



WELCOME!

**DISCUSSION TABLES ARE
AVAILABLE on THESE TOPICS:**

NGA SITE PREPARATION TEAM

PROJECT LOGISTICS

ARCHEOLOGY

HISTORY

INDUSTRY

REAL ESTATE

Presentation will begin at 6pm





PUBLIC MEETING #1

JUNE 6, 2016



OPENING REMARKS

MAYOR FRANCIS G. SLAY





Next NGA West Facts

SLDC DIRECTOR OTIS WILLIAMS



- NGA has been in the City of St. Louis for over 72 years.
- 3100 employees with average salary of \$83,000.
- Earnings tax to the City of \$2.6M annually; \$8M to the State



- More than 3 years ago NGA expressed a need to expand and modernize their facilities.
- Initially requested 50 acres, later revised to 99 acres to accommodate a 500 foot setback from occupied structures.
- Only available site in the City that met these requirements was the North St. Louis site.





Six sites were shortlisted.

- St. Louis City
- Fenton
- Mehlville
- St. Clair County
- NorthPark
- Weldon Spring

Four sites evaluated through NEPA process.

- St. Louis City
- Fenton
- Mehlville
- St. Clair County

Final

Environmental Impact Statement for the Next NGA West Campus in the Greater St. Louis Metropolitan Area

Prepared for
National Geospatial-Intelligence Agency



April 1, 2016

ENR02216102MCO



Site preparation underway to deliver the site to NGA:

- Consolidated ownership
- Environmentally clean
- All buildings removed, streets & alleys vacated
- Building foundations & utilities removed
- Utilities relocated or redirected around site



Acquisitions:

- City has all properties under contract and ready for real estate closing following the Record of Decision June 3
- Properties in condemnation- approaching completion.

Funding:

- Acquisition/ relocation of residents and businesses
- Environmental cleanup
- Infrastructure improvements/ utility relocation



NGA Site Brownfields Application:

- Accepted into Voluntary Clean-up Program
- Brownfield Tax Credit Application accepted
- Award contingent on Purchase and Sale Agreement

Utility relocation:

- Designs complete
- Utility companies finalize contracts after ROD



TONIGHT'S AGENDA

- 1. Project Connect**
- 2. How will NGA fit into the neighborhoods?**
- 3. NGA Site Preparation**
- 4. Next Steps**



PROJECT CONNECT

Project Connect is an Action Plan to connect public investments, private development and community enhancements in the neighborhoods north of Downtown, including the future home of NGA West.

City of St. Louis



Project Connect



NGA Site



YOUR GREAT NEIGHBORHOODS

The **City** will work with **local residents and businesses** to promote positive outcomes in the neighborhoods and **identify priority public projects** to support the neighborhoods resulting from the NGA, public investments and private developer projects.



**NORTH
ST. LOUIS**



COMMUNITY DEVELOPMENT OPPORTUNITIES

SHOPPING



JOBS



SERVICES



PUBLIC REALM OPPORTUNITIES: Investments and Jobs

STREETSCAPES & PARKS



TRANSIT



BICYCLE



WHAT ARE YOUR HOPES FOR NGA?

1. Community Issues and Objectives
2. Existing Plans
3. Ongoing Plans
4. Infrastructure and Services
 - Stormwater
 - Streets
 - Utilities
 - Open Space
 - Land Uses
 - Community Services



HOW DOES NGA FIT WITHIN THESE NEIGHBORHOODS?

