

# MANCHESTER

*2024 Corridor Profile*



WASHINGTON UNIVERSITY MEDICAL  
CENTER REDEVELOPMENT CORPORATION



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# MANCHESTER

## THE GROVE / FOREST PARK SOUTHEAST

The Grove is a business and entertainment district located along Manchester Avenue in the Forest Park Southeast neighborhood of St. Louis city. Stretching nearly a mile from Kingshighway Boulevard to Vandeventer Avenue, almost 100 businesses call it home.

Over the past 60 years, the Grove has transitioned from a retail strip that supported the neighborhood's working-class population of the 1950s to a locale for the LGBTQ+ community. Currently, it hosts an eclectic mix of businesses, restaurants, retail stores, bars, clubs, and other entertainment venues.



# Manchester - Businesses & Attractions



- Food and Beverage
- Retail and Services
- Venue and Other Attractions



## Food and Beverage

- |                           |                                  |
|---------------------------|----------------------------------|
| 1. The Vandy by STL       | 26. Neon Greens                  |
| 2. ReHab                  | 27. Neon Greens Addition         |
| 3. REHab                  | 28. Pie Guy                      |
| 4. Takashima              | 29. Sanctuaría Tapas             |
| 5. Tropical Liqueurs      | 30. Hot Java                     |
| 6. Just John              | 31. Sancturia Tapas              |
| 7. Handle Bar             | 32. Sultan Restaurant            |
| 8. Open Concept           | 33. White Castel                 |
| 9. Parlor                 | 34. Sauce on the Side            |
| 10. Parlor                | 35. Grace, Meat plus three       |
| 11. Gezellig              | 36. Dog On It                    |
| 12. Taha'a Tiki           | 37. Good Company                 |
| 13. Prism STL             | 38. Sameem                       |
| 14. ShiSha                | 39. Cerole with a splash of soul |
| 15. The Gramophone        | 40. Tempus                       |
| 16. Urban Chestnut        | 41. Serendepity Ice Cream        |
| 17. Platypus and Duckbill | 42. Vails Brothers               |
| 18. Vicent Van Doughnut   | 43. Sweetfixx                    |
| 19. Sweetwaters           | 44. La Finca Coffee              |
| 20. Chao Baan             | 45. Confluence Kombucha          |
| 21. Seoul Taco            | 46. Raising Cane's               |
| 22. Taco Circus           |                                  |
| 23. La Calle              |                                  |
| 24. Everest Cafe          |                                  |
| 25. Beat Butcher & Block  |                                  |

## Retail and Services

- |                                 |                               |
|---------------------------------|-------------------------------|
| 47. Swade Dispensary            | 71. Up & Up Salon             |
| 48. Running Niche               | 72. Charcoal Salon            |
| 49. N&M Market                  | 73. Urban Breath              |
| 50. The Music Box               | 74. Restoration STL           |
| 51. Crimson Serpents Outpost    | 75. Tattoo the Lou Studio     |
| 52. Eric Outlaw Business Center | 76. Southside Barber          |
| 53. City Boutique               | 77. Simmons Bank              |
| 54. Intoxicology                | 78. WPT Cares Empowerment     |
| 55. Green Earth Trading         | 79. Midland State Bank        |
| 56. Christopher Custom Cabinets | 80. Byrne PR                  |
| 57. Dr. John's                  | 81. Family Health Care Center |
| 58. Cultivate Salon             | 82. Tom Craft Co.             |
| 59. Salon Lofts                 | 83. Kampe Supply Co.          |
| 60. The LAB Gym                 | 84. Fresh Art Photography     |
| 61. Bi-State Per Food Pantry    | 85. Mueller Signs             |
| 62. US Post Office              | 86. Medica; Spa               |
| 63. Chop Shop East              | 87. Park Central Development  |
| 64. Chop Shop                   | 88. Sitalines                 |
| 65. Tower Classic Tattoo        | 89. Jiffy Lube                |
| 66. Archway sales               | 90. QuikTrip                  |
| 67. Archway Sales               | 91. Commerce Bank             |
| 68. Space Architects            | 97. City Greens Market        |
| 69. Kaleidoscope Mgmt           | 98. QT                        |
| 70. Chakra Wellness             |                               |

