

April 11, 2019 Board Meeting Agenda



- | | | |
|-------|--|-------------------|
| I. | Call to Order/Welcome of Guests | Frazier |
| II. | Pedway Enhancements | Means, Fortune |
| III. | Approval of Minutes of March 14, 2019 LPA Board Meeting
<i>Board Action Required</i> | Frazier |
| IV. | Update on ED Activities
A. Executive Director Reports
B. Operational Reports | Means |
| V. | Present LPA and LEXPARK February 2019 Financial Reports
and Schrader Commercial Reports | Means |
| VI. | LEXPARK FY20 Operations Budget Approval
<i>Board Action Required</i> | Means |
| VII. | On-Street
A. Meter Bag Proposal | Means |
| VIII. | Off-Street (Garages)
A. Broadway Shoppes – Leasing Update
B. Garage Updates | Means
Trammell |
| IX. | LPA Office Lease Renewal | |
| X. | Comments
Comments from Commissioners/Advisory Committee Members | Frazier |
| XI. | Closed Session per KRS 61.810 | Frazier |

Next Meeting: May 9, 2019



Mayor Jim Gray
Lexington-Fayette Urban County Government
LEXINGTON & FAYETTE COUNTY PARKING AUTHORITY

BOARD MEETING MINUTES

March 14, 2019

Called to order: 10:00 a.m. by James H. Frazier, III, Chair

Location: 162 East Main Street, Lexington KY 40507

Voting Members: Kenton Ball
Dee Dee Harbut
Wesley Holbrook (proxy for Bill O'Mara)
Wayne Masterman
Trish Vertuca

Executive Director: Gary Means

LFCPA Staff: Kara Pearson, Linden Smith, and Edward Trammell
Lexington & Fayette County Parking Authority

LFCPA Advisory Board: Becky Horine
Michael Scales

Guests: Chris Goodson, Lanier
Justin Hubbard, DDAF
Justin Jun, Lanier
Steven Taff, Lanier

Item 1 – Call to Order:

Chairman James H. Frazier noted the attendance of the members; hence quorum was reached, and he called the meeting to order.

Item 2 – Approval of the January 10, 2019 Meeting Minutes

Ms. Vertuca makes a motion to approve the minutes as presented. Mr. Masterman seconds. The vote was unanimous, and the motion carried.

Item 3 – Update on ED Activities

A. Executive Director Report

Mr. Means presents the February 2019 Executive Director Report. Construction continues on the water quality project at Helix Garage. Mr. Means also did several media interviews about the meter rate increase that took effect March 1, 2019.

B. Operational Reports

Mr. Means presents the February 2019 operations reports. The number of appeals requested has decreased. Loading zone violations increased for the month. The percentage of citations paid is 80%. On-Street monthly permit billings are at \$6K. Meter bagging is strong. Transit Center monthly cardholders decreased due to LFUCG eliminating some unused cards.

C. LEXPARK After Hours and Holiday Coverage

Mr. Means presents a policy for more reliable coverage in the LEXPARK office after normal office hours and during holidays. By consensus, the Commissioners agree.

Item 4 – January 2019 Financial Reports

Mr. Means presents the January 2019 financials. The garages are now fully staffed. Garage repairs and maintenance are ramping up again since Spring is on the way. On-Street expenses are over budget for the month and year. On-Street revenues are also ahead of budget for the month and year. Garage transient revenue continues to struggle but events are excelling. Utilities were on budget for the month. Office supplies were over for the month due to expenses related to the holiday luncheon. Line 42 is to be removed and replaced with page 20 in the packet. Ms. Vertuca asks about the Lanier internal audit and suggests it occur in May so that any changes needed may be implemented before the beginning of FY2020. Mr. Taff will schedule. Mr. Means refers to the Schrader reports and notes the effect of non-paying tenants is beginning to show. Ms. Vertuca makes a motion to approve the financials as presented. Mr. Ball seconds. The vote was unanimous, and the motion carried.

Item 5 – On-Street

A. Meter Rate Increase – Update

The meter rate increase was implemented on March 1, 2019. There were some complaints, but overall it has been smooth. Estimated revenue increases are \$334K per year.

B. POM Phase-Out

Mr. Means presents a proposal to phase out all POM meters next fiscal year. Estimated costs are approximately \$168K plus extra parts. Mr. Ball makes a motion to approve the proposal. Ms. Vertuca seconds. The vote was unanimous, and the motion carried.

Item 8 – Off-Street

A. Broadway Shoppes

The Sweet Spot paid all outstanding rent and utilities and has moved out of the space. Tom Rogers refuses to do a personal guaranty, which was a condition of his renewal.

B. Garage Updates

Mr. Trammell reports that CAMP work at Transit Center, Helix, and Courthouse continues. Expansion joint failures have been discovered at both Transit Center and Helix. Walter P. Moore engineers are working to price out the additional repairs.

C. Transit Center Gateless Project

Mr. Means informs the Commissioners that installation is complete. Enforcement has begun.

Mr. Frazier introduces the idea of decorating the various pedways around Lexington with lighting. LPA will be approached to donate money to the cause.

Mr. Ball makes a motion to go into closed session per KRS 61.810. Mr. Masterman seconds. The vote was unanimous, and the motion carried.

Mr. Masterman makes a motion to exit closed session. Ms. Vertuca seconds. The vote was unanimous, and the motion carried.

There being no further business brought before the Board, the meeting adjourned at noon.



April 2, 2019
**Lexington & Fayette County
 Parking Authority
 Executive Directors Report
 March 2019**



Accomplishments

- **LEXPARK** team completed replacement of informational meter stickers and confirmed programming for the meter rate increase on all meters which successfully started on March 1
- Attended/Hosted the Mid-South Transportation & Parking Association annual conference and trade show, held in Lexington March 4-6, we were well represented as Ed Trammell & Justin Jun gave a tour and presentation on our Transit Center Gateless project and I was honored to welcome the entire group and provide exciting updates on Lexington developments
- I spoke at the Emerge Lexington conference on a transportation panel intitled “Life without your car”
- Created/Implemented a **LEXPARK** after hours & holiday coverage policy
- Gained full LPA board approval for the purchase of 28 LUKE Cosmo meters in FY20 which will enable us to replace all older and non-reporting meters
- Co-presented an IPMI Webinar on Accessible Parking and Placard Abuse
- Co-presented via “zoom meeting” in Tucson, AZ a presentation on Food Trucks along with the city of LasVegas and the city of Seattle

