

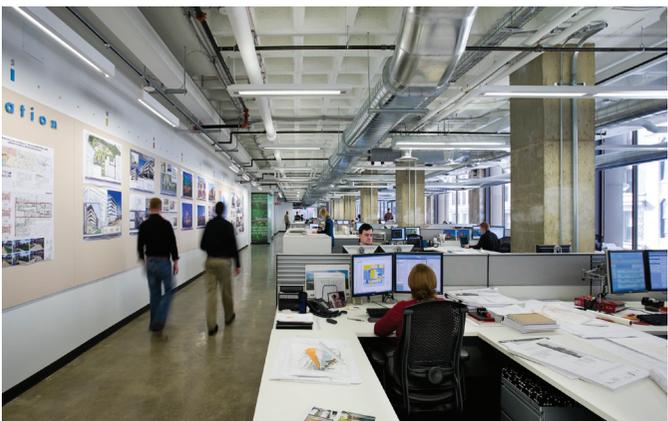
SLDC

ST. LOUIS DEVELOPMENT CORPORATION

Keeping St. Louis in Business



ANNUAL REPORT 2009



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ST. LOUIS DEVELOPMENT CORPORATION

Mission

To stimulate the market for private investment in City real estate and business development and improve the quality of life for everyone who lives in, works in and visits the City of St. Louis

Principles

- Allow the private sector to take the lead wherever possible within an overall land use plan
- Forge strong partnerships between the private sector, elected officials and development agency staff
- Solicit, respond to and cooperate with private initiatives
- Leverage maximum amount of private and other governmental investment

Business Goals

- Create an attitudinal and regulatory climate that enables existing and new businesses to flourish
- Foster the physical development of areas attractive to modern businesses and their employees
- Attract, retain, and create businesses that provide jobs and services for City residents, workers and visitors
- Create a self-sufficient market for the City's business property

Residential Goals

- Make City neighborhoods places where more people choose to live
- Create an attitudinal and regulatory climate that enables new construction and rehabilitation of homes to flourish
- Meet the special housing needs of the City's population

photos

Cover: Renaissance Financial; I Live in Old North, Clare Wolff; All-Star Game, AFP PHOTO/Tim Sloan via Newscom; Tin Can; Lange-Stegmann; Citygarden, Michael Behrens; Inside cover: MBE Spotlight Reception; Culinaria, stlouiscare.com; Halcyon, Brian Cassidy; Crown Candy, Robert Crowe; Arcturus; Back cover: Old Post Office Plaza; Bowood Farms, Jerry Naunheim, Jr.; Indigo Hotel St. Louis



Francis G. Slay
Mayor, City of St. Louis



Rodney Crim
Executive Director, SLDC

From the Mayor and Executive Director

Each year, it is our pleasure to recognize the contributions made by the City's business community on the occasion of the City of St. Louis Business Celebration Luncheon.

Our business community is the backbone of the City and the region. Our businesses provide jobs for families and goods and services for our local and global neighborhoods, and they generate tax revenues for government services to make St. Louis cleaner, safer, and stronger. Our businesspeople give their time, energy, and money to help make the world around us a better place.

We extend our deepest thanks and congratulations to the 2009 business award winners for their roles in moving our City forward. Equally important, we also extend our thanks to all of our businesspeople for working with us throughout the year, and we extend our congratulations to all of our businesspeople on our progress. It is their belief in our City's future that has helped us experience success. Each and every one of the people who work in our businesses and each and every one of our citizens is an essential member of our team that is working hard to make our City great.

In spite of the economic climate, a lot of new and visible investment is taking place downtown and throughout the City. As you read this report, be sure to take note of the wide

range of new development. No aspect of a 24/7 urban lifestyle is going unexplored—or unbuilt. And we are adapting to and embracing a wide variety of change.

Our City has inherent sustainability and our City is growing "green" — in many ways. Citygarden and Old Post Office Plaza have added wonderful new urban green space to downtown. More and more of our developments — new and rehabilitated — are LEED-certified. We are seeking LEED certification for our two new City "replexes" in north and south St. Louis. We are auditing our civic buildings to identify how to make them more efficient. And the region's bike trails, greenways and new stores specializing in green products are helping City residents incorporate "green" into their daily lives.

Our progress continues to attract national attention on a number of fronts. During the summer, we were proud to be one of six cities honored by the U.S. Conference of Mayors for leadership in green initiatives and for green jobs training.

We are thrilled with our successes of today — but we know there is still much to be done. Tomorrow, the City will be even better as the initiatives now underway reach fruition — and as we dream new dreams and work together to make them reality.

