS program.

“Work” means (a) water tightness to include work related to the roof, gutters, tuckpointing, etc.); (b) structural stabilization improvements; (c) boarding up of buildings; (d) interior demolition necessary to prepare properties for further private redevelopment; and (e) repairing or installing water and sewer connections.

Section 1.2 Rules of Interpretation. Words of the masculine gender shall be deemed and construed to include correlative words of the feminine and neuter genders. Unless the context indicates otherwise, words importing the singular number shall include the plural and vice versa, and words importing persons shall include firms, associations and corporations, including public bodies, as well as natural persons. All references in this Agreement to designated “Articles,” “Sections” and other subdivisions are, unless otherwise specified, to the designated Articles, Sections and subdivisions of this instrument as originally executed.

Section 1.3 Recitals. All of the above and foregoing Recitals are incorporated into and made a part of this Agreement.

**ARTICLE II.
REPRESENTATIONS**

Section 2.1 Representations by the LRA. The LRA represents as follows:

a. The LRA is a public corporation acting in a governmental capacity, duly organized and existing under the laws of the State of Missouri.

b. The LRA has authority to enter into this Agreement and to carry out its obligations under this Agreement. By proper action of its Board of Commissioners, the LRA has been duly authorized to execute and deliver this Agreement, acting by and through its duly authorized officers.

c. The execution and delivery of this Agreement, the consummation of the transactions contemplated by this Agreement and the performance of or compliance with the terms and conditions of this Agreement by the LRA will not conflict with or result in a breach of any of the terms, conditions or provisions of, or constitute a default under, any mortgage, deed of trust, lease or any other restriction or any agreement or instrument to which the LRA is a party or any order, rule or regulation of any court or governmental body applicable to the LRA.

d. There is no litigation or proceeding pending or, to the LRA's knowledge, threatened against the LRA affecting the right of the LRA to execute or deliver this Agreement or the ability of the LRA to comply with its obligations under this Agreement.

Section 2.2 Representations by the City. The City represents as follows:

a. The City is duly organized and existing under the laws of the State of Missouri as a constitutional charter city and is the political subdivision in which the LRA is located.

b. The City has authority to enter into this Agreement and to carry out its obligations under this Agreement. By proper action of its Board of Aldermen, the City has been duly authorized to execute and deliver this Agreement, acting by and through its duly authorized officers.

c. The execution and delivery of this Agreement, the consummation of the transactions contemplated by this Agreement, and the performance of or compliance with the terms and conditions of this Agreement by the City, will not conflict with or result in a breach of any of the terms, conditions or provisions of, or constitute a default under, any indenture, mortgage, deed of trust, lease or other agreement or instrument to which the City is a party or any of the constitutional or statutory rules or regulations applicable to the City.

d. There is no litigation or proceeding pending or, to the City's knowledge, threatened against the City affecting the right of the City to execute or deliver this Agreement or the ability of the City to comply with its obligations under this Agreement.

ARTICLE III.

ISSUANCE OF DEBT

Section 3.1 Debt. Pursuant to the Approving Ordinances, the Comptroller has taken the necessary action to issue debt, in a form acceptable to the Comptroller, for Available Revenue in an amount of not to exceed \$40,000,000 in the aggregate and no more than \$6,000,000 per year for NS Project. The annual amount may be reduced by funds returned by the LRA, as determined by the Comptroller, resulting from any return of the sale of stabilized properties made for the necessary Work plus Administrative Costs.

Section 3.2 Maintenance of Funds. The Comptroller shall maintain the Available Revenue on books within the Comptroller's office and shall make the necessary disbursements for the execution of the NS Project.

Section 3.3 Administrative Costs. The Comptroller shall project the City's Administrative Costs and the LRA Administrative Costs and recommend the same to the City's Budget Director at least annually, to be appropriated. These Administrative Costs shall be included with the Work in the calculation to determine the annual amount of debt to be issued, as aforesaid in **Section 3.1** herein.