Meetings with LFUCG/LFCPA staff

- Attended the March LFUCG Bicycle Pedestrian Advisory Committee meeting
- Phone call with LPA Vice Chair Kenton Ball regarding credit card fee strategies
- Along with all LPA staff and several Lanier staff, Attended/Hosted the Mid-South Transportation & Parking Association annual conference and trade show, held in Lexington March 4-6
- LPA Garage Mgmt. team met to discuss possible operations for NCAA Women’s BB tournament
- I met with LFUCG Gen. Services staff regarding streamlining the monthly parking invoicing
- Attended the March LPA board meeting
- Board meeting follow-up breakfast with LPA staff
- Conducted conference call with LPA staff and Lanier staff to discuss upcoming FY20 Budget process and strategies
- Attended the Hight St. YMCA March board meeting, delivered the finance report
- Conducted an internal audit call with Lanier Regional Manager, Steven Taff
- Phone call with Steve Resnick on program updates

- Held regular weekly meetings for both On-Street and Garage operations with Republic Parking (LEXPARK) staff
- Held weekly “transition” calls with LPA, LEXPARK and Lanier corporate staff

Meetings with External Individuals/Groups

- Met with PayByPhone rep’s who were in town for the MSTPA conference
- Met with T2 Sales person regarding our current LUKes and future needs
- Ed and I met with RAM construction regarding progress on the restoration project
- Ed and I participated in a check-in call with a representative from Scheidt & Bachmann our gate equipment supplier
- Ed and I met with the Carnegie Center Director to get updates on their staff and visitor parking needs
- Phone call with parking industry credit card gateway provider
- Phone call with IPMI staff member to plan for ADA Parking Webinar, of which I was a co-presenter
- I spoke at the Emerge Lexington conference on a transportation panel intitled “Life without your car”
- Ed and I met with Jessica Winters who co-leads the PRHBTN festival responsible for most of the unique murals in our city, we discussed the maintenance needs of the wall behind the mural on our Victorian Square garage’s East facing wall
- Hosted a construction update meeting with CDP Engineers, EC Mathews and LFUCG Gen. Services regarding our Helix Garage water quality grant project
- ADA Parking Webinar - practice run thru
- Area Garage Equipment Rep. presented new gear to our staff
- Phone call with Asst. Parking director for city of Columbus
- Ed and I met with Sr. leader for RAM construction regarding project status
- Attended another pedway lighting meeting with downtown stakeholders
- Co-presented an IPMI Webinar on Accessible Parking and Placard Abuse
- Attended the DLP Annual Meeting & Awards of Excellence Luncheon & was honored to be asked to announce one of the awards
- Phone call with video / intercom company called “Parker” to discuss their offerings
- Attended a Town Branch Park Partners workshop to review the Park Inclusion Plan we have been working on for several months
- Attended a T2 Quarterly update webinar
- Hosted another construction update meeting with CDP Engineers, EC Mathews and LFUCG Gen. Services regarding our Helix Garage water quality grant project
- Tested the “zoom meeting” application where I joined directors from two other cities for a presentation in Tucson, Arizona
- Joined Parking Managers from LasVegas and Seattle using the “zoom meeting” to present jointly and remotely in Tucson, Arizona on updates regarding Food Truck policies
- Ed and I met with John Hackworth of the Gratz Park neighborhood to discuss possible changes to the RPPP there
- Nicole Lawson from Lanier and I met with LGE/KU regarding an update to their parking agreement

- Held a monthly check-in call with our team and SpotHero representative

Future Goals and Planned Activities

- Continue working on transitioning the Transit Center garage from a gated to gateless facility with enforcement integrations
- Work with CDP Engineers, EC Mathews and LFUCG to complete the water quality improvements at the Helix using LFUCG \$240k grant
- Continue working on recommendations from the Kimley-Horn Operations and Best Practices Audit
- Continue working on 10 year “Asset Management” Plan
- Implement recommendations from Walker’s 10-Year Analysis
- Re-start process to submit the Helix on Main for the Green Garage Certification now called ParkSmart Certification and is under the US Green Building Council
- Continue to market the pay-by-phone program
- Continue to focus on the use of social media such as Twitter and Facebook to help get the positive word out about **LEXPARK**
- Continue planning media releases and related marketing information
- Continue holding weekly operations meetings with **LEXPARK** staff
- Attend various board and committee meetings that I serve on
- Continue meeting with various LFUCG departments as needed
- Continue meeting with the Downtown Lexington Partnership as needed
- Meet with Individuals and groups regarding the Parking Authority
- Work on agreed upon LFCPA goals

LFCPA and LEXPARK Key Performance Indicators

User-Input variable cells.

Totals for underlying cells.

CUSTOMER SUPPORT, PUBLIC OUTREACH and SERVICE PROVISION

1	Unique Visitors to Website
2	LEXPARK Walk-In Customers
3	LEXPARK Telephone Inquiries (Total)
4	Reporting Inoperative Meters
5	LUKE
6	IPS
7	POM
8	Enforcement Complaint
9	Other Inquiry including payments/ just payments
10	Pay by Phone questions or issues
11	After 5 Parking questions
12	Wrong Way Parking
13	Garages
14	TOTAL CONTACTS
15	Business Association Meetings Attended
16	Neighborhood Association Meetings Attended
17	Number of Merchants Visited
18	Number of Institutional and/or Public Official Meetings
19	Number of Parking Customers Contacted (Intercept surveys, survey document responses) (Analyst)
20	Parking Meter In-Service Rates (% of time)
21	Single-Space Meters Multi-Space Meters
22	Average Response Time to Address Meter Complaint (Hours)
23	Single-Space Meters (POM)
24	Single-Space Meters (IPS)
25	Multi-Space Meters (LUKE)
26	Number of Citation Appeal Hearings Number of Citations Dismissed or Reduced to Warning
27	Number of Requested Citation Administrative Appeals
28	Number of Citations Administratively Dismissed or Reduced to Warning

Note	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Standard	TOTAL	AVERAGE	Percent of Total	FY 2018 AVERAGE
------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	--------	----------	-------	---------	------------------	-----------------

2,260	3,181	2,694	2,954	2,666	2,470	2,433	2,611	2,819						24,088	2,676.4	N/A	2,460.1
601	650	657	655	667	676	670	661	652						5889	654.3	N/A	582.8
1912	1907	1894	1893	2013	1997	1960	1939	1884						17399	1933	100%	2016
135	133	127	133	126	123	125	127	127						1151	128	7%	166
41	43	40	42	40	42	40	37	25						350	39	2%	49
55	50	61	59	53	50	45	44	40						457	51	2.6%	66
39	40	32	32	33	31	27	20	14						268	30	2%	52
0	0	0	0	0	0	0	0	0						0	0	0.0%	0
653	659	661	663	659	657	650	659	636						5897	655	34%	613
98	95	91	89	91	94	89	84	77						808	90	5%	91
0	0	0	0	0	0	0	0	0						0	0	0%	0
27	24	20	17	14	11	9	6	3						131	15	1%	20
999	996	989	991	997	989	975	967	962						8865	985.0	51%	959.5

24	37	23	37	25	21	34	27	32						260	28.9	100%	26.3
11	15	15	21	14	9	15	16	20						136	15.1	52%	14.2
1	3	0	1	0	0	0	0	3						8	0.9	3%	1.3
0	3	2	5	3	4	3	2	4						26	2.9	10%	2.7
12	16	6	10	8	8	16	9	5						90	10.0	35%	8.2
1	1	0	0	2	2	1	0	0						7	0.8	N/A	1.3

