



FOUNTAIN PARK / LEWIS PLACE

2020 NEIGHBORHOOD PROFILE

WASHINGTON UNIVERSITY MEDICAL CENTER
REDEVELOPMENT CORPORATION

Introduction

THE NEIGHBORHOOD

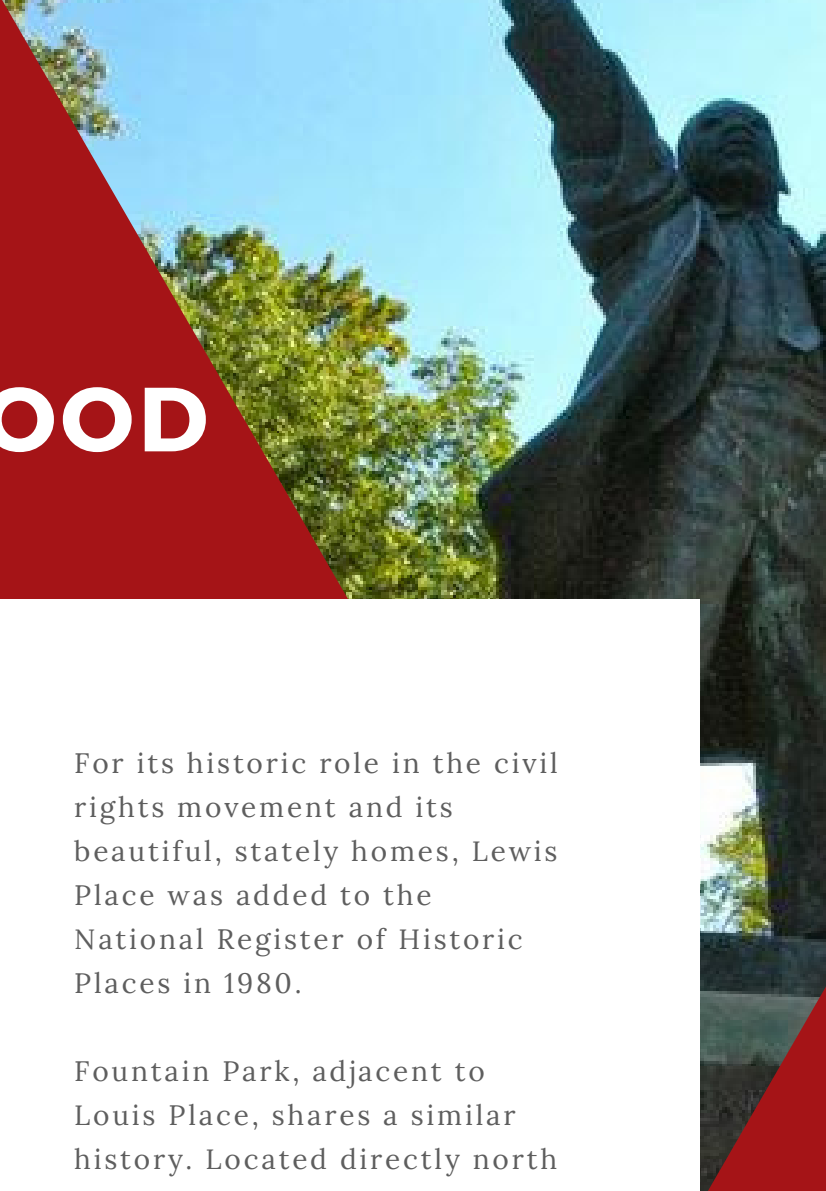
In the 1890s, Lewis Place - a two-block street in North Central St. Louis between Taylor and Walton Avenues, was primarily owned and developed by the family of William J. Lewis, a prominent real estate family. Many of the buildings built around the turn of the century are still standing today.

In the early 1900s, the number of black St. Louisans swelled, and housing availability became a greater issue. In the early 1940s, a group of black St. Louisans led by Robert and Fredda Witherspoon decided to fight the restrictive covenant barring black ownership of Lewis Place homes. The success of this action unleashed a groundswell of legal activism in St. Louis, eventually leading to the landmark Supreme Court case *Shelley v. Kraemer* which struck down restrictive covenants across the country.

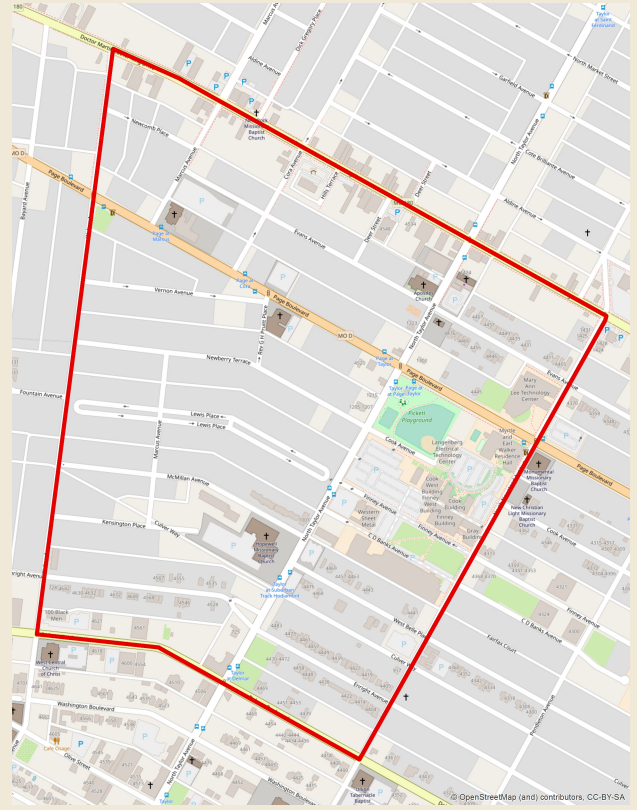
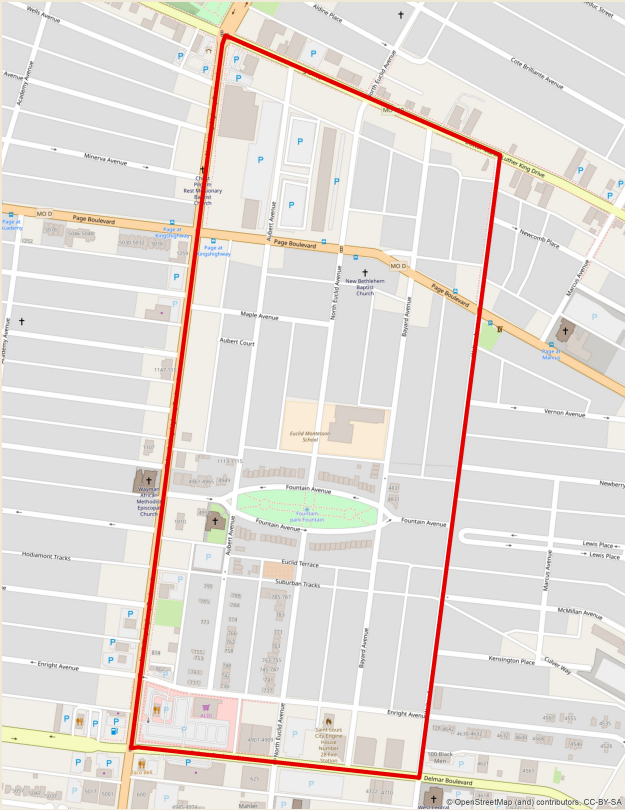
For its historic role in the civil rights movement and its beautiful, stately homes, Lewis Place was added to the National Register of Historic Places in 1980.