We thank all of you for your help.

Business Celebration Luncheon 2009 Award Winners

Businesses of the Year

Businesses of every size that have made special commitments to or investments in the City:

Anthem Blue Cross and Blue Shield
Bowood Farms
Butler's Pantry
Culinaria - A Schnucks Market
Elantas PDG, Inc.
Habitata Building Products LLC
Hotel Indigo St. Louis
J. Williams Mechanical Contracting
Lange-Stegmann
Renaissance Financial
TurnGroup Technologies, LLC
Vector Communications
Weissman Theatrical Supply, Inc.

Special recognition for long-time businesses that enhance quality of life in our neighborhoods:

6 North Coffee Company
Big River Running Company
Carper Casket Company
Centro Modern Furnishings

Cox Furniture
Crepes in the City
Customworks Golf Clubs
Designing Flowers
Dunaway Books
El Burrito Loco
Geoffrey J. Seitz, Violinmaker
Great Eagle-All Die
Joe's Clothes
LaVogue Beauty Salon
Local Harvest Grocery
Lonnie's Auto Body
Marcus Hardware
Pets in the City
Piekutowski's European Style Sausage
Southern Floral Shop
Southside True Value Hardware
St. Louis Auto and Truck Repair
Tayler Made Barber Shop
The Mahler Ballroom
Tracy M. Reed, DPM, LLC
Trattoria Marcella
Urban Eats Cafe & Urban Arts Collective
Venice Cafe

Developers/Developments of the Year

Real estate development projects that most dramatically convert a catalytic vision for the City into bricks and mortar:

3949 Lindell
9 North Euclid
Crown Square
Highlands Plaza Two
Moonrise Hotel
Villa Lighting Supply, Inc.
Washington University in St. Louis

Quality of Life Award

Organizations and initiatives that improve quality of life for City residents and businesses through their dedication and hard work:

Citygarden
• Gateway Foundation

Old Post Office Plaza

- Danforth Foundation
- Downtown Now
- Gateway Foundation
- US Bank Community Development Corporation

Today and Tomorrow Educational Foundation

Mayor's Award

Organizations that have shown leadership and acted as special catalysts for economic development in the City:

International Institute of St. Louis
Small Business & Technology Development Center/University of Missouri Extension
St. Louis Minority Business Council

DOWNTOWN

The focal point of the entire metropolitan region is thriving. Companies are renewing their leases and expanding their operations. New retail businesses are opening, especially in the area surrounding the Old Post Office. Developers converting vacant buildings into condos and apartments for lease are serving downtown's growing population — now 12,000. And two new parks featuring world-class contemporary sculpture are destinations for downtown workers, residents, conventioners and tourists.



Citygarden features fountains, sculptures, a cafe and spectacular landscaping.

Citygarden

Downtown's new \$30 million sculpture garden, Citygarden, is delighting everyone — children, art lovers, tourists and workers.

During the June 30th dedication ceremony, Mayor Francis G. Slay expressed his belief that the garden would serve as a catalyst for the development of the entire Gateway Mall and the rest of Downtown.

"With one stroke, Citygarden has made downtown far more attractive as a place to do business and as a place to live. Downtown's 12,000 residents suddenly have one of the coolest urban parks in the country in their backyard," Slay said.

The 2.9-acre garden, occupying the two blocks between Eighth and Tenth and Chestnut and Market Streets, was funded by the Gateway Foundation. The space features 24 contemporary art works, a state-of-the-art video wall, fountains, spectacular landscaping inspired by the area's great rivers, and a café.

The City owns the site improvements and will continue to own the land. The Gateway Foundation owns the art and has agreed to maintain the site for the next 15 years.

Culinaria

Downtown's residents and commuters now have a new full-service grocery store and pharmacy. Culinaria, a Schnucks Market located on the ground floor of the Ninth Street Garage, opened its doors on August 11, 2009.

The 21,000-square-foot \$7 million store also boasts a mezzanine featuring a wine bar and customer seating area, a Kaldi's coffee bar, prepared meals, and a salad bar.

The new store employs 70 workers.

Old Post Office Plaza

Located at Locust Street between Eighth and Ninth streets, a former surface parking lot is now a wonderful new plaza featuring a sculpture of Icarus by artist Igor Mitoraj and a three-story waterfall. The \$8 million Old Post Office Plaza made its debut in April.