99.9%	99.8%	99.9%	99.7%	99.7%	99.8%	99.8%	99.0%	99.9%						N/A	99.7%	N/A	99.8%
99.9%	99.9%	99.8%	99.9%	99.9%	99.8%	99.9%	99.9%	99.9%						N/A	99.9%	N/A	99.9%

1.15	1.08	1.09	2.73	2.46	1.51	1.79	5.21	1.35						N/A	2.0	N/A	2.1
2.04	2.54	2.29	2.52	3.13	1.9	1.93	8.65	1.45						N/A	2.9	N/A	2.6
1.03	0.9	1.77	3.18	2.33	3.68	1.32	1.71	1.19						N/A	1.9	N/A	1.6
26	30	34	37	28	8	31	19	21						234	26.0	100%	28.8
14	5	13	19	14	0	12	11	7						95	10.6	41%	13.3
151	306	211	206	208	131	223	147	193						1776	197.3	100%	166.3
96	152	114	110	114	58	113	74	83						914	101.6	51%	82.8

PARKING MANAGEMENT EFFECTIVENESS

29	Number of Parking Activity Surveys Conducted (TOTAL)
30	Parking Occupancy and Availability
31	Parking Turnover
32	Downtown Meter Turnover Rate
33	Parking Vacancy Rate in Neighborhoods
34	Meter Occupancy Rate by Survey
35	Paid Legal Meter Occupancy Rate by Meter Revenue
36	Safety Zone Violation Rate
37	Loading Zone Violation Rate

47	47	47	47	47	47	47	47	47						423	47.0	100%	47.0
46	46	46	46	46	46	46	46	46						414	46.0	98%	46.0
1	1	1	1	1	1	1	1	1						9	1.0	2%	1.0
177%	195%	213%	231%	222%	181%	201%	177%	200%						N/A	199.7%	N/A	210.8%
77%	67%	59%	57%	59%	65%	61%	54%	49%						N/A	60.9%	N/A	62.3%
42%	47%	49%	49%	43%	41%	47%	51%	51%						N/A	46.8%	N/A	48.4%
40.0%	45.0%	49.7%	50.8%	51.0%	46.2%	46.0%	46.1%	47.1%						N/A	46.9%	N/A	44.6%
7.1%	13.5%	8.3%	8.6%	9.3%	9.70%	9.4%	7.7%	7.5%						N/A	9.0%	N/A	7.2%
1.9%	2.1%	1.4%	1.4%	1.9%	1.7%	2.0%	2.4%	1.2%						N/A	1.8%	N/A	2.0%

PARKING OPERATIONS EFFICIENCY

38	Number of Parking Violation Surveys Conducted
39	Violation Capture Rate (Meters & RPP)
40	Total Net Patrol Hours
41	Average Net Patrol Hours per Officer
42	Number of Letters Mailed
43	Total Amount Due from Top 20 Scofflaws
44	Parking Ticket Collection Rate (1-year running average)

30	30	30	30	30	30	30	30	30						270	30.0	100%	30.0
54%	30%	36%	35%	43%	38%	53%	29%	30%						N/A	39%	N/A	33%
584	828	596	752	715	628	835	708	714						6,360	707	N/A	769
117	138	119	125	119	105	119	118	143						N/A	123	N/A	133
1,629	1,676	1,585	2,308	3,057	2,966	2,591	2,271	2,181						20,264	2,252	N/A	3,002
\$9,205	\$9,335	\$9,430	\$9,360	\$9,450	\$9,730	\$5,005	\$9,540	\$9,460						N/A	\$8,946	N/A	\$9,676
79.57%	78.71%	78.37%	77.41%	77.22%	77.57%	77.47%	77.12%	76.10%						N/A	77.7%	N/A	80.1%

LEXPARK On-Street By The Numbers FY19

CATEGORY	Current																
	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Ave. FY19	Ave. FY18	Ave. FY17	Ave. FY16	Ave. FY15
Number of Violations Cited	2,846	5,101	3,808	4,134	3,497	3,232	3,899	3,276	3,987				3,753	3,320	3,587	3,587	3,883
Number of Actual Citations (excludes voids & warnings)	2,660	4,477	3,511	3,717	3,263	2,926	3,571	3,061	3,712				3,433	3,040	3,312	3,373	3,404
Value of Actual Citations	\$70,255	\$117,485	\$91,755	\$87,460	\$86,405	\$78,160	\$89,185	\$75,470	\$91,920				87,566	85,601	\$74,589	\$75,350	\$77,587
Number of Citations Paid	2,023	2,915	2,373	2,759	2,495	2,502	2,842	2,456	2,817				2,576	2,504	2,499	2,609	2,556
Percentage of Citations Paid	76.05%	65.11%	67.59%	74.20%	76.50%	85.50%	79.50%	80.20%	75.90%				76%	80%	76%	78%	75%
Value of Citations Paid	\$55,895	\$78,840	\$65,099	\$77,497	\$74,206	\$75,122	\$80,986	\$72,021	\$81,374				\$73,449	\$70,919	\$65,630	\$68,709	\$68,744
Number of Warnings Issued	129	548	244	251	201	270	291	176	249				262	195	362	190	397
Number of Voids	59	87	49	52	49	45	37	50	30				51	74	74	47	81
Percentage of Citations that were Voids	2.1%	1.7%	1.3%	1.3%	1.4%	1.4%	1.1%	1.5%	0.8%				1%	2%	1.9%	1.4%	2.1%
Meter Revenue Collected	\$75,035	\$88,357	\$88,650	\$103,487	\$90,263	\$73,453	\$85,365	\$81,525	\$112,790				\$88,769	\$88,777	\$82,470	\$71,729	\$81,800
Average Meter Revenue Collected per Work Day	\$4,169	\$3,842	\$2,955	\$4,499	\$4,103	\$3,339	\$4,065	\$4,076	\$5,371				\$4,047	\$5,206	\$3,982	\$3,607	\$3,736
Number of RPP's Sold	700	916	108	59	31	17	45	26	34				1,936	2,136	1,739	1,657	1,652
Value of RPP Permits	\$7,000	\$9,160	\$1,080	\$590	\$310	\$170	\$450	\$260	\$340				\$2,151	\$1,436	\$1,449	\$1,381	\$2,751
Monthly Permit Revenue	\$5,111	\$5,570	\$5,645	\$6,194	\$6,419	\$3,643	\$8,038	\$6,023	\$7,025				\$5,963	\$6,150	\$5,741	\$3,706	\$6,086
Value of Bagged Meters	\$11,721	\$3,169	\$8,808	\$15,125	\$11,266	\$8,260	\$8,378	\$10,725	\$7,085				\$9,393	\$11,426	\$2,795	\$6,047	\$2,600
Number of New Meters Added	-3	8	3	0	-1	1	0	0	0				1	0	4	0	1
Number of Single Space Meters	943	955	955	889	855	867	867	838	834				889	946	901	870	885
Number of Multi-space Meters	36	36	36	38	42	43	43	44	44				40	37	35	33	35
Number of Metered Spaces	1,269	1,277	1,280	1,271	1,270	1,269	1,269	1,269	1,265				1,271	1,272	1,173	1,123	1,154
Vehicles Booted	25	40	16	48	57	40	41	41	39				39	42	37	37	38
Amount of Booting Fees	\$2,205	\$2,970	\$1,744	\$3,420	\$4,320	\$2,700	\$3,060	\$2,970	\$2,970				\$2,929	\$3,221	\$3,303	\$2,880	\$3,381
Total Revenue Collected	\$156,967	\$188,066	\$171,026	\$206,313	\$186,783	\$163,348	\$186,277	\$173,523	\$211,584				\$182,654	\$181,929	\$161,388	\$154,452	\$165,361

