

RESOLUTION NO. 09-51

A RESOLUTION OF THE CITY OF LANCASTER, CALIFORNIA, APPROVING THE LANCASTER OLD TOWN SITE 2008-2009 YEAR-END REPORT AND LEVYING THE ASSESSMENT FOR THE LANCASTER DOWNTOWN PARKING AND BUSINESS IMPROVEMENT DISTRICT FOR THE 2009-2010 FISCAL YEAR AT THE CURRENT LEVEL

WHEREAS, on June 9, 2009, the City of Lancaster (The "City") adopted Resolution No. 09 (the "Resolution"), declaring its intention to continue a Parking and Business Improvement Area (herein referred to as the "District") and to levy a benefit assessment on all businesses, trades, and professions within said District, the proceeds of which shall be used for the public purposes therein described, pursuant to the Parking and Business Improvement Area Law described in Part 6 (commencing with Section 36500) of Division 18 of the California Streets and Highways Code (the "Act"); and

WHEREAS, pursuant to the Act and the Resolution, the City called and held a public hearing, after having given due notice thereof, on June 23, 2009 at 6:00 p.m.; and

WHEREAS, said public hearing has been held and the City Council has heard and considered all oral and written protests or other comments regarding such proposed action, and protests in writing from businesses in the proposed area paying a majority of the proposed assessment have been received; and

WHEREAS, this City Council has now determined to continue the established Parking and Business Improvement District within the Lancaster Old Town Site area to provide for the imposition of a benefit assessment and to adopt a resolution to such effect; and

WHEREAS, in the opinion of this City Council, the businesses within the District will benefit from the expenditure of the funds raised by the assessments proposed to be levied; and

WHEREAS, this City Council may, for each of the purposes set forth in Section 36521 of the Act, establish and modify one or more separate benefit zones based upon the degree of benefit derived from the purpose and may impose a different assessment or charge within each of the benefit zones; and

WHEREAS, for the purposes of the assessments or charges to be imposed pursuant to this Resolution, this City Council may make a reasonable classification of business, giving consideration to various factors, including, but not limited to, general benefit to businesses and the degree of benefit received from parking programs; and

WHEREAS, the assessments or charges imposed for the purpose of acquisition, construction, or maintenance of parking for the benefit of the District are imposed on the basis of benefit as determined by this City Council after giving consideration to (a) the total cost to be recovered from the businesses upon which the assessment or charge is to be imposed, (b) the total area within the boundaries of the District, (c) the assessed value of the land and improvements within the District, (d) the total business volume generated within the District, and

(e) other factors as this City Council has found and determined to be a reasonable measure of benefit from the construction or maintenance of parking facilities.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED BY THE CITY COUNCIL OF THE CITY OF LANCASTER, STATE OF CALIFORNIA, THAT:

Section 1. Public Hearing and Findings. The recitals, hereof, which set forth facts regarding the adoption of the Resolution, the conduct of a public hearing and certain findings of this City Council, are true and correct and incorporated herein by reference.

Section 2. Approval of the Report. The 2008-2009 Year-End Report prepared by the Lancaster Old Town Site Committee presented at this meeting is hereby approved.

Section 3. Benefit Assessment. All businesses, trades, and professions located within the boundaries described in Section 6 hereof (illustrated in Exhibit A) shall, commencing July 1, 2009, pay a benefit assessment in the following amounts:

	Benefit Zone A	Benefit Zone B
<u>Retail</u>		
Type 1 (1-2 employees)	\$150	\$75
Type 2 (3+ employees)	\$300	\$150
<u>Non-Retail</u>		
Type 1 (1-2 employees)	\$120	\$60
Type 2 (3+ employees)	\$240	\$120

The benefit assessment shall be payable annually during each fiscal year, as provided in Section 8 hereof.

Section 4. Residential Exclusion. No one shall be required to pay an assessment based on a residential use within the District.

Section 5. New Business Exemption. Any new business established within the District shall not be required to pay an assessment hereunder for the fiscal year during which it commenced business; however, the initial assessment payable by said business shall commence with the next succeeding fiscal year. This shall not be deemed to apply to an existing business that has changed ownership or location within the District.