ARTICLE IV. BIDDING, CONTRACTS AND IMPLEMENTATION

Section 4.1 Bids. The Building Division shall bid the necessary Work following the Charter and ordinances of the City.

Section 4.2 Contracts. After selection of a property as an eligible recipient of NS Project funds, the City and LRA select a contractor or contractors to perform the Work and enter into contracts for the Work.

Section 4.3 Completion of Work. The Contractor shall complete the Work required and shall submit their invoice to the Building Division, which shall inspect the Work performed and, if such Work is satisfactory, shall convey the invoice and approval for payment to the Comptroller, who shall process said invoice for payment.

Section 4.4 Limitations for Identified Properties. The parties acknowledge and agree that the LRA shall be responsible for identifying the properties in need of Work. The parties further acknowledge and agree that NS Project funds may be spent in a manner not to exceed the following:

- a. \$50,000 for a building less than 1,500 square feet in area;
- b. \$65,000 for a building at least 1,500 square feet and less than 2,500 square feet in area; and
- c. \$80,000 for a building 2,500 square feet or greater in area.

Section 4.5 Annual Adjustment. The maximum expenditures stated in **Section 4.4** shall be updated annually based on the change in the CPI-U or successor index as directed Proposition NS Ordinances. Notwithstanding the previous sentence, in no event shall the annual change in maximum expenditures exceed 5% or be less than 2%.

Section 4.6. Programmatic Implementation Framework. The City and LRA agree to follow the framework for implementing the Proposition NS program as provided in Exhibit A, attached hereto and incorporated herein.

**ARTICLE V.
LRA RESPONSIBILITIES**

Section 5.1 Program for Sale of Stabilized Properties. LRA shall develop a simplified and efficient program for selling properties stabilized using NS Project funds consistent with the Proposition NS Ordinances.

Section 5.2 Identification of Properties. LRA shall identify the properties that require stabilization under NS Project. Upon identification, the location by street address shall be forwarded to the Building Division.

Section 5.3 Limitation on LRA's Identification. The parties shall not undertake the stabilization of any property using the Available Revenue unless the inventory of property previously stabilized and available for sale under NS Project but unsold is less than 200 properties.

Section 5.4 Expenditure of Sales Proceed. LRA shall expend the proceeds of sales of properties stabilized with NS Project funds only in the manners authorized by the Proposition NS Ordinances or The Municipal Land Reutilization Law, Sections 92.700 – 92.930 of the Revised Statutes of Missouri.

**ARTICLE VI.
GENERAL PROVISIONS**

Section 6.1 Successors and Assigns. This Agreement shall be binding on and shall inure to the benefit of the parties named herein and their respective heirs, administrators, executors, personal representatives, successors and assigns.

Section 6.2 Remedies. Except as otherwise provided in this Agreement, in the event of any default in or breach of any term or condition of this Agreement by either party, or any successor, the defaulting or breaching party (or successor) shall, upon written notice from the other party (or successor), proceed immediately to cure or remedy such default or breach, and, shall, in any event, within thirty (30) days after receipt of notice, commence to cure or remedy such default. If such cure or remedy is not taken or not diligently pursued, or the default or breach is not cured or remedied within a reasonable time, the aggrieved party may institute such proceedings as may be necessary or desirable in its opinion to cure and remedy such default or breach, including without limitation proceedings for injunctive relief or proceedings to compel specific performance by the defaulting or breaching party, provided that such legal proceedings shall only affect property as to which such default or breach exists and shall not affect any other rights established in connection with this Agreement or any other property within the LRA which has been or is being developed or used in accordance with the provisions of this Agreement.

Section 6.3 Notices. Any notice, demand, or other communication required by this Agreement to be given to either party hereto to the other shall be in writing and shall be sufficiently given or delivered if dispatched by certified United States first class certified mail, return receipt required, postage prepaid, addressed as follows:

If to The LRA:

Land Reutilization Authority of the City of St. Louis
1520 Market Street, Suite 2000
St. Louis, MO 63103
Attention: Executive Director

If to the City:

City of St. Louis
City Hall, Room 212
1200 Market Street
St. Louis, Missouri 63103
Attention: Comptroller

With a copy to:

City Counselor
City Hall, Room 314
1200 Market Street
St. Louis, Missouri 63103
Attention: City Counselor

With a copy to:

Armstrong Teasdale
Suite 1800
7700 Forsyth Blvd.
St. Louis, Missouri 63105
Attention: Thomas J. Ray

or to such other address with respect to either party as that party may, from time to time, designate in writing and forward to the other as provided in this paragraph.