LEXPARK VOID SUMMARY

Voided Citations By Officer

FY'18	2018	2018	2018	2018	2018	2018	2019	2019	2019	2019	2019	2019
Issuing Officer	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun
2008												
2013	2	4	3	1	1	1			1			
2038												
2007												
2034												
2026												
2057												
2017												
2058												
2052												
2054												
2069												
2074		2										
2027												
2081	16	16	6	10	9	6	10	1	5			
2111												
2103				1								
2104												
2082	7	13	8	3	4	4	7	15	5			
2109	1	1			1							
2114												
2115				4								
2117	1	1		1								
2130								1				
2060												
2094												
2095						1						
2119	16	7	10	16	11	7	4	8	7			
2097		1		2								
2098												
2088												
2122	2	26	11	3	1	7	5	2				
2120	14	15	11	6	13	8	7	13	4			
2105												
2124						9		1				
2125						1	4	4	6			
2065								1				
2131									2			
% Voids	2%	1.70%	1.29%	1%	1%	1%	1%	1%	1%	#DIV/0!	#DIV/0!	#DIV/0!
Total	59	87	49	52	40	44	37	46	30	0	0	0
Total Citations	2660	5,101	3,808	4255	3497	3498	3899	3,276	3,987			

Voided Citations Summary By Reason

FY'18	2018	2018	2018	2018	2018	2018	2019	2019	2019	2019	2019	2019
Void Type	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun
Administrative	10	22	14	18	8	8	5	21	5			
Ambiguous Mrkg /Missing Sign						1						
Customer Walk Up	4		3		1	2	3	1				
Duplicate	3	5	6	2	3	2		6				
Meter Malfunction	1	1	1	3	1	1	2		1			
Pay By Phone	28	39	19	20	24	23	18	16	15			
Officer Error	11	17	6	8	11	6	7	3	9			
Test						2		2				
Visitor	1						1					
Printer Error				1				1				
Paid Other Luke	1	3			1		1					
Void By Client Directive												
Total	59	87	49	52	49	45	37	50	30	0	0	0



Citations Aging Report

Five-Year Report Ending April 1, 2019

Category	1-30	31-60	61-90	91-120	121-180	6M-1Y	1Y-2Y	2Y-3Y	3Y-4Y	4Y	Totals
----------	------	-------	-------	--------	---------	-------	-------	-------	-------	----	--------

TOTALS

Count	1,901	1,005	863	723	1,627	4,673	7,490	8,789	8,840	860	36,771
Dollar Amt	\$58,376.00	\$39,155.00	\$34,500.00	\$31,254.52	\$66,745.00	\$208,476.00	\$295,115.86	\$339,668.50	\$345,627.00	\$32,315.00	\$1,451,232.88



13

Citations Aging Report

Five-Year Report Ending March 1, 2019

Category	1-30	31-60	61-90	91-120	121-180	6M-1Y	1Y-2Y	2Y-3Y	3Y-4Y	4Y	Totals
----------	------	-------	-------	--------	---------	-------	-------	-------	-------	----	--------

TOTALS

Count	1,686	1,085	776	823	1,867	4,360	7,617	8,948	8,749	628	36,539
Dollar Amt	\$54,250.00	\$42,440.00	\$34,344.52	\$33,610.00	\$76,360.00	\$203,706.00	\$289,270.86	\$345,269.50	\$341,841.00	\$24,360.00	\$1,445,451.88

LEXPARK Garages By The Numbers (FY19)

CATEGORY	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	2019 AVG.	2018 AVG.
Number of Monthly Card Holders Billed - VS	372	369	371	371	371	373	387	387	386				376	373
Number of Monthly Card Holders Billed - TC	1,123	1,110	1,127	1,121	1,113	1,108	1,120	1,092	1,096				1,112	1,115
Number of Monthly Card Holders Billed - CH	247	215	211	212	229	227	226	223	225				224	248
Number of Monthly Card Holders Billed - HX	372	360	387	379	381	382	382	385	385				379	347
Number of Total Spaces - VS (384) # Available for Monthly	0	0	0	0	0	0	0	0	0				0	2
Number of Total Spaces - TC (777) # Available for Monthly	25	20	0	0	0	0	0	0	0				5	8
Number of Total Spaces - CH (518) # Available for Monthly	33	30	27	26	25	20	20	0	0				20	13
Number of Total Spaces - HX (389) # Available for Monthly	25	18	0	5	0	0	0	0	0				5	14
Number of Special Events Worked - VS	3	4	5	6	7	18	12	12	17				9	7
Average Daily Transaction - VS	336	338	315	292	278	272	218	272	266				287	335
Average Daily Transaction - TC	73	103	87	107	92	33	13	21	17				61	92
Average Daily Transaction - CH	195	211	207	237	207	174	195	211	220				206	205
Average Daily Transaction - HX	497	478	389	511	437	399	467	469	513				462	486
Total Daily Transactions All Garages	34,173	35,069	30,011	35,566	30,413	27,239	27,746	27,316	31,499				31004	32,950
Average Length of Stay - VS	2.3	2.1	2.1	2.3	2.6	2.6	2.6	2.7	2.6				2.4	2.2
Average Length of Stay - TC	3.9	4.0	3.9	3.8	3.4	3.8	3.7	3.6	4.0				3.8	3.9
Average Length of Stay - CH	2.1	1.5	2.0	2.1	2.2	2.1	2.0	2.0	2.3				2.0	2.2
Average Length of Stay - HX	1.4	2.0	1.5	1.4	1.7	1.5	1.6	1.7	1.6				1.6	1.4
Number of Validations Sold All Garages	2,756	1,904	691	2,473	2,533	1,105	938	815	1,705				1,658	2,510
Average Transaction Amount - VS	\$4.17	\$4.42	\$4.61	\$5.20	\$5.89	\$5.38	\$6.04	\$6.13	\$6.14				\$5.33	\$4.60
Average Transaction Amount - TC	\$10.03	\$9.61	\$9.75	\$9.31	\$9.53	\$9.60	\$4.85	\$5.02	\$5.15				\$8.09	\$9.47
Average Transaction Amount - CH	\$3.63	\$4.10	\$4.18	\$4.29	\$4.49	\$4.30	\$4.03	\$4.37	\$4.22				\$4.18	\$4.34
Average Transaction Amount - HX	\$2.59	\$3.03	\$3.94	\$2.97	\$2.91	\$2.97	\$2.94	\$3.23	\$3.24				\$3.09	\$2.96