Fountain Park, adjacent to Lewis Place, shares a similar history. Located directly north of the Central West End, Fountain Park shares much of the same housing stock as the opulent neighborhood, but it has not seen the same level of investment and upkeep.

Fountain Park derives its name from the oval park in the center of the neighborhood. Many of the homes that surround the oddly shaped park are beautifully preserved.

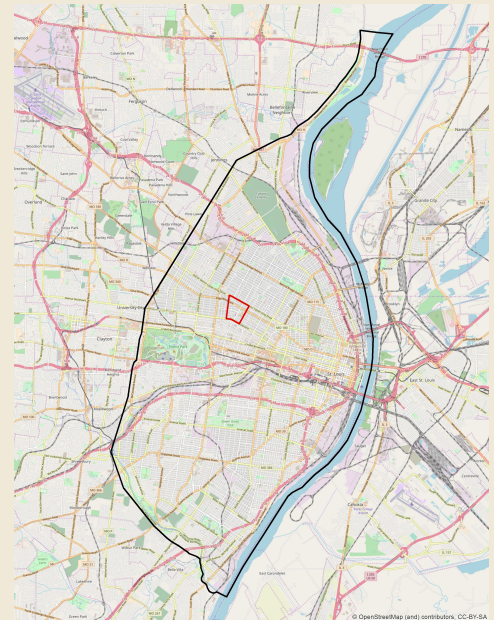
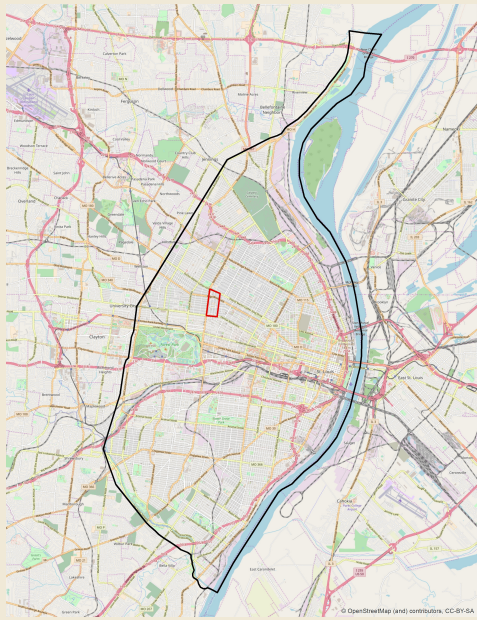


