

Summary:

The new venues have been reviewed and an opinion of probable annual operating and maintenance costs have been developed. All calculations are in 2007 dollar amounts. These expenses have been developed based upon the program requirements of the specific venue and historical data of similar venues. In addition, estimated annual revenues have been projected for these venues. The approximate costs recovery is the percentage difference between the operating and maintenance expenses and the estimated annual revenues.

Venue #1 - Indoor Ice Arena

Annual Operating & Maintenance Expenses	\$ 625,000 - \$ 650,000
Estimated Annual Revenues	<u>\$ 105,000 - \$ 135,000</u>
Net Annual O/M Estimated Costs	\$ 490,000 - \$ 545,000
Approximate Cost Recovery	- 20%

Venue #2 - Fieldhouse

Annual Operating & Maintenance Expenses	\$ 550,000 - \$ 575,000
Estimated Annual Revenues	<u>\$ 450,000 - \$ 475,000</u>
Net Annual O/M Estimated Costs	\$ 75,000 - \$ 125,000
Approximate Cost Recovery	- 85%

Venue #3 - Sports District Complex

Annual Operating & Maintenance Expenses	\$ 315,000 - \$ 340,000
Estimated Annual Revenues	<u>\$ 185,000 - \$ 210,000</u>
Net Annual O/M Estimated Costs	\$ 105,000 - \$ 155,000
Approximate Cost Recovery	- 65%

Venue #4 - YSI Upgrades (per 1515 Acre Park Master Plan)

Annual Operating & Maintenance Expenses	\$ 120,000 - \$ 145,000
Estimated Annual Revenues	<u>\$ 120,000 - \$ 145,000</u>
Net Annual O/M Estimated Costs	Assumes Break Even
Approximate Cost Recovery	- 100%

Operation and Maintenance Budgets

Venue #1- Indoor Ice Arena

OPERATING EXPENSES

Staffing **\$352,275**

Full Time Staff	<u>Number</u>	<u>Unit Cost</u>		\$201,500
Rink Manager	1	\$ 50,000	\$50,000	
Assistant Rink Manager	1	\$ 40,000	\$40,000	
Programmer/Supervisor/Coord.	1	\$ 35,000	\$35,000	
Maintenance Worker	1	\$ 30,000	\$30,000	

Benefits Percentage 30.0% \$ 46,500

Part Time Staff	<u>Hours</u>	<u>Unit Cost</u>		\$150,775
Front Desk/Control Point	5546	\$7.00	\$38,822	
Rink Attendants (2)	7350	\$9.00	\$66,150	
Figure Skating Director	2080	\$15.00	\$31,200	

Benefits Percentage 15.0% \$ 14,603

Contractual Services **\$227,500**

Utilities	\$125,000
Gas/Oil	\$2,500
Ice Programs	\$18,000
Telephone	\$4,000
Insurance - Property and Liability	\$60,000
Insurance - Workers Comp	\$12,000
Debt Service	\$0
Other Contractual Services	\$6,000

Commodities			\$79,700
Recreational Supplies		\$ 10,000	
Ice Programs	\$ 8,000		
Other	\$ 2,000		
Postage		\$500	
Custodial Supplies		\$3,000	
Building Maintenance Supplies		\$2,500	
Marketing/Advertising		\$8,000	
Office Supplies		\$2,000	
Education/Training		\$5,000	
Dues/Subscriptions		\$500	
Staff Uniforms		\$1,200	
Equipment Maintenance		\$10,000	
Building and Grounds Maintenance		\$12,000	
Refrigeration Plant Maintenance		\$5,000	
Capital Replacement Fund		\$15,000	
Miscellaneous Expense		\$5,000	
TOTAL EXPENSES			\$659,475

REVENUE

Ten Punch Passes	Number	Price		\$19,360
Adult	100	\$40	\$4,000	
Family	80	\$80	\$6,400	
Senior	30	\$32	\$960	
Youth	250	\$32	\$8,000	
Daily Admissions	Number	Price		\$26,800
Adult	2000	\$4	\$8,000	
Family	350	\$10	\$3,500	
Senior	100	\$3	\$300	
Youth	5000	\$3	\$15,000	
Rentals	Hrs#/Yea	Rate/Hr	Multiplier	\$61,025
Youth Hockey	50	\$100	1	\$5,000
High School Hockey	0	\$150	1	\$0
Adult Hockey	100	\$175	1	\$17,500
Park and Recreation Hockey	0	\$175	1	\$0
Drop-in Hockey	50	\$10	15	\$7,500
Stick Time	50	\$10	10	\$5,000
Hockey Schools	25	\$200	1	\$5,000