Section 6.4 Choice of Law. This Agreement shall be taken and deemed to have been fully executed, made by the parties in, and governed by the laws of the State of Missouri for all purposes and intents.

Section 6.5 Entire Agreement; Amendment. The parties agree that this Agreement constitutes the entire agreement between the parties and that no other agreements or representations other than those contained in this Agreement have been made by the parties. This

Agreement shall be amended only in writing and effective when signed by the authorized representatives of both parties.

Section 6.6 Counterparts. This Agreement may be executed in multiple counterparts, each of which shall constitute one and the same instrument.

Section 6.7 Severability. If any term or provision of this Agreement is held to be unenforceable by a court of competent jurisdiction, the remainder shall continue in full force and effect, to the extent the remainder can be given effect without the invalid provision.

Section 6.8 Representatives Not Personally Liable. No official, agent, employee, or representative of the City shall be personally liable to the LRA, and no official agent, employee, or representative of the LRA shall be personally liable to the City, in the event of default or breach by any party under this Agreement, or for any amount which may become due to any party or on any obligations under the terms of this Agreement.

Section 6.9 Mutual Assistance. The parties agree to take such actions, including the execution and delivery of such documents, instruments, petitions and certifications supplemental hereto, and the obtaining of grants of access to and easements over public property as may be necessary or appropriate to carry out the terms, provisions and intent of this Agreement and which do not impair the rights of the affected party as such rights exist under this Agreement, and to aid and assist each other in carrying out said terms, provisions and intent; provided that nothing herein shall be construed to obligate the City, acting as a party hereto, to grant municipal permits or other approvals it would not otherwise be obligated to grant, acting as a political subdivision or in its capacity as the local community improvement authority, absent this Agreement. Without limiting the generality of the foregoing, the LRA agrees to execute and deliver any necessary Continuing Disclosure Agreement with respect to the debt in customary form and content, and such other certificates and instruments as may be necessary in the opinion of Bond Counsel in connection with the issuance of the debt, provided that such certificates and instruments do not impose any material pecuniary liability upon the LRA.

ARTICLE VII. MISCELLANEOUS

Section 7.1 Mutual Release. Neither the City nor the LRA shall be liable to the other for damages or otherwise in the event that this Agreement is declared invalid or unconstitutional in whole or in part by the final judgment of any court of competent jurisdiction, and by reason thereof either the City or the LRA is prevented from performing any of the covenants and agreements herein. All covenants, stipulations, promises, agreements and obligations of the City and the LRA shall be deemed to be the covenants, stipulations, promises, agreements and obligations of the City and the LRA and not of any of their governing body members, officers, agents, servants or employees in their individual capacities. No elected or appointed official, employee or representative of the City or the LRA shall be personally liable to the other party in the event of a default or breach by any party under this Agreement.

Section 7.2 Additional Covenants of the LRA. The LRA shall keep proper books of records and accounts in which full, true and correct entries will be made of all dealings or

transactions of or in relating to its business affairs in accordance with generally accepted accounting principles consistently applied, and will furnish to the City such information as it may reasonably request concerning the LRA, including such statistical and other operating information requested on a periodic basis, in order to enable the City to determine whether the covenants, terms and provisions hereof have been complied with. In addition, the LRA shall furnish a copy of its annual financial statements to the City (audited, if available) within 180 days following the end of each fiscal year of the LRA.