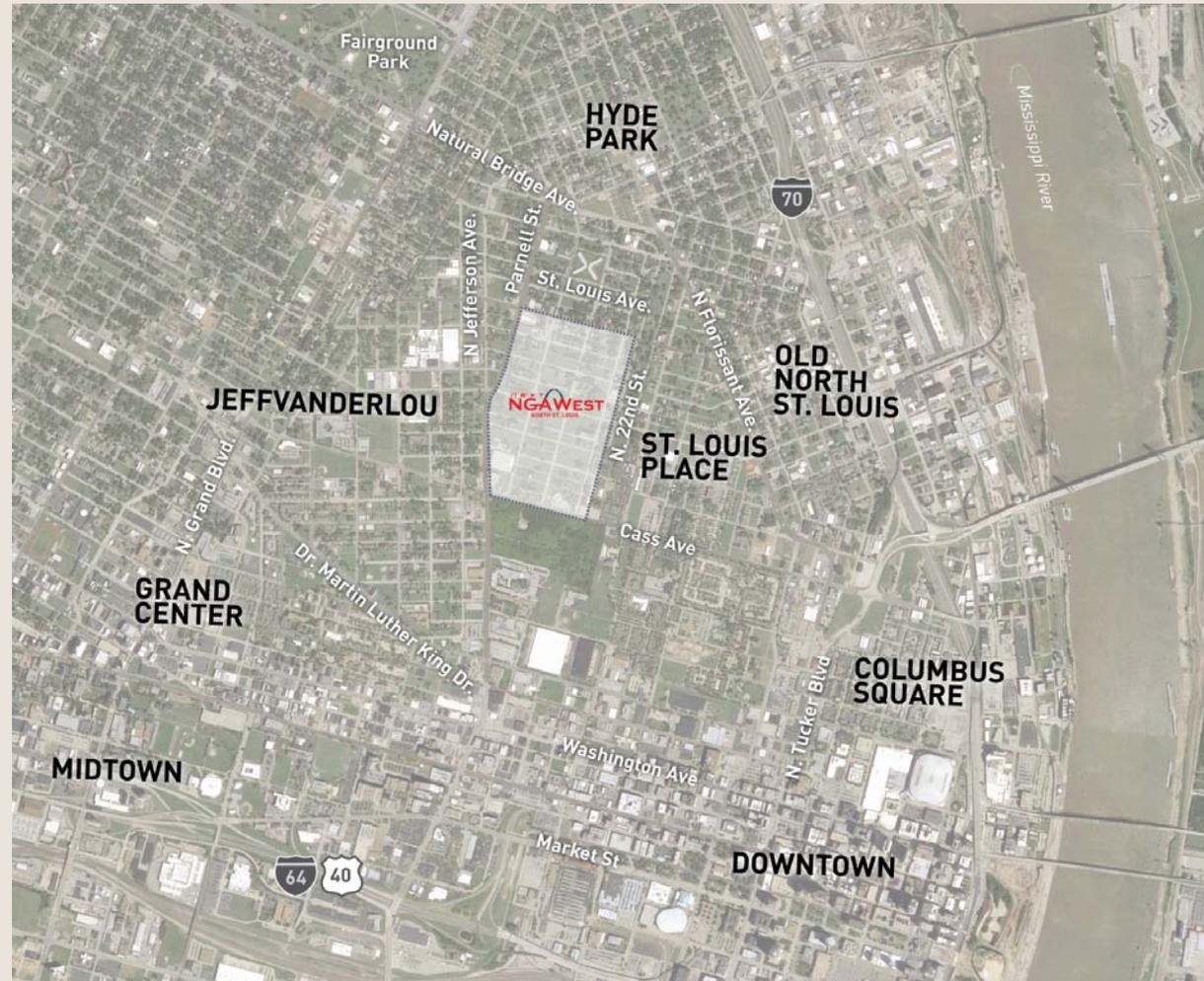
- City will collectively work with NGA and the community.
- New private development is expected to occur surrounding public investment.