NEIGHBORHOOD REFERENCE MAP



 Fountain Park

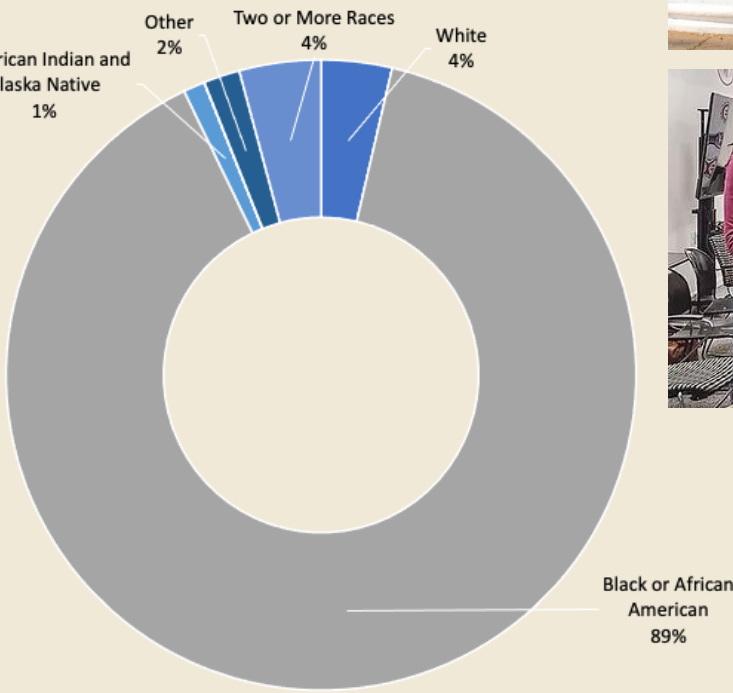
 Lewis Place





2020 Census Fountain Park

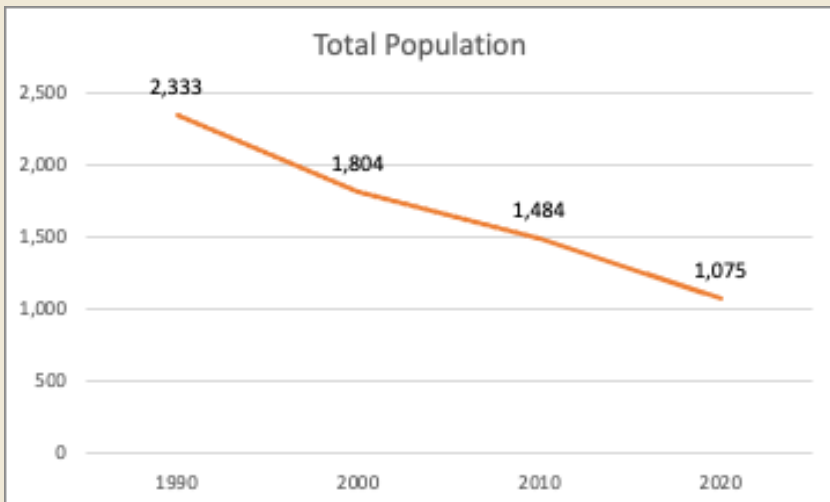
1,075
Total Population



71%
18 & Up

29%
Under 18

Population:	2010	2020	Total Change	Percent Change
Total	1,484	1,075	-409	-28%
White	17	39	22	129%
Black or African American	1,445	959	-486	-34%



1,276
Total Housing Units

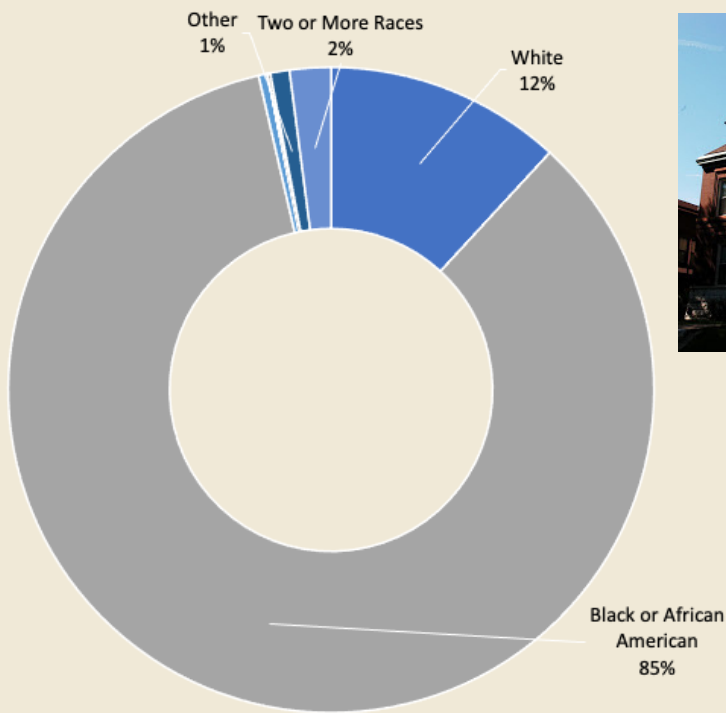
72%
Occupied

28%
Vacant



2020 Census Lewis Place

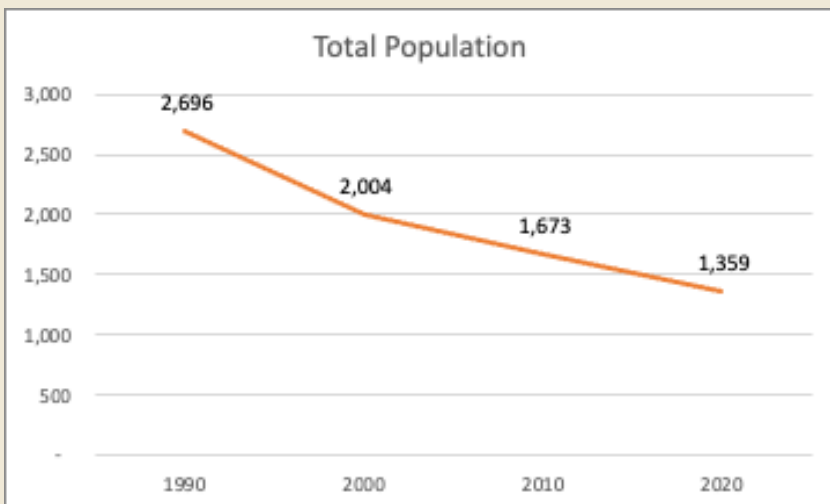
1,359
Total Population



78%
18 & Up

22%
Under 18

Population:	2010	2020	Total Change	Percent Change
Total	1,673	1,359	-314	-19%
White	88	161	73	83%
Black or African American	1,542	1,149	-393	-25%