Section 7.3 Open Meetings and Records of the LRA. The LRA will comply with Chapter 610 of the Revised Statutes of Missouri, as amended, as it pertains to political subdivisions such as the LRA, by adopting an open meeting and records policy. The LRA will provide notice of the time, date and place of each meeting and tentative agenda of such meeting as provided in its open meeting and records policy to the City's advisor to the LRA's Board of Commissioners. The City agrees that it will, upon receipt of a notice and agenda from the LRA, post the notice and agenda for each meeting of the LRA in compliance with the requirements of Chapter 610 of the Revised Statutes of Missouri, as amended.

ARTICLE VIII. TERM

Section 8.1 Term of Agreement. This Agreement and all of the rights and obligations of the parties hereunder, shall terminate upon the expiration of Available Revenues and the expiration of funds returned by the LRA, as set forth in **Section 3.2** herein.

[Remainder of page intentionally left blank.]

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed by their respective officers or officials.

CITY OF ST. LOUIS, MISSOURI

By: _____
Comptroller

[SEAL]
Attest:

City Register

Approved as to Form:

City Counselor

**THE LAND REUTILIZATION
AUTHORITY OF THE CITY OF ST. LOUIS,
MISSOURI**

By: _____
Executive Director

[SEAL]
Attest:

_____, Secretary

EXHIBIT A: Proposition NS Implementation Framework

Guiding Principles of Proposition NS Implementation

- Transparent Process
- Community Informed Oversight
- Creation of Building Nomination Process for Residents
- Publicly Accessible Data and Outcomes
- Catalyst for Neighborhood Reinvestment & Workforce Development
- No Land Reutilization Authority (LRA) Buildings Under the Status of “Optioned” are Eligible for Prop NS funds; Only “Available” Buildings

Policy Framework: The City’s Proposition NS Policy has been developed within the limits described in the Proposition NS Ordinances. With the exception of a proposed 15 building pilot project, NS Project funds will not be spent to stabilize LRA buildings until a policy has been fully developed and officially adopted by the LRA Board of Commissioners (“LRA Commission”).

1. Property Analysis
2. Property Selection
3. Stabilization Contracts
4. Contract Monitoring, Inspections & Quality Assurance
5. Data Tracking & Publication
6. Property Marketing & Sales

Property Nominations

Any city resident, neighborhood organization, or property owner subject to paying the property tax supporting the NS Project may submit publicly disclosed stabilization nominations to be reviewed by City staff, SLDC staff, and the Stabilization Advisory Committee. Acceptance of public submissions shall be guided by the following:

- The submission window will be open all year.
- All nominations reviewed by City and SLDC staff and analyzed using the building rating (rubric) system.
- Submitted to Stabilization Advisory Committee for review and recommendation.
- All public nominations will be recommended for approval or denial by Stabilization Advisory Committee.
- Online nomination form developed in consultation with petitioners and stakeholders.
- All nominations will be submitted to LRA Commission for final approval or denial accompanied by recommendation of Stabilization Advisory Committee.

Property Analysis

A simple and transparent LRA inventory analysis and rating system (or *rubric*) will provide the most streamlined opportunity to efficiently and effectively guide the implementation of the NS Project. LRA and the Building Division will establish the LRA inventory structural analysis and rating system, including:

- Analysis of all existing LRA buildings, and upon intake of future buildings.
- Buildings analyzed and evaluated for the various outcomes to include: Stabilization, Demolition, or Sale.
- Objective structural analysis criteria informed by national best practices performed by personnel in the Building Division and St. Louis Development Corporation (SLDC) with the informed assistance of the Cultural Resources Office (CRO), Planning and Urban Design Agency (PDA), other applicable City agencies, and local stakeholders (e.g. Landmarks, SLACO, etc.).
- Structural Analysis performed Building Division Inspectors or other qualified staff.

Property Selection

Based upon relevant considerations, including structural analysis data; ratings; Market Value Analysis; City and SLDC staff expertise; adopted neighborhood and redevelopment plans; and Stabilization Advisory Committee feedback, buildings nominated for stabilization shall be evaluated for the best chance of becoming reoccupied tax-generating homes for St. Louis residents, and/or buildings that have significant historic merit which will contribute to the revitalization of existing neighborhood conditions and real estate market viability.

