

May 12, 2022 Board Meeting Agenda



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|-------|--|----------|
| I. | Call to Order/Welcome of Guests | Frazier |
| II. | Approval of Minutes of April 2022 LPA Board Meeting
<i>Board Action Required</i> | Frazier |
| III. | Update on ED Activities
a. Executive Director Reports
b. Operational Reports
c. COVID-19 Update | Means |
| IV. | Approval of LPA and LEXPARK March 2022 Financial Reports and Schrader Commercial Reports
<i>Board Action Required</i> | Means |
| V. | FY 2023 LPA and LEXPARK Budgets | Means |
| VI. | Off-Street (Garages)
a. Garage Updates
b. Security Updates | Trammell |
| VII. | Downtown Lexington Partnership Updates | Sweeney |
| VIII. | Visit Lex Updates | Schickel |
| IX. | Comments
a. Comments from Commissioners/Advisory Committee Members | Frazier |
| X. | Closed Session per KRS 61.810 | Frazier |

Next Meeting: June 9, 2022

Lexington & Fayette County Parking Authority

Board Meeting Minutes
April 14, 2022

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

Location: ZOOM Meeting

Voting Members: Kenton Ball
Erin Hensley
Thomas Pettit
Trish Vertuca

Advisory Board: Liza Betz, Failte
Julie Schickel, VisitLex
Terry Sweeney, DLP

Executive Director: Gary Means

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

Guests: Mark Doering, Reef
Chris Goodson, Reef
Justin Hubbard, DDAF
Nicole Lawson, Reef

Item 1 – Call to Order:

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

Item 2 – Approval of January 2022 Minutes

Mr. Pettit makes a motion to approve the minutes as amended. Mr. Ball seconds. The vote was unanimous, and the motion carried.

Item 3 – Update on ED Activities

A. Executive Director Report

Mr. Means presents the Executive Director Report.

B. Operational Reports

Mr. Smith notes that meter in-service rates continue to be above 99%. On-Street activity was very strong in all categories during the month of March. Voids decreased from the prior month. The citation aging report also showed a \$10,000 reduction from the prior month.

C. COVID-19 Update

Mr. Means goes over some of the organizational challenges related to COVID-19.

Item 4 – Financial Reports



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Mr. Means presents the February 2022 financials. Mr. Doering summarizes variances on the REEF reports. He notes a math error on the On-Street report, in the software category.

Mr. Means notes that On-Street revenues were under budget for the month. He also notes that total On-Street revenues were \$90,000 in February 2021 compared to \$150,000 in February 2022, showing a significant year over year improvement. Similarly, total revenues increased from 2021 which recorded \$211,000 to \$349,000 in 2022. Ms. Featherston makes a motion to approve the February 2022 financials. Ms. Hensley seconds. The vote was unanimous, and the motion carried.

Item 6 – FY 2022 Audit

Mr. Means reports that Strothman has been LPAs auditor for five years and asks if the board would like to re-bid services. By consensus, the Commissioners agree. LPA staff will draft and release an RFP.

Item 6 – On-Street

A. Meter Bag Request

Mr. Means presents a meter bag request. By consensus, the Commissioners agree to accept the LPA staff recommendation and approve the request.

Item 7 – Off-Street

A. Garage Updates

Mr. Trammell presents the garage updates. A fabricator has been located for the new stairs in Transit Center. The fence on top of the Courthouse garage was damaged during the recent storms. A contractor was engaged to take down the damaged parts and Yeiser Engineering was engaged to design the re-installation. Lighting repairs were made to the Victorian Square pedway.

B. Security Updates

Mr. Trammell reports that the Sheriff's deputies are doing a good job in Victorian Square and LEXPARK staff have been complimentary.

C. Victorian Square Evening/Weekend Rate

Mr. Means presents the concept of raising night and/or weekend rates in the Victorian Square Garage to offset the cost of the Sheriff's deputies. He will present a more formal proposal to the Board at the May Board Meeting.

Item 8 – DLP Updates

Mr. Sweeney mentions a training LEXPARK and Block by Block staff went through with VisitLex. The training was well-received by all attendees.

Item 9 – VisitLex Updates

Ms. Schickel reports that VisitLex is looking forward to a busy few weeks with Chris Stapleton, Keeneland, and the Lutheran convention all taking place.

Mr. Ball makes a motion to enter closed session pursuant to KRS 61.810. Ms. Hensley seconds.

Mr. Pettit 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 11:30AM.



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May 4th, 2022
**Lexington & Fayette County
 Parking Authority
 Executive Directors Report
 April 2022**



Accomplishments

- Attended and co-presented along with DLPs Terry Sweeney & VisitLex's Julie Schickel at our joint ambassador training program to help better assist visitors to our downtown, hosted by VisitLex
- The selection committee regarding our RFP 1-2022 for Management of the LEXPARK Program, selected Parking Concepts Inc. Municipal Services, for our next parking mgmt. operator, the committee consisted of LPA Staff, one knowledgeable friend/vendor of our program and three LPA Commissioners; Jim Frazier, Trish Vertuca and Thomas Petit
- We fully executed the management agreement with PCI Municipal Services to begin July 1, 2022 and began our weekly transition meetings with their executives

Meetings with LFUCG/LFCPA staff

- Attended via ZOOM the April Bicycle & Pedestrian Advisory Committee meeting
- LPA update phone call with Board Chair, Jim Frazier
- Phone call with LFUCG Legal Dept. rep regarding citation criteria and policy when the violation involves an auto business rather than the vehicle owner
- Attended the top two presentations from our RFP 1-2022 for Management of the LEXPARK Program, the presentations were held at a large conference room at the McBrayer Law Firm, following the presentations our selection committee discussed the presentations and with a couple follow up questions for Parking Concepts Inc. out of California
- Kara, Ed and I met following the RFP presentations for a debrief and question prep
- Kara, Ed and I met online with the owners of Parking Concepts Inc. Municipal Services to clarify a couple questions and affirmed the final decision to go with PCI Municipal Services as our new operator, agreement to begin July 1, 2022
- Ed and I met with Mark Doering to update him on the RFP for mgmt. decision
- Attended the LPA April Board meeting
- LPA Staff gathered for an LPA Board meeting follow up and working breakfast
- Kara and I met with Nicole from our LEXPARK office to discuss a recent settlement (timing) issue with our new text2pay option
- Lunch meeting with Maurice Hunter, evening and weekend supervisor with our LEXPARK program
- Held regular weekly (TEAMS) meetings for On-Street and Garage operations with REEF Parking (LEXPARK) staff

- Held our last regular Bi-monthly conference call with LPA & LEXPARK local staff and REEF corporate staff and municipal experts

Meetings with External Individuals/Groups

- Online meeting with a rep from FLASH to go over their Valet Parking Solution for garages
- Met again with DLPs Terry Sweeney, VisitLex's Julie Schickel by way of ZOOM to finalize our joint ambassador training program to help better assist visitors to our downtown
- Met with local commercial property owner about parking demand and potential developments
- Ed and I met with a rep from a potential development to do a high-level review of their plans for parking
- ZOOM meeting with IPMI Board of Directors
- Attended a ZOOM meeting hosted by the US Transportation Research Board
- Ed and I met online with the engineers who were designing the repair specifications for wall cap and suicide deterrent fencing on the Courthouse Garage roof
- Attended and co-presented along with DLPs Terry Sweeney & VisitLex's Julie Schickel at our joint ambassador training program to help better assist visitors to our downtown, hosted by VisitLex
- Met with an cooking oil recycling system contractor called VOCARS regarding the oil recycling tanks that many of our downtown restaurants and bars utilize
- Met with advisory committee member Liza Betz, owner of Failte and the owner of Harvey's to discuss a loading zone where a sign had been knocked down or stolen and vehicles were parking all day with no enforcement regulations to go by
- Phone call with ticket sales rep Jana Hatton regarding the Opera House and our ideas on a VIP package experience
- Online meeting with rep from FLASH (specifically Arrive/ParkWhiz) regarding online event reservations and integrations with TicketMaster
- Ed and I met with a marketing rep from T2 Systems and were interviewed for one of their Customer Success Stories
- As a preparation for my new role later this year of Board Chair of IPMI, I sat in on an Education Development Committee ZOOM meeting
- Attended a Webinar from IPMI titled Doing More with Less...How to Make Your Data Work for You
- Sat in on a meeting that Ed hosted on establishing an RPPP with a couple residents of the Woodward Heights Neighborhood
- Attended by ZOOM the LFUCG Congestion Mitigation and Air Quality committee meeting
- Ed, Kara and I met with executives from PCI regarding details of our mgmt. agreement
- Attended an IPMI new member online chat meeting to welcome the new members
- Met onsite at our Victorian Square Garage with Jana Hatton, regarding the Opera House VIP parking area and program we are jointly working on

- Met online with a rep from POPULUS regarding their Curb Manager Platform upgrades
- Catch up call with Todd Dorsey, long time employee with T2 but who now works with TEZ the software company behind our new text2pay option at the LUKE meters
- Following our settlement meeting, Kara, Nicole and I met our credit card processor to discuss the timing of settlements from the business day to when it actually hits the bank
- Several of our LPA staff and LEXPARK staff attended an online training with ParkWhiz on setting up rates and options with event reservations for our garages
- Ed and I hosted four separate debrief meetings with four parking operators who were not chosen as a part of the RFP 1-2022 selection process
- Attended the DLP Board meeting held at Transylvania University
- Held a TEAMS meeting with one of the PCI exec's regarding benefits for our LEXPARK contract employees
- Ed and I along with 4 managers/supervisors from the LEXPARK team attended the DLP Annual Meeting & Awards Luncheon
- Working lunch meeting with Director of Security at Rupp Arena/Central Ban Center to discuss parking challenges and opportunities
- Had an online meeting with two supervisors with Pepsi regarding challenges with their repair technicians and parking downtown, we may have a great solution with our PayByPhone app as they now have a "fleet" option
- Attended a free webinar on Leadership
- Casey Jones from FLASH who is our Customer Success representative held an in person Quarterly Business Review meeting with our team in the LEXPARK conference room
- A team from Penn State University met online with our team to discuss our experience with FLASH parking as they are about to put out an RFP for PARCS equipment
- Planning phone call with the Executive Director of IPMI
- Our team attended a demo of a new monthly parker billing system that may offer a few upgrades from the one we are currently using
- Our team and representatives from Flash parking continued our weekly (TEAMS) meetings to discuss final implementations and other side bar tasks
- Ed and I began weekly transition calls with PCI Municipal Services regarding the transition, with their agreement starting July 1, 2022