Section 6. Definitions. For the purpose of calculating the amount of assessment owed, the following definitions shall apply:

a. Retail Businesses. Retail businesses include all businesses not covered by other definitions set out in this Section at least fifty percent (50%) of whose gross income is derived from "retail sales" as that term is defined in the California Sales and Use Tax Law. The fact that a substantial part of its business consists of other than retail sales does not exclude the businesses

from this classification so long as such other business component does not account for more than fifty percent (50%) of such business's gross income;

b. Non-Retail Businesses. Non-retail businesses means professions and service businesses, as herein defined, not meeting the definition of retail businesses and would include financial and lending institutions, hotels, and motels;

c. Professional and Service. "Professional" and "Service" businesses include general office, attorneys, architects, physicians and others in a medical/health service field, news and advertising media, printers, photographers, real estate brokers, builders, service stations, repair and service businesses, rental and leasing businesses, laboratories (including dental and optical), hearing aid services, utilities, artists and designers, vending machine businesses, and other businesses not included in the "retail" category, as defined in paragraph "a." above;

d. District Boundaries. The District boundaries are illustrated in Exhibit A and described in Exhibit B. The District Benefit Zones are as follows:

1) Zone A. All businesses located within the District having a Lancaster Boulevard frontage and lying between the westerly side of the Union Pacific Railroad right-of-way and 10th Street West shall be considered a part of Zone A (as illustrated in Exhibit A) and subject to the assessment formula for Zone A as described above under "Benefit Assessment"; and

2) Zone B. All other businesses located within the District, not located in Zone A, as described above, shall be considered a part of Zone B (as illustrated in Exhibit A) and subject to the assessment formula for Zone B as described above under "Benefit Assessment."

Section 7. Purposes. The purposes for which the funds raised by said benefit assessment shall be devoted to the statutory purposes set forth in Section 36500 et. seq. of the Act as more fully described in the Report, or one or more of said purposes, which are as follows:

- a. Acquisition, construction, installation, or maintenance of any tangible property with an estimated useful life of five years or more including, but not limited to, parking facilities, benches, trash receptacles, street lighting, decorations, parks, and fountains for the benefit of the District;
- b. Promotion of public events which are to take place on or in public places in the District;
- c. Decoration of any public place in the District;
- d. Furnishing of music in any public place in the District;
- e. Promotion of tourism within the District; and
- f. The general promotion of business activities in the District.

Section 8. Collection of Benefit Assessment. The benefit assessment authorized by this Resolution shall be billed by the City as of July 1 of each fiscal year along with the annual business license fee as outlined in Ordinance 566 and shall be paid within 30 days thereafter. Each billing shall represent one hundred percent (100%) of the annual assessment. To the extent any business has previously obtained a business license, which expires after July 1 but prior to July 30 of the following year, the business license fee shall be prorated for the period following the expiration thereof.

Section 9. Effective Date. This Resolution shall take effect on July 1, 2009.

Section 10. Administrative Report. The District's Administrative Report, prepared by the Lancaster Old Town Site Committee, consisting of an outline of expenditures for Fiscal Year 2008-2009 is herewith accepted and approved.

PASSED, APPROVED and ADOPTED this ____ day of _____ 2009, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

ATTEST:

APPROVED:

GERI K. BRYAN, CMC
City Clerk
City of Lancaster

R. REX PARRIS
Mayor
City of Lancaster

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss
CITY OF LANCASTER)

CERTIFICATION OF RESOLUTION
CITY COUNCIL

I, _____, _____ City of Lancaster, CA, do hereby certify that this is a true and correct copy of the original Resolution No. 09-51, for which the original is on file in my office.

WITNESS MY HAND AND THE SEAL OF THE CITY OF LANCASTER, on this _____ day of June, 2009.

(seal)

