MIAMI PARKING AUTHORITY

Revenue and Expenses Summary

For the Eight Months ended May 31, 2025

	FY 2025 Actual	FY 2025 Adopted Budget	FY 2024 Actual	Variances: Actual FY 2025 vs. FY 2024		Variances: FY 2025 Actual vs. FY 2025 Budget	
	$	$	$	$	%	$	%
Operating Revenue	43,775,070	42,058,704	41,223,497	2,551,573	6.2	1,716,366	4.1
Direct Operating Expenses	19,426,888	18,771,446	18,163,587	(1,263,301)	(7.0)	(655,442)	(3.5)
Operating Results	**24,348,182**	**23,287,258**	**23,059,910**	**1,288,272**	**5.6**	**1,060,924**	**4.6**
Non-Operating Revenues (Expenses):							
Depreciation & Amortization	(2,162,893)	(2,600,000)	(2,627,249)	464,356	17.7	437,107	16.8
Interest Income	1,293,219	106,664	1,173,372	119,847	(10.2)	1,186,555	(1,112.4)
Lower of Cost of Market - Investments	(4,170)	-	305,620	(309,790)	101.4	(4,170)	-
Gain (Loss) on Disposal Property	135,759	-	222,585	(86,826)	39.0	135,759	-
Interest Expense Net of Interest Income	(892,540)	(892,536)	(958,207)	65,667	6.9	(4)	(0.0)
Net Revenue In Excess of Expenses	**22,717,557**	**19,901,386**	**21,176,031**	**1,541,526**	**7.3**	**2,816,171**	**14.2**

The above summary represents the financial performance of the agency for the (8) months ended May 31, 2025 based on the reporting requirements of Ordinance No. 11719.

ALEJANDRA ARGUDIN
CHIEF EXECUTIVE OFFICER

MIRTHA DZIEDZIC
CHIEF FINANCIAL OFFICER

MIAMI PARKING AUTHORITY

Revenue and Expenses Summary

For the Month Ended May 31, 2025

	FY 2025 Actual	FY 2025 Adopted Budget	FY 2024 Actual	Variances: Actual FY 2025 vs. FY 2024		Variances: FY 2025 Actual vs. FY 2025 Budget	
	$	$	$	$	%	$	%
Operating Revenue	**5,599,090**	5,069,817	5,462,540	136,550	2.5	529,273	10.4
Direct Operating Expenses	**2,552,300**	2,324,525	2,284,168	(268,132)	(11.7)	(227,775)	(9.8)
Operating Results	**3,046,790**	**2,745,292**	**3,178,372**	**(131,582)**	**(4.1)**	**301,498**	**11.0**
Non-Operating Revenues (Expenses):							
Depreciation & Amortization	**(265,706)**	(325,000)	(316,263)	50,557	(16.0)	59,294	18.2
Interest Income	**166,066**	13,333	175,195	(9,129)	(5.2)	152,733	(1,145.5)
Lower of Cost of Market - Investments	**(56,352)**	-	88,786	(145,138)	(163.5)	(56,352)	-
Interest Expense Net of Interest Income	**(111,568)**	(111,567)	(119,776)	8,208	(6.9)	(1)	(0.0)
Net Revenue In Excess of Expenses	**2,779,230**	**2,322,058**	**3,006,314**	**(227,084)**	**(7.6)**	**457,172**	**19.7**