OPEN MICROPHONE

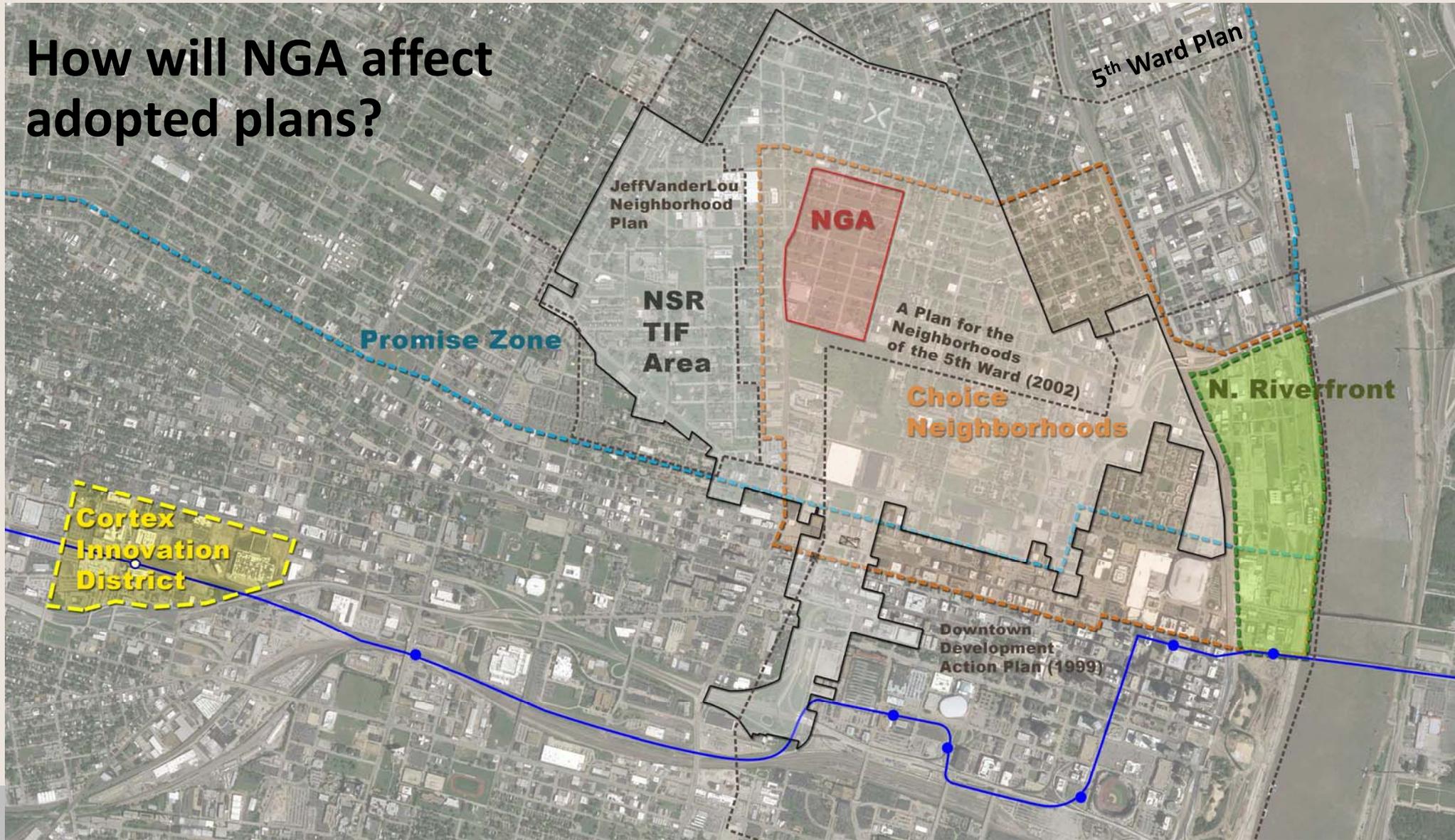
DISCUSSION TABLES

COMMENT CARDS

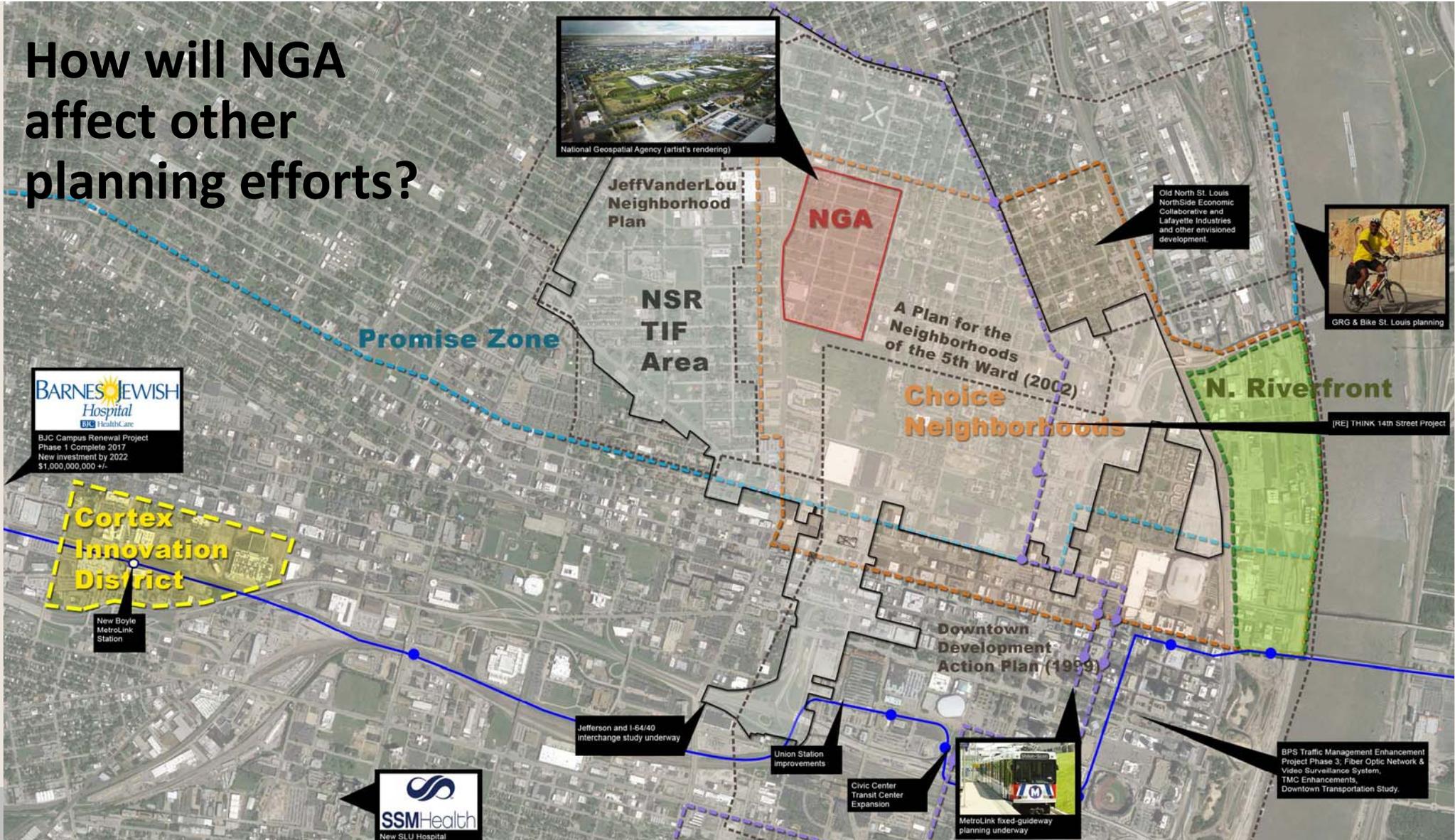
WEBSITE COMMENTS



How will NGA affect adopted plans?



How will NGA affect other planning efforts?



SITE PREPARATION MILESTONES

June 3	Record of Decision
June 6	Project Connect Public Meeting
June 7	Industry Forum
July 2016	Environmental Remediation Begins On Available Sites
Sept 2016	Complete Purchase Agreement With NGA
Oct 2016	Major Site Preparation Begins
Sept 2017	NGA Takes Ownership of Site & Begins Construction
2021	NGA Opens!



REAL ESTATE

Realtors are working with residents within the NGA site on **relocation planning**.

The NGA Record of Decision allows the Real Estate Team to implement purchases and relocations: Goal to complete this by October 1.



HISTORY

A **community historic advisory committee** will be created to identify historical facts.

Historic artifacts will be documented & collected to be re-used as **memory markers**.

Please contact Ruth Keenoy if you want to participate!