Future Goals and Planned Activities

- Continue working on the Transit Center garage from gated to gateless, enforcement fully in place now, space count sign integrations is left to complete
- Continue to market the pay-by-phone program (especially as "touchless" option)
- Continue working on recommendations from the Kimley-Horn Operations and Best Practices Audit
- Continue working on 10-year Capital Asset Management Plan
- Implement recommendations from Walker Consultants' 10-Year Analysis

- Re-start process to submit the Helix on Main for the Green Garage Certification now called ParkSmart and is under the US Green Building Council
- Continue to focus on the use of social media such as Twitter, Facebook and now Instagram 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 Lexington Parking Authority goals

LFCPA and LEXPARK Key Performance Indicators

		Totals for underlying cells.													Percent of	CY 2021		
User-input variable cells.		Totals for underlying cells.													Total	AVERAGE		
Note		Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	Standard	TOTAL	AVERAGE	Total	AVERAGE
CUSTOMER SUPPORT, PUBLIC OUTREACH and SERVICE PROVISION																		
1	Unique Visitors to Website (users)	3,162	3,644	3,438	3,841	3,541	3,399	3,090	3,362	3,933	4,209				35,619	3,561.9	N/A	3,692
2	LEXPARK Walk-In Customers	175	285	135	106	110	78	105	45	62	50				1151	115.1	N/A	124
3	LEXPARK Telephone Inquiries (Total)	1076	911	911	1074	969	727	798	912	1202	1189				9769	976.90	1	856.33
4	Reporting Inoperative Meters	0	0	0	0	0	0	0	0	0	0				0	0	0%	0
5	LUKE	15	10	10	16	35	21	15	21	19	18				180	18	2%	14
6	IPS	5	5	5	71	51	27	24	30	37	18				273	27	2.8%	16
7	POM	0	0	0	0	0	0	0	0	0	0				0	0	0%	0
8	Enforcement Complaint	0	0	0	0	0	0	0	0	0	0				0	0	0.0%	0
9	Other Inquiry including payments/ just payments	200	205	187	218	187	135	192	80	238	58				1700	170	17%	191
10	Pay by Phone questions or issues	10	12	14	5	15	3	6	12	50	10				137	13.70	1%	12
11	After 5 Parking questions	0	0	0	0	0	0	0	0	0	0				0	0	0%	0
12	Wrong Way Parking	0	0	0	0	0	2	1	3	1	1				8	1	0%	0.2
13	Garages	846	679	695	764	571	539	560	769	857	1,084				7364	736.4	75%	614.25
14	TOTAL CONTACTS	16	23	16	22	28	16	20	21	30	34				226	22.6	100%	21.6
15	Business Association Meetings Attended	8	12	9	17	17	8	12	12	15	21				131	13.1	58%	12.2
16	Neighborhood Association Meetings Attended	0	1	0	0	0	0	0	0	1	2				4	0.2	2%	0.25
17	Number of Merchants Visited	1	2	0	2	1	3	0	0	1	4				14	1.4	6%	1.33
18	Number of Institutional and/or Public Official Meetings	7	8	7	3	10	5	8	9	13	7				77	7.7	34%	7.9
19	Number of Parking Customers Contacted (intercept surveys, survey document responses) (Analyst)	1	0	0	1	0	0	0	0	0	0				2	0.2	N/A	0.33
Parking Meter In-Service Rates (% of time)																		
20	Single-Space Meters	99.7%	99.3%	99.6%	99.7%	99.8%	99.8%	99.8%	99.8%	99.8%	99.9%			98-99% (A)	N/A	99.7%	N/A	99.6%
21	Multi-Space Meters	99.2%	99.7%	99.9%	96.8%	99.2%	99.8%	99.4%	98.8%	99.9%	99.8%			98-99% (A)	N/A	99.3%	N/A	99.3%
Average Response Time to Address Meter Complaint (Hours)																		
22	(POM) These meters have been phased out as of March 1st	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A				N/A	N/A	N/A	N/A
23	Single-Space Meters (IPS)	3.67	7.97	3.02	4.08	1.97	2.24	1.82	2.77	2.17	1.84				N/A	3.2	N/A	4.12
24	Multi-Space Meters (LUKE)	3.4	8.94	4.25	3.8	1.93	3.47	4.47	3.19	3.87	2.78				N/A	4.0	N/A	4.12
25	Number of Citation Appeal Hearings	9	12	13	22	8	13	10	10	11	5				113	11.3	100%	14.25
26	Number of Citations Dismissed or Reduced to Warning	0	2	7	4	6	7	1	2	10	4				43	4.3	38%	4.42
27	Number of Requested Citation Administrative Appeals	85	143	123	171	128	131	100	140	111	207				1339	133.9	100%	121.5
28	Number of Citations Administratively Dismissed or Reduced to Warning	44	51	34	44	35	50	33	50	78	108				527	52.7	39%	44.5
PARKING MANAGEMENT EFFECTIVENESS																		
29	Number of Parking Activity Surveys Conducted (TOTAL)	31	31	31	31	31	31	31	31	31	31				310	31.0	100%	31
30	Parking Occupancy and Availability	30	30	30	30	30	30	30	30	30	30				300	30.0	97%	30
31	Parking Turnover	1	1	1	1	1	1	1	1	1	1				10	1.0	3%	1
32	Downtown Meter Turnover Rate	197%	169%	202%	207%	226%	191%	186%	233%	168%	239%			67-140% (B)	N/A	201.8%	N/A	182%
33	Parking Vacancy Rate in Neighborhoods	60%	62%	59%	55%	50%	66%	52%	55%	59%	51%				N/A	56.9%	N/A	61%
34	Meter Occupancy Rate by Survey	30%	32%	36%	39%	41%	33%	37%	39%	33%	37%			93-95% (C)	N/A	35.7%	N/A	31%
35	Paid Legal Meter Occupancy Rate by Meter Revenue	25.0%	29.3%	31.6%	32.0%	34.1%	30.2%	24.7%	29.5%	29.0%	35.2%			60-85% (D)	N/A	30.1%	N/A	25.5%
36	Safety Zone Violation Rate	4.10%	8.00%	7.50%	6.90%	8.00%	6.50%	5.90%	8.20%	5.80%	6.50%			25-33% (E)	N/A	6.7%	N/A	7%
37	Loading Zone Violation Rate	1.4%	1.1%	0.9%	0.7%	1.4%	1.3%	1.5%	1.1%	1.0%	1.4%				N/A	1.2%	N/A	1.03%
PARKING OPERATIONS EFFICIENCY																		
38	Number of Parking Violation Surveys Conducted	30	30	30	30	30	30	30	30	30	30				300	30.0	100%	30
39	Violation Capture Rate (Meters & RPP)	8%	13%	15%	12%	10%	14%	23%	19%	11%	17%			10-25% (F)	N/A	14%	N/A	13%
40	Total Net Patrol Hours	646	614	631	736	751	694	697	773	916	686				7,144	714	N/A	655
41	Average Net Patrol Hours per Officer	129	123	120	123	125	116	116	129	153	137				N/A	127	N/A	124
42	Number of Letters Mailed	2,618	1,737	2,081	5,033	4,508	2,498	3,172	6,982	8,057	6,107				42,793	4,279	N/A	3,439
43	Total Amount Due from Top 20 Scofflaws	\$11,569	\$11,629	\$11,930	\$13,871	\$13,699	\$13,619	\$13,660	\$14,074	\$14,049	\$14,658				N/A	\$13,276	N/A	\$12,039
44	Parking Ticket Collection Rate (1-year running average)	80.79%	81.27%	81.44%	81.69%	79.24%	78.81%	79.09%	78.39%	80.00%	80.27%				N/A	80.1%	N/A	82%