EXHIBIT A

LANCASTER BUSINESS IMPROVEMENT AREA

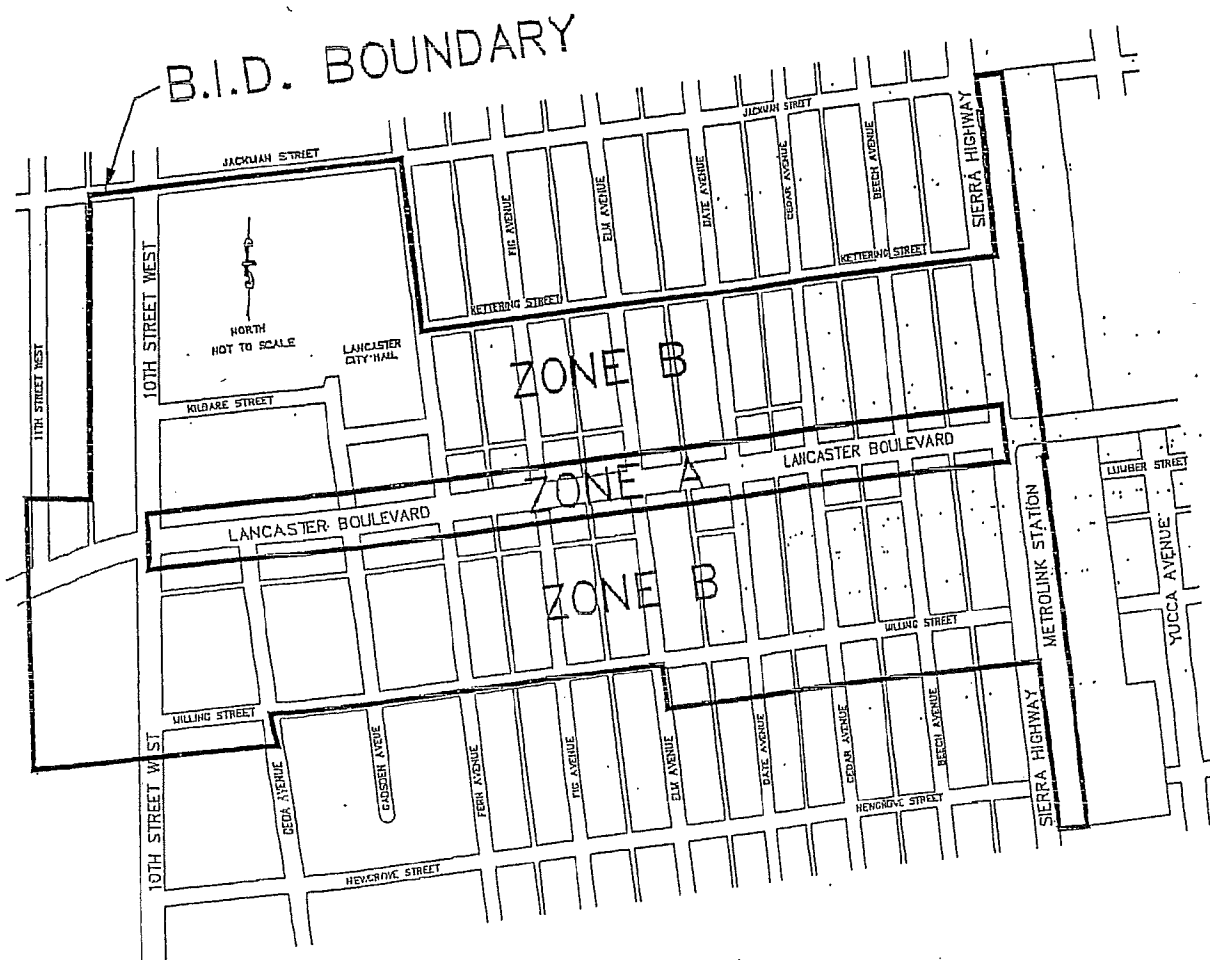


EXHIBIT B

DESCRIPTION OF THE LANCASTER BUSINESS IMPROVEMENT AREA

Beginning at a point in the center of the intersection of Jackman Street and Fern Avenue, thence southerly along the centerline of Fern Avenue to a point in the center of the intersection of Fern Avenue and Kettering Street, thence easterly along the centerline of Kettering Street to a point in the center of the intersection of Kettering Street and Sierra Highway, thence northerly along the centerline of Sierra Highway approximately 680 feet to a point where the northerly right-of-way line of Jackman Street intersects the centerline of Sierra Highway, thence easterly along the northerly right-of-way line of Jackman Street for a distance of 160 feet to the westerly boundary of the Union Pacific Railroad right-of-way, thence southerly along the western boundary of the Union Pacific Railroad right-of-way a distance of approximately 1,456 feet, thence westerly 6 feet, thence southerly along the easterly boundary of the Metrolink Station facility approximately 949 feet, thence westerly along the southerly boundary of the Metrolink Station facility extending said line approximately 154 feet to the intersection of the centerline of Sierra Highway, thence westerly along the property line occurring between Lots 8 and 9, Block 1, a distance of approximately 210 feet to a point in the center of an alley, thence southerly along the centerline of the alley a distance of approximately 59 feet, thence westerly along a property line occurring between Lots 13 and 14 of Block 1, a distance of approximately 190 feet to a point in the centerline of Beech Avenue, thence northerly along the centerline of Beech Avenue a distance of approximately 59 feet, then westerly (along property lines) a distance of approximately 1,140 feet to a point in the centerline of Elm Avenue, thence northerly along the centerline of Elm Avenue, a distance of approximately 138 feet to a point in the center of the intersection of Elm Avenue and Milling Street, thence westerly approximately 1,508 feet along the centerline of Milling Street to a point in the center of the intersection of Milling Street and Genoa Avenue, thence southerly a distance of approximately 105 feet to a point in the centerline of Genoa Avenue, thence westerly a distance of approximately 446 feet (along a property line) to a point in the centerline of 10th Street West, thence continuing westerly a distance of approximately 390 feet to the centerline of 11th Street West, thence northerly along the centerline of 11th Street West a distance of approximately 830 feet to a point in the centerline of 11th Street West and an alleyway lying to the east, thence easterly along the centerline of said alleyway a distance of approximately 190 feet, thence northerly, along an alleyway, a distance of approximately 1,268 feet to a point in the centerline of Jackman Street, thence easterly along the centerline of Jackman Street a distance of approximately 1,110 feet at the point of the beginning.