725
Total Housing Units

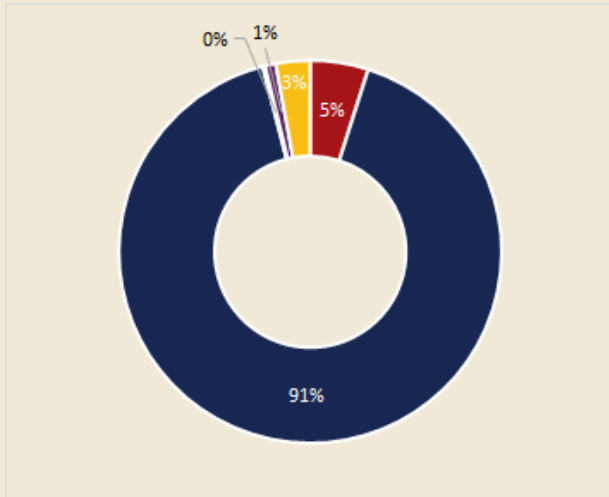
69%
Occupied

31%
Vacant

2019 American Community Survey

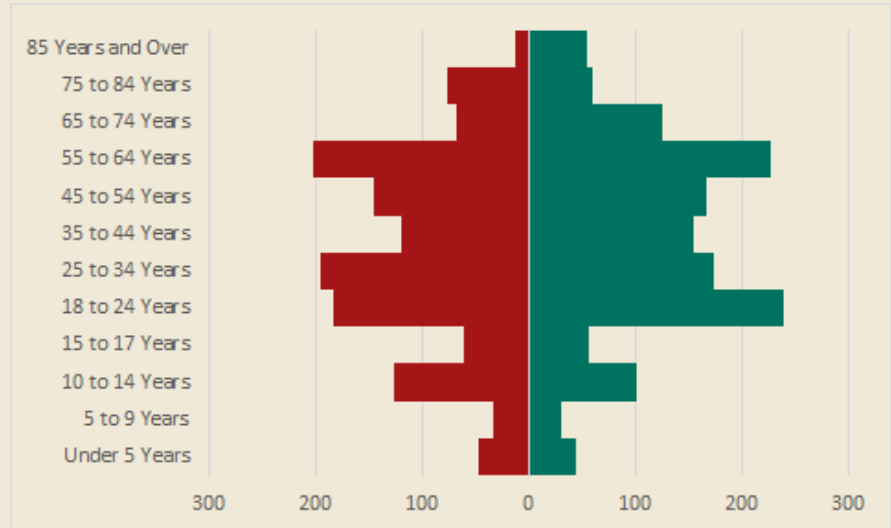


Race and Ethnicity in FP/LP



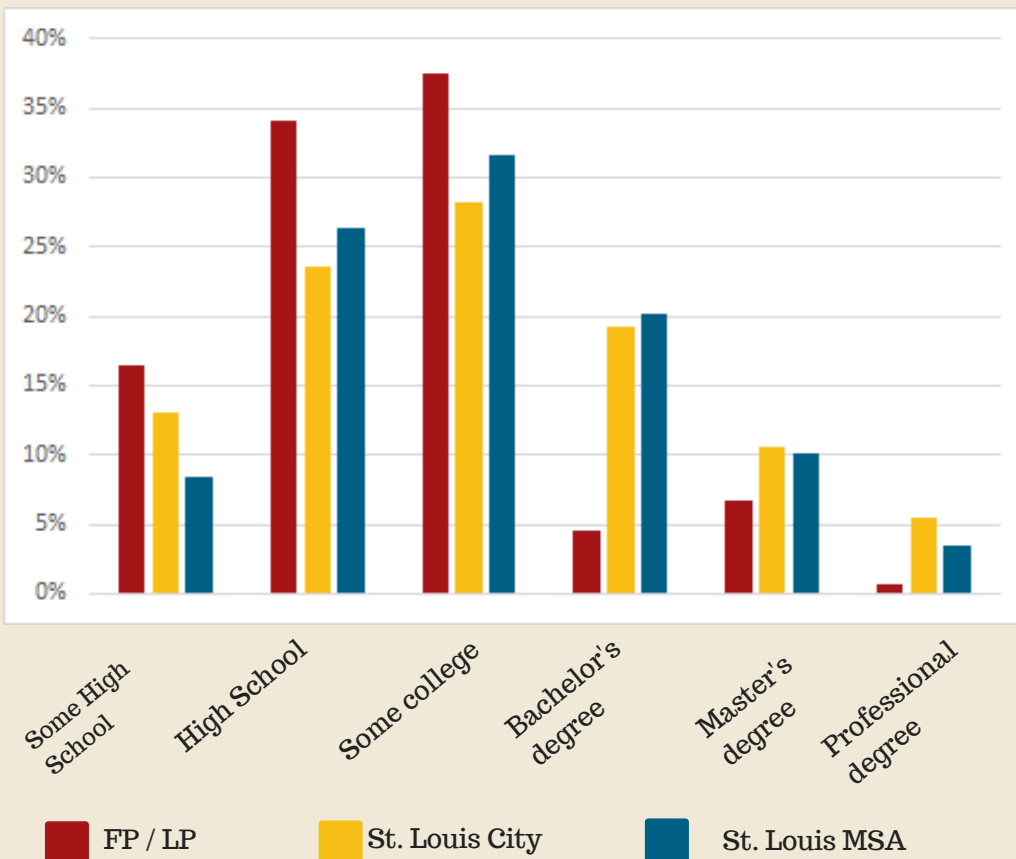
- White
- Black or African American
- Asian
- Hispanic/ Latino
- Other race or ethnicity

Age by Sex



- Male
- Female

Educational attainment



37.2
Median Age

47:53
male to female
sex ratio

2.5
average
household size

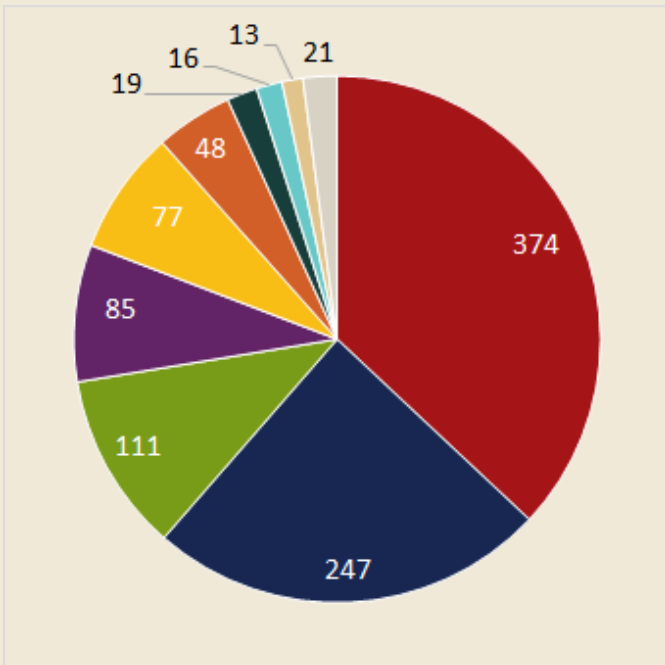
Employment



2017 Employment inflows and outflows



Jobs in Fountain Park / Lewis Place by Sector, 2017



- Educational Services
- Public Administration
- Health and Social Assistance
- Retail Trade
- Admin & Support, Waste Mngmnt and Remediation
- Construction
- Real Estate and Rental and Leasing
- Professional, Scientific, and Technical Services
- Other Services (excluding Public Admin.)
- All Other Jobs