Kris Kleindienst, Left Bank Books

Left Bank Books

Late last year, Left Bank Books, a long-time fixture in the Central West End, opened a satellite location in downtown St. Louis. The independently owned bookseller occupies 5,500 square feet of space on the ground floor of a building at 321 N. Tenth Street. Kris Kleindienst, Jarek Steele and Barry Leibman own Left Bank Books, which opened its first bookstore in 1969.

Committing to Downtown

WellPoint Inc., parent of Anthem Blue Cross and Blue Shield in Missouri, recently decided to keep its Anthem office at 1831 Chestnut Street and to relocate 300 employees from its HealthLink office in Creve Coeur to downtown. The company had been scouting other real estate in the region.

The City provided several incentives designed to induce Anthem to remain and HealthLink to relocate. The Chestnut Street property will undergo renovations to accommodate the HealthLink employees.

In July, UMB Bank signed a long-term lease to remain Downtown at Market Street and Broadway. The bank will invest \$2.8 million in renovations and equipment. According to Tom Chulick, UMB's St. Louis chairman and chief executive, the bank conducted a regional search for space before opting to remain Downtown.

Arcturis recently moved to the second floor of the Laclede Gas Building at 720 Olive Street from another downtown location at 19th and Pine Streets.

Mayor Slay recognized Arcturis with a Spirit of St. Louis Award in July.

"We're honored to receive this award and will continue to be committed to Downtown and its growth," said Arcturis founder and president Pat Whitaker at the presentation ceremony.



Tom Chulick



Pat Whitaker



WellPoint Inc., parent company of Anthem Blue Cross and Blue Shield in Missouri, recently decided to keep its Anthem office at 1831 Chestnut Street and move 300 employees from Creve Coeur to Downtown.



Blue Urban's GW Lofts

Downtown West

One of the hottest areas in the region is Downtown West defined by Cole Street to the north, Chouteau Avenue to the south, Tucker Boulevard to the east and Jefferson Boulevard to the west.

Blue Urban's GW Lofts is just across the street from Downtown West's western boundary at 2615 Washington Avenue. According to the developer, all of the lofts were rented within eight weeks after completion last year at prices ranging from just under \$900 to just more than \$1,100 per month. The \$14 million renovation features distinctive bright-hued exteriors.



Culinaria, a Schnucks Market, is located just west of the Old Post Office. In addition to groceries, the store features prepared meals and a salad bar.

IN THE NEIGHBORHOODS

The City owes its character to its 79 neighborhoods. Working in conjunction with neighborhood business associations and various City departments and through initiatives aimed at creating "curb appeal" for the business and property owner, SLDC is helping revitalize and stabilize neighborhood commercial districts with public improvements, façade improvements, new restaurants, coffee shops, retail and grocery stores, parks and festivals.

Morgan Ford

Morgan Ford Business District, located just south of Tower Grove Park, has seen a remarkable rebirth during the last three years — the six-block strip is new, hip and eclectic. Think pet parade or gourmet wood-fired pizzas at Three Monkeys.

One of Morgan Ford's unique features is that a few long-term successful businesses from other areas determined that the district is an ideal place to expand and purchase property. Vintage Haberdashery and The Future Antiques are examples of this trend. And Local Harvest Grocery saw a niche for a deli/café and opened its Local Harvest Deli across the street.



Sean Thomas, executive director of the Old North St. Louis Restoration Group, is helping to add Crown Village to the Old North St. Louis skyline.

14th Street's Crown Village

Located just north of Downtown, Old North St. Louis is home to a diverse and energetic community that has captured the imagination and sweat equity of young rehabbers and entrepreneurs.

New on the horizon is Crown Village, a \$32 million overhaul of a strip of 14th Street. This work includes reopening the street to cars, replacing a pedestrian mall that was built in the 1970s.

Spearheaded by Alderwoman April Ford-Griffin and the Old North St. Louis Restoration Group in conjunction with the Regional Housing and Community Development Alliance, partnerships have been formed with banks and foundations that are producing 34,000 square feet of street-level commercial and retail space as well as new homes for rent on the historic structure's upper floors.

Utilizing state and federal historic tax credits, New Markets Tax Credits, affordable housing tax credits, City capital

improvement funds, federal transportation funding, and a number of grants, Crown Village will include a fashion boutique, hair salon/spa, restaurant, gourmet sandwich shop and art gallery.

Among the new anchor businesses is The Urban Studio Café, a nonprofit café that uses the arts to develop individual skills, build community assets, promote self-confidence, and strengthen sense of community. The organization is a Washington University Skandalaris Center Social Entrepreneurship and Innovation Competition award winner and the recipient of a \$30,000 seed capital grant from the Incarnate Word Foundation.