EXHIBIT C

BUSINESS IMPROVEMENTS DISTRICT ANNUAL ASSESSMENT FEE

ZONE A

Retail Business

- | | | |
|----|---------------------|-------|
| a) | 1-2 Employees | \$150 |
| b) | 3 or more Employees | \$300 |

Non-Retail Business

- | | | |
|----|---------------------|-------|
| a) | 1-2 Employees | \$120 |
| b) | 3 or more employees | \$240 |

ZONE B

Retail Business

- | | | |
|----|---------------------|-------|
| a) | 1-2 Employees | \$75 |
| b) | 3 or more Employees | \$150 |

Non-Business

- | | | |
|----|---------------------|-------|
| a) | 1-2 Employees | \$60 |
| b) | 3 or more Employees | \$120 |



LANCASTER OLD TOWN SITE

TELEPHONE (661) 942-1573
554 WEST LANCASTER BOULEVARD
LANCASTER, CALIFORNIA 93584-0867

Mayor R. Rex Parris and City Council
City of Lancaster
44933 Fern Avenue
Lancaster, CA 93534

May 26, 2009

BOARD OF DIRECTORS

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DIANE REEVES
DIRECTOR

MARY TANNER
DIRECTOR

Dear Mayor Parris and Council Members,

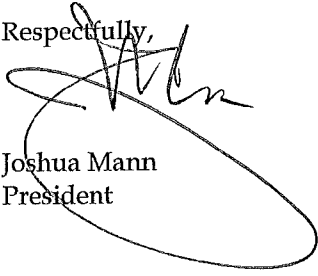
As an organization committed to the revitalization of Downtown Lancaster, the Lancaster Old Town Site (LOTS) Board of Directors once again requests the City's assistance in processing and collecting the annual Business Improvement District (BID) assessment for fiscal year 2009-2010.

For nearly twenty years the Lancaster Old Town Site has been committed to its mission to "promote, coordinate and influence the continuing vitality of Downtown Lancaster as a safe and friendly center for business community and cultural life on the Antelope Valley." It is with this mission in mind that we ask for your continued support of the BID assessment process. As you will note in the attached financials and year-end report, LOTS has developed an array of programs, events and partnerships that are essential to fully realizing the City of Lancaster's Downtown Specific Plan.

In addition, the Lancaster Old Town Site Board of Directors is currently working with the Lancaster Economic Development / Redevelopment Department and City Manager's Office to begin the process of implementing many of the plan's key elements. These include: defining design standards, the creation of a "Downtown Lancaster" brand and marketing plan, development of business attraction/retention incentives and the restructuring of LOTS to serve as the district's management organization.

As a committed partner of the City of Lancaster, the Lancaster Old Town Site stands prepared to support the continued effort to revitalize downtown Lancaster. Together we can fulfill the dream of making downtown Lancaster the cultural, commercial and civic center for future generations of Antelope Valley residents and visitors.

Respectfully,


Joshua Mann
President

Deputies pedal wares to fight crime

By **DAISY RATZLAFF**
Valley Press Staff Writer

LANCASTER — Lancaster sheriff's deputies took possession of three brand-new bikes Wednesday morning under the aegis of the Lancaster Old Town Site.

The bicycles, which are equipped with the newest technology and include red and blue lights and sirens, are the newest addition to the station's Bicycle Patrol Team and the city's ongoing efforts to continue to reduce crime, authorities said.