Operation and Maintenance Budgets

Broomball	50	\$135	1	\$6,750	
Figure Skating	100	\$7	12	\$8,400	
Meeting Room Rentals	20	\$25	1	\$500	
Private Rentals	25	\$175	1	\$4,375	
School Groups	10	\$100	1	\$1,000	
Ice Programs					\$ 15,900
Camps/Clinics	20	\$100	1	\$2,000	
Lessons	50	\$8.50	20	\$8,500	
Birthday Parties	15	\$8	25	\$3,000	
Teen Skate	100	\$4	6	\$2,400	
Customer Services	#	Amount	Multiplier		\$8,500
Skate Rentals	2000	\$2	1	\$4,000	
Skate Sharpening				\$1,500	
Concessions		\$15,000	15%	\$2,250	
Vending		\$5,000	15%	\$750	
TOTAL REVENUE					\$131,585
TOTAL NET					-\$527,890
(does not include any debt service or interest)					
COST RECOVERY					20%

Operation and Maintenance Budgets

Venue #2- Indoor Fieldhouse

OPERATING EXPENSES

Staffing **\$228,623**

Full Time Staff	<u>Number</u>	<u>Unit Cost</u>		\$155,000
Manager	1	\$ 50,000	\$50,000	
Assistant Manager	1	\$ 35,000	\$35,000	
Janitors	1	\$ 25,000	\$25,000	
Benefits Percentage	30%		\$ 33,000	
Insurance	12	\$ 1,000	\$12,000	

Part Time Staff	<u>Hours</u>	<u>Unit Cost</u>		\$73,623
Front Desk (2 when open)	3060	\$7	\$21,420	
Janitors	1000	\$12	\$12,000	
Building Supervisors	3060	\$10	\$30,600	
Benefits Percentage	15.00%		\$ 9,603	

Contractual Services	<u>Multiplier</u>	<u>Unit Cost</u>		\$299,031
Utilities (Square Footage Cost)	81,066	\$3.50	\$283,731	
Instructors/Officials/Etc.			\$0	
Telephone	2	\$250	\$500	
Equipment Maintenance			\$3,000	
Garbage Disposal			\$600	
Pest Control			\$1,200	
Floor Maintenance			\$5,000	
Security/Fire Alarm Service			\$5,000	

Commodities			\$41,000
Supplies		\$ 12,500	
Recreational Programs	\$ 2,000		
Concessions	\$ 7,500		
Resale Merchandise	\$ 3,000		
First Aid Equipment		\$600	
First Aid Supplies		\$400	
Custodial Supplies		\$4,000	
Building Maintenance Supplies		\$4,000	
Marketing/Printing		\$4,000	
Office Supplies		\$4,000	
Education/Training		\$1,000	
Dues/Subscriptions		\$500	
Uniforms		\$1,000	
Equipment Replacement Fund		\$5,000	
Insurance		\$4,000	
TOTAL EXPENSES			\$568,654

REVENUE

Passes				\$24,250
<u>Annual Passes</u>	<u>Number</u>	<u>Price</u>		\$17,500
Adult	25	\$200	\$5,000	
Senior	50	\$150	\$7,500	
Youth	50	\$100	\$5,000	
<u>Monthly Passes (Avg. 4 mnths/yr)</u>	<u>Number</u>	<u>Price</u>		\$6,750
Adult	50	\$20	\$4,000	
Senior	50	\$15	\$750	
Youth	50	\$10	\$2,000	
Punch Passes				\$2,500
<u>10 Punch Passes</u>				
Adult	50	\$20	\$1,000	
Senior	50	\$15	\$750	
Youth	75	\$10	\$750	
Daily Admissions				\$69,000
<u>Daily Admission</u>	<u>Number</u>	<u>Price</u>		\$69,000
Adult	15000	\$3	\$45,000	

Operation and Maintenance Budgets

Senior	6000	\$2	\$12,000		
Youth	12000	\$1	\$12,000		
Rentals	<u>#/Year</u>	<u>Cost</u>	<u>Multiplier</u>		\$360,300
Multipurpose Room (\$40/hr x 4 hrs/wk avg x 30 wks. X 4)	30	\$40	16	\$19,200	
Meeting Rooms (4) (\$15/hr x 2 hrs/wk avg x 30 wks x 4)	30	\$15	8	\$3,600	
Basketball/Volleyball Courts (5 full/1) (\$25/hr x 40 hrs/wk avg x 30 wks.x 10)	30	\$25	400	\$300,000	
Center Court (\$50/hr x 20 hrs/wk avg x 30 wks.)	30	\$50	20	\$30,000	
Gymnastics Room (\$25/hr x 10 hrs/wk avg x 30 wks.)	30	\$20	10	\$6,000	
Full Facility After Hours	2	\$750	1	\$1,500	
Recreation Programs					\$ -
Recreational Programs				\$ -	
Customer Services	<u>Hours</u>	<u>Amount</u>	<u>Multiplier</u>		\$19,500
Concessions		\$7,500.00	200%	\$15,000	
Merchandise		\$3,000	150%	\$4,500	
TOTAL REVENUE					\$475,550
TOTAL NET					-\$93,104
(does not include any debt service or interest)					
COST RECOVERY					84%

