

JANE CUNNINGHAM EMAIL ABOUT CITY COUNCIL MEETING AND DAN BUCK EMAIL ATTACKING CUNNINGHAM

Jane Cunningham sent out an email on the day of the June 5 2017 Chesterfield City Council Meeting. The email seemed to be forward with no politicizing. However, Dan Buck went into orbit over it and responded with a rather hateful email that as far as we could tell was not based in fact.

Here are the emails.

From: Jane Cunningham [mailto:jane.cunningham7@gmail.com]
Sent: Monday, June 5, 2017 1:44 AM
To: Jane Cunningham
Subject: "BARNBURNER"

Barnburner is the term being used to describe what this coming **Chesterfield City Council meeting** may be.

First it is **to night, Monday, June 5th, 7pm at City Hall in the Council Chambers.**

The agenda (<https://www.chesterfield.mo.us/webcontent/Agendas/Council/2017-6-5%20City%20Council%20Agenda%20---.pdf>) will include:

- 1) The Big Sports Properties contract with Chesterfield to lease 50 acres expired on June 1 and Dan Buck, the managing partner is requesting an extension of the contract. This seems like an opportunity to renegotiate the lease if the Council believes it is in the best interest of the taxpayers. Additionally since, according to the mayor, Libby Tucker, a middle management Chesterfield staffer, negotiated the lease, the Council could also now bring in an expert legal negotiator who is experienced and capable of handling this magnitude of a multi-million dollar deal to ensure it is fair for the taxpayers.
- 2) Apparently a lot of the hockey folks plan to show up again pressing for a sales tax increase to provide \$7 Million for their private ice rink. The tax has to be approved by the Chesterfield Valley Transportation Development District Commission (TDD). This is the same TDD that spent half a million on the Great Wall at Kehrs Mill, Wildhorse and Long Roads. Bob Nation and Mike Geisel presently represent Chesterfield residents on that Commission and both Mike and some Council Members are recommending that Mike be replaced with a Chesterfield Taxpayer representative. Who that person is is obviously in contention because there is a lot of money on the line. County Executive Steve Stenger and a person of his choosing from the County are also on that Commission.
- 3) A couple years ago, there was an email exchange between former City Council Member Connie Fults and City Prosecutor Tim Engelmeyer over placement of trash cans by a resident. The Finance and

Administration Committee, now headed by Tom DeCampi, are recommending as a matter of transparency that those emails be released and there will be a Council vote.

4) There is a resolution recommending the rehire of Tim Engelmeyer as City Prosecutor. This has been in the news, reviewed by the Public Health and Safety Committee which is recommending retention and will bring interest on the Council vote.

There is a lot to bring folks out who are for and against the Big Sports contract, the tax increase for the ice rink, public transparency, etc.

Last year, the voters elected **TOM DECAMPI** to replace Connie Fults. Tom has proven to be a taxpayer watchdog with a consistent, fiscally conservative perspective and a solid backbone under pressure. As of the April election, he is now joined by **MICHELLE OHLEY** (Ward 4) and **BEN KEATHLEY** (Ward 2) who are already demonstrating the same praiseworthy attributes.

They need us now to show we support them when the pressures are on. Some of these votes may split the Council and our presence may influence swing votes as well as the mayor who can break tie votes. Please attend the Council Meeting tonight if at all possible.

Jane Cunningham

From: Dan Buck <dbuck@buckinnovationgroup.com>

Date: June 5, 2017 at 11:56:24 AM CDT

To: "Jane.Cunningham7@gmail.com" <Jane.Cunningham7@gmail.com>

Cc: Bob Nation <BNation@chesterfield.mo.us>, Mike Geisel <mgeisel@chesterfield.mo.us>, Libbey Tucker <LTucker@chesterfield.mo.us>

Subject: Seriously? A Barnburner?

Jane - Your blind ignorance and lack of understanding on this project is sad. I've gone from being angry at your uninformed campaign to derail this project to actually feeling sorry for you and the complete and utter lack of knowledge you have on this project and the benefits it can bring to the entire region. What is most saddening is how you have no desire to learn the truth.

Your "Barnburner" email this morning is typical.... more personal attacks on city officials and their professional capabilities, and half truths about the project to push an agenda, that is very hard to understand. I'm a fiscal conservative Republican, who has built an unique business model for this complex aimed at taking the ENTIRE burden of the capital costs and operational risks of a major sports tourism destination OFF of TAXPAYERS, and putting that fiscal burden on those who use it and benefit from the thousands of visitors it will generate! What part of your public "fiscal hawk" mindset doesn't that register with?

The narrow scope of your analysis, focused solely on the "lease" amount for what is and has been dormant land for 30+ years with NO development potential (because of lacking infrastructure), is reckless and ill-informed. Your critique that the lease is "too favorable" shows your complete lack of understanding of how sports focused public/private developments need to work. The goal by the city, those "ignorant" people you love to take shots at, is very simple, yet very focused! They want to bring new economic development to the North Side of Highway 64 (that is complimentary to their huge investment in the sports complex), in an attempt to drive NEW business development on FOR-PROFIT ground in order to generate MILLIONS in new taxes every year, and support the enormous amounts of retailers, restaurants and hotels in their community. This isn't about a LEASE... it's about getting a \$34 Million Sports complex and at least \$20 million more invested in hotels, restaurants and retail businesses to support the 1.25 million visitors who will come to the site each year.