Urban Studio joins long-time Old North St. Louis businesses like Crown Candy Kitchen, Boss Manufacturing, a sheet metal fabricator, Hy-C Company Inc., which makes chimney liners and caps, and Marx Hardware, which dates back to 1875.

Natural Bridge Road

Running nearly the entire length of the City through four wards and parallel to Interstate 70, Natural Bridge Road is a wide thoroughfare, named in the mid-19th century for the original right-of-way that passed over a natural stone arch above Rocky Branch Creek, near the present Salisbury Street.

Today, as in years past, Natural Bridge serves as a major commercial corridor serving the residents of North St. Louis. Home to numerous small businesses including grocery stores, restaurants, hair salons, clothing stores and flower shops, Natural Bridge also hosts strong community institutions like the Julia Davis Branch Library, banks and churches.

Among the many Natural Bridge retailers is Daisy Young, who owns Designing Flowers, located just east of Union Boulevard. Young, who has been in business since 1992, sells ladies' church hats and suits as well as flowers.

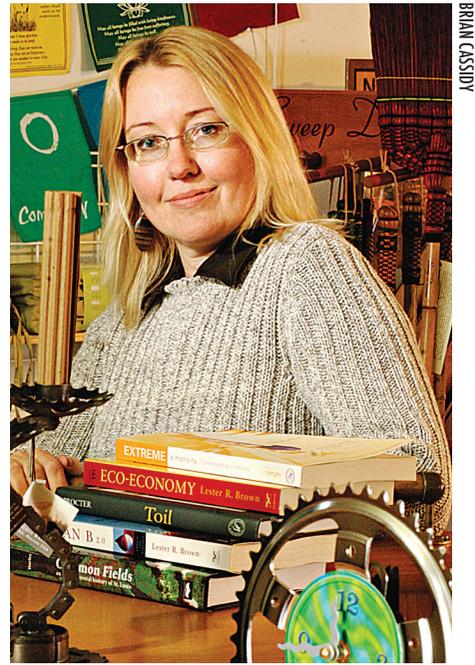
Several miles to the east is Stepney's Diner, which has been located on Natural Bridge for nearly eight years and specializes in soul food. SLDC's Neighborhood Commercial District Incentive Program, better known as the Façade Program, recently provided a grant to owner Pauline Stepney. The storefront renovation of her building, which includes five commercial spaces, greatly improved the appearance of the corner of Natural Bridge and Shreve Avenue.



Daisy Young owns Designing Flowers, located on Natural Bridge Road just east of Union Boulevard. Young has been in business since 1992.

Macklind Business District

Although the Macklind Business District extends from Chippewa Street south to Loughborough Avenue, the heart of the district runs from Lansdowne Avenue to Neosho Street. The business association's beautification efforts — including banners and decorative flower pots, special events like the first annual Macklind Days street festival held in 2009, and marketing the district as a rejuvenated walking district — are complementing the residential character of the neighborhood.



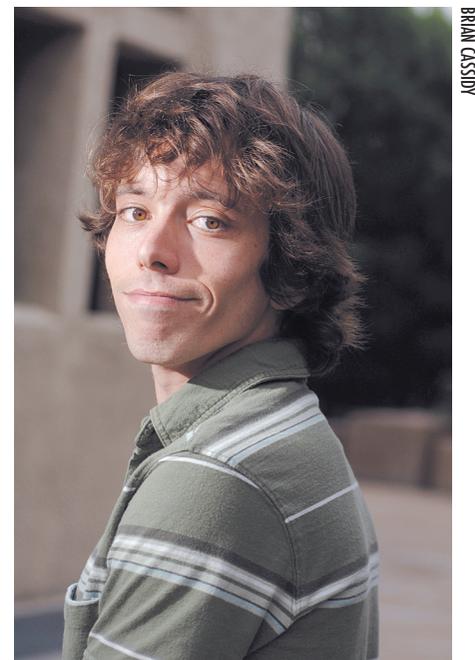
Terry Winklemann, Home Eco

More than 25 businesses are members of the three-year-old Macklind Business District. Among them are two successful niche businesses, Home Eco and Big River Running Company.

Home Eco, 4611 Macklind Avenue, is the region's first environmentally friendly home products store. It offers renewable, sustainable, recycled and good-for-the-earth products for the home and garden. Founded by Phil Judd and Terry Winklemann in 2005, Home Eco offers eco-conscious consumers an opportunity to see and feel planet-friendly products rather than making purchases from catalogues and/or online.