Aged Balances - 6177-56 Courthouse Garage

Ending Balances as of 4/1/2019

15

Account	Current	30 Days	60 Days	90 Days	Total Due	
96173 DEPT OF ADVOCACY	\$1,400.00	\$70.00	\$70.00	\$210.00	\$1,750.00	Emailed
Report Totals	\$1,400.00	\$70.00	\$70.00	\$210.00	\$1,750.00	

Aged Balances - 6177-55 Helix Garage

Ending Balances as of 4/1/2019

Account	Current	30 Days	60 Days	90 Days	Total Due
Report Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

Aged Balances - 6177-53 Transit Center Garage

Ending Balances as of 4/1/2019

Account	Current	30 Days	60 Days	90 Days	Total Due
Report Totals	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

Aged Balances - 6177-54 Victoria Square Garage

Ending Balances as of 4/1/2019

Account	Current	30 Days	60 Days	90 Days	Total Due	
95885 BIG ECHO CREATIVE	\$360.00	\$360.00	\$0.00	\$0.00	\$720.00	Called
96248 RUDD HENRY JR	\$0.00	\$180.00	\$180.00	\$0.00	\$360.00	Shut off account
Report Totals	\$360.00	\$540.00	\$180.00	\$0.00	\$1,080.00	

LEXPARK

Q1 - 2019

\$10,161

YTD

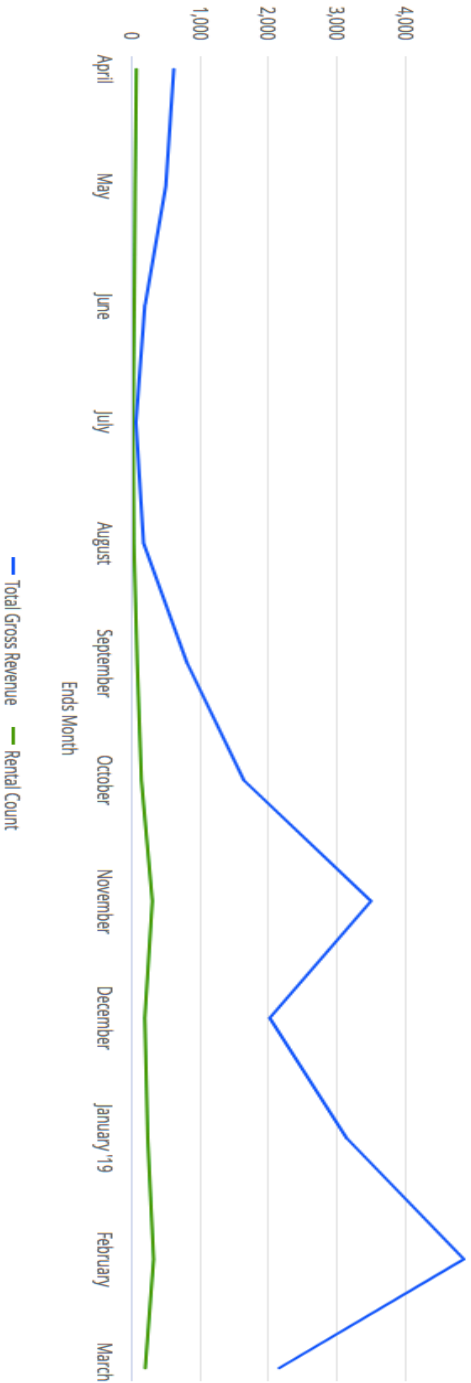
\$19,535



Performance Overview – Revenue Growth

17

MONTHLY GROSS REVENUE



LEXPARK GMV Growth

LEXPARK revenue has grown consistently over the past year.

LEXPARK Gross Revenue in Q1 of 2018 was **\$8,084**, and grew to **\$10,161** in Q1 of 2019.

This graph shows MoM growth over the past year.



Lexington & Fayette County Parking Authority
Statement of Net Position

Substantially All Disclosures Omitted

	As Of 02/28/19	As Of 02/28/18	Variance 02/28/19
Assets			
Current Assets			
Cash	\$ 1,913,035	\$ 3,393,736	\$ (1,480,700)
Cash-Change Fund	12,099	12,000	99
Accounts Receivable	31,167	38,957	(7,791)
Prepaid Expenses	157,577	0	157,577
Restricted Cash & Cash Equivalents			
Cash-Restricted	0	2,005,141	(2,005,141)
Investments-BB&T-Restricted Cash	3,500,000	0	3,500,000
Investments-BB&T-Garage Maintenance Reserve	978,310	430,304	548,006
Investments-BB&T-Unrealized G/L	(845)	0	(845)
Investments-BB&T-Accrued Interest	22,142	0	22,141
Total Restricted Cash & Equivalents	4,499,607	2,435,445	2,064,161
Total Current Assets	6,613,485	5,880,138	733,346
Non-Current Assets			
Capital Assets			
Land	7,585,094	7,585,095	0
Parking Facilities & Improvements	10,794,871	10,688,235	106,636
Equipment & Furniture	2,079,337	2,028,809	50,528
Construction In Progress	452,421	25,394	427,027
Computer Software	10,850	10,850	0
Total Capital Assets	20,922,573	20,338,383	584,191
Less: Accumulated Depreciation	(3,658,539)	(3,000,950)	(657,589)
Total Capital Assets, Net of Accumulated Depreciation	17,264,034	17,337,433	(73,398)
Total Non-Current Assets	17,264,034	17,337,433	(73,398)
Total Assets	\$ 23,877,520	\$ 23,217,571	\$ 659,948
Liabilities and Net Assets			
Current Liabilities			
Accounts Payable and Accrued Liabilities	\$ 211,032	\$ 161,736	\$ 49,296
Compensated Absences	13,511	10,263	3,248
Deposits Payable	4,509	1,657	2,852
Note Payable	405,060	357,545	47,515
Total Current Liabilities	634,112	531,201	102,911
Non-Current Liabilities			
Note Payable	2,996,915	3,889,966	(893,051)
Compensated Absences	13,511	10,263	3,249
Deposits Payable	3,038	5,889	(2,852)
Total Non-Current Liabilities	3,013,464	3,906,118	(892,654)
Total Liabilities	3,647,576	4,437,319	(789,743)
Net Position			
Capital Assets Net of Debt	13,862,060	13,092,047	770,013
Restricted-Capital Projects	0	5,142	(5,142)
Restricted-Garage Maintenance Reserve	999,606	430,304	569,303
Restricted-Capital Asset Mgmt Program	3,500,000	2,000,000	1,500,000
Unrestricted	1,868,278	3,252,759	(1,384,482)
Total Net Position	20,229,944	18,780,252	1,449,692
Total Liabilities and Net Assets	\$ 23,877,520	\$ 23,217,571	\$ 659,949

No assurance is provided on these financial statements.