Stabilization Advisory Committee: *Public meetings of the Stabilization Advisory Committee shall occur at least three times annually, or as necessary for the successful implementation of the NS Project.* The Stabilization Advisory Committee shall:

- Review all stabilization recommendations and analysis provided by City and SLDC staff.
- Review all stabilization candidate nominations and recommend those for approval or rejection to LRA Commission.
- Provide feedback regarding recommendations in order to inform the nominee of reason(s) for approval or denial by the committee.
- Provide additional technical expertise and oversight to the process.

The Stabilization Advisory Committee shall be a seven-member body consisting of:

- Three (3) members appointed by the Mayor, serving staggered two (2) -year terms; and
- Four (4) members appointed by the Alderpersons from the four (4) Wards with the highest percentage of vacant LRA-owned buildings eligible for stabilization with NS Project funds, serving two (2) -year terms.
 - Starting the first day of January following execution of this Agreement, SLDC shall review LRA inventory and determine which Wards contain the highest percentage of vacant LRA-owned buildings. SLDC shall advise the Alderpersons

of each such Ward of their authority to appoint members to the Stabilization Advisory Committee.

- o If, as a result of the review described above, a Ward is no longer one of the four (4) Wards with the highest percentage of vacant LRA-owned buildings, then the term of the member appointed by the Alderperson from such Ward shall immediately terminate.
- *Advisory Committee member background or expertise should include some of the following: **Structural Engineer, Architect, Construction, Licensed Contractor, Real Estate, Historical Preservation, Urban Planning***

All members appointed to the Stabilization Advisory Committee serve at the pleasure of their appointing authority and may be removed by such appointing authority at any time and for any reason. Each member on the Stabilization Advisory Committee shall continue to serve until such time as they are removed pursuant to the terms of this Agreement or until their successor is duly appointed.

Stabilization Advisory Committee members shall attend no less than 50% of meetings each calendar year. If a member is absent more than 50% of meetings in a calendar year, as determined by their date of appointment, then the following year, beginning on the first day of January, the absentee member shall be removed from the Stabilization Advisory Committee and the respective appointing authority shall appoint an interim member to complete the remainder of the absent committee member's term.

In the event any seat on the Stabilization Advisory Committee is vacant for more than sixty (60) calendar days, the LRA Commission may appoint an interim member to serve until such time as the appropriate appointing authority appoints a member to fill the vacancy.

All members appointed to the Stabilization Advisory Committee shall, upon assuming their position on the Stabilization Advisory Committee, execute a conflict of interest disclosure stating all Substantial Interests, as defined in Chapter 105 RSMo., they or member of their family within the second degree of consanguinity have relating to such service on the Stabilization Advisory Committee. No committee member may receive remuneration, compensation, emolument, or other form of profit relating to their service on the Stabilization Advisory Committee. All members shall recuse themselves from any vote(s) related to a property which sits on the same City block as real property where such member(s) have a Substantial Interest.

The Stabilization Advisory Committee will be supported professionally and administratively by City and SLDC staff.

Final Approval of Properties for Stabilization. The LRA Commission will review all stabilization candidate nominations regardless of determination by the Stabilization Advisory Committee. The LRA Commission is the final approving authority as to the utilization of NS Project funds to stabilize LRA-owned buildings.

Stabilization Contract Monitoring, Inspections & Quality Assurance

Contracting for stabilization work funded with NS Project funds is initiated, monitored, and approved by Building Division staff, in collaboration with Prop NS staff at SLDC.