Ben Rosario loves running. He used the money he won when he finished second at the U.S. Marathon Championships in 2005 to open Big River Running Company with his partner, Matt Helbig. Their second store, located at 5352 Devonshire, opened in 2008.

Runners and walkers of all ages and abilities come to Big River not only to buy shoes but also to socialize, train and be a part of the running and walking community.



Ben Rosario, Big River Running Company

KEEPING ST. LOUIS IN BUSINESS

As a team player in stimulating business and real estate development in the City of St. Louis, SLDC is keeping St. Louis in business.



Less than two months after closing the Mexican facility, Jane Quartel had Halcyon Shades up and running at full capacity in its new facility on 39th Street.

Habitata

Thanks to the perseverance of Jane Quartel, president of Halcyon Shades, there are new “green” manufacturing jobs on 39th Street — jobs that were in Puebla, Mexico, just a few months ago. Quartel and her partners, including two angel investors and Habitata Building Products, a St. Louis-based supplier of exterior building products, acquired Halcyon Shades from Solutia Inc. in mid-March.

Halcyon makes high-tech solar control shades that preserve natural daylight, reducing the energy consumption needed for building cooling. SLDC provided a low-interest loan as an incentive to bring jobs to the City.

Lange-Stegmann Company

For Lange-Stegmann, a family-owned firm founded here in 1926, the future of fertilizer is very bright. The company and its subsidiary, Agrotain International, opened a new \$30 million urea storage warehouse and granulation production facility in North St. Louis in 2008. The facilities were constructed to meet the growing demand for imported urea for fertilizer.

“Pre-expansion, we employed 24 people. Today we have 60 workers on our payroll,” said Jim Schulte, comptroller.

The City provided tax abatement for the construction of the new facilities.

TurnGroup Technologies

A. Keith Turner’s TurnGroup Technologies, which provides cost-effective technology services, recently graduated from a business incubator to a new location at 2811 Locust Street. Turner began the firm in 2002 as a home-based business and later moved to offices in the St. Louis Business Enterprise Center Midtown Business Incubator. The center, located at 3830 Washington Avenue, is a joint effort of St. Louis City and County to support area entrepreneurs.

“I’m very thankful that the business incubator was available to me,” Turner said. “Developing relationships with other business owners associated with the incubator provided me with new clients, advice from contemporaries, business bartering and more. The business incubator is the best place for a small start-up business to begin its life.”



A. Keith Turner

Weissman Dance Design/Dancewear Solutions

Every day, 700 employees report to work at Weissman’s, which manufactures and sells dance recital costumes and dancewear. The company occupies 260,000 square feet within the St. Louis Marketplace and owns approximately half of the center.

“SLDC’s assistance was essential in helping facilitate the purchase,” said Howard Weissman, owner, president and CEO of the family-owned business.

The company’s retail store is located next to its new factory at 6700 Manchester Avenue.

Weissman’s started selling dancewear through catalogs and the Internet five years ago. That business has been a main driver of the company’s growth.

Weissman’s parents, Rose, a seamstress, and Julius, an accountant, founded the company in the 1960s. His daughter, Lauren Weissman, has grown up in the business and is now its executive vice president.



Howard Weissman employs 700 people. “We’re trying to put as many people to work as we can,” he said.

Villa Lighting

Villa Lighting’s 80 employees have a new home — a new \$10 million 222,573-square-foot office/warehouse building at 2929 Chouteau Avenue. The privately held commercial lighting distributor, led by President Jack Villa, built the new facility on a former Brownfield site and was granted a 10-year tax abatement.

“The deal wouldn’t have happened without the City’s cooperation,” said Jack’s son, Matt Villa, vice president. “It just wouldn’t have made sense financially.”

The new building is adding much-needed capacity for the growing company, which had \$92 million in revenue in 2008, up from \$72.7 million in 2006.

Renaissance Financial

In April, Renaissance Financial moved from Olivette to a newly constructed building located in The Highlands on Oakland Avenue, just south of Interstate 64. The new facility doubled the financial advisory firm’s office capacity.

Advantage Capital Partners, a venture capital and small business finance firm, provided \$7 million to finance the move through the Missouri New Markets Tax Credit Program and the federal New Markets Tax Credits program.

The Highlands is situated on the former site of the St. Louis Arena on land formerly owned by LCRA.



(From left) Matt, Jack, Dan, and John Villa said their commercial lighting business brought in more than \$92 million in revenue last year. The company received a Spirit of St. Louis award from Mayor Francis G. Slay.