## Venue and Other Attractions

- 92. The Improv Shop
- 93. Ready Room
- 94. Bootleg
- 95. The Dogwood
- 96. Projects+Exhibitions

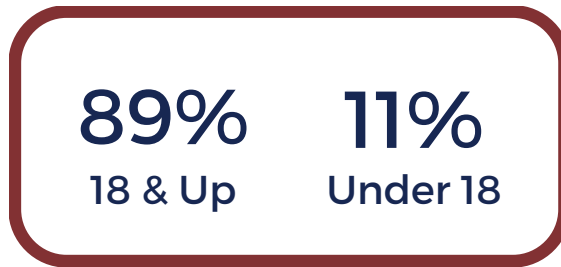
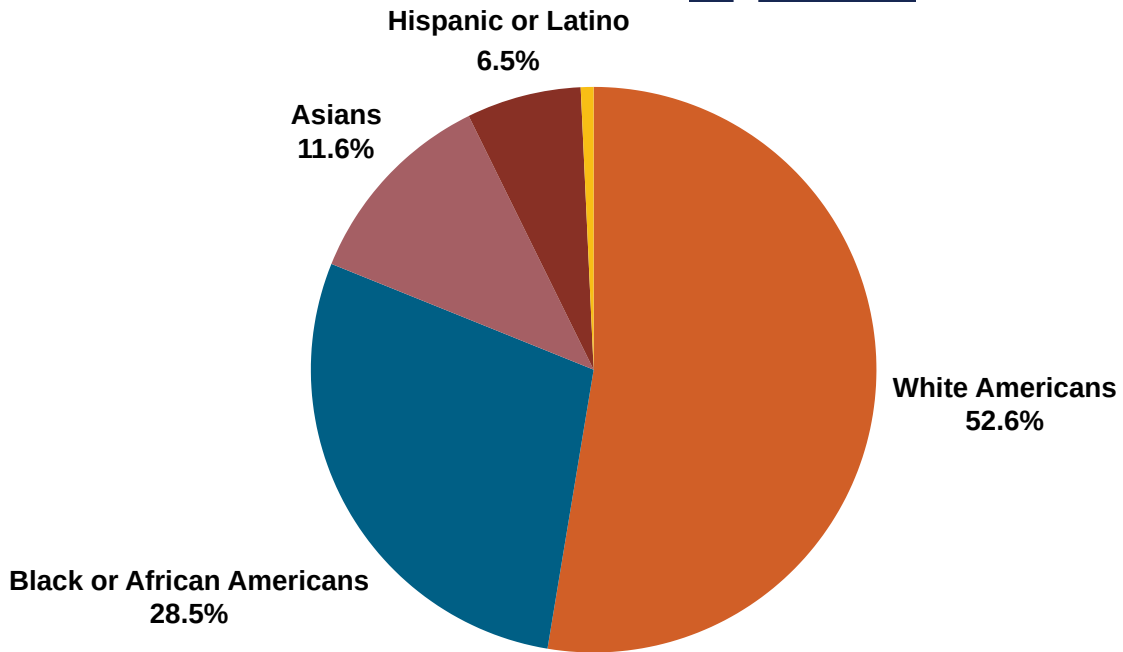