"It is one of those things where we are looking into how to enhance downtown and make people want to come down here, and certainly safety is a big part of it," said Josh Mann, president of the Lancaster Old Town Site, or LOTS, at a Wednesday morning press conference at the Lancaster station. "You make downtown feel safe, people will be more inclined to come down here."

Mann said the idea for the donation came from one of the LOTS directors, Valerie Orcutt, but the "downtown business association actually paid for the bikes."

LOTS, a nonprofit management corporation appointed by the Lancaster City Council, was formed in 1989 by a group of downtown Lancaster businesses to manage the assessment revenues of the Business Improvement District. It uses the funds for revitalization and historic preservation of the city's traditional central business district, officials said.

Orcutt said the bikes have many benefits.

"The sheriff's deputies on the bikes are more visible, and ultimately that makes them more approachable," she said.

More than 50 people gathered for the presentation, including the Lancaster station commander, Capt. Axel Anderson, City Manager Mark Bozigian and City Councilwoman Sherry Marquez.

Three bike team deputies — James Dodson, Mike Rodi and Lance Jordan — accepted the bikes and test-rode them.

"They are really nice and really expensive bikes," said Rodi, who is



NEW WHEELS

Lancaster Sheriff's Bicycle Patrol Team deputies received three new patrol bikes Wednesday from the Lancaster Old Town Site. Sheriff Capt. Axel Anderson received the bicycles from Josh Mann, left, and Lancaster Councilwoman Sherry Marquez, right, during a ceremony at the Lancaster Sheriff's station. **RON SIDDLE**
Valley Press

also a member of the station's Community Oriented Response and Enforcement team. Like his two colleagues, Rodi was equipped with a helmet, jacket and special protection gear, all displaying the word "Sheriff."

The back of each bicycle has a removable bag that is usually filled with pencils, additional water, nutrition bars and extra handcuffs, he said.

"The (other) bikes we had were much older," the bike patrol deputy said. "Every year, the technology gets better, the tires are lighter and the shocks and the brakes are better."

The team, which has about a handful of deputies, has been using the bicycles for quite some time in the fight against crime and disorder, said Deputy Michael Montesdeoca, one of the station's public information officers.

He said the bikes help the teams patrol a wider area than they would on foot and allow officers to reach

“There are definitely advantages to having the bikes...”

— Deputy Michael Montesdeoca

areas not accessible to emergency vehicles.

"The patrol is responsible for maintaining peace at a variety of city events, including Celebrate Downtown, the California Poppy Festival, the Antelope Valley Fair and other street and event patrols," Montesdeoca said. "There are definitely advantages to having the bikes — high visibility at the fair ... the main thing is they are going to be used in ... places where cars can't go; if, for example, they have, Celebrate Downtown, they can't have cars in there, and normally the

deputies would go out and do foot patrol. But with this, if someone is running or whatever, they are able to chase after them on a bicycle."

Dodson, also a member of the Target Oriented Policing team, said the station has seven bikes, four of them functional. He added that in many instances the bicycles have been very beneficial when it comes to chasing suspects.

"Me and him (Rodi) personally have followed people for a hundred yards or so and they had no idea — they looked back at us and continued walking, while we would just watch him on the bikes," he said. "They are just not used to it."

Montesdeoca added that all team members have undergone a 40-hour class in which they learn "even how to use the bike as a weapon, such as the slide tackle."

"Not just anybody can ride them; special training is required," he said.

dratzlaff@avpress.com

COPY



LANCASTER OLD TOWN SITE

TELEPHONE (661) 942-1573
554 WEST LANCASTER BOULEVARD
LANCASTER, CALIFORNIA 93584-0867

Ms. Heather Kennedy
Economic Development Dept.
City of Lancaster
44933 Fern Avenue
Lancaster, CA 93534

April 16, 2009

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DIRECTOR

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MARY TANNER
DIRECTOR

Dear Ms. Kennedy,

As an organization committed to improving downtown Lancaster, we strongly support the City of Lancaster's effort to construct a roundabout at the intersection of 10th Street West and Lancaster Boulevard. The retrofit of this important traffic connection point will significantly enhance the safety of the multi-modal "gateway" to downtown as well as provide the necessary calming effect for revitalizing the City's urban center.

