



**AGENDA
CITY OF CREVE COEUR
ECONOMIC DEVELOPMENT
COMMITTEE
CITY COUNCIL CHAMBER
SEPTEMBER 17, 2024
8:00 AM**

CALL TO ORDER

ROLL CALL

UNFINISHED BUSINESS

- 1. Approve Economic Development Committee Meeting Minutes from July 16, 2024.**
- 2. Election of Chair and Vice-Chair for Fiscal Year 2025**

NEW BUSINESS

BUSINESS FROM STAFF

- 3. Development Update - Jason Jaggi**

NEXT MEETING DATE

**Tues., Nov. 19, 8 AM
Summary:**

ADJOURNMENT

Posted by: _____

Date/Time posted: _____

If you need special accommodations to attend a meeting, services may be arranged by contacting the Office of the City Administrator in advance.



**MINUTES
CITY OF CREVE COEUR
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COMMITTEE
CITY COUNCIL CHAMBER
JULY 16, 2024
8:00 AM**

CALL TO ORDER

Chair Ned Maniscalco called the meeting to order at 8:05 a.m.

ROLL CALL

Committee Chair Ned Maniscalco - present
Committee Vice Chair David Morris - present
Committee Member Warren Davis - absent
Committee Member Roger Levy - absent
Committee Member Jonathan Sher - absent
Committee Member Lucas Stauder - present
Committee Member Ramaa Vissa - present

Others in attendance: Mayor Robert Hoffman, City Administrator Mark Perkins, Director of Community Development Jason Jaggi, Assistant City Administrator Sharon Stott, and St. Louis County Council Candidate Nicole Greer.

Others absent: Council Liaison Mark Manlin

UNFINISHED BUSINESS

1. Approve Economic Development Committee Meeting Minutes from March 19, 2024.

David Morris moved, seconded by Lucas Stauder, to approve the EDC Meeting minutes from March 19, 2024. The motion passed unanimously.

RESULT: Approved

MOVER: David Morris

SECONDER: Lucas Stauder

AYES: Ned Maniscalco, David Morris, Lucas Stauder, Ramaa Vissa

NAYS: None

NEW BUSINESS

2. Election of Chair and Vice Chair for Fiscal Year 2025

Ned Maniscalco accepted nominations for chair and vice-chair of the EDC for Fiscal



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Year 2025. Mr. Maniscalco offered to continue serving as chair until a replacement is determined.

Ned Maniscalco moved, seconded by David Morris, to defer the election of the EDC chair and vice-chair until September 17, 2024. Motion passed unanimously.

RESULT: Defer Election of Chair and Vice-Chair to September 17, 2024
MOVER: Ned Maniscalco
SECONDER: David Morris
AYES: Ned Maniscalco, David Morris, Lucas Stauder, Ramaa Vissa
NAYS: None

BUSINESS FROM STAFF

3. Development Updates - Jason Jaggi

Jason Jaggi provided a brief development update on the following items:

- **M1 Bank** - Permits have been issued, and construction fencing has been installed.
- **Olive Boulevard & Ballas Road** - The project is on hold indefinitely.
- **Escrow Permits** - The City is considering increasing the minimum escrow threshold from \$5,000 to \$20,000 per project to reduce administrative costs for small construction projects.
- **First Bank** - The ribbon cutting was held in May, and the building is open and occupied. Mark Perkins added the overhead power lines will be removed in the next couple of months from 270 to Bristol Restaurant with assistance from Olive TDD funds.

Mark Perkins provided a brief development update on the following items:

- **Olia Village** - The City anticipates the final agreement will be received any day, with construction fencing installation, tree removal, grading, and infrastructure work beginning in two to four weeks.
- **39N** - The office for 39N was relocated into Benson Hill to a more expansive and



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collaborative space, a new staff member with ag tech industry experience was hired, and there are a couple of significant real estate prospects for vacant buildings in the area.

- **Plein Air Art Event** - The event held in July was successful, seven artists sold their Creve Coeur-focused artwork, and the highest-selling artwork was sold for \$1000.

David Morris stated the corporate office footprint is shrinking.

Ned Maniscalco stated the City is celebrating its 75th anniversary on Thursday, August 8 at the Summer Concert Series in Millennium Park, where Rock Opera will perform.

Lucas Stauder asked about St. Monica's School closing, to which Mr. Perkins replied the City was not contacted about the closing beforehand, nor does it know what may become of the building.

NEXT MEETING DATE

Tues., Sept. 17, 2024 @ 8 AM

ADJOURNMENT

Lucas Stauder moved, seconded by David Morris, to adjourn the meeting. Meeting ended at 8:45 a.m.

RESULT: Adjourn

MOVER: Lucas Stauder

SECONDER: David Morris

AYES: Ned Maniscalco, David Morris, Lucas Stauder, Ramaa Vissa

NAYS: None