I'm curious, have you analyzed the leases by Chesterfield Baseball and Softball Association, Ascension Parish and countless football and lacrosse clubs and tournament companies? Their annual leases come no one close to off-setting the \$2 million in operating costs... The Parks department currently leases ALL their fields to countless organizations and do so at a much smaller fee (per SF, per year) than what we are paying for a weed infested, flooded field. Those organizations haven't brought forward \$34 million in privately funded fields, courts, domes, stadiums? No... ALL those field were built by taxpayers. Why aren't you screaming at them Jane? Why should the city DO ANYTHING for youth sports? Come on, Jane, be consistent. You say our lease with the city for undeveloped ground is too favorable, but those cheaper leases on a \$20 million city asset are OK?

Another important FYI... The land lease is not for our FOR-PROFITS to build on... it's a lease for the SPORTS and education facilities and parking lots ONLY... BASE Foundation needs a lower lease in the early years, so they can retire the PRIVATE backed bond of \$16 Million they are INVESTING in this campus (to go with \$18 million in private sponsors and donors). Money that the Chesterfield taxpayer doesn't have to spend!!! Were you screaming when the city built all those fields for \$20+ million? If so, shame on you! Those fields are an amazing asset to the greater community, including thousands of kids and families in the CBSA and at Ascension Parish for CYC sports. No taxpayer is upset that those organizations get very favorable lease pricing on those fields... It creates a great place for healthy activities and great community interactions... They run great leagues and tournaments for 1.3 million visitors during their 7 months of operations. The POWERplex simply expands those league capabilities, deliver YEAR-ROUND sports play, and do it all WITH NO capital investment or operating risk to taxpayers. NONE!

But you don't seem to want to promote that, or perhaps don't understand that. If you do understand it, then you've simply elected to ignore it and prefer instead being the obstructionist and you're selectively choosing not to share those vital financial facts with your "followers". You very well might be able to get all the councilmen that you make political contributions to, to vote NO for an extension to St. Louis County - that is merely asking for 60 more days to get their infrastructure financing packaged completed. However, your

uninformed assumption that a "new contract" will be negotiated is completely false. We will be DONE with the Chesterfield site and will move the entire project to one of our two alternate sites/cities, with neither located in St. Louis County. This is not a threat, just a fact of business. We are FULLY funded and ready to move and will not delay through another city of Chesterfield negotiation. If the county, doesn't deliver the financing for infrastructure in 60 days, the deal is dead anyway. And Yes, Jane, you will win... You'll be able to take full credit for keeping the weed infested, flooded acreage in tact!!! You singlehandedly can be proud of sending \$60 million of new annual economic, tourist driven traffic somewhere else in the bi-state region. You'll also be assured that St. Louis County will NOT bring the \$10 million investment for sewers and waterlines, knowing how reckless the city council acted in sending our \$54 million project somewhere else... .. the land will remain dormant until long after we both are dead. You'll feel good every time you drive past it... and I'll always think about how amazing that campus would've been.

By the way, Your refusal to meet with me to discuss the project one-on-one because of your belief in "public transparency" is a joke and it's completely hypocritical. You've had tons of PRIVATE meetings with people about this project in your attempt to derail it... the public has no idea about any of those "back ally, private lunches and sideline conversations" including your multiple attempts to sway NO votes with the council. Be assured the media will know about your "private" political works behind the scenes. There will be a strange irony that all the NO votes we likely will receive came from the same council members that receive campaign financing from Jane Cunningham. Everyone will know who thwarted this project. They won't blame the Mayor, not the county council or Steve Stenger. They'll blame the puppet master pulling the strings of council members... a woman who refused to learn the facts, ignores the truth when given to her and thinks the only VALUE of this project to the city is a land lease on dormant, undeveloped ground.

A NO vote tonight doesn't hurt or slow down our project at all... we are way to close to the finish line and there's NO way we won't complete this race. It just might not to be on the Chesterfield Track! If you can buy enough votes tonight, I hope you'll enjoy celebrating that you sent the project elsewhere!

I hope you'll forward my message to all your constituents in TRUE transparency fashion. Don't edit it, don't manipulate it, don't cut out what doesn't fit your agenda. Whatever that is...

It's funny, most good Republicans and sound minded Democrats I hang out with, believe our project should be the future of how amateur sports should operate in the future! Those who use it and benefit from it, should pay for it. Not the parks departments and taxpayers... But if you keep pushing for an unreasonable lease that would make it economically unsustainable, the project will move locations!

Let them all know the truth Jane. Or at least let them hear the other side of the story. They'll all hear the facts tonight anyway, and you'll be embarrassed because of how "wrong" you are on this one! Your reckless, back-ally politics on this project are shameful and horribly misleading. I'd like to think it was only a misinformed former state lawmaker trying to stay relevant... but after you know the facts and continue to spread false information, that's when it becomes a politically motivated lie.

Jane, I implore you as such a "fiscal watchdog" and transparent public servant to forward this message to all those your trying to encourage to shoot down this project. You may not agree with me, but don't your friends and associates deserve to know the "full story" and gain the perspective of BOTH sides before making a decision. Isn't that responsible governance? While you've refused to meet with us, here's your chance to share this email with those you're trying to manipulate. I've cc'd the Mayor, Mike Geisel and others to make sure they know what tonight's "BARNBURNER" will entail.

You asked for this fight Jane, so let's do it... We have nothing to hide and nothing to lose! I hope you take the time to speak up yourself and come out from behind the shadows during the public comment period and see how your "lease" message is received and how your complaints will hold up once the entire project is shared.

Can't wait for tonight.

Dan