Lexington and Fayette County Parking Authority
Statement of Cash Flows

Substantially All Disclosures Omitted

	Month To Date <u>2/28/2019</u>	Year To Date <u>2/28/2019</u>
Cash Flows from Operating Activities		
Cash received from parking customers	\$ 374,727	\$ 3,134,151
Cash received from commercial property renters	7,958	54,617
Cash received from grants	-	13,711
Cash payments to suppliers for goods and services	(242,560)	(1,724,125)
Cash payments to employees for services	(21,041)	(195,111)
Cash payments of related party payables to LFUCG	(2,276)	(14,766)
Net Cash Provided by Operating Activities	<u>116,808</u>	<u>1,268,477</u>
Cash Flows from Noncapital Financing Activities		
Cash payments on Note Payable	<u>(33,358)</u>	<u>(265,777)</u>
Net Cash Used in Noncapital Financing Activities	<u>(33,358)</u>	<u>(265,777)</u>
Cash Flows from Capital and Investing Activities		
Net Changes in Restricted Investments	14,813	(545,806)
Purchases of Capital Assets	<u>(67,581)</u>	<u>(566,196)</u>
Net Changes in Capital and Investing Activities	<u>(52,768)</u>	<u>(1,112,002)</u>
Net Increase (Decrease) in Cash and Cash Equivalents	30,682	(109,302)
Cash and Cash Equivalents, Beginning of Period	<u>1,894,452</u>	<u>2,034,436</u>
Cash and Cash Equivalents, End of Period	<u>\$ 1,925,134</u>	<u>\$ 1,925,134</u>
Reconciliation of Operating Income to Net Cash Flows		
Provided by Operating Activities		
Change in Net Position	\$ 142,538	\$ 1,031,535
Adjustments to Reconcile Operating Income to Net Cash		
Provided by Operating Activities:		
Unrealized losses (gains) on investments	605	(822)
Depreciation and Amortization	54,413	440,703
Loss (gain) on Disposal of Assets	-	(15,090)
Changes in Assets and Liabilities:		
Accounts Receivable	(7,967)	37,351
Prepaid Expenses	-	(157,577)
Accrued Interest	(22,142)	(22,142)
Accounts Payable and Accrued Liabilities	<u>(50,639)</u>	<u>(45,481)</u>
Net Cash Provided by Operating Activities	<u>\$ 116,808</u>	<u>\$ 1,268,477</u>

No assurance is provided on these financial statements.

Lexington & Fayette County Parking Authority
Management Report
FY Revenues and Expenses - Budget vs. Actual

Substantially All Disclosures Omitted

	Month End 2/28/2019	Month End 2/28/2019	Variance 2/28/2019	FYTD 2/28/2019	FYTD 2/28/2019	Variance 2/28/2019	Annual Budget 6/30/2019	
	Actual	FYE Budget		Actual	FYE Budget		FYE Budget	
Revenue								
Revenue OnStreet								
1	Parking - Monthly Rental	\$ 6,283	\$ 5,534	\$ 749	\$ 71,126	\$ 66,767	\$ 4,359	\$ 97,738
2	Parking - Meter Collections	92,285	103,145	(10,860)	843,309	801,511	41,798	1,224,748
3	Parking - Fines	74,202	75,166	(964)	589,723	590,814	(1,091)	880,029
4	Total Revenue OnStreet	172,770	183,845	(11,075)	1,504,158	1,459,092	45,066	2,202,515
Revenue OffStreet								
5	Parking - Monthly Rental	111,715	108,000	3,715	891,905	858,000	33,905	1,290,000
6	Parking - Transient Rental	53,268	66,893	(13,625)	481,480	538,426	(56,946)	837,262
7	Parking - Event	42,743	23,000	19,743	186,228	127,286	58,942	148,693
8	Parking - Validations	2,139	2,243	(104)	32,060	28,221	3,839	38,592
9	Overage/Shortage/Fees	59	0	59	969	0	969	0
10	Total Revenue OffStreet	209,924	200,136	9,788	1,592,642	1,551,933	40,709	2,314,547
11	Commercial Property Rental	7,958	6,917	1,041	54,617	55,336	(719)	83,004
12	Grants Received	0	0	0	13,711	0	13,711	0
13	Miscellaneous Income	29	0	29	1,180	0	1,180	0
14	Total Revenue	390,681	390,898	(217)	3,166,308	3,066,361	99,947	4,600,066
Operating Expenses								
OnStreet Operating Expenses								
15	Lanier Operating Expenses	64,894	73,958	9,064	645,452	625,632	(19,820)	943,238
16	Property & Casualty Excess Insurance	0	0	0	1,437	1,437	0	1,437
17	Bank & Credit Card Fees	10,846	9,333	(1,513)	84,615	74,664	(9,951)	111,996
18	Total OnStreet Operating Expenses	75,740	83,291	7,551	731,504	701,733	(29,771)	1,056,671
OffStreet Operating Expenses								
19	Lanier Operating Expenses	70,599	77,812	7,213	498,875	627,421	128,546	947,693
20	Property & Casualty Excess Insurance	0	0	0	57,432	57,432	0	57,432
21	Bank & Credit Card Fees	4,207	4,841	634	35,337	38,728	3,391	58,092
22	Utilities	10,304	11,020	716	79,028	88,160	9,132	132,240
23	Interest Expense	6,372	6,917	545	52,060	55,333	3,273	83,000
24	Total OffStreet Operating Expenses	91,482	100,590	9,108	722,732	867,074	144,342	1,278,457
25	Personnel Expenses	21,854	24,475	2,621	199,780	195,800	(3,980)	293,700
Administrative Expenses								
26	Property & Casualty Excess Insurance	0	0	0	37,348	37,311	(37)	37,311
27	Bank & Credit Card Fees	0	0	0	178	0	(178)	0
28	Other Professional Services	5,528	18,950	13,421	58,376	151,600	93,224	227,400
29	Rent/Lease Expenses	760	767	8	6,074	6,136	63	9,204
30	Landline Phones	393	442	49	3,129	3,536	407	5,304
31	Business Travel & Training	2,174	1,600	(574)	8,555	12,800	4,245	19,200
32	Dues Subscriptions & Publications	1,250	258	(992)	2,721	2,064	(657)	3,096
33	Office Supplies	258	708	449	4,306	5,664	1,358	8,496
34	Office Machines & Equipment	0	208	208	1,661	1,664	2	2,496
35	Office Repairs & Maintenance	415	125	(289)	827	1,000	173	1,500
36	Mileage Expense	0	33	33	0	264	264	396
37	Operating Contingency	600	7,500	6,900	739	60,000	59,262	90,000
38	Total Administrative Expenses	11,378	30,591	19,213	123,914	282,039	158,126	404,403
39	Total Operating Expenses	200,454	238,947	38,493	1,777,930	2,046,646	268,717	3,033,231
Change in Net Position Before Capital &								
40	Other Financing	190,227	151,951	38,276	1,388,378	1,019,715	368,664	1,566,835
Expenses For Capital Assets								
41	Depreciation & Amortization	54,412	53,874	(539)	440,703	430,992	(9,711)	646,488
42	Parking Repairs & Maintenance	0	161,934	161,934	0	1,295,472	1,295,472	1,943,208
43	Total Expenses For Capital Assets	54,412	215,808	161,395	440,703	1,726,464	1,285,761	2,589,696
Other Financing Sources								
44	Interest Income	7,329	0	7,330	67,948	0	67,947	0
45	Gain (Loss) on Disposal of Assets	0	0	0	15,090	0	15,090	0
46	Unrealized Gain / Loss on Investments	(605)	0	(605)	822	0	823	0
47	Total Other Financing Sources	6,724	0	6,725	83,860	0	83,860	0
48	Total Change in Net Position	\$ 142,539	\$ (63,857)	\$ 206,396	\$ 1,031,535	\$ (706,749)	\$ 1,738,285	\$ (1,022,861)