**ON STREET BY THE NUMBERS
FY 2022**

	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	FY 2022 AVG	FY 21 AVG	FY 20 AVG
1 Violations Cited	2,456	3,060	3,474	3,981	3,556	3,152	2,398	3,294	4,002	3,633			3,301	2,794	3,345
2 Actual Citations (exc voids & warnings)	2,247	2,663	3,322	3,745	3,383	2,991	2,276	3,049	3,708	3,355			3,074	2,638	3,125
3 Value of Actual Citations	\$ 42,895	\$ 65,555	\$ 81,540	\$ 85,385	\$ 76,450	\$ 66,380	\$ 50,445	\$ 70,335	\$ 76,640	\$ 75,235			\$ 69,086	\$ 58,783	\$ 72,995
4 Citations Paid	1,768	1,951	2,362	2,872	2,666	2,677	1,882	2,286	3,333	2,674			2,447	2,146	2,461
5 Percentage of Citations Paid	78.70%	73.30%	71.17%	76.70%	78.80%	89.50%	82.70%	75.00%	89.90%	79.70%			79.55%	80.95%	82.57%
6 Value of Citations Paid	\$ 45,304	\$ 54,300	\$ 71,169	\$ 82,991	\$ 78,304	\$ 77,835	\$ 56,831	\$ 66,197	\$ 93,874	\$ 74,994			\$ 70,180	\$ 61,593	\$ 69,596
7 Warnings Issued	167	364	131	198	148	138	109	194	279	257			199	130	176
8 Voids	51	53	26	53	26	27	16	80	21	23			38	34	50
9 Citation Void Percentage	2.1%	1.7%	0.8%	1.3%	0.7%	0.9%	0.7%	2.4%	0.5%	0.6%			1.2%	1.4%	1.5%
10 Meter Revenue Collected	\$ 61,782	\$ 76,728	\$ 82,212	\$ 83,442	\$ 81,307	\$ 74,535	\$ 60,875	\$ 69,731	\$ 90,104	\$ 88,324			\$ 76,904	\$ 52,261	\$ 81,861
11 Avg Meter Rev Collected per Work Day	\$ 2,808	\$ 3,488	\$ 3,915	\$ 3,973	\$ 4,279	\$ 3,388	\$ 3,044	\$ 3,670	\$ 3,918	\$ 4,206			\$ 3,669	\$ 2,457	\$ 3,975
12 RPPP's Sold	592	748	188	48	44	29	53	14	18	12			175	136	163
13 Value of RPP Permits	\$ 5,920	\$ 7,480	\$ 1,880	\$ 480	\$ 430	\$ 290	\$ 530	\$ 128	\$ 172	\$ 112			\$ 1,742	\$ 1,356	\$ 1,630
14 Monthly Permit Revenue	\$ 7,643	\$ 9,978	\$ 6,714	\$ 8,125	\$ 10,932	\$ 10,219	\$ 7,446	\$ 6,700	\$ 7,511	\$ 9,168			\$ 8,443	\$ 8,489	\$ 6,654
15 Value of Bagged Meters	\$ 4,563	\$ 12,435	\$ 3,931	\$ 14,115	\$ 10,395	\$ 23,105	\$ 19,745	\$ 6,260	\$ 23,775	\$ 3,140			\$ 12,146	\$ 3,482	\$ 5,300
16 New Meters Added or Removed	34	-	31	-	-	(1)	-	(1)	(1)	-			6	-	(1)
17 Single Space Meters	617	643	617	499	499	492	492	492	492	492			534	654	699
18 Mult-Space Meters	74	72	72	96	96	96	96	96	96	96			89	72	65
19 Metered Space Count	1,295	1,261	1,292	1,292	1,292	1,291	1,291	1,291	1,290	1,290			1,289	1,263	1,261
20 Vehicles Booted	30	21	31	45	33	37	35	31	60	48			37	34	29
21 Booting Fees	\$ 2,520	\$ 1,260	\$ 2,610	\$ 3,780	\$ 2,610	\$ 4,820	\$ 2,970	\$ 2,310	\$ 4,740	\$ 4,380			\$ 3,200	\$ 3,100	\$ 2,123
22 Total Revenue Collected	\$ 127,731	\$ 162,180	\$ 168,516	\$ 192,933	\$ 183,978	\$ 190,803	\$ 148,396	\$ 151,327	\$ 220,176	\$ 180,118			\$ 172,616	\$ 130,281	\$ 190,376



LEXPARK VOID SUMMARY

Voided Citations By Officer

FY 2022		Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	AVERAGE
Issuing Officer														
1	2013	-	1	1	1	-	-	1	1	-	-			1
2	21081203	18	11	-	2	-	-	-	52	5	1			9
3	2081	7	6	4	4	1	3	2	3	2	9			4
4	2082	3	5	8	7	5	5	2	4	2	5			5
5	2098	-	-	-	-	-	-	-	-	-	-			-
6	2111	-	-	-	-	-	-	1	-	-	-			0
7	2117	-	-	5	4	3	11	4	1	5	-			3
8	2119	-	-	-	-	-	-	-	-	-	-			-
9	2120	11	3	3	7	2	2	-	-	2	4			3
10	2122	-	-	-	-	-	-	-	-	-	-			-
11	2124	-	-	-	-	-	-	-	-	-	-			-
12	2125	-	-	-	-	-	-	-	-	-	-			-
13	(2130) 2142	-	1	2	-	1	-	-	1	-	-			1
14	2131	-	-	-	-	-	-	-	-	-	-			-
15	2141	8	18	2	19	12	1	3	7	4	2			8
16	2133	-	-	-	-	-	-	-	1	-	1			0
17	2137	-	-	-	-	-	-	-	1	-	-			0
18	2138	4	8	1	9	2	5	3	9	1	-			4
19	2144	-	-	-	-	-	-	-	-	-	1			0
20	% Voids	2.08%	1.73%	0.75%	1.33%	0.73%	0.86%	0.67%	2.43%	0.52%	0.63%			1.17%
21	Total	51	53	26	53	26	27	16	80	21	23			38
22	Total Citations	2,456	3,060	3,474	3,981	3,556	3,152	2,398	3,294	4,002	3,633			3,301

Voided Citations Summary By Reason

FY 2022		Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	AVERAGE
Void Type														
23	Administrative	15	21	8	9	6	8	5	7	3	4			9
24	TC Garage - mthly or pd when leaving	13	12	3	6	8	-	-	51	4	-			10
25	Customer Walk Up	-	-	-	4	-	2	1	1	-	-			1
26	Duplicate	1	2	2	3	1	3	2	4	6	2			3
27	Meter Malfunction	-	1	-	2	-	-	2	-	-	8			1
28	Pay By Phone	8	5	3	7	5	3	3	10	2	1			5
29	Officer Error	8	6	9	21	5	11	3	4	5	6			8
30	Test	5	2	-	-	-	-	-	-	1	1			1
31	Visitor	-	2	-	-	-	-	-	3	-	-			1
32	Printer Error/Stolen/Flex Error	1	-	-	1	-	-	-	-	-	1			0
33	Paid Other Luke	-	1	1	-	1	-	-	-	-	-			0
34	Void By Client Directive	-	1	-	-	-	-	-	-	-	-			0
35	TOTAL	51	53	26	53	26	27	16	80	21	23			38



Citations Aging Report

Five-Year Report Ending May 1, 2022

Category	1-30	31-60	61-90	91-120	121-180	6M-1Y	1Y-2Y	2Y-3Y	3Y-4Y	4Y	Totals
TOTALS											
Count	1,607	913	769	454	1,283	3,224	5,445	7,378	8,111	602	29,786
Dollar Amt	\$46,090.00	\$35,050.00	\$30,885.00	\$18,087.50	\$56,216.87	\$141,320.62	\$231,432.64	\$307,021.00	\$347,758.02	\$27,830.00	\$1,241,691.65



Citations Aging Report

Five-Year Report Ending April 1, 2022

Category	1-30	31-60	61-90	91-120	121-180	6M-1Y	1Y-2Y	2Y-3Y	3Y-4Y	4Y	Totals
TOTALS											
Count	1,602	924	483	631	1,460	3,053	5,135	7,993	7,842	772	29,895
Dollar Amt	\$47,805.00	\$36,755.00	\$19,240.00	\$25,257.50	\$63,215.00	\$133,858.22	\$217,331.29	\$332,517.25	\$339,015.52	\$47,770.00	\$1,262,764.78



OFF STREET BY THE NUMBERS FY 2022

	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	FY 2022 AVG	FY 21 AVG
MONTHLY CARD HOLDERS BILLED														
1 Victorian Square	408	410	410	414	402	398	399	384	377	376			384	407
2 Transit Center	1,071	1,074	1,077	1,073	1,073	1,073	1,075	1,075	1,075	1,079			1,076	1,074
3 Courthouse	203	217	222	223	221	224	227	227	227	223			226	218
4 Helix	379	406	412	408	406	409	405	394	397	401			399	403
5 TOTAL	2,061	2,107	2,121	2,118	2,102	2,104	2,106	2,080	2,076	2,079			2,085	2,102
TOTAL AVAILABLE FOR MONTHLY														
6 Victorian Square (384)	3	1	1	-	9	13	12	27	34	35			27	5
7 Transit Center (777)	-	-	-	-	-	-	-	-	-	-			-	-
8 Courthouse (518)	48	34	29	30	30	27	24	24	24	28			25	33
9 Helix (389)	21	-	-	-	4	1	5	16	13	9			11	4
10 TOTAL (2068)	72	35	30	30	43	41	41	67	71	72			63	42
11 SPECIAL EVENTS WORKED - VS	-	-	3	4	13	16	12	14	14	11	-	-	9	6
12 VALIDATIONS SOLD - ALL GARAGES	1,379	1,630	1,077	2,310	480	290	1,815	348	660	622			861	1,194
AVERAGE DAILY TRANSACTIONS														
13 Victorian Square	215	218	198	236	201	205	150	211	264	303			232	212
14 Transit Center	5	4	6	14	9	11	5	9	9	6			7	8
15 Courthouse	101	108	90	112	100	81	89	103	127	128			112	99
16 Helix	187	182	176	182	173	206	234	283	372	315			301	184
17 TOTAL	508	512	470	544	483	503	478	606	772	752			652	503
AVERAGE LENGTH OF STAY - HOURS														
18 Victorian Square	1.1	0.9	1.3	1.4	2.4	2.4	2.6	2.5	2.1	1.6			2	2
19 Transit Center	3.2	3.0	3.2	2.6	2.2	2.7	2.6	2.5	3.1	2.6			3	3
20 Courthouse	1.7	1.7	1.7	1.6	1.6	1.5	1.5	1.6	1.5	1.6			2	2
21 Helix	0.9	0.9	0.9	1.0	1.0	0.8	0.7	0.7	0.8	0.7			1	1
22 CUMULATIVE AVERAGE	1.7	1.6	1.8	1.6	1.8	1.9	1.9	1.8	1.9	1.6			1.8	1.7
AVERAGE TRANSACTION AMOUNT														
23 Victorian Square	\$ 6.40	\$ 5.92	\$ 6.71	\$ 7.30	\$ 8.99	\$ 8.29	\$ 9.40	\$ 9.47	\$ 8.01	\$ 7.57			\$ 8.61	\$ 7.27
24 Transit Center	\$ 6.02	\$ 5.77	\$ 5.69	\$ 4.97	\$ 4.63	\$ 5.21	\$ 5.03	\$ 5.06	\$ 5.37	\$ 4.74			\$ 5.05	\$ 5.38
25 Courthouse	\$ 3.35	\$ 3.40	\$ 3.45	\$ 3.28	\$ 3.12	\$ 2.96	\$ 3.03	\$ 3.11	\$ 3.07	\$ 3.26			\$ 3.12	\$ 3.26
26 Helix	\$ 2.96	\$ 2.85	\$ 2.98	\$ 3.09	\$ 3.08	\$ 2.42	\$ 2.17	\$ 2.26	\$ 2.38	\$ 2.22			\$ 2.26	\$ 2.90
27 CUMULATIVE AVERAGE	4.7	4.5	4.7	4.7	5.0	4.7	4.9	5.0	4.7	4.4			\$ 4.76	\$ 4.70