SLDC YEAR IN REVIEW

DEVELOPMENT INCENTIVES

SLDC provides a variety of financing mechanisms to attract businesses and development to the City and to assist businesses and developers in expanding and stabilizing their operations.

Real Estate Tax Abatement

During FY09, 99 new redevelopment plans were approved. In addition to approving plans, the LCRA also designates individual developers for specific projects within approved redevelopment areas. During FY09, the LCRA board designated 28 commercial and residential developers for projects expected to produce a total of \$405.2 million in new investment. It is anticipated that these projects, most of which will also receive real estate tax abatement, will produce 819 new homes and 764 new jobs.

Tax Increment Financing ("TIF")

During FY09, the City's Tax Increment Financing Commission, working closely with the Comptroller's Office and the St. Louis Board of Aldermen, approved 14 TIF projects with TIF financing totaling approximately \$29.5 million. This TIF financing will leverage approximately \$220.1 million in private investment, produce approximately 344 new residential homes, provide new homes for a number of businesses and create a projected 1,029 new jobs.

New Markets Tax Credits

In 2008, SLDC completed the funding of its \$52 million New Markets Tax Credits allocation by investing in three real estate developments and four operating companies. These investments leveraged \$381 million in total private financing, and are expected to create or retain more than 640 jobs. During this fiscal year, SLDC also received an additional \$45 million allocation of New Markets Tax Credits and approved allocations to seven projects.

Commercial District Improvements

Commercial district incentive programs are intended to make neighborhood commercial districts more attractive to both customers and businesses, and enhance neighborhood quality of life and retail services to surrounding neighborhoods.

The primary tool utilized in improving commercial districts is a façade improvement grant. This program encourages businesses and building owners to add "curb appeal" to their buildings. Qualifying improvements include new storefronts, landscaping, awnings, lighting, and fencing.

Last year, more than 173 projects utilized \$1.65 million in public funding to leverage an additional \$2.2 million in private investment. These grants helped 368 small businesses.

Tax Exempt Bond Financing

Bond financing is a tool that provides access to long-term financing with below-market interest rates for certain types of businesses. Developers of multifamily housing, manufacturers, and nonprofit corporations can utilize tax-exempt bonds to meet their long-term fixed asset financing needs.

The Industrial Development Authority ("IDA"), the Land Clearance for Redevelopment Authority ("LCRA") and the Planned Industrial Expansion Authority ("PIEA") are all authorized issuers of taxable and tax exempt bonds.

In FY09, the authorities participated in five bond issuances totaling \$15.6 million.

SITE ASSEMBLY AND PREPARATION

SLDC provides site assembly and site preparation programs and services that encourage the redevelopment of abandoned, underutilized, and environmentally compromised City properties and the assembly of large development-ready parcels for business location and expansion.

Brownfields Tax Credits and Grants

Using Missouri's Brownfields tax credit program and federal Brownfield grants, the City has been able to leverage millions of dollars in private investment in its most contaminated and blighted areas.

During FY09, the Missouri Department of Economic Development (DED) approved 12 Brownfield Tax Credits awards in the City valued at \$6.97 million. These tax credits assisted developments valued at over \$142.7 million, which are projected to create approximately 1,230 new jobs.

Land Assembly Services and Initiatives

SLDC's Real Estate Department provides real estate services for SLDC and its member agencies, as well as for the Community Development Administration's housing programs. The Land Reutilization Authority ("LRA") receives properties in a variety of ways: first, as the "default owner of last resort" after tax delinquency foreclosure proceedings if the property is not purchased by a private party; second, through donation; third, by affirmative acquisition for specific developments via negotiated sales or eminent domain.

SLDC also demolishes those properties that are too deteriorated for rehabilitation and pose a public safety hazard, or to make way for new developments. Using Use Tax funds, SLDC demolished 234 buildings in FY09.

During FY09, LRA received 384 properties and sold 204 properties. These actions resulted in an inventory of 9,801 parcels which included 1,286 buildings at the close of the fiscal year. Since 2002, LRA has seen its inventory of buildings reduced from 2,024 to 1,286.

FINANCIAL INCENTIVES FOR BUSINESSES

SLDC provides a variety of financial mechanisms to attract businesses and development to the City and to assist businesses and developments in expanding and stabilizing their operations.

Enhanced Enterprise Zone

This program allows the City to provide real estate tax abatement and the State to provide tax credit incentives to businesses that create jobs and invest in the designated



SLDC committed \$9 million in New Markets Tax Credits for the new Moonrise Hotel, located on Delmar at the east end of the Loop.