# 2021 Census

## Forest Park Southeast

**Total Population 5,279**



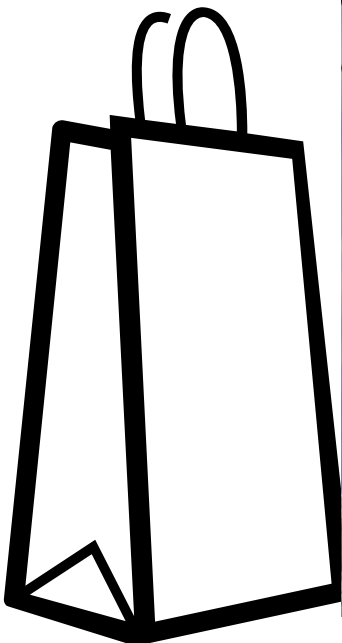
Population	2020	2021	Total Change	Percent Change
Total	5,236	5,279	43	1%
White	2,871	2,766	-105	-4%
Black or African American	1,506	1,440	-66	-4%



# Manchester Statistics

## Business Categories

Restaurant	34
Service	36
Retail	11
Venue	5
Bar	13
<b>Grand Total:</b>	<b>99</b>



# YEARLY EVENTS



## Children's Peace Parade

July

The Children's Peace Parade is organized by Midtown Community Services. Summer Academy Day Camp campers make signs, and the parade gives kids a voice and lets them know how important it is to speak their opinions respectfully and peacefully.

## World Naked Bike Ride

August

The ride promotes a positive body image, alternative forms of transportation, and cyclists' rights. Riders are encouraged to go "as bare as they dare." World Naked Bike Rides have occurred in over 20 countries, each year. The ride starts and ends in the Grove.



## IndiHop

June

IndiHop combines two iconic strips in St. Louis, the Grove and Cherokee Street, for one event that celebrates beer. Local businesses host ticketed guests to sample offerings from independent breweries



## Moonlight Ramble

August

The annual Moonlight Ramble is the "World's Original Nighttime Bike Ride." Held at midnight near the full moon in August, it attracts thousands of riders each year. The event includes a bike ride through the streets, a vendor area, entertainment, and an after-party with snacks and drinks.

## GroveFest

October

For over 15 years, this festival has brought thousands of St. Louisans to the Grove. The street festival is a free event and packs a lot of fun into one day. GroveFest features local vendors, a family area, street performers, and main stage performances.



# LANDMARKS

## Oscar Waring House



Oscar Waring was the first African American principal of Sumner High School, the first public high school for African American students west of the Mississippi River. Waring was appointed principal in 1879 and remained until retiring in 1908. He was a gifted linguist who spoke fluent German, French, Spanish, and Italian.

## The Mangrove Building

Renovated in 2004 by Mangrove Development, The Mangrove Building at 4628 Manchester Avenue was the former home of Carp's Department Store. It was also home to Mangrove Cafe & Ice Cream Shop, then the famous Sweetie Pies, and now Grace Meat + Three.

## The St. Louis Wall of Fame



In 2011, Grace McCammond and students from the Herbert Hoover Boys & Girls Club painted the "St. Louis Wall of Fame." It includes the faces of famous St. Louis African Americans such as Maya Angelou, Chuck Berry, Nelly, and Miles Davis. The youth developed the concept and researched individuals to include. The mural, originally located at 4261 Manchester Avenue, have been relocated to 4243 Manchester Avenue.





# COMMUNITY ASSETS

## Family Care Health Center

The Family Care Health Center seeks to provide affordable and accessible healthcare to underserved communities and train a workforce to uplift the general care of the area.



## Park Central Development Corporation

PCD has many responsibilities, including the administration of Special Taxing Districts (The Grove Community Improvement District in FPSE), leading neighborhood planning and development review (Form-Based Code, FPSE Development Review Committee), and Anti-Displacement and Stay in Place programming (minor home repair, small business grants, snow removal & grass cutting, etc.) It also manages neighborhood marketing and events.



## The Grove Community Improvement District

The Grove CID was established in 2009 to provide additional services, infrastructure support, and marketing for the Grove. It is financed primarily by a 1% sales tax and an annual special assessment.



# URBAN CHESTNUT



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