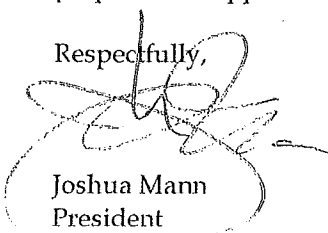
"Before and after" traffic studies of similar applications have shown the superior safety and performance of modern roundabouts over their traditional intersection predecessors for both vehicle and pedestrian traffic. On average, traffic collisions were reduced by 40% and fatalities or incapacitating injuries by 90%. This is an especially critical factor considering the large proportion of foot traffic being generated by downtown Lancaster's growing senior and youth population.

In addition, having a modern roundabout at 10th Street West and Lancaster Boulevard would significantly improve the atmosphere and character of the surrounding area. The amount of air pollution and emission generated by idling vehicle traffic would be greatly reduced, thereby improving the air quality for user of the nearby parks, schools and senior center. Roundabouts also lend themselves to the use of more visually appealing and environmentally conscientious greenscape, hardscape and ornamental features such as fountains, gardens and sculpture.

Finally, given the City's dedication to revitalizing its urban center with mixed-use business, recreation and residential areas, having a roundabout at 10th Street West and Lancaster Boulevard is a feasible and appropriate way to control traffic and allow nearby residents the opportunity to safely walk, bike and drive to and from the downtown area, thus fulfilling a major developmental goal of Lancaster's Downtown Specific Plan.

As a committed partner of the City of Lancaster, the Lancaster Old Town Site stands prepared to support this effort to any extent possible.

Respectfully,


Joshua Mann
President

COPY



TELEPHONE (661) 942-1573
554 WEST LANCASTER BOULEVARD
LANCASTER, CALIFORNIA 93584-0867

Mr. Robert W. Greene, Director
Parks, Recreation and Arts Department
City of Lancaster
44933 Fern Avenue
Lancaster, CA 93534

February 12, 2009

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TREASURER

ERICA ALLBEE
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ART EKEZIAN
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ROGER HEMME
DIRECTOR

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DIRECTOR

MYRLE D. MCLERNON
DIRECTOR

CHERYL PULOS
DIRECTOR

MARY TANNER
DIRECTOR

Dear Mr. Greene,

As an organization committed to improving downtown Lancaster, we strongly support the City of Lancaster's effort to rehabilitate a former school multipurpose building located on the site of the future James C. Gilley Park. The retrofit of this long time community center will add a highly desirable park amenity as well as preserve a portion of Lancaster's history.

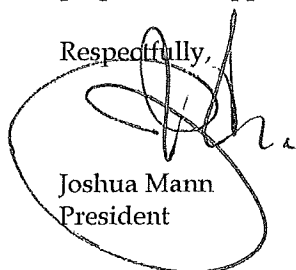
In addition, this much needed facility will help the City of Lancaster encourage healthy active lifestyles for people of all ages living in Lancaster's urban core. The building and future park are ideally located amongst a number of new senior housing complexes and adjacent to the Los Angeles County Senior Center. The City's intention is to use this revitalized facility to improve the lifestyle of local seniors and other low to moderate income residents living within a one mile radius through personal and professional development as well as exercise classes. Also, the facility could be opened to community members and organizations for use as a meeting space or social hall.

Secondly, the City of Lancaster recently completed a 20-year Parks, Recreation, Open Space and Cultural Master Plan in which citizens asked the City to find additional facilities capable of supporting healthy active lifestyles. Considering that the proposed programming for this site will build upon the planned recreational opportunities to be available at the adjacent park, this project will be the first phase in accomplishing the goal set forth in the newly adopted master plan.

Finally, given the City's dedication to revitalizing its urban center with mixed use business and residential areas, rehabilitation of this existing structure in downtown Lancaster will also allow nearby residents the opportunity to live, work and recreate close to home, thus fulfilling a major developmental goal of Lancaster's Downtown Specific Plan.

As a committed partner of the City of Lancaster, the Lancaster Old Town Site stands prepared to support this effort to any extent possible.

Respectfully,



Joshua Mann
President

COPY



THE HEART OF THE CITY
LANCASTER OLD TOWN SITE
www.lancasteroldtownsite.com

2008/2009 Year-End Report

The Lancaster Old Town Site (LOTS) has remained an active organization in the promotion of Lancaster's downtown district. During the past year, the following activities were accomplished to further the mission of LOTS:

Celebrate Downtown Lancaster

The Lancaster Old Town Site once again participated as a sponsor and co-presenter of the Celebrate Downtown Lancaster events on June 20 and July 25, 2008. As a co-presenter, LOTS assisted in CDL event planning, encouraged the participation of the downtown business community and produced the event guides.