Aged Balances - 21081204 Courthouse Garage

Ending Balances as of 5/2/2022

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

Aged Balances - 21081201 Helix Garage

Ending Balances as of 5/2/2022

Account	Current	30 Days	60 Days	90 Days	Total Due	
96352 KENTUCKY UTILITIES	\$1,275.00	\$1,275.00	\$0.00	\$0.00	\$2,550.00	CHECK IS IN THE MA
Report Totals	\$1,275.00	\$1,275.00	\$0.00	\$0.00	\$2,550.00	

Aged Balances - 21081203 Transit Center Garage

Ending Balances as of 5/2/2022

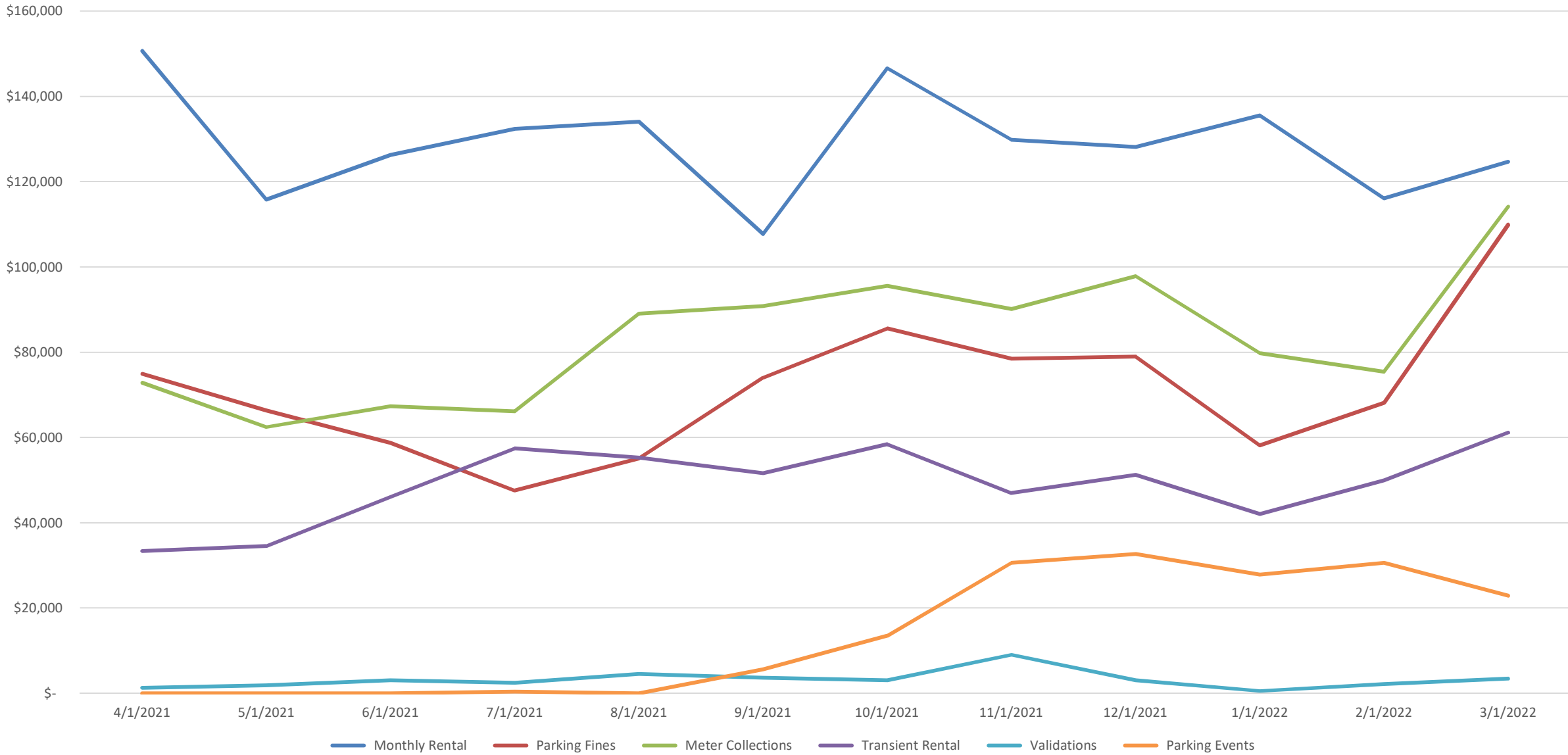
Account	Current	30 Days	60 Days	90 Days	Total Due	
56302 KENTUCKY UTILITIES	\$14,025.00	\$12,450.00	\$0.00	\$0.00	\$26,475.00	CHECK IS IN THE MA
Report Totals	\$14,025.00	\$12,450.00	\$0.00	\$0.00	\$26,475.00	

Aged Balances - 21081202 Victorian Square Garage

Ending Balances as of 5/2/2022

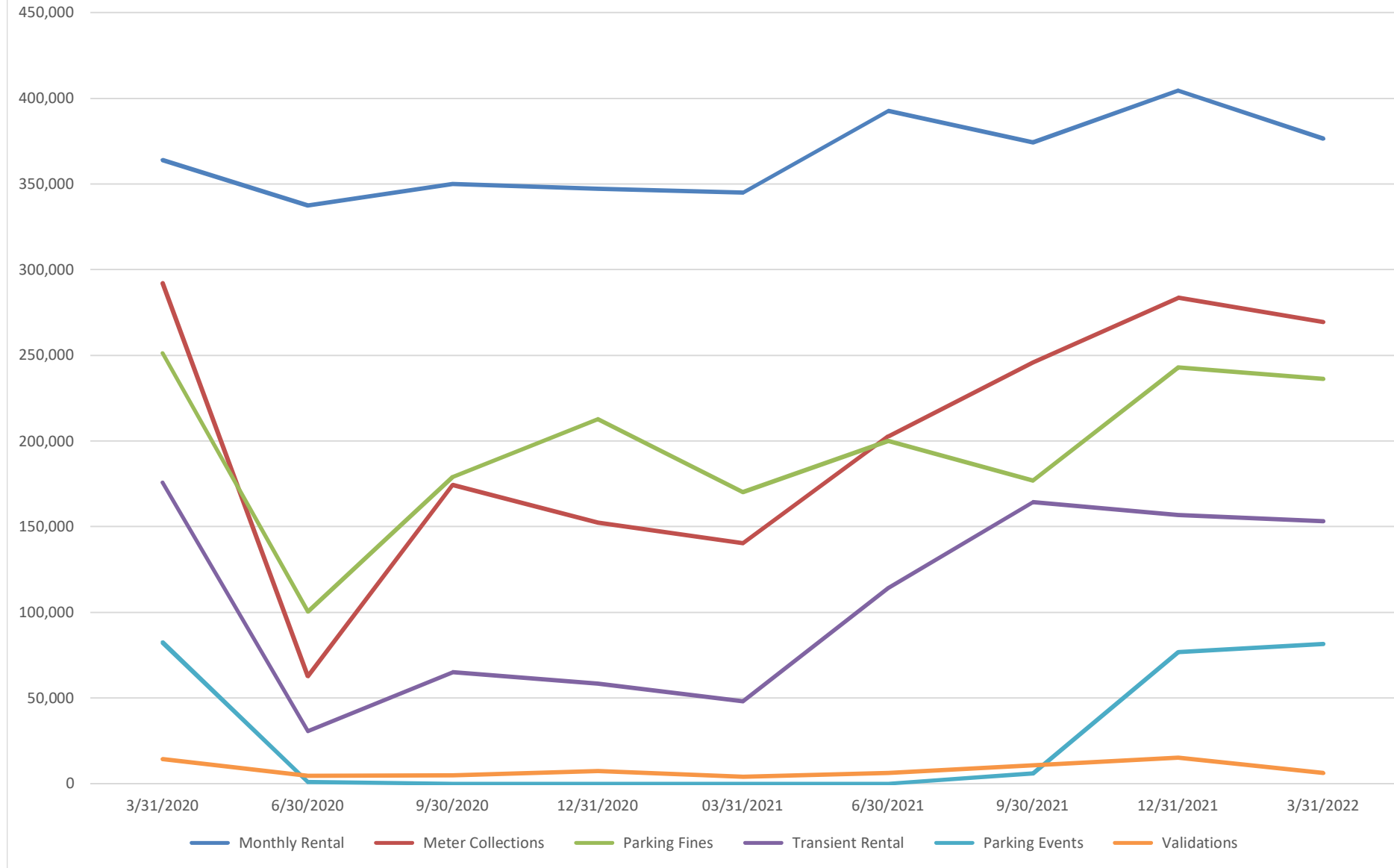
Account	Current	30 Days	60 Days	90 Days	Total Due	
56439 UNITED MEDICAL RESOURCES	\$540.00	\$540.00	\$0.00	\$0.00	\$1,080.00	CALLED, LEFT VM
96256 ALFORD WV	\$90.00	\$90.00	\$0.00	\$0.00	\$180.00	CALLED
Report Totals	\$630.00	\$630.00	\$0.00	\$0.00	\$1,260.00	

LPA Revenue Stream Comparison



	4/30/2021	5/31/2021	6/30/2021	7/31/2021	8/31/2021	9/30/2021	10/31/2021	11/30/2021	12/31/2021	1/31/2022	2/28/2022	3/31/2022
Monthly Rental	\$ 150,702	\$ 115,791	\$ 126,245	\$ 132,367	\$ 134,065	\$ 107,719	\$ 146,625	\$ 129,800	\$ 128,114	\$ 135,554	\$ 116,142	\$ 124,706
Parking Fines	74,917	66,362	58,753	47,586	55,116	74,050	85,553	78,469	78,981	58,141	68,139	109,936
Meter Collections	72,885	62,449	67,316	66,182	89,095	90,858	95,531	90,159	97,843	79,802	75,453	114,160
Transient Rental	33,355	34,569	46,141	57,464	55,298	51,582	58,477	46,957	51,223	42,078	49,962	61,143
Validations	1,259	1,872	3,018	2,420	4,537	3,601	3,018	9,049	3,079	549	2,194	3,425
Parking Events	-	-	-	363	-	5,610	13,480	30,578	32,703	27,872	30,580	22,935