\$21,569

Median income of residents

3.5%

increase in jobs located in FP/LP from 2007

44.3%

% of jobs inside FP/LP paid more than \$40k per year



Employment

Fountain Park / Lewis Place Employment Density 2017

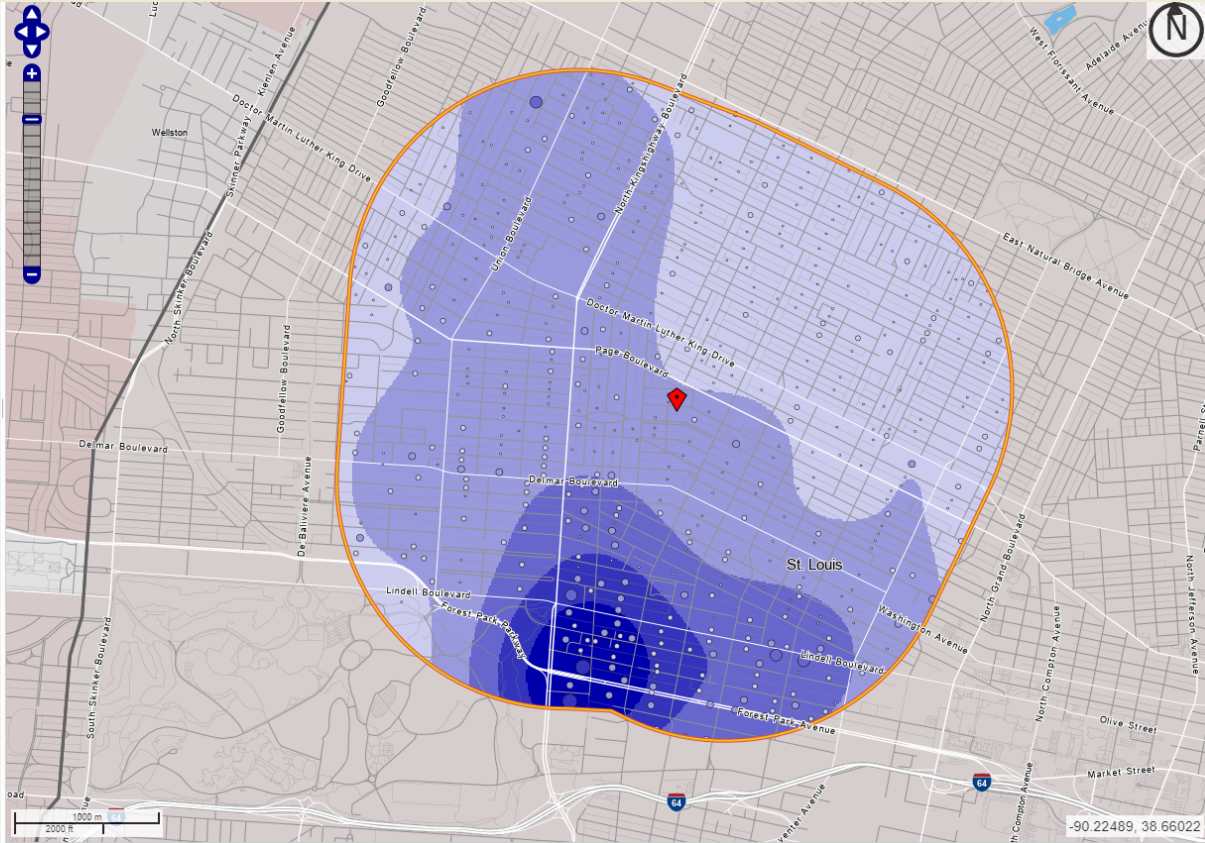
▶ Display Settings
 ▶ Map Controls
 ▶ Report/Map Outputs
 ▼ Legends

- 5 - 911 Jobs/Sq.Mile
- 912 - 3,629 Jobs/Sq.Mile
- 3,630 - 8,159 Jobs/Sq.Mile
- 8,160 - 14,501 Jobs/Sq.Mile
- 14,502 - 22,656 Jobs/Sq.Mile

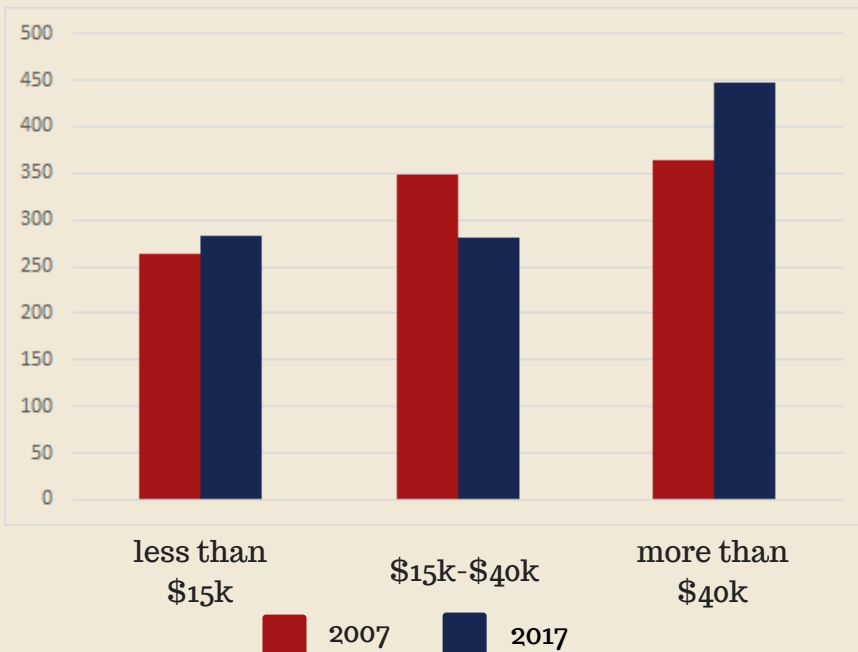
- 1 - 7 Jobs
- 8 - 98 Jobs
- 99 - 496 Jobs
- 497 - 1,565 Jobs
- 1,566 - 3,821 Jobs