Zone in the City. Businesses can be awarded tax credits for up to 10 years. The State has a cap on the amount of tax credits issued annually.

During FY09, three existing business expansions and two new businesses were approved for tax abatement. These businesses are projected to invest over \$763.6 million and create 475 new jobs.

Lending Assistance

SLDC, through its Local Development Company ("LDC") affiliate, is actively involved in assisting businesses with their financing needs. LDC subordinated loans generally provide lower interest rates, extended terms, lower borrower equity requirements and creative financing structures.

In FY09, LDC provided financing for 23 businesses. These projects used \$1.42 million in LDC lending resources to leverage \$9.8 million in private financing, creating 122 new jobs. Loan recipients agree to work with the St. Louis Agency on Training and Employment ("SLATE") to fill entry-level jobs.

BUSINESS OUTREACH

The City is very appreciative of all businesses located within its boundaries. Mayor Slay and SLDC have made a special effort to communicate to businesses the value of their presence and appreciation for the commitments they have made to the City. Communication has been in many forms, from correspondence to face-to-face meetings, from luncheons to awards programs.

Mayor's Spirit of St. Louis Awards

The Mayor's Spirit of St. Louis Award recognizes businesses that make major expansions or improvements to their existing locations, businesses that open in or relocate to the City, and major City projects. The following companies received the award during FY09: Schwaig Art Glass Works & B. Derton Studios, Wunderlich Fibre Box Company and Villa Lighting. Early in FY10, Arcturus and Mediomics received the award.

City of St. Louis Business Celebration Luncheon

The City's annual Business Celebration Luncheon affords the Mayor and SLDC the opportunity to acknowledge and thank those businesses, organizations, and individuals that contributed to improving the City's economy and quality of life during the year and to celebrate the year's progress and successes. More than 1,100 attend.

Minority Business Development

SLDC strives to increase the number of minority- and women-owned businesses in the City and to help existing businesses achieve success.

A business fundamentals training workshop was held to inform M/WBEs about potential business opportunities with City projects, buying and operating national franchises and business basics. SLDC partnered with other City departments, the Bosnian and Hispanic chambers of commerce, the St. Louis Minority Business Council and other organizations to bring information to more than 65 M/WBEs that attended the seminar.

Spotlight Receptions, a networking program to foster stronger business relationships between M/WBEs and larger companies in the region, were held at Project Control Group and Vector Communications.

Business Assistance Center

Located in City Hall, the Business Assistance Center works with the City's Building Division and other City departments to expedite licenses, permits and other City approvals for business clients, providing a "one-stop shop" for these services.

Preliminary design review, where all the necessary parties meet during the early stages of a building project to avoid delays in the permitting process, continues to receive high praise from businesses and contractors. The "one-stop shop" approach has resulted in more than 85 percent of building permits being issued the same day as application. The Center provided assistance to 1,093 businesses during FY09.

St. Louis City development boards, commissions and authorities

St. Louis Development Corporation (SLDC)

- Provides staff and services to all City development boards
- Members are chairs of development boards, two aldermanic committees

Barbara Geisman, Chair
Mayor's Office

Alderman Stephen Conway
Chair, Ways and Means Committee

Alderman Fred Wessels Jr.
Chair, Housing, Urban Development and Zoning Committee

***Alderman Phyllis Young**

Judith K. Doss

Planned Industrial Expansion Authority

Howard Hayes

Land Reutilization Authority

Arthur L. McWilliams

Port Authority

Gregory E. Shapiro

Industrial Development Authority

***Artie Whitmore**

Land Clearance for Redevelopment Authority

C. Clinton Ward

Local Development Company

Enhanced Enterprise Zone Commission

- Recommends tax abatement for businesses in the Enhanced Enterprise Zone to the St. Louis Board of Aldermen

Larry Williams, Chair

Chris Goodson, Vice Chair

***Artie Whitmore**, Treasurer

Judith K. Doss

Matthew S. McBride

Karl Tyminski (Represents other taxing districts)

K. Kalimba Kindell (Represents St. Louis Board of Education)

Industrial Development Authority (IDA)

- Assists in large-scale industrial, multi-family residential, non-profit corporate development

- Tax-exempt revenue bond financing

Gregory E. Shapiro, President

Daniel Drago, Vice President

Gilberto Pinela, Secretary

Troy Doles

Timothy Person, Jr.