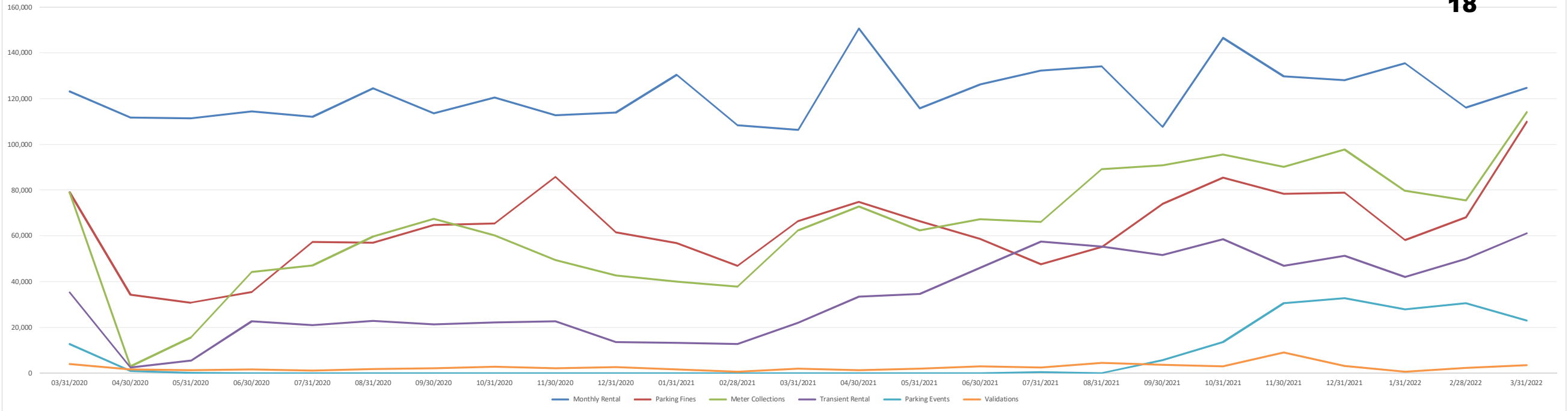
LPA Revenue Stream Comparison



	3/31/2020	6/30/2020	9/30/2020	12/31/2020	03/31/2021	6/30/2021	9/30/2021	12/31/2021	3/31/2022
Monthly Rental	364,017	337,463	350,125	347,228	345,003	392,738	374,151	\$ 404,539	\$ 376,402
Meter Collections	292,122	62,708	174,248	152,255	140,411	202,650	246,135	283,532	269,415
Parking Fines	251,126	100,544	179,121	212,748	170,155	200,032	176,752	243,003	236,216
Transient Rental	175,711	30,631	65,147	58,328	48,057	114,065	164,344	156,658	153,183
Parking Events	82,424	938	0	0	0	0	5,973	76,761	81,387
Validations	14,399	4,415	4,889	7,460	4,143	6,149	10,558	15,146	6,168

LPA Revenue Stream Comparison

18



	03/31/2020	04/30/2020	05/31/2020	06/30/2020	07/31/2020	08/31/2020	09/30/2020	10/31/2020	11/30/2020	12/31/2020	01/31/2021	02/28/2021	03/31/2021	04/30/2021	05/31/2021	06/30/2021	07/31/2021	08/31/2021	09/30/2021	10/31/2021	11/30/2021	12/31/2021	1/31/2022	2/28/2022	3/31/2022
Monthly Rental	123,187	111,694	111,338	114,432	112,116	124,494	113,515	120,440	112,780	114,009	130,397	108,315	106,291	150,702	115,791	126,245	132,367	134,065	107,719	146,625	129,800	128,114	135,554	116,142	124,706
Parking Fines	78,999	34,271	30,810	35,463	57,304	57,084	64,733	65,409	85,815	61,524	56,905	46,848	66,402	74,917	66,362	58,753	47,586	55,116	74,050	85,553	78,469	78,981	58,141	68,139	109,936
Meter Collections	78,821	2,943	15,536	44,229	47,090	59,671	67,486	60,176	49,417	42,662	40,063	37,890	62,458	72,885	62,449	67,316	66,182	89,095	90,858	95,531	90,159	97,843	79,802	75,453	114,160
Transient Rental	35,310	2,463	5,511	22,657	20,888	22,895	21,365	22,199	22,633	13,496	13,300	12,754	22,004	33,355	34,569	46,141	57,464	55,298	51,582	58,477	46,957	51,223	42,078	49,962	61,143
Parking Events	12,712	927	11	0	0	0	0	0	0	0	0	0	0	0	0	0	363	0	5,610	13,480	30,578	32,703	27,872	30,580	22,935
Validations	4,020	1,615	1,233	1,568	1,116	1,706	2,067	2,859	2,072	2,529	1,655	572	1,916	1,259	1,872	3,018	2,420	4,537	3,601	3,018	9,049	3,079	549	2,194	3,425

Lexington and Fayette County Parking Authority
Statement of Net Position

Substantially All Disclosures Omitted

	As Of 03/31/22	As Of 03/31/21	Variance 03/31/22
Assets			
Current Assets			
Cash	\$ 1,605,641	\$ 687,592	\$ 918,048
Cash-Change Fund	7,418	8,860	(1,442)
Accounts receivable	29,472	17,283	12,191
REEF Advance	162,776	158,965	3,811
Restricted cash and cash equivalents			
Investments-Truist - Short-Term CAMP*	1,510,485	1,600,000	(89,516)
Investments-Truist - Long-Term CAMP*	1,900,000	1,900,000	0
Investments-Truist - Garage Maintenance Reserve	1,742	156,097	(154,354)
Investments-Truist - Unrealized G/L	(5,016)	301	(5,318)
Investments-Truist - Accrued Interest	931	4,064	(3,133)
Total Restricted Cash & Equivalents	<u>3,408,142</u>	<u>3,660,462</u>	<u>(252,321)</u>
Total Current Assets	<u>5,213,449</u>	<u>4,533,162</u>	<u>680,287</u>
Non-Current Assets			
Capital Assets			
Land	7,585,094	7,585,094	0
Buildings and improvements	14,566,313	12,777,194	1,789,118
Equipment and furniture	3,090,090	2,278,903	811,188
Construction in progress	26,170	2,097,789	(2,071,619)
Computer software	10,850	10,850	0
Total Capital Assets	<u>25,278,517</u>	<u>24,749,830</u>	<u>528,687</u>
Less: Accumulated Depreciation	<u>(6,022,631)</u>	<u>(5,155,031)</u>	<u>(867,600)</u>
Total Capital Assets, Net of Accumulated Depreciation	<u>19,255,886</u>	<u>19,594,799</u>	<u>(338,913)</u>
Total Non-Current Assets	<u>19,255,886</u>	<u>19,594,799</u>	<u>(338,913)</u>
Total Assets	<u>\$ 24,469,335</u>	<u>\$ 24,127,961</u>	<u>\$ 341,374</u>
Liabilities and Net Assets			
Current Liabilities			
Accounts payable and accrued liabilities	\$ 196,917	\$ 204,510	\$ (7,593)
Compensated absences	10,667	9,059	1,608
Deposits payable	3,457	1,657	1,800
Note payable	428,260	420,360	7,900
Total Current Liabilities	<u>639,301</u>	<u>635,586</u>	<u>3,715</u>
Non-Current Liabilities			
Note payable	1,691,025	2,124,318	(433,294)
Compensated absences	10,666	9,059	1,608
Deposits Payable	3,254	3,072	182
Total Non-Current Liabilities	<u>1,704,945</u>	<u>2,136,449</u>	<u>(431,504)</u>
Total Liabilities	<u>2,344,246</u>	<u>2,772,035</u>	<u>(427,789)</u>
Net Position			
Capital Assets Net of Debt	17,136,603	17,050,121	86,482
Restricted-Garage Maintenance Reserve	(2,343)	160,462	(162,805)
Restricted - Short-Term CAMP*	1,510,484	1,600,000	(89,516)
Restricted - Long-Term CAMP*	1,900,000	1,900,000	0
Unrestricted	1,580,345	645,343	935,002
Total Net Position	<u>22,125,089</u>	<u>21,355,926</u>	<u>769,163</u>
Total Liabilities and Net Assets	<u>\$ 24,469,335</u>	<u>\$ 24,127,961</u>	<u>\$ 341,374</u>

No assurance is provided on these financial statements.

*Capital Asset Management Plan

Lexington and Fayette County Parking Authority
Statement of Cash Flows

Substantially All Disclosures Omitted

	Month To Date 3/31/2022	Year To Date 3/31/2022
Cash Flows from Operating Activities		
Payments received from parking customers	\$ 435,810	\$ 3,310,293
Cash received from commercial property renters	7,763	63,820
Payments to suppliers for goods and services	(180,493)	(2,025,210)
Payments to employees for services	(46,094)	(262,818)
Payments to LFUCG	(2,466)	(17,550)
	214,520	1,068,535
Cash Flows from Capital and Related Financing Activities		
Payments on note payable	(36,119)	(320,019)
Purchases of capital assets	-	(96,503)
	(36,119)	(416,522)
Cash Flows From Investing Activities		
Purchase of certificates of deposits	1,624	252,738
Income earned on restricted cash and cash equivalents	(693)	(1,807)
	931	250,931
Net Increase (Decrease) in Cash and Cash Equivalents	179,332	902,944
Cash and Cash Equivalents, Beginning of Period	1,433,727	710,115
Cash and Cash Equivalents, End of Period	\$ 1,613,059	\$ 1,613,059
Reconciliation of Change in Net Position to Net Cash Provided by Operating Activities		
Change in net position	\$ 128,874	\$ 675,479
Adjustments to Reconcile Change in Net Position to Net Cash Provided by Operating Activities:		
Depreciation and amortization	64,478	630,777
(Gain) on disposal of assets	-	-
Interest on certificates of deposit	693	1,808
Change in Assets and Liabilities:		
Accounts receivable	(1,061)	28,593
REEF Advance	-	-
Accounts payable and accrued liabilities	21,536	(267,658)
Security deposits	-	1,320
Compensated absences	-	(1,784)
	214,520	1,068,535
Net Cash Provided by Operating Activities	\$ 214,520	\$ 1,068,535

No assurance is provided on these financial statements.