Analysis Selection
 Analysis Settings

Change Settings



Job growth in FP/LP
by income, 2007-2017

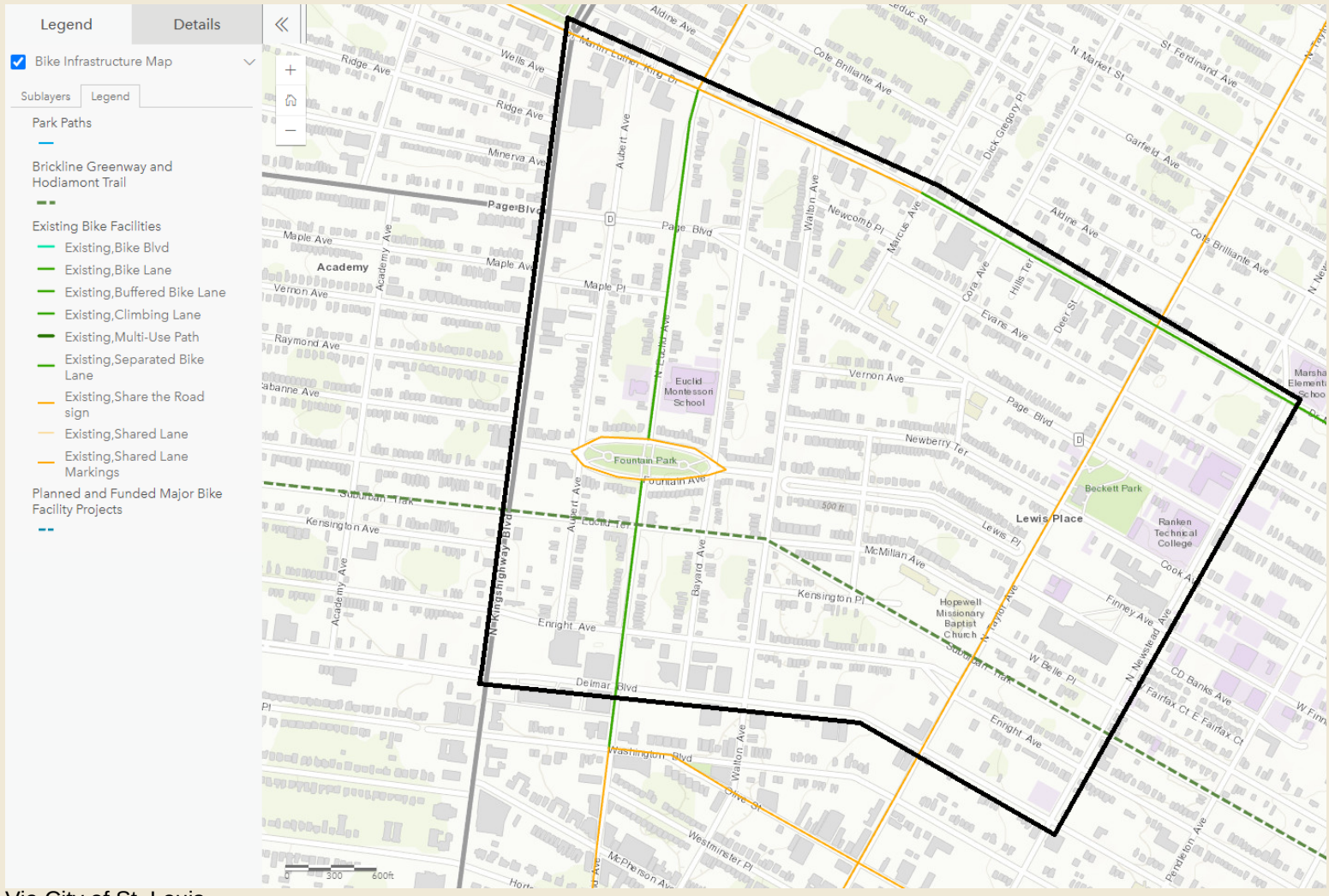


Major Employer:

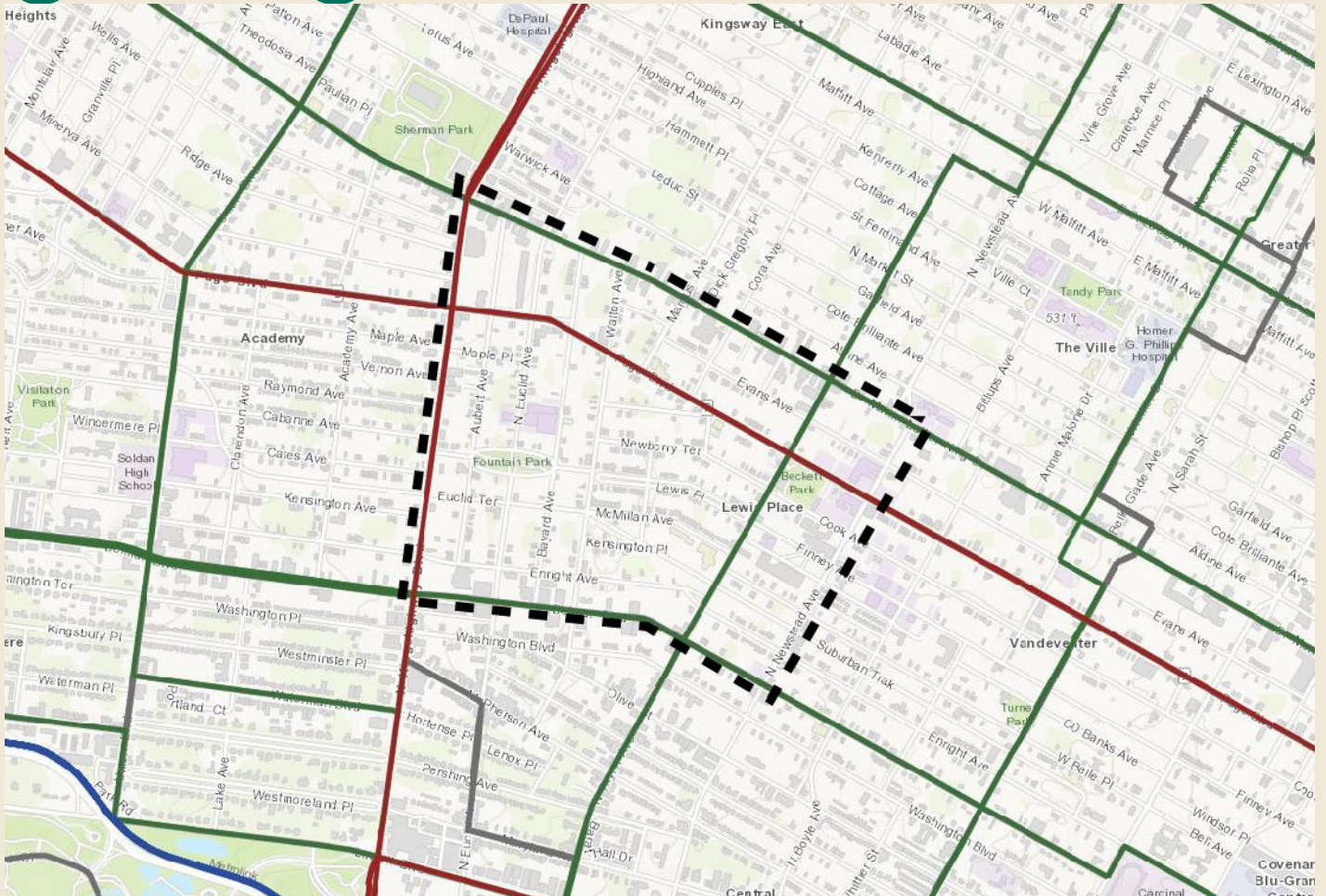








Ranken Technical College is a major employer in the neighborhood. 37% of jobs are in the Educational Services sector.

Transportation



Transportation

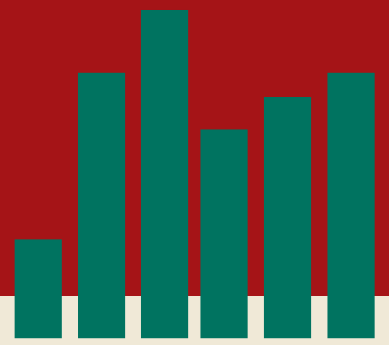


-   Fountain Park and Lewis Place
-  Red - Frequent: new high-frequency MetroBus routes operating every 15 minutes or faster during the day
-  Green - Local: new local MetroBus routes operating every 30 minutes during the day
-  Yellow - Express: new express MetroBus routes
-  Gray - Current System

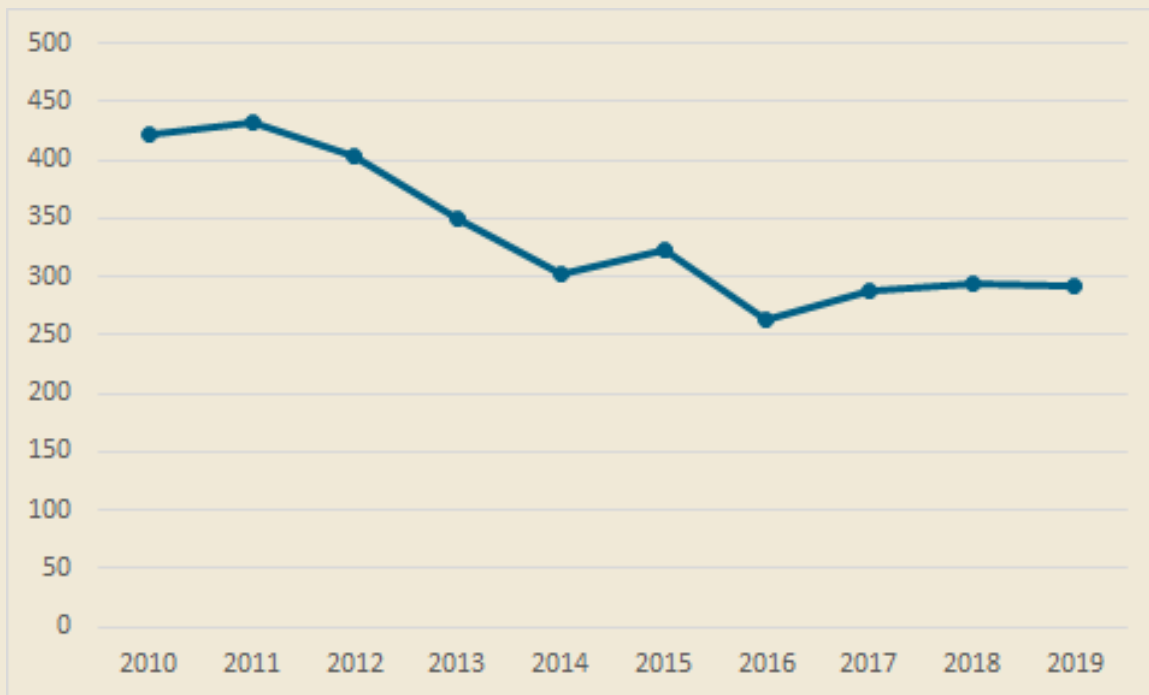


In late 2019, Metro St. Louis introduced their refined Metro Bus system. The service changes are part of an initiative of Metro's to improve service speed and efficiency.