No assurance is provided on these financial statements.

Lexington & Fayette County Parking Authority
Management Report
Capital Expenditures

Substantially All Disclosures Omitted

	FYTD 02/28/2019 <small>Actual</small>	Year Ending 06/30/2018 <small>Actual</small>	Year To Date 02/28/2019 <small>Capital Expenditures</small>	FYTD 06/30/2019 <small>Annual Cap Ex Budget</small>
Capital Assets				
Land	7,585,094	7,585,094	0	0
Parking Facilities & Improvements	10,794,872	10,794,872	0	0
Equipment & Furniture	2,079,337	1,903,929	175,408	0
Construction In Progress	452,420	46,544	405,877	0
Computer Software	10,850	10,850	0	0
Capital Expenditure - Budget	0	0	0	1,943,208
Total Capital Assets	20,922,573	20,341,289	581,285	1,943,208

No assurance is provided on these financial statements.

Lexington/ Fayette Co Parking Authority

Balance Sheet
February 28, 2019

ASSETS

Current Assets		
Cash - US Bank	\$	<u>19,143.71</u>
Total Current Assets		19,143.71
Property and Equipment		
Building Improvements		<u>50,060.30</u>
Total Property and Equipment		50,060.30
Other Assets		
Total Other Assets		<u>0.00</u>
Total Assets	\$	<u><u>69,204.01</u></u>

LIABILITIES AND CAPITAL

Current Liabilities		
Tenant Deposits	\$	<u>1,765.63</u>
Total Current Liabilities		1,765.63
Long-Term Liabilities		
Total Long-Term Liabilities		<u>0.00</u>
Total Liabilities		1,765.63
Capital		
Beginning Balance Equity		30,139.26
Capital Contribution, Net		(157,900.00)
Retained Earnings		156,275.10
Net Income		<u>38,924.02</u>
Total Capital		<u>67,438.38</u>
Total Liabilities & Capital	\$	<u><u>69,204.01</u></u>

Lexington/ Fayette Co Parking Authority
Income Statement
Compared with Budget
For the Eight Months Ending February 28, 2019

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Revenues						
Rental Income	\$ 6,061.18	\$ 6,116.00	(\$54.82)	\$ 41,342.26	\$ 48,928.00	(\$7,585.74)
Income - Utilities	303.43	1,000.00	(696.57)	2,593.24	7,530.00	(4,936.76)
Rent Late Fee	147.30	74.00	73.30	855.39	592.00	263.39
Total Revenues	6,511.91	7,190.00	(678.09)	44,790.89	57,050.00	(12,259.11)
Cost of Sales						
Total Cost of Sales	0.00	0.00	0.00	0.00	0.00	0.00
Gross Profit	6,511.91	7,190.00	(678.09)	44,790.89	57,050.00	(12,259.11)
Expenses						
Property Management Fee	500.00	500.00	0.00	4,000.00	4,000.00	0.00
Repair & Maintenance	16.11	250.00	(233.89)	1,863.87	2,454.00	(\$590.13)
Postage	0.00	0.00	0.00	3.00	5.00	(2.00)
Total Expenses	516.11	750.00	(233.89)	5,866.87	6,459.00	(\$592.13)
Net Income	\$ 5,995.80	\$ 6,440.00	(\$444.20)	\$ 38,924.02	\$ 50,591.00	(\$11,666.98)

For Management Purposes Only

**Lexington/ Fayette Co Parking Authority
Cash Disbursements Journal
For the Period From Feb 1, 2019 to Feb 28, 2019**

Filter Criteria includes: Report order is by Date. Report is printed in Detail Format.

Date	Check #	Account ID	Line Description	Debit Amount	Credit Amount
2/1/19	1114	500 100	Invoice: 020119 Schrader Commercial Properties, LLC	500.00	500.00
2/5/19	1115	511 100	Invoice: 011719 Lowe's Business Account	16.11	16.11
	Total			516.11	516.11

Lexington/ Fayette Co Parking Authority
General Ledger

For the Period From Feb 1, 2019 to Feb 28, 2019

Filter Criteria includes: Report order is by ID. Report is printed with shortened descriptions and in Detail Format.