Gary E. Reed

Vincent M. Young

Land Clearance for Redevelopment Authority (LCRA)

- Major commercial/industrial/residential projects

- Tax abatement

- Site acquisition/assembly/sales

- Recommends blighting/development area designations to the St. Louis Board of Aldermen

- Tax-exempt revenue bonds

Judith K. Doss, Chair

Chris Goodson, Vice Chair

***Artie Whitmore**, Treasurer

Matthew S. McBride

Larry Williams

Land Reutilization Authority (LRA)

- Maintenance/sales of City-owned abandoned buildings and vacant lots

- Acquisitions/relocations

- Demolitions

Howard Hayes, Chair

Mark Wells, Vice Chair

Mark Levison, Secretary

Local Development Company (LDC)

- Small business lending

- Neighborhood Commercial District Program

C. Clinton Ward, President

Laura M. Gilbert, Vice President

Thomas J. Pickel, Secretary

James C. Seitz, Treasurer

Michael K. Holmes

Edward Thomas Jones

David McCreery

Lenita Moore

Cecil G. Wood

Operation Impact

- Supports the City in the elimination of slums and blight

- Stimulates investment in real estate

- Members are the executive director of SLDC and other board chairs

Rodney Crim, SLDC, Chair

***Alderman Phyllis Young**

Judith K. Doss, LCRA

Howard Hayes, LRA

Arthur L. McWilliams, Port Authority

***Artie Whitmore**, PIEA

Planned Industrial Expansion Authority (PIEA)

- Tax abatement

- Tax-exempt revenue bonds

- Commercial/industrial/residential development

- Site acquisition/assembly/sales

- Recommends blighting/development area designations to the St. Louis Board of Aldermen

Judith K. Doss, Chair

***Artie Whitmore**, Vice Chair

Larry Williams, Vice Chair

Matthew S. McBride, Treasurer

Chris Goodson

Planning Commission

- Adopts plans as official plans for the City

- Acts as the Zoning Commission for the City

- Reviews zoning, redevelopment proposals, etc. for compliance with adopted plans

Susan Stauder, Chair

Alderman Terry Kennedy, Chair, Transportation and Commerce Committee

***Alderman Phyllis Young**

Alderman Fred Wessels Jr., Chair, Housing, Urban Development and Zoning Committee

Rich Bradley, President, Board of Public Service

Keith Brooks

Barbara Geisman, Mayor's Office

Tessa Greenspan

Chaz Jaquess

Dan Jay

***Marjorie Melton**

Ivy Neyland Pinkston, Comptroller's Office

Tom Shepard, President of the Board of Aldermen's Office

Ted Spaid

Planning Commission Advisors (City Department Heads)

Gary Bess, Parks, Recreation & Forestry

Charles Bryson, Public Safety

Curtis Skouby, Public Utilities

Todd Waelterman, Streets

Port Authority

- Mooring leases

- St. Louis Port District administration

- Riverboat gaming

Arthur L. McWilliams, Chair

Matthew S. McBride, Vice Chair

Judith K. Doss, Treasurer

Alderman Terry Kennedy

***Alderman Phyllis Young**

Taunia Allen Mason

Joan K. Miller

Todd Waelterman

Preservation Board

- Reviews building, demolition permits

- Reviews federally funded projects for Section 106

- Reviews nominations to the National Register of Historic Places

Richard Callow, Chair

Mary "One" Johnson, Vice Chair

***Alderman Terry Kennedy**

Alderman Phyllis Young, Chair, Public Safety Committee

John Burse

Melanie Fathman

Mike Killeen

David Richardson

Anthony L. Robinson

Dave Visintainer

Tax Increment Financing Commission (TIF)

- Recommends TIF plans and projects to the St. Louis Board of Aldermen for TIF financing

David Newburger, Chair

Phillip Klevorn, Vice Chair

Christina Bennett

Sheila Hudson

Sundy Elizabeth Whiteside

Eric Young

David Jackson, (Represents St. Louis Board of Education)

Enos Moss (Represents St. Louis Board of Education)

Plus one representative of the other taxing districts in the City

Missouri Downtown Economic Stimulus Authority (MoDESA)

- Recommends MoDESA plans and projects to the Board of Aldermen for MoDESA financing

Jim Cloar, Chair

Susan Stauder, Vice chair

***Artie Whitmore**, Treasurer

Kathleen Brady

Laurna Godwin

***Sheila Hudson**

Donna Jones

Tom Jones

David Newburger

Kitty Ratcliffe

Dr. Charlene Jones (Represents St. Louis Board of Education)

Plus one non-voting representative of other taxing districts in the City

* Not a current member, but served during FY09