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

Substantially All Disclosures Omitted

	Month End 3/31/2022	Month End 3/31/2022	Variance 3/31/2022	FYTD 3/31/2022	FYTD 3/31/2022	Variance 3/31/2022	Annual Budget 6/30/2022	
	Actual	FYE Budget		Actual	FYE Budget		FYE Budget	
Revenue								
Revenue OnStreet								
1	Parking - Monthly Rental	\$ 7,683	\$ 7,365	\$ 318	\$ 95,244	\$ 80,806	\$ 14,438	\$ 101,253
2	Parking - Meter Collections	114,160	95,900	18,261	799,083	702,408	96,675	983,628
3	Parking - Fines	109,216	67,686	41,529	653,622	598,658	54,964	814,572
4	Total Revenue OnStreet	231,059	170,951	60,108	1,547,949	1,381,872	166,077	1,899,453
Revenue OffStreet								
5	Parking - Monthly Rental	117,023	103,860	13,162	1,059,846	1,037,723	22,123	1,383,630
6	Parking - Transient Rental	61,143	58,496	2,648	474,186	422,228	51,957	593,015
7	Parking - Event	22,935	19,142	3,792	164,120	100,925	63,195	122,827
8	Parking - Validations	3,424	3,221	204	31,870	25,429	6,442	33,316
9	Parking - Fines	720	0	720	2,348	0	2,348	0
10	Overage/Shortage/Fees	567	0	567	1,381	0	1,381	0
11	Total Revenue OffStreet	205,812	184,719	21,093	1,733,751	1,586,305	147,446	2,132,788
12	Commercial Property Rental	7,763	7,100	663	63,820	63,900	(80)	85,200
13	Miscellaneous Income	0	0	0	602	0	602	0
14	Total Revenue	444,634	362,770	81,864	3,346,122	3,032,077	314,045	4,117,441
Operating Expenses								
OnStreet Operating Expenses								
15	REEF Operating Expenses	93,370	83,287	(10,083)	763,847	751,635	(12,212)	1,029,422
16	Property & Casualty Excess Insurance	0	0	0	1,567	844	(723)	844
17	Bank & Credit Card Fees	7,594	8,000	406	68,189	68,436	247	91,436
18	Total OnStreet Operating Expenses	100,964	91,287	(9,677)	833,603	820,915	(12,688)	1,121,702
OffStreet Operating Expenses								
19	REEF Operating Expenses	83,437	78,035	(5,402)	607,752	677,071	69,319	923,894
20	Property & Casualty Excess Insurance	0	0	0	54,208	54,208	1	54,208
21	Bank & Credit Card Fees	3,359	3,165	(194)	31,852	26,742	(5,111)	35,837
22	Utilities	10,381	9,250	(1,131)	89,075	83,250	(5,825)	111,000
23	Landline Phones	0	0	0	80	0	(80)	0
24	Interest Expense	3,611	4,371	760	37,547	39,355	1,808	52,468
25	Total OffStreet Operating Expenses	100,788	94,821	(5,967)	820,514	880,626	60,112	1,177,407
26	Personnel Expenses	27,290	26,677	(613)	260,628	244,370	(16,258)	324,401
Administrative Expenses								
27	Property & Casualty Excess Insurance	0	0	0	24,163	24,200	37	24,200
28	Bank & Credit Card Fees	24	25	1	2,868	4,050	1,182	5,400
29	Other Professional Services	15,361	19,334	3,973	70,265	173,998	103,733	232,000
30	Rent/Lease Expenses	876	876	0	7,882	7,883	1	10,510
31	Landline Phones	279	275	(4)	2,510	2,475	(35)	3,300
32	Business Travel & Training	3,889	1,250	(2,640)	10,387	11,250	863	15,000
33	Dues Subscriptions & Publications	85	475	390	1,567	4,275	2,708	5,700
34	Office Supplies	69	584	516	2,558	5,248	2,690	7,000
35	Office Machines & Equipment	0	208	208	0	1,876	1,876	2,500
36	Office Repairs & Maintenance	33	125	91	183	1,125	943	1,500
37	Mileage Expense	0	33	33	0	301	301	400
38	Operating Contingency	0	4,168	4,168	0	37,496	37,496	50,000
39	Total Administrative Expenses	20,616	27,353	6,736	122,383	274,177	151,795	357,510
40	Total Operating Expenses	249,658	240,138	(9,521)	2,037,128	2,220,088	182,961	2,981,020
41	Change in Net Position Before Capital & Other Financing	194,976	122,632	72,343	1,308,994	811,989	497,006	1,136,421
Expenses For Capital Assets								
42	Depreciation & Amortization	64,478	68,870	4,392	630,776	619,831	(10,946)	826,440
43	Total Expenses For Capital Assets	64,478	68,870	4,392	630,776	619,831	(10,946)	826,440
Other Financing Sources								
44	Interest Income	504	260	245	2,338	2,220	118	3,000
45	Unrealized Gain / Loss on Investments	(2,128)	0	(2,128)	(5,077)	0	(5,077)	0
46	Total Other Financing Sources	(1,624)	260	(1,883)	(2,739)	2,220	(4,959)	3,000
47	Total Change in Net Position	\$ 128,874	\$ 54,022	\$ 74,852	\$ 675,479	\$ 194,378	\$ 481,101	\$ 312,981

No assurance is provided on these financial statements.

**Lexington and Fayette County Parking Authority
Management Report
Capital Expenditures**

Substantially All Disclosures Omitted

	FYTD 03/31/22 <small>Actual</small>	Year Ending 06/30/21 <small>Actual</small>	Year To Date 03/31/22 <small>Capital Expenditures</small>	FYTD 06/30/22 <small>FY22 CapEx Budget</small>
Capital Assets				
Land	7,585,094	7,585,094	0	0
Buildings and improvements	14,566,313	14,612,813	(46,500)	1,257,250
Equipment and furniture	3,090,090	2,973,257	116,833	132,000
Construction in progress	26,170	0	26,170	0
Computer software	10,850	10,850	0	0
Total Capital Assets	<u>25,278,517</u>	<u>25,182,014</u>	<u>96,503</u>	<u>1,389,250</u>

No assurance is provided on these financial statements.

Lexington and Fayette County Parking Authority
Parking Revenue Less Expenses
Fiscal Year to Date As of March 31, 2022

Substantially All Disclosures Omitted

	OnStreet Year To Date 03/31/22	Victorian Square Garage Year To Date 03/31/22	Transit Center Garage Year To Date 03/31/22	Courthouse Garage Year To Date 03/31/22	Helix Garage Year To Date 03/31/22
Revenue					
Parking - Monthly Rental	\$ 95,244	\$ 326,871	\$ 454,902	\$ 125,325	\$ 152,749
Parking - Transient Rental	0	215,501	20,096	88,192	150,396
Parking - Event	0	155,991	2,457	552	5,120
Parking - Validations	0	16,491	54	1,000	14,325
Parking - Meter Collections	799,083	0	0	0	0
Parking - Fines	653,622	500	1,663	140	45
Overage/Shortage/Fees	0	323	1,052	0	6
Total Revenue	1,547,949	715,677	480,224	215,209	322,641
Operating Expenses					
REEF Operating Expenses	763,847	218,783	180,689	88,476	119,805
Property & Casualty Excess Insurance	1,567	0	39,064	364	14,778
Bank & Credit Card Fees	68,189	11,049	8,760	4,442	7,603
Utilities	0	22,073	34,224	25,877	6,901
Landline Phones	0	0	0	80	0
Interest Expense	0	939	6,758	938	28,912
Total Operating Expenses	833,603	252,844	269,495	120,177	177,999
Net parking revenue before depreciation and amortization	714,346	462,833	210,729	95,032	144,642
Depreciation & Amortization	53,965	98,143	187,033	45,870	239,338
Net parking revenue	\$ 660,381	\$ 364,690	\$ 23,696	\$ 49,162	\$ (94,696)

No assurance is provided on these financial statements.