PARDON OUR DUST

Construction Progress and Activities will be posted to the NGA project website

Archeology process has begun

Beginning soon:

- Environmental Remediation
- Demolition
- Utility re-routing
- Excavation and other site preparation activities
- Street closures as-needed



PARDON OUR DUST

INFORMATION AND COMMUNICATIONS

next NGA West WEBSITE: stlouis-mo.gov/nextNGAwest

Project Connect WEBSITE: stlouis-mo.gov/project-connect

Citizens Service Bureau: 314-622-4800

Project Email: ProjectConnectSTL@stlouis-mo.gov

Neighborhood Stabilization Officers



INDUSTRY INCLUSION

Industry Forum tomorrow, June 7th:

All Contracts will be with the LCRA

- LCRA-led project will clear the site for the NGA-led construction.
- Contracts include abatement, demolition, hauling, excavation, and other related site clearing activities.
- Meet the Project Management Team, City Contract Compliance Department, Trinal, SLATE, Business Diversity & Community Programs (Certification), Contractors Loan Fund, St. Louis Economic Development Partnership Loan Department, Community Insurance Center, Minority Business Council, MOKAN, Small Business Development Centers, and the City Building Division.



NEXT STEPS

Ongoing Community Outreach Meetings
Engage Consultant Team
Project Coordination



NOW
OPEN MICROPHONE
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Twitter @nextNGASTL

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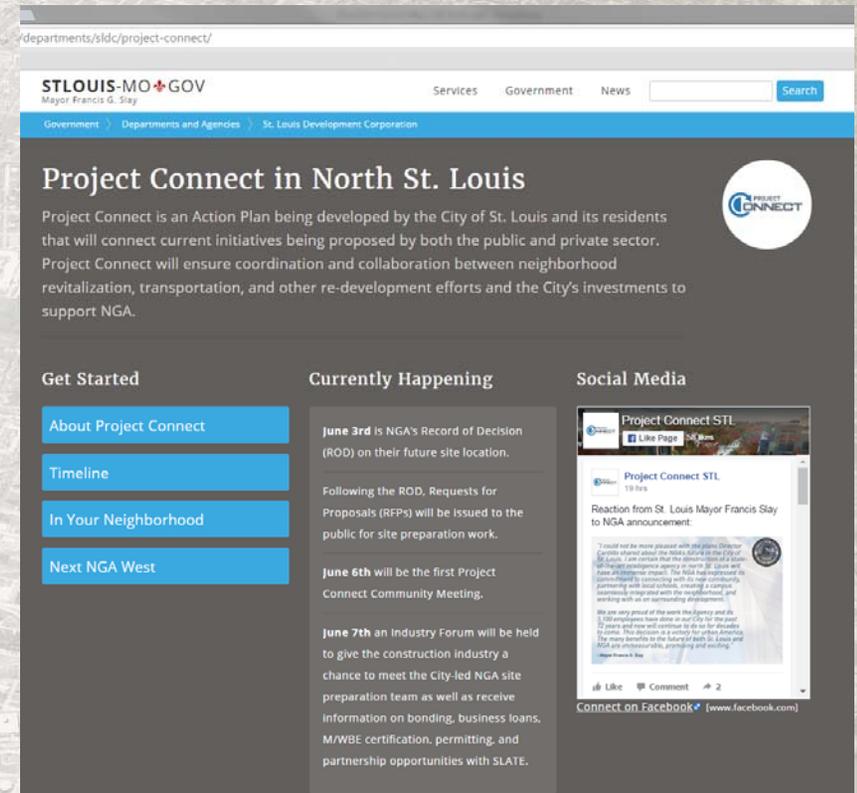
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The screenshot shows the website for Project Connect in North St. Louis. The page has a blue header with the ST. LOUIS-MO GOV logo and navigation links for Services, Government, and News. Below the header, there's a breadcrumb trail: Government > Departments and Agencies > St. Louis Development Corporation. The main heading is "Project Connect in North St. Louis". The introductory text states: "Project Connect is an Action Plan being developed by the City of St. Louis and its residents that will connect current initiatives being proposed by both the public and private sector. Project Connect will ensure coordination and collaboration between neighborhood revitalization, transportation, and other re-development efforts and the City's investments to support NGA." There are three main columns: "Get Started" with links for "About Project Connect", "Timeline", "In Your Neighborhood", and "Next NGA West"; "Currently Happening" with updates for June 3rd (Record of Decision), June 6th (Community Meeting), and June 7th (Industry Forum); and "Social Media" featuring a Facebook post titled "Reaction from St. Louis Mayor Francis Slay to NGA announcement".