

APPROVED
JUN 18 2008

REPORT OF GENERAL MANAGER

NO. 08-182

DATE June 18, 2008

**BOARD OF RECREATION
and PARK COMMISSIONERS**

C.D. 9

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: PERSHING SQUARE PARKING GARAGE – ANNUAL STATUS REPORT
ON PARKING GARAGE OPERATIONS AND REVENUE AND TRANSFERS
BETWEEN FUNDS AND ACCOUNTS FOR FISCAL YEAR 2006-2007

R. Adams _____	J. Kolb _____
H. Fujita _____	F. Mok _____
S. Huntley _____	K. Regan _____
*V. Israel <u>[Signature]</u>	M. Shull _____

[Signature]
General Manager

Approved _____ Disapproved _____ Withdrawn _____

RECOMMENDATION:

That the Board:

- Note and file the Pershing Square Parking Garage Annual Status Report for Fiscal Year 2006-2007 (Attachment A);
- Authorize the transfer of appropriations, subject to the approval of the Mayor, from Fiscal Year 2006-2007 between accounts in Recreation and Parks Fund 302, Department 89 from Account 810M Pershing Square Parking Operations to Account 812M Pershing Square Capital Improvements as follows:

FROM: Account 810M Pershing Square Parking Operations	\$635,828
Excess Revenue Over Expenditures - Fiscal Year 2006-2007	
TO: Account 812M Pershing Square Capital Improvements	\$459,184
TO: Account 012M Pershing Square Programming	<u>\$176,644</u>
TOTAL TRANSFERS	\$635,828

- Authorize the General Manager or his designee to authorize and make technical corrections as necessary to those transactions included in this report.

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SUMMARY:

Parking Garage Operations and Revenue

The revenue for Fiscal Year 2006-2007 for Pershing Square Garage (Garage) was \$3,230,968, a modest increase over revenue for Fiscal Year 2005-2006. Beginning in Fiscal Year 2006-2007 the Department of General Services (GSD) began assessing utility charges to Pershing Square, negatively impacting funds available for operations and youth funding. Operating expenses and capital expenditures amounted to \$1,887,658; leaving \$635,828 as excess revenue over expenditures. The excess revenue over expenditures amount is composed of \$176,644, seven percent of the actual net revenue designated for transfer to Account 012M Pershing Square Programming for youth recreation programming and \$459,184 of funds allocated for capital improvements (noted in Attachment A). GSD carried out daily operations, maintenance and repairs in the garage throughout the year. Garage staff continues to overcome fluctuations in monthly garage business by actively recruiting new customers and special event parking.

Capital Improvements Account

The Department of Recreation and Parks (RAP) and GSD worked on deferred maintenance needs at Pershing Square. Repair of the garage restrooms began in Fiscal Year 2005-2006 and was completed in Fiscal Year 2006-2007. Other capital improvements included repairs and replacements to the Garage pump system, and the re-stripping of parking stalls on all levels in the garage. In addition RAP began a park lighting improvement project, adding additional park lighting to enhance security operations and enforcement.

The amount of \$459,184 is intended for current and future capital improvements thereby necessitating the transfer from Account 810M Pershing Square Parking Operations to Account 812M Pershing Square Capital Improvements, for proper classification and reporting.

Youth Programming

Youth programming continued to include concerts designed for teens, music and craft programs, involvement in seasonal community special events, Summer concerts, Winter Holiday Festival, and the Downtown on Ice Outdoor Skating Rink. Pershing Square was again illuminated for the winter holiday season with enhanced winter holiday lighting as part of the City's Holiday Lights/Downtown program. Youth programs were offered during the Spring school break and featured musical and cultural performances and crafts.

The Mobile Youth Recreation Program provided recreational activities to youth at selected pocket parks within a five mile radius of Pershing Square. A mobile truck filled with supplies and equipment and staff made regular visits to parks including Prospect Park, Pico Union Park,

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Vermont Square Park, Grand Hope Park and 48th Street Park with an average daily attendance of 25 youth per location. The program provided recreational activities for children and their families that may not have access to traditional programming at a recreation center. Word-of-mouth communication in the local communities surrounding the pocket parks helped to build community awareness about the program and bring new participants. Staff also provided outreach youth programming at selected special events like the Feria Del Libre to help get information out to the community about the Mobile Youth Recreation Program. Staff met throughout Fiscal Year 2006-2007 with various Council offices and area social service providers regarding the addition of programming at Gladys Park, a goal that was accomplished through the combined efforts of all involved in Fiscal Year 2007-2008. Social service providers assist with the identification and transportation of youth to the park. City of Los Angeles General Services Department Office of Public Safety and the City of Los Angeles Police Department work together to provide security efforts for the park program. The Single Resident Occupancy Organization (SRO) that operates Gladys Park assists with cleanup of the area prior to the program and schedules RAP to have sole use of the site during the youth program. The RAP mobile truck and staff provide activities, equipment and leadership. The Pershing Square Mobile Youth program continues to grow and change to meet the needs of the surrounding community.

The amount of \$176,644 is intended for Youth Programming thereby necessitating the transfer from Account 810M Pershing Square Parking Operations to Account 012M Pershing Square Programming.

FISCAL IMPACT STATEMENT:

Pershing Square Garage generates a positive fiscal impact by providing funds for Garage operations, security, facility improvements, park and facility maintenance, enhanced park programming, and youth programming. The requirement beginning in Fiscal Year 2006-2007 to pay utility charges to GSD had a negative impact on the amount of funds available for youth programs and will continue to impact operations and youth program funding in the future.

Report prepared by Carol Jacobsen Senior Management Analyst I, Griffith Region.

Pershing Square Garage	Actual Revenue and Expenditures Year 7/01/06 - 06/30/07	
Revenue		
Actual Revenue	\$	3,230,968
Transfer to Recreation & Parks General Revenue Fund	\$	(500,000)
Transfer - Utilities Payment for Pershing Square	\$	(207,482)
Actual Net Actual Revenue Total	\$	2,523,486
Expenses		
General Services Department/Parking Garage		
Parking Operating Expense	\$	509,224
Building Maintenance Expense	\$	61,074
Capital Improvement and Equipment Fund - Garage	\$	426,310
Security (below ground)	\$	278,917
Total Expenses - General Services	\$	1,275,525
Department of Recreation and Parks		
Added Surface Security		
Regular Surface Security	\$	289,412
Extra Program/Event Security	\$	29,983
Total Added Surface Security	\$	319,395
Facility Administration		
Added Surface Maintenance	\$	226,487
Park and Facility Maintenance	\$	42,518
Facility Repair/Maintenance	\$	210
Total Added Surface Maintenance	\$	42,728
Capital Improvement and Equipment Fund		
Additional Recreation Programming	\$	-
Downtown On Ice Outdoor Ice Rink	\$	-
Concerts, Programs, Special Events	\$	773
Pest Control for Park/Events	\$	6,695
Purchase Maint and Replacement of Program Equipment	\$	16,055
Total Additional Recreation Programming	\$	23,523
Total Expenses - Recreation and Parks	\$	612,133
Total Expenses	\$	1,887,658
Funds for Youth Recreation Programming	\$	176,644
Allocated Funds		
Emergency Power Rehab Project	\$	100,000
Park Water Leak Repairs	\$	300,000
Garage Water Leak Repairs	\$	59,184
Total Allocated Funds	\$	459,184
Net Income	\$	0