Account ID Account Description	Date	Reference	Jrnl	Trans Description	Debit Amt	Credit Amt	Balance
100	2/1/19			Beginning Balance			13,147.91
Cash - US Bank	2/1/19	1114	CDJ	Schrader Commercial Pro		500.00	
	2/1/19	020119	CRJ	Clawdaddy's	1,472.82		
	2/1/19	020119	CRJ	Clawdaddy's	73.65		
	2/5/19	1115	CDJ	Lowe's Business Account		16.11	
	2/5/19	020519	CRJ	Georgettes and Chiffons,	1,765.63		
	2/14/19	020419	CRJ	Savane Silver	1,349.91		
	2/14/19	021419	CRJ	Savane Silver	237.12		
	2/21/19	022119	CRJ	Georgettes and Chiffons,	66.31		
	2/28/19	022819	CRJ	Clawdaddy's	1,546.47		
				Current Period Change	6,511.91	516.11	5,995.80
	2/28/19			Ending Balance			19,143.71
155	2/1/19			Beginning Balance			50,060.30
Building Improvements	2/28/19			Ending Balance			50,060.30
231	2/1/19			Beginning Balance			-1,765.63
Tenant Deposits	2/28/19			Ending Balance			-1,765.63
349	2/1/19			Beginning Balance			-30,139.26
Beginning Balance Equity	2/28/19			Ending Balance			-30,139.26
350	2/1/19			Beginning Balance			157,900.00
Capital Contribution, Net	2/28/19			Ending Balance			157,900.00
352	2/1/19			Beginning Balance			-156,275.10
Retained Earnings	2/28/19			Ending Balance			-156,275.10
400	2/1/19			Beginning Balance			-35,281.08
Rental Income	2/1/19	020119	CRJ	Clawdaddy's - Invoice: 12		1,472.82	
	2/5/19	020519	CRJ	Georgettes and Chiffons,		1,765.63	
	2/14/19	020419	CRJ	Savane Silver - Invoice: 1		1,349.91	
	2/28/19	022819	CRJ	Clawdaddy's - Invoice: 12		1,472.82	
				Current Period Change		6,061.18	-6,061.18
	2/28/19			Ending Balance			-41,342.26
401	2/1/19			Beginning Balance			-2,289.81
Income - Utilities	2/14/19	021419	CRJ	Savane Silver - Electric		237.12	
	2/21/19	022119	CRJ	Georgettes and Chiffons,		66.31	
				Current Period Change		303.43	-303.43
	2/28/19			Ending Balance			-2,593.24
405	2/1/19			Beginning Balance			-708.09
Rent Late Fee	2/1/19	020119	CRJ	Clawdaddy's - Nov rent lat		73.65	
	2/28/19	022819	CRJ	Clawdaddy's - Dec late fe		73.65	
				Current Period Change		147.30	-147.30
	2/28/19			Ending Balance			-855.39

Lexington/ Fayette Co Parking Authority
General Ledger

For the Period From Feb 1, 2019 to Feb 28, 2019

Filter Criteria includes: Report order is by ID. Report is printed with shortened descriptions and in Detail Format.

Account ID Account Description	Date	Reference	Jrnl	Trans Description	Debit Amt	Credit Amt	Balance
500	2/1/19			Beginning Balance			3,500.00
Property Management Fe	2/1/19	1114	CDJ	Schrader Commercial Pro	500.00		
				Current Period Change	500.00		500.00
	2/28/19			Ending Balance			4,000.00
511	2/1/19			Beginning Balance			1,847.76
Repair & Maintenance	2/5/19	1115	CDJ	Lowe's Business Account	16.11		
				Current Period Change	16.11		16.11
	2/28/19			Ending Balance			1,863.87
526	2/1/19			Beginning Balance			3.00
Postage	2/28/19			Ending Balance			3.00

Lexington/ Fayette Co Parking Authority
Account Reconciliation
As of Feb 28, 2019
100 - Cash - US Bank
Bank Statement Date: February 28, 2019

Filter Criteria includes: Report is printed in Detail Format.

Beginning GL Balance	13,147.91
Add: Cash Receipts	6,511.91
Less: Cash Disbursements	(516.11)
Add (Less) Other	_____
Ending GL Balance	<u>19,143.71</u>
Ending Bank Balance	19,143.71
Add back deposits in transit	_____
Total deposits in transit	_____
(Less) outstanding checks	_____
Total outstanding checks	_____
Add (Less) Other	_____
Total other	_____
Unreconciled difference	<u>0.00</u>
Ending GL Balance	<u>19,143.71</u>

ALLSTATE HEATING & COOLING INC.

1026 Nandino Blvd. ~ LEXINGTON, KY. 40511

Phone 859-335-9129 ~ Fax 859-266-4059

To Whom It May Concern:

We are requesting an extension for two meter bags, meter number 42305 and 42307 for the month of May 2019. We have received approval for these two meters for 30 days in April, however we would like it extended an additional month. We need the meters for loading and unloading materials and tools to and from the job site at Good Samaritan Hospital.

Thank you for time and attention to this matter,

Allstate Heating & Cooling, Inc.

Jenna Fabre

Garage Updates

Helix Garage:

- The garage lighting system was programmed with a blue and white scheme for UK basketball games.
- The garage lighting system was programmed with a green scheme for the St. Patrick's Day.
- The garage lighting system was programmed with a pastel scheme for the first day of Spring.
- The garage lighting system was programmed with the standard multicolor scheme.
- RAM Construction Services continued repair and maintenance work associated with the capital asset management plan.
- WP Moore will provide construction details for the replacement of an expansion joint on the top level of the garage. The existing expansion joint has failed, allowing water infiltration between the columns of the structure. The resulting leak is causing issues in the Police Department bio-bay and County Clerk storage room.
- LPA consulted with RAM Construction Services and Byron Electric Co., regarding the installation of additional lighting fixtures at the Transit Center Garage. The fixtures will be added to more dimly lit areas of the garage, enhancing the customer experience and improving safety. Byron Electric provided a quote of \$39,500 for adding fixtures to both the Transit Center Garage and Helix Garage. LPA consulted with Walker Electric to attain an additional quote, with Walker Electric providing a quote of \$14,500. LPA has selected Walker Electric to install the additional lighting.

Transit Center Garage:

- RAM Construction Services continued repair and maintenance work associated with the capital asset management plan.
- RAM Construction Services provided WP Moore technical information regarding a failed expansion joint discovered on the rooftop level. WP Moore will provide construction details and product specifications for the repair of the failed expansion joint.
- LPA consulted with RAM Construction Services and Byron Electric Co., regarding the installation of additional lighting fixtures at the Helix Garage. The fixtures will be added to more dimly lit areas of the garage, enhancing the customer experience and improving safety. Byron Electric provided a quote of \$39,500 to add fixtures to both the Transit Center Garage and Helix Garage. LPA consulted with Walker Electric to attain an additional quote, with Walker Electric providing a quote of \$14,500. LPA has selected Walker Electric to install the additional lighting.
- The exhaust fans included in the MEP portion of the current CAMP repair and maintenance cycle have arrived. RAM Construction Services is awaiting the delivery of the associated control systems. The new fans will be automatically controlled by O and CO sensors; improving energy efficiency and assuring safe air quality throughout the underground facility.



- LPA is acquiring quotes for the replacement of a back-up generator for the Transit Center Garage. In the event of a power outage, the generator supplies power to the sump pumps located in the lower level of the garage, protecting level 1 of the garage and the elevator sump pits. The existing generator is obsolete and inoperable. An associated mechanical transfer switch has also failed. The generator is an action item on the current capital asset management plan repair cycle.

Courthouse Garage:

- RAM Construction Services continued repair and maintenance work associated with the capital asset management plan.
- DC Elevator started the elevator upgrade project on March 18th. The upgrades are necessary due to the obsolescence of the current elevator controllers and components. The work is being staged in a way that ensures one cab will always be in operation. The AOC has agreed to reimburse LPA 50% of the \$129,000 cost of the repairs.

Broadway Shoppes:

- There were no maintenance issues to report.