Operation and Maintenance Budgets

Venue #3- District Sports Complex

OPERATING EXPENSES

Staffing				\$184,700
Full Time Staff	<u>Number</u>	<u>Unit Cost</u>		\$129,500
Manager	1	\$ 50,000	\$50,000	
Assistant Manager	1	\$ 35,000	\$35,000	
Grounds Specialist	1	\$ 25,000	\$25,000	
Benefits Percentage	30%		\$ 7,500	
	12	\$ 1,000	\$12,000	
Part Time Staff	<u>Hours</u>	<u>Unit Cost</u>		\$55,200
Ground Crew/Supervisors/etc.	4800	\$10	\$48,000	
Benefits Percentage	15.00%		\$ 7,200	
Contractual Services	<u>Multiplier</u>	<u>Unit Cost</u>		\$83,500
Utilities			\$70,000	
Instructors/Officials/Etc.			\$0	
Telephone	2	\$250	\$500	
Equipment Maintenance			\$5,000	
Artificial Turf Maintenance			\$5,000	
Garbage Disposal			\$2,000	
Security/Fire Alarm Service			\$1,000	
Commodities				\$65,500
Supplies			\$ 40,000	
Field Paint/Chalk		\$ 5,000		
Concessions		\$ 15,000		
Seed/Fertilizer/Herbicide/Pesticide/etc.		\$ 15,000		
Miscellaneous		\$ 5,000		
First Aid Equipment			\$600	
First Aid Supplies			\$400	
Custodial Supplies			\$2,000	

Building Maintenance Supplies		\$2,000
Marketing/Printing		\$4,000
Office Supplies		\$2,000
Education/Training		\$1,000
Dues/Subscriptions		\$500
Uniforms		\$1,000
Equipment Replacement Fund		\$8,000
Insurance		\$4,000
TOTAL EXPENSES		\$333,700

REVENUE

Rentals	<u>#/Year</u>	<u>Cost</u>	<u>Multiplier</u>		\$178,500
Football/Soccer (Artificial Turf)	35	\$2,500	1	\$87,500	
Football/Soccer (Grass)	50	\$1,000	1	\$50,000	
Baseball (Artificial Turf)	25	\$300	1	\$7,500	
Softball (Artificial Turf)	25	\$300	1	\$7,500	
Baseball (Grass)	45	\$200	1	\$9,000	
Softball (Grass)	45	\$200	1	\$9,000	
Track & Field	6	\$1,000	1	\$6,000	
Tennis Complex	10	\$200	1	\$2,000	
Recreation Programs					\$ -
Recreational Programs				\$ -	
Customer Services	<u>Hours</u>	<u>Amount</u>	<u>Multiplier</u>		\$30,000
Concessions		\$15,000	200%	\$30,000	
TOTAL REVENUE					\$208,500

TOTAL NET **-\$125,200**
 (does not include any debt service or interest)

COST RECOVERY **62%**

Venue #4- YSI Upgrades

OPERATING EXPENSES

Staffing				\$50,900
Full Time Staff	<u>Number</u>	<u>Unit Cost</u>		\$32,500
Asst Manager/Grounds Specialist	1	\$ 25,000	\$25,000	
Benefits Percentage	30%		\$ 7,500	
Part Time Staff	<u>Hours</u>	<u>Unit Cost</u>		\$18,400
Ground Crew/Supervisors/etc.	2000	\$8	\$16,000	
Benefits Percentage	15.00%		\$ 2,400	
Contractual Services	<u>Multiplier</u>	<u>Unit Cost</u>		\$46,650
Utilities			\$20,000	
Instructors/Officials/Etc.			\$0	
Telephone	1	\$250	\$250	
Equipment Rental			\$20,000	
Portable Toilets			\$2,400	
Garbage Disposal			\$2,000	
Administrative Expenses			\$2,000	
Commodities				\$44,000
Supplies			\$ 26,500	
Field Paint/Chalk		\$ 3,000		

Concessions	\$ 7,500	
Seed/Fertilizer/Herbicide/Pesticide/etc.	\$ 12,000	
Miscellaneous	\$ 4,000	
First Aid Equipment		\$300
First Aid Supplies		\$200
Custodial Supplies		\$500
Building Maintenance Supplies		\$500
Equipment		\$1,500
Office Supplies		\$2,000
Education/Training		\$1,000
Dues/Subscriptions		\$500
Uniforms		\$1,000
Equipment Replacement Fund		\$6,000
Insurance		\$4,000

TOTAL EXPENSES **\$141,550**

REVENUE

Assume Break Even Operation

Rentals					\$126,540
Baseball Complex				\$31,635	
Softball Complex				\$31,635	
Football Complex				\$31,635	
Soccer Youth Complex				\$31,635	
Recreation Programs					\$ -
Recreational Programs				\$ -	
Customer Services	<u>Hours</u>	<u>Amount</u>	<u>Multiplier</u>		\$15,000
Concessions		\$7,500.00	200%	\$15,000	
TOTAL REVENUE					\$141,540
TOTAL NET					\$10
COST RECOVERY					100%