Crime



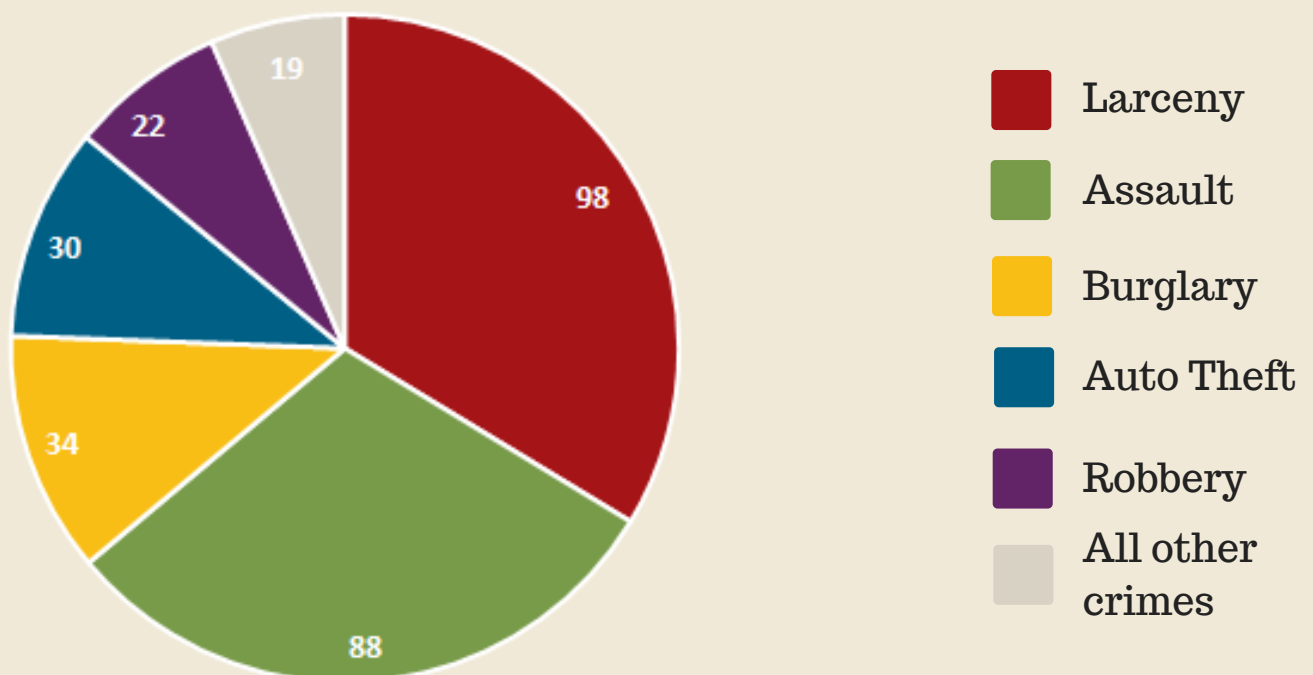
Crime in FP/LP over the past ten years



-31%

Decrease in total crime since 2010

2019 Crimes by Type

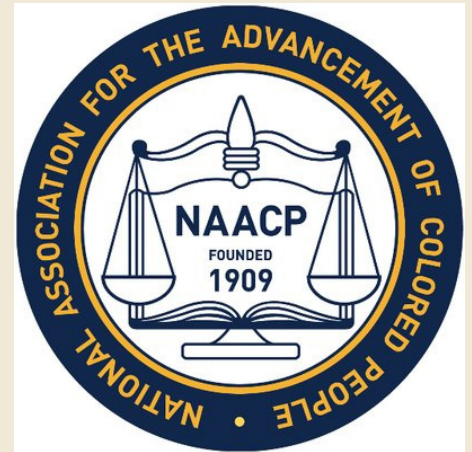




Community Assets

The St. Louis City NAACP

- Formed in 1909, by a multiracial group of progressive thinkers, the National Association for the Advancement of Colored People (NAACP) is a non-profit organization established with the objective of insuring the political, educational, social and economic equality of minority groups. (NAACP website)



Fountain Park

- When the Aubert Place subdivision was laid out by John Lay in 1857, a central oval shaped area was reserved for a Park space. In 1889, it was donated by Lay to the City and was named Fountain Park, because of the fountain which was placed there as a gift from the Merchants Exchange. (stl-mo.gov)



Beckett Park

- The park has been around since 1959 and is in the historic Lewis Place neighborhood. The park is nearest the intersection of Page Boulevard and North Taylor Avenue right in the shadow of Ranken Technical College. (stl-mo.gov)



Community Assets



100 Black Men of Metropolitan St. Louis

- The 100 Black Men of Metropolitan St. Louis was formed in 1983 as a mechanism through which prominent black men in St. Louis metropolitan area could leverage their collective talent. The mission of 100 Black Men is to improve the quality of life in communities and enhance educational and economic opportunities for all. The membership is comprised of a diverse group of men including business executives, community leaders, entrepreneurs, clergy, and elected officials.



Ranken Technical College

- Ranken Technical College has been in the neighborhood for over a century. This institution offers a wide variety of degree options, such as bachelors degrees, associates degrees, and certificates. The subject matter covers a wide variety of technical fields, such as automotive repair, precision machining, welding, Cisco certification, and many more.



Great Things Incorporated

- Nonprofit that aims to improve the social and economic environment of Metro STL through education, planned services, and support.

Development



1. Residences in Fountain Park

65 rehabbed and 30 new homes throughout Fountain Park along Aubert, Fountain, Euclid, and Bayard Avenues.

Investment: \$16 million

Status: Planned

2. Midtown Loop Trail (Hodiamont Track Greenway)

Great Rivers Greenway proposes linking the St. Vincent Greenway with the Midtown neighborhood and the proposed Chouteau Greenway with the Midtown Loop Trail. The trail would mainly be built along Hodiamont ROW, a former rail line.

Investment: Unknown

Status: Planned

3. Kingsway Development Apts.

Apartment complex with 156 units to be built on the site of an empty parking lot. The project includes TIF funding that will go towards streetscaping and traffic calming.

Investment: \$43 million (est)

Est. completion: Fall 2021

4. Elevation Space

Space for multiple, independent businesses across two, neighboring, rehabbed Commercial/ office buildings. Will include kitchen space, event space, and a retail center. A total of 30,000 sf will be available.

Investment: \$2.9 million

Est. completion: Spring 2021



Washington University Medical Center Redevelopment Corporation

Brian Phillips
Executive Director
(314) 747-2331
phillipb@wustl.edu

David Chunn
Community Development Manager
(314) 747-2336
chunn@wustl.edu

Jes Stevens
Community Development Manager
(314) 747-2333
j.stevens@wustl.edu

Kimberly Smith-Drake
Community Development Manager
(314) 747-2332
ksmith32@wustl.edu

Lori Kristjansson
Redevelopment Accountant
(314) 747-2334
kristjansoonl@wustl.edu

Jaime Evans
Administrative Assistant
(314) 747-2331
evans.jaime@wustl.edu