The Building Division shall be responsible for:

- Creating a scope of work to be completed for each property approved by the LRA Commission for stabilization.
- Making each project publicly available for bid.
- Reviewing bids and, in collaboration with Prop NS staff at SLDC, selecting contractors to execute the Work.
- Executing contracts with selected contractors and routing contracts for execution by the Comptroller. The submission of a final or 100% invoices to the Comptroller for payment shall be accompanied by signed certifications by Prop NS staff at SLDC and the Building Division that the Work has been completed and is acceptable.
- Monitoring stabilization work to ensure compliance with requirements of the Proposition NS Ordinances, this Agreement, and City of St. Louis building codes.
- Approving invoices for payment of Work and forwarding of payment requests to the Comptroller.
- Prior to 50% completion of the Work and prior to final invoice and payment approval, inspecting of each property receiving Work, including all items outlined in initial scope of work.
- After final inspection, invoices and payments have been completed, accompanying Prop NS staff at SLDC for a walkthrough of each stabilized property.
- Assigning not less than [Number] Building Division inspectors to carry out the above-described responsibilities. It shall be the inspector's full-time duty to carry out the Building Division's responsibilities listed above. The salaries for such inspectors may be chargeable to Available Revenue.

LRA shall be responsible for executing any documents necessary to secure the administrative support from Prop NS staff at SLDC to assist with the performance of LRA's responsibilities in this Agreement.

Data Tracking & Publication

All Prop NS data will be made publicly accessible and published online at regular intervals, in partnership with the City's Information Technology Services Agency.

Published Data Includes (but not limited to):

- Buildings stabilized
- Building analysis & rating system (*or rubric*)
- Stabilization nomination form
- Public stabilization nominations
- Public nominations recommended for stabilization / not recommended

- Prop NS buildings sold by LRA
 - Prop NS buildings reoccupied
 - All Prop NS buildings tracked for duration of bond issuance plus an additional year
 - Contractors performing work
 - Annual reporting data & total expenditure of Prop NS funds
-
- Annual inflation adjustments per-property cap in accordance with the CPI-U

Property Marketing & Sales

Pricing and sale of property stabilized using NS Project funds will be done in accordance with the Proposition NS Ordinances and LRA sales policy adopted by the LRA Commission. All property stabilized using NS Project funds will be sold in a manner consistent with the Proposition NS Ordinances and any other applicable ordinance or Missouri statute.

Summary
Board Bill Number 97
Introduced by Alderwoman Shameem Clark-Hubbard
November 7, 2025

Pursuant to **Ordinance Number 68937** the proposed bill authorizes the honorary street name Kym Kimberli's Way, which shall begin at the intersection of Deer Street and Evans Ave and run North on Deer Street to the intersection of Martin Luther King BLVD.

BOARD BILL NUMBER 97 INTRODUCED BY ALDERWOMAN SHAMEEM CLARK - HUBBARD

1 An Ordinance authorizing the honorary street name Kym Kimberli’s Way pursuant to
2 **Ordinance Number 68937**, which shall begin at the intersection of Deer Street and run North on
3 Deer Street to the intersection of Martin Luther King BLVD.

4 **WHEREAS**, Kymberli Jean Smith’s path to some could be considered "unorthodox", however
5 she was a true believer who exuded God's love to others. Likewise, her interaction with people
6 exemplified her spiritual relationship and the goodness of God's grace; and

7 **WHEREAS**, Kymberli’s life was a true demonstration of how to LIVE LIFE TO THE
8 FULLEST! She departed this world, but life for the believer has no end. Still, her presence will
9 be missed, leaving a mark on the hearts of all who encountered her, which cannot be erased

10 **BE IT ORDAINED BY THE CITY OF ST. LOUIS, AS FOLLOWS:**

11 **SECTION ONE.** The honorary street name Kym Kimberli’s Way shall begin at the intersection
12 of Deer Street and Evans Ave and run North on Deer Street to the intersection of Martin Luther
13 King BLVD.

14 **SECTION TWO.** Pursuant to **Ordinance Number 68937**, at least sixty percent of all registered
15 voters and / or persons owning a business on Deer Street between the intersections of Deer Street
16 and Evans Ave and Martin Luther King BLVD have signed a petition in support of this honorary
17 street name.

18 **SECTION THREE.** Upon receipt of payment for manufacturing and installing the honorary
19 street signs, the Director of Streets shall install the honorary the street signs, “Kym Kimberli’s
20 Way” at the intersections of Deer Street and Evans Ave.