LEXPARK
On-Street Financial Report
March 31, 2022
Location 21081200



Description	Current Actual	% of Total Revenue	Current Budget	Current Variance	YTD Actual	% of Total Revenue	YTD Budget	YTD Variance
Revenue								
1 Meter Receipts	\$ 90,104	39%	\$ 90,232	\$ (128)	\$ 686,671	44%	\$ 671,076	\$ 15,594
2 Permit Sales/Monthly Permit Sales	\$ 7,683	3%	\$ 7,365	\$ 318	\$ 92,536	6%	\$ 80,806	\$ 11,730
3 Violation Tickets	\$ 104,476	45%	\$ 64,806	\$ 39,669	A \$ 626,002	40%	\$ 574,488	\$ 51,514
4 Bag Rental Fees	\$ 23,775	10%	\$ 5,668	\$ 18,107	B \$ 118,324	8%	\$ 31,332	\$ 86,992
5 Booting Fees	\$ 4,740	2%	\$ 2,880	\$ 1,860	\$ 27,620	2%	\$ 24,170	\$ 3,450
6 Total Revenue	\$ 230,777		\$ 170,951	\$ 59,826	\$ 1,551,153		\$ 1,381,872	\$ 169,281
Expenses								
Payroll								
7 Salaries & Wages	\$ 37,939		\$ 36,243	\$ (1,696)	\$ 301,418		\$ 313,075	\$ 11,657
8 Payroll Taxes	\$ 6,327		\$ 5,259	\$ (1,068)	\$ 50,323		\$ 45,427	\$ (4,896)
9 Workers Comp Ins	\$ 3,238		\$ 2,265	\$ (973)	\$ 25,074		\$ 19,567	\$ (5,506)
10 Liability Insurance	\$ 1,599		\$ 1,599	\$ -	\$ 16,594		\$ 14,395	\$ (2,199)
11 Employee Health Insurance	\$ 3,763		\$ 5,833	\$ 2,069	\$ 41,694		\$ 52,494	\$ 10,801
12 Total Payroll	\$ 52,867	23%	\$ 51,199	\$ (1,668)	\$ 435,103	28%	\$ 444,959	\$ 9,856
Field								
13 Uniforms	\$ -		\$ 82	\$ 82	\$ 358		\$ 740	\$ 382
14 Hiring/Training	\$ 261		\$ 216	\$ (45)	\$ 2,059		\$ 1,942	\$ (117)
15 Vehicle Expense	\$ 1,269		\$ 1,269	\$ -	\$ 9,467		\$ 11,424	\$ 1,956
16 EMS/IPS/PBP/CCS Service Fees	\$ 7,914		\$ 12,800	\$ 4,886	C \$ 159,540		\$ 137,453	\$ (22,087)
17 Professional Services/Fees	\$ 841		\$ 1,014	\$ 173	\$ 8,664		\$ 9,123	\$ 459
18 Fuel	\$ 231		\$ 140	\$ (91)	\$ 1,464		\$ 1,260	\$ (204)
19 General Supplies	\$ 21		\$ 1,003	\$ 982	\$ 9,707		\$ 9,031	\$ (676)
20 Repairs - Maintenance	\$ 21,784		\$ 7,627	\$ (14,157)	D \$ 57,908		\$ 68,643	\$ 10,735
21 Total Field	\$ 32,321	14%	\$ 24,151	\$ (8,170)	\$ 249,168	16%	\$ 239,616	\$ (9,552)
Office								
22 Communications/Telephones	\$ 525		\$ 878	\$ 353	\$ 8,524		\$ 7,902	\$ (622)
23 Office Supplies	\$ 325		\$ 132	\$ (193)	\$ 2,100		\$ 1,189	\$ (912)
24 Printing & Design/Ticket Purchase	\$ -		\$ 584	\$ 584	\$ 12,506		\$ 5,256	\$ (7,250)
25 Postage/Dues & Memberships	\$ 1,601		\$ 940	\$ (661)	\$ 9,794		\$ 8,460	\$ (1,334)
26 Employee Incentive	\$ -		\$ 175	\$ 175	\$ -		\$ 1,575	\$ 1,575
27 Total Office	\$ 2,451	1%	\$ 2,709	\$ 258	\$ 32,924	2%	\$ 24,381	\$ (8,543)
Miscellaneous								
28 Base Management Fee	\$ 1,465		\$ 1,465	\$ -	\$ 13,189		\$ 13,189	\$ -
29 Management Incentive Fee	\$ 2,986		\$ 2,771	\$ (215)	\$ 23,349		\$ 24,566	\$ 1,216
30 Dues & Subscriptions	\$ 597		\$ 992	\$ 394	\$ 4,551		\$ 4,925	\$ 374
31 Total Miscellaneous	\$ 5,049	2%	\$ 5,228	\$ 179	\$ 41,089	3%	\$ 42,679	\$ 1,590
32 Total Expenses	\$ 92,688	40%	\$ 83,287	\$ (9,401)	\$ 758,284	49%	\$ 751,635	\$ (6,649)
33 Net Income (Loss)	\$ 138,089		\$ 87,664	\$ 50,425	\$ 792,869		\$ 630,237	\$ 162,632

Variance Notes

- A.** The Violation Tickets Revenue Category was a positive \$39,669 over Budget. We had a very good collections month plus we received \$13,162 from an honest T2 Systems, Inc. for a billing error they discovered on their own.
- B.** The Bag Rental Fees positive variance of \$18,107 (\$86,992 YTD) continues to be a high point in our revenue categories. The large \$20k quarterly check received from DW Wilburn in December for the High Street Garage construction project is a large reason for the YTD figures being what they are.
- C.** We have a positive \$4886 variance this month and a negative year-to-date EMS/IPS/PBP/CCS Service (Software) Fees Variance of \$22,087. YTD, we did not account for an extras \$2k/mth in IRIS fees (22 new LUKES/COSMOS). Also, a \$19K invoice was mis-coded back in August and it is corrected here & under R&M (Repair/Mtce)
- D.** The negative \$14,157 variance is due to the correction of the \$19,143 mis-coding from back in August. The software expense line item was provided a \$19k credit and we debited repairs and maintenance \$19k.



LEXPARK
Garage Financial Report
March 31, 2022
Location 21081201..21081204



Description	Current Actual	% of Total Revenue	Current Budget	Current Variance		YTD Actual	% of Total Revenue	YTD Budget	YTD Variance	
Revenue										
1 Monthly	\$ 106,858	55%	\$ 103,860	\$ 2,998	A	\$ 1,060,387	61%	\$ 1,037,723	\$ 22,664	A
2 Violation Tickets	\$ 720	0%	\$ -	\$ 720		\$ 2,255	0%	\$ 275	\$ 1,980	
3 Transient	\$ 61,818	32%	\$ 58,496	\$ 3,322	B	\$ 469,799	27%	\$ 422,229	\$ 47,571	B
4 Stamp/Validation	\$ 3,425	2%	\$ 3,221	\$ 204		\$ 32,365	2%	\$ 25,154	\$ 7,211	
5 Event	\$ 22,935	12%	\$ 19,142	\$ 3,792	C	\$ 164,699	10%	\$ 100,925	\$ 63,775	C
6 Total Revenue	\$ 195,755		\$ 184,719	\$ 11,036		\$ 1,729,506		\$ 1,586,305	\$ 143,201	
Expenses										
Payroll										
7 Salaries & Wages	\$ 30,759		\$ 32,467	\$ 1,708		\$ 259,734		\$ 281,186	\$ 21,452	
8 Payroll Taxes	\$ 5,098		\$ 4,711	\$ (387)		\$ 43,497		\$ 40,800	\$ (2,697)	
9 Workers Comp Ins	\$ 2,609		\$ 2,029	\$ (580)		\$ 21,603		\$ 17,574	\$ (4,029)	
10 Liability Insurance	\$ 2,948		\$ 2,948	\$ -		\$ 30,589		\$ 26,535	\$ (4,054)	
11 Employee Health Insurance	\$ 2,479		\$ 6,857	\$ 4,378		\$ 24,550		\$ 61,716	\$ 37,166	
12 Total Payroll	\$ 43,893	22%	\$ 49,013	\$ 5,120		\$ 379,973	22%	\$ 427,811	\$ 47,838	
Field										
13 Uniforms	\$ -		\$ 93	\$ 93		\$ 346		\$ 835	\$ 489	
14 Hiring/Training	\$ 209		\$ 243	\$ 34		\$ 2,561		\$ 2,189	\$ (372)	
15 Repairs - Maintenance	\$ 5,541		\$ 4,227	\$ (1,314)		\$ 31,256		\$ 38,039	\$ 6,783	
16 Vehicle Expense	\$ 811		\$ 1,088	\$ 277		\$ 7,312		\$ 9,792	\$ 2,480	
17 EMS/IPS/PBP/CCS Service Fees	\$ 320		\$ 460	\$ 140		\$ 8,102		\$ 4,975	\$ (3,127)	
18 Snow Removal	\$ 1,908		\$ 7,200	\$ 5,292		\$ 28,556		\$ 36,000	\$ 7,444	
19 Professional Services/Fees	\$ 18,820		\$ 6,027	\$ (12,793)	D	\$ 66,126		\$ 69,908	\$ 3,782	D
20 Fuel	\$ 260		\$ 188	\$ (72)		\$ 1,827		\$ 1,692	\$ (135)	
21 Repairs - Sweeper	\$ -		\$ -	\$ -		\$ 140		\$ 365	\$ 225	
22 General Supplies	\$ 725		\$ 1,132	\$ 407		\$ 10,131		\$ 10,184	\$ 53	
23 Elevator Maintenance	\$ 3,087		\$ 2,592	\$ (495)		\$ 20,417		\$ 23,330	\$ 2,913	
24 Damages - Billable	\$ 2,158		\$ -	\$ (2,158)	E	\$ 2,158		\$ -	\$ (2,158)	
25 Total Field	\$ 33,839	17%	\$ 23,249	\$ (10,590)		\$ 178,933	10%	\$ 197,309	\$ 18,376	
Office										
26 Communications	\$ 786		\$ 990	\$ 204		\$ 7,878		\$ 8,910	\$ 1,033	
27 Office Supplies	\$ 200		\$ 149	\$ (51)		\$ 979		\$ 1,340	\$ 362	
28 Printing & Design	\$ -		\$ 318	\$ 318		\$ 27		\$ 2,862	\$ 2,836	
29 Postage	\$ 627		\$ 1,060	\$ 433		\$ 3,880		\$ 9,540	\$ 5,660	
30 Total Office	\$ 1,613	1%	\$ 2,517	\$ 904		\$ 12,763	1%	\$ 22,653	\$ 9,890	
Miscellaneous										
31 Base Management Fee	\$ 2,701		\$ 2,701	\$ -		\$ 24,309		\$ 24,309	\$ -	
32 Dues & Subscriptions	\$ 661		\$ 554	\$ (107)		\$ 5,020		\$ 4,989	\$ (31)	
33 Total Miscellaneous	\$ 3,362	2%	\$ 3,255	\$ (107)		\$ 29,329	2%	\$ 29,298	\$ (31)	
34 Total Expenses	\$ 82,708	42%	\$ 78,035	\$ (4,673)		\$ 600,999	35%	\$ 677,071	\$ 76,072	
35 Net Income (Loss)	\$ 113,047		\$ 106,684	\$ 6,363		\$ 1,128,506		\$ 909,234	\$ 219,273	

Variance Notes

- A** The Monthly positive Variance of \$2998 is primarily due to a positive variance at the Helix garage. Helix has done better YTD by \$17k and continued to pick up a few additional parkers
- B** The Transient positive Variance of \$3322 (\$47,571 YTD) is due to our Vic night business continueing its upswing. Vic's performance has helped counter our negative YTD transient revenues at the Courthouse and Helix garages where we are down \$18k YTD.
- C** The Event positive Variance of \$3,792 (\$63,775 YTD) continues to show a positive sign for the Lexington economy. Both the Rupp Arena and the Opera House have had excellent audience participation.
- D** The negative \$12,793 variance for Professional Services is due to a \$7401 elevator & 1st floor elevator lobby floor repair/upgrade. Secondly, we spent \$3127 to repair a Transit Center Fire System security door & frame. This budget line item has a positive YTD variance of \$3782.
- E** We had a damage claim of \$2158 due to a faulty gate arm that came down on a vehicle through no fault of the customer.