In addition, through the LOTS sponsorship, the City of Lancaster was able to upgrade the Date Stage. During the two events, the Date Stage presented a wide array of community performances including flamenco guitarist Javier Gutierrez, the Darla's Closet fashion show and a hip-hop workshop.

LOTS also sponsored the purchase of the "Celebrate Downtown Lancaster" banners that adorn the light poles along Lancaster Boulevard and promote the event on a year-round basis.

Coats for Kids

As part of our holiday programming, the Lancaster Old Town Site held its annual clothing drive, Coats for Kids. With the support of the Antelope Valley Jaycees, collection boxes were placed at 13 business and civic locations in the downtown area. During the two months of the program over 250 new and gently used coats, jackets and sweaters were collected. These donated garments were then cleaned free of charge by George's Cleaners before being donated to local women's and children's charities.

Christmas Holiday Hospitality Walk

On December 5, 2008 the Lancaster Old Town Site held the 19th annual Hospitality Walk on Lancaster Boulevard. This free, festive evening event featured a Christmas tree lighting ceremony, carolers, storytellers, a face

painter, a puppet show, an outdoor movie, a trolley and pictures with Santa Claus.

As a part of the event, businesses within the district purchased 50 Christmas trees that were decorated by local preschool and elementary school children. The trees were displayed along Lancaster Boulevard during the event and were later donated to Grace Resource Center families.

In addition many businesses stayed open late and offered free refreshments to attendees. Also the City of Lancaster's Western Hotel Museum hosted an open house and interactive art workshop.

Downtown Public Safety Partnership

Working with the Los Angeles Sherriff's Department and representatives of the Lancaster Station, the Lancaster Old Town Site (LOTS) purchased and equipped three patrol bicycles to be used in patrolling the downtown area and special events within the City of Lancaster. Presented in March, the station's Bicycle Patrol Team has begun using the bikes (most recently at the Poppy Festival) to continue the City's aggressive crime reduction efforts.

Aerospace Mural Program

Started by the Lancaster Old Town Site in the early 1990s, the LOTS Aerospace Mural program has resulted in the completion of four murals dedicated to Antelope Valley aerospace pioneers. They include USAF General James Harold "Jimmy" Doolittle, USAF Brigadier General Charles Elwood "Chuck" Yeager, USAF, USAF colonel and astronaut Joe Engle and Colonel William J. "Pete" Knight. Because of the harsh elements of the Antelope Valley, these murals deteriorate a fairly rapid rate, they require regular repainting. During the Fall of 2008, original artist Val Benavidez repainted approximately 90% of the Doolittle mural.

LOTS Business Sign Program

To enhance the "downtown" feel of Lancaster Boulevard and market the businesses in the area, the Lancaster Old Town Site started the business sign program. For a nominal fee, businesses within the district can purchase a sign with their business name on it. These signs are then displayed on the city's light poles along Lancaster Boulevard. Because of the transient nature of businesses located with the district, the signs program requires regular maintenance to ensure that signage is accurate for the business name and location. In 2008, approximately twenty signs were erected, moved or removed.

1:57 PM
5/26/2009
Cash Basis

LANCASTER OLD TOWN SITE (LOTS)
Profit Loss Actual
July 2008 through March 2009

Income		
Assessment Fees		\$ 25,642.00
Hospitality Walk		
Hospitality Walk Tree Sponsors		\$ 355.00
Hospitality Walk Misc.		\$ 52.00
Interest Income		\$ 202.25
Gross Profit		<u>\$ 26,251.25</u>
Expenses		
Adminstration		
AVCOC Foundation		\$ 10,000.38
Advertising		\$ 2,363.53
Sponsorships		\$ 2,600.00
Insurance Expenses		
General Liability		\$ 1,356.25
Dues & Subscriptions		
California Downtown Assoc		\$ 200.00
Printing		\$ 104.29
Programs		
Coats for Kids		\$ 88.50
Hospitality Walk		\$ 1,303.86
Public Safety Partnership		\$ 4,000.00
Professional Fees		
Tax Preparation		\$ 469.00
Website Maintenance		\$ 405.00
Taxes		
Filing Fees		\$ 30.00
Office Supplies		\$ 78.97
President Expenses		\$ 89.82
Total Expenses		<u>\$ 23,089.60</u>
Net Profit		<u><u>\$ 3,161.65</u></u>