Lexington/ Fayette Co Parking Authority

Balance Sheet
March 31, 2022

ASSETS

Current Assets		
Cash - US Bank	\$	<u>7,449.97</u>
Total Current Assets		7,449.97
Property and Equipment		
Building Improvements		<u>81,518.30</u>
Total Property and Equipment		81,518.30
Other Assets		
Total Other Assets		<u>0.00</u>
Total Assets	\$	<u><u>88,968.27</u></u>

LIABILITIES AND CAPITAL

Current Liabilities		
Tenant Deposits	\$	<u>3,782.00</u>
Total Current Liabilities		3,782.00
Long-Term Liabilities		
Total Long-Term Liabilities		<u>0.00</u>
Total Liabilities		3,782.00
Capital		
Beginning Balance Equity		30,139.26
Capital Contribution, Net		(281,700.00)
Retained Earnings		291,848.10
Net Income		<u>44,898.91</u>
Total Capital		<u>85,186.27</u>
Total Liabilities & Capital	\$	<u><u>88,968.27</u></u>

Lexington/ Fayette Co Parking Authority
Income Statement
Compared with Budget
For the Nine Months Ending March 31, 2022

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Revenues						
Rental Income	\$ 5,378.18	\$ 5,380.00	(1.82)	\$ 48,403.62	\$ 48,420.00	(16.38)
Income - Utilities	806.04	300.00	506.04	2,375.10	2,700.00	(324.90)
Total Revenues	<u>6,184.22</u>	<u>5,680.00</u>	<u>504.22</u>	<u>50,778.72</u>	<u>51,120.00</u>	<u>(341.28)</u>
Cost of Sales						
Total Cost of Sales	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Gross Profit	<u>6,184.22</u>	<u>5,680.00</u>	<u>504.22</u>	<u>50,778.72</u>	<u>51,120.00</u>	<u>(341.28)</u>
Expenses						
Property Management Fee	500.00	500.00	0.00	4,500.00	4,500.00	0.00
Repair & Maintenance	62.56	200.00	(137.44)	1,375.65	1,800.00	(424.35)
Postage	3.00	2.00	1.00	4.16	6.00	(1.84)
Total Expenses	<u>565.56</u>	<u>702.00</u>	<u>(136.44)</u>	<u>5,879.81</u>	<u>6,306.00</u>	<u>(426.19)</u>
Net Income	<u>\$ 5,618.66</u>	<u>\$ 4,978.00</u>	<u>640.66</u>	<u>\$ 44,898.91</u>	<u>\$ 44,814.00</u>	<u>84.91</u>

Lexington/ Fayette Co Parking Authority
Cash Disbursements Journal
For the Period From Mar 1, 2022 to Mar 31, 2022

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

Date	Check #	Account ID	Account Description	Line Description	Debit Amount	Credit Amount
3/2/22	1210	500 100	Property Management Fee Cash - US Bank	Invoice: 7972 Schrader Commercial Properties, LLC	500.00	500.00
3/2/22	1211	511 100	Repair & Maintenance Cash - US Bank	Invoice: 021722 Lowe's Business Account	10.06	10.06
3/21/22	1212	511 100	Repair & Maintenance Cash - US Bank	Invoice: 8062 Schrader Commercial Properties, LLC	52.50	52.50
3/28/22	e-032822	350 100	Capital Contribution, Net Cash - US Bank	3rd Qtr 2022 Distribution Lexington Parking Authority	18,000.00	18,000.00
3/30/22	1213	526 100	Postage Cash - US Bank	Invoice: 032922 Schrader Commercial Properties, LLC	3.00	3.00
	Total				18,565.56	18,565.56

Lexington/ Fayette Co Parking Authority
General Ledger
For the Period From Mar 1, 2022 to Mar 31, 2022

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

Account ID Account Description	Date	Referenc	Jrnl	Trans Description	Debit Amt	Credit Amt	Balance
100 Cash - US Bank	3/1/22			Beginning Balance			19,831.31
	3/2/22	1210	CDJ	Schrader Commer		500.00	
	3/2/22	1211	CDJ	Lowe's Business A		10.06	
	3/9/22	030922	CRJ	Lynna Nguyen	310.59		
	3/9/22	030922	CRJ	Savane Silver	209.52		
	3/9/22	030922	CRJ	Savane Silver	1,432.54		
	3/21/22	1212	CDJ	Schrader Commer		52.50	
	3/28/22	e-032822	CDJ	Lexington Parking		18,000.00	
	3/30/22	033022	CRJ	Lynna Nguyen	4,231.57		
	3/30/22	1213	CDJ	Schrader Commer		3.00	
				Current Period Cha	6,184.22	18,565.56	-12,381.34
	3/31/22			Ending Balance			7,449.97
155 Building Improvements	3/1/22			Beginning Balance			81,518.30
	3/31/22			Ending Balance			81,518.30
231 Tenant Deposits	3/1/22			Beginning Balance			-3,782.00
	3/31/22			Ending Balance			-3,782.00
349 Beginning Balance Equity	3/1/22			Beginning Balance			-30,139.26
	3/31/22			Ending Balance			-30,139.26
350 Capital Contribution, Net	3/1/22			Beginning Balance			263,700.00
	3/28/22	e-032822	CDJ	Lexington Parking	18,000.00		
				Current Period Cha	18,000.00		18,000.00
	3/31/22			Ending Balance			281,700.00
352 Retained Earnings	3/1/22			Beginning Balance			-291,848.10
	3/31/22			Ending Balance			-291,848.10
400 Rental Income	3/1/22			Beginning Balance			-43,025.44
	3/9/22	030922	CRJ	Savane Silver - Inv		1,432.54	
	3/30/22	033022	CRJ	Lynna Nguyen - Inv		1,963.64	
	3/30/22	033022	CRJ	Lynna Nguyen - Inv		1,982.00	
				Current Period Cha		5,378.18	-5,378.18
	3/31/22			Ending Balance			-48,403.62
401 Income - Utilities	3/1/22			Beginning Balance			-1,569.06
	3/9/22	030922	CRJ	Lynna Nguyen - Uti		310.59	
	3/9/22	030922	CRJ	Savane Silver - Ele		209.52	
	3/30/22	033022	CRJ	Lynna Nguyen - Uti		285.93	
				Current Period Cha		806.04	-806.04
	3/31/22			Ending Balance			-2,375.10
500 Property Management Fee	3/1/22			Beginning Balance			4,000.00
	3/2/22	1210	CDJ	Schrader Commer	500.00		
				Current Period Cha	500.00		500.00
	3/31/22			Ending Balance			4,500.00

**Lexington/ Fayette Co Parking Authority
General Ledger
For the Period From Mar 1, 2022 to Mar 31, 2022**

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

Account ID Account Description	Date	Referenc	Jrnl	Trans Description	Debit Amt	Credit Amt	Balance
511 Repair & Maintenance	3/1/22			Beginning Balance			1,313.09
	3/2/22	1211	CDJ	Lowe's Business A	10.06		
	3/21/22	1212	CDJ	Schrader Commer	52.50		
				Current Period Cha	62.56		62.56
	3/31/22			Ending Balance			1,375.65
526 Postage	3/1/22			Beginning Balance			1.16
	3/30/22	1213	CDJ	Schrader Commer	3.00		
				Current Period Cha	3.00		3.00
	3/31/22			Ending Balance			4.16

Lexington/ Fayette Co Parking Authority
Account Reconciliation
As of Mar 31, 2022
100 - Cash - US Bank
Bank Statement Date: March 31, 2022

Filter Criteria includes: Report is printed in Detail Format.

Beginning GL Balance	19,831.31
Add: Cash Receipts	6,184.22
Less: Cash Disbursements	(18,565.56)
Add (Less) Other	_____
Ending GL Balance	<u>7,449.97</u>
Ending Bank Balance	7,449.97
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><u>7,449.97</u></u>

Garage Updates

Garage & Pedway Lighting Schemes:

- Blue and yellow for Ukraine
- Orange and blue for Functional Neurological Disorder Awareness
- Pastel colors for Easter
- Green for Earth Day
- Purple for National Crime Victims' Rights Week
- Standard daily multicolor scheme

Transit Center Garage:

- Everclear Enterprises has engaged DK Construction Design, LLC, as the fabricator for the aluminum stair system. DK Construction Design is based in Ocala, FL.
- Construction submittal drawings are being created by DK construction and are scheduled to be submitted for approval by LFUCG Department of Code Enforcement in the coming days.
- The total contract price for the project is \$335,300.

Courthouse Garage:

- High winds associated with storms on the evening of March 30 caused damage to the Courthouse Garage suicide deterrent fence and building masonry cap along the South facade of the garage. LPA enlisted the services of DB General Contracting to remove the damaged fencing and masonry caps on March 31 with the aid of Yeiser Structural Engineers. LPA has prior experience with both firms, as DB General Contracting was chosen for the LEXPARK office expansion project and Yeiser Structural had been enlisted to design structural bracing for the Victorian Square Garage suicide deterrent barrier.
- Yeiser Structural Engineers provided structural detail drawings for the repair and replacement of the damaged masonry cap along with new connection details for the suicide deterrent fence. The fee for services provided by Yeiser Structural was \$3,500.
- LPA shared the structural detail drawings provided by Yeiser Structural with DB General Contracting and is awaiting a quote for the repairs.
- LPA notified the AOC of the incident and will continue to provide updates as repair plans are finalized.

General Garage Notes:

- Walter P Moore is finalizing the structural repair package and coordinating with local engineering consultants, Staggs and Fisher, regarding the scope for the mechanical, electrical and plumbing items for the FY22 repair and maintenance bid package. Staggs and Fisher will serve as the local engineering consultant for the MEP items.
- The decision to replace both stair towers at the Transit Center Garage during the current fiscal year required a reevaluation of the planned MEP repairs to remain within the \$1M CAMP budget for FY22. Walter P Moore has been instructed to keep the revised scope within a budget of \$600,000.
- The Victorian Square Garage PARK sign has a section of lights malfunctioning on one side of the arrow. LPA worked with Vincent Lighting Systems to install a new data controller and power supply for the sign, but the problem persists. Vincent Lighting Systems has determined the issue is being caused by a defective flex string of lighting nodes within the sign. LPA is now coordinating with Vincent Lighting Systems and the sign manufacturer, IMAGE360, to make the necessary repairs.