1:57 PM
5/26/2009
Cash Basis

LANCASTER OLD TOWN SITE (LOTS)
Profit Loss Actual
July 2007 through June 2008

Income

Assessment Fees	\$ 27,758.75
Hospitality Walk	
Hospitality Walk Tree Sponsors	\$ 510.00
Hospitality Walk Misc.	\$ 20.00
Sign Deposits	\$ 100.00
Interest Income	\$ 347.18
Gross Profit	<u>\$ 28,735.93</u>

Expenses

Adminstration	
AVCOC Foundation	\$ 11,568.87
Advertising	\$ 1,504.90
Sponsorships	
Celebrate Downtown - 07	\$ 1,000.00
Celebrate Downtown - 08	\$ 4,000.00
Website	\$ 495.00
Insurance Expenses	
General Liability	\$ 1,356.25
Dues & Subscriptions	
California Downtown Assoc	\$ 200.00
City of Lancaster Business License	\$ 110.00
A.V. Chamber of Commerce	\$ 135.00
ChamberWare	\$ 75.00
Printing	\$ 825.12
Programs	
Coats for Kids	\$ 59.94
Hospitality Walk	\$ 3,603.46
Aerospace Murals	\$ 3,500.00
Banner Program	\$ 1,894.38
BID Member Mixer	\$ 403.06
Professional Fees	
Tax Preparation	\$ 469.00
Taxes	
Filing Fees	\$ 10.00
Office Supplies	\$ 186.44
Total Expenses	<u>\$ 31,396.42</u>
Net Profit	<u>\$ (2,660.49)</u>

LANCASTER OLD TOWN SITE (LOTS)
 Balance Sheet
 As of March 31, 2009

Assets	March-09	March-08	March-07
Current Assets			
General Operating Account	\$ 27,498.40	31471.39	26633.16
Saving Account	\$ 11,471.98	11196.99	10803.38
Total Assets	\$ 38,970.38	\$ 42,668.38	\$ 37,436.54

Notes: Balance Sheet includes totals for 2007 & 2008 for comparison purposes. In addition, no liabilities are listed as LOTS does not carry any debt and holds no other assets other than approximately 12 LOTS signs and 150 commemorative ornaments.

Assesments	2008-2009	2007-2008	2006-2007
\$ Received from City Assessments	\$ 25,642.00	\$ 27,758.75	\$ 30,570.00

Notes: The decline in assesment revenues reflects the continued changes to the district as a result of implementing the Downtown Specific Plan (DSP). LOTS expects this decline to continue in the short-term as the district continues to transition.

LANCASTER OLD TOWN SITE (LOTS)
2009-2010 PROPOSED BUDGET

Month/Item	July	August	September	October	Novemeber	December	January
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INCOME

General Income							
BID Assessments							\$ 25,000.00
Interest Income	\$ 15.00	\$ 15.00	\$ 15.00	\$ 15.00	\$ 15.00	\$ 15.00	\$ 15.00
Program Income							
Hospitality Walk						\$ 500.00	
Monthly Income	\$ 15.00	\$ 15.00	\$ 15.00	\$ 15.00	\$ 15.00	\$ 515.00	\$ 25,015.00

EXPENSES

General Expenses							
Admin - AVCOC							\$ 10,000.00
Advertising	\$ 500.00			\$ 1,000.00	\$ 1,000.00		
Dues & Subscrip.					\$ 200.00		
Insurance					\$ 1,400.00		
Office Supplies	\$ 10.00	\$ 10.00	\$ 10.00	\$ 10.00	\$ 10.00	\$ 10.00	\$ 10.00
Printing	\$ 250.00			\$ 250.00			\$ 250.00
Tax Preparation					\$ 469.00		
Taxes					\$ 10.00		
Website	\$ 45.00	\$ 45.00	\$ 45.00	\$ 45.00	\$ 45.00	\$ 45.00	\$ 45.00
Event Sponsorships							
CDL	\$ 4,000.00						
Grand Prix/CDL				\$ 2,500.00			
Oktoberfest				\$ 2,500.00			
Programs							
Aerospace Murals			\$ 2,500.00				
Hospitality Walk					\$ 1,500.00	\$ 1,500.00	
LOTS Rebrand	\$ 2,500.00	\$ 2,500.00					
Monthly Expenses	\$ 7,305.00	\$ 2,555.00	\$ 2,555.00	\$ 6,305.00	\$ 4,634.00	\$ 1,555.00	\$ 10,305.00

Monthly Income/Loss	\$ (7,290.00)	\$ (2,540.00)	\$ (2,540.00)	\$ (6,290.00)	\$ (4,619.00)	\$ (1,040.00)	\$ 14,710.00
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