MIAMI PARKING AUTHORITY

Schedule of Revenue and Expenses
For the Eight Months ended May 31, 2025

	FY 2025 Actual	FY 2025 Adopted Budget	FY 2024 Actual	Variances: Actual FY 2025 vs. FY 2024		Variances: FY 2025 Actual vs. FY 2025 Budget	
	$	$	$	$	%	$	%
Operating Revenue							
Off-Street Facilities	5,063,497	5,023,929	4,766,172	297,325	6.2	39,568	0.8
Parking Lots	7,889,792	7,846,002	7,785,307	104,485	1.3	43,790	0.6
On-Street	29,038,146	27,709,167	27,000,122	2,038,024	7.5	1,328,979	4.8
Management Fees	944,598	679,606	793,607	150,991	19.0	264,992	39.0
Other	839,037	800,000	878,289	(39,252)	(4.5)	39,037	4.9
Total Operating Revenue	**43,775,070**	**42,058,704**	**41,223,497**	**2,551,573**	**6.2**	**1,716,366**	**4.1**
Operating Expenses							
Salaries, Wages & Fringe Benefits	7,533,797	7,628,432	6,794,165	(739,632)	(10.9)	94,635	1.2
Repairs, Maintenance, Cleaning & Landscape	1,732,588	1,600,414	1,726,012	(6,576)	(0.4)	(132,174)	(8.3)
Security	1,187,936	1,316,703	1,104,168	(83,768)	(7.6)	128,767	9.8
Utilities	521,278	441,191	455,784	(65,494)	(14.4)	(80,087)	(18.2)
Insurance	1,138,332	889,608	983,350	(154,982)	(15.8)	(248,724)	(28.0)
Rental - Building/Land/Auto	316,149	330,332	247,847	(68,302)	(27.6)	14,183	4.3
Assessment Expenses	637,148	645,128	559,786	(77,362)	(13.8)	7,980	1.2
Revenue Sharing	1,967,770	1,890,998	1,880,090	(87,680)	(4.7)	(76,772)	(4.1)
Parking Meter Parts & Installation	23,799	68,294	275,638	251,839	91.4	44,495	65.2
Professional - Audit	90,608	117,880	90,608	-	-	27,272	23.1
Professional - Legal Services	78,416	78,424	78,416	-	-	8	0.0
Professional - Other	549,984	505,030	515,124	(34,860)	(6.8)	(44,954)	(8.9)
Professional - Pay and Display Fees	78,385	83,664	48,696	(29,689)	(61.0)	5,279	6.3
Bank Charges	2,272,554	2,111,194	2,095,325	(177,229)	(8.5)	(161,360)	(7.6)
Supplies & Miscellaneous	517,639	343,401	411,650	(105,989)	(25.7)	(174,238)	(50.7)
Other Expenses	280,702	192,604	277,133	(3,569)	(1.3)	(88,098)	(45.7)
Advertising & Promotion	499,806	528,149	619,794	119,988	19.4	28,343	5.4
Total Operating Expenses	**19,426,891**	**18,771,446**	**18,163,586**	**(1,263,305)**	**(7.0)**	**(655,445)**	**(3.5)**
Operating Results Before Depr & Amort	**24,348,179**	**23,287,258**	**23,059,911**	**1,288,268**	**5.6**	**1,060,921**	**4.6**
Depreciation & Amortization	(2,162,893)	(2,600,000)	(2,627,249)	464,356	17.7	437,107	16.8
Operating Results	**22,185,286**	**20,687,258**	**20,432,662**	**1,752,624**	**8.6**	**1,498,028**	**7.2**
Non-Operating Revenues (Expenses):							
Interest Income	1,293,219	106,664	1,173,372	119,847	10.2	1,186,555	1,112.4
Lower of Cost of Market - Investments	(4,170)	-	305,620	(309,790)	(101.4)	(4,170)	-
Gain (Loss) on Disposal Property	135,759	-	222,585	(86,826)	(39.0)	135,759	-
Interest Expense Net of Interest Income	(892,540)	(892,536)	(958,207)	65,667	(6.9)	(4)	0.0
Total Non-Operating	532,268	(785,872)	743,370	(211,102)	(28.4)	1,318,140	(167.7)
Net Revenue In Excess of Expenses	**22,717,554**	**19,901,386**	**21,176,032**	**1,541,522**	**7.3**	**2,816,168**	**14.2**

MIAMI PARKING AUTHORITY
Schedule of Revenue and Expenses
For the Month Ended May 31, 2025

	FY 2025 Actual	FY 2025 Adopted Budget	FY 2024 Actual	Variances: Actual FY 2025 vs. FY 2024		Variances: FY 2025 Actual vs. FY 2025 Budget		Note(s)
	$	$	$	$	%	$	%	
Operating Revenue								
Off-Street Facilities	636,517	493,945	641,838	(5,321)	(0.8)	142,572	28.9	
Parking Lots	947,536	898,786	942,872	4,664	0.5	48,750	5.4	
On-Street	3,807,246	3,494,776	3,666,033	141,213	3.9	312,470	8.9	
Management Fees	135,352	82,310	114,230	21,122	18.5	53,042	64.4	
Other	72,439	100,000	97,566	(25,127)	(25.8)	(27,561)	(27.6)	
Total Operating Revenue	**5,599,090**	**5,069,817**	**5,462,539**	**136,551**	**2.5**	**529,273**	**10.4**	
Operating Expenses								
Salaries, Wages & Fringe Benefits	975,789	953,554	823,182	(152,607)	(18.5)	(22,235)	(2.3)	
Repairs, Maintenance, Cleaning & Landscape	330,620	216,416	277,019	(53,601)	(19.3)	(114,204)	(52.8)	1
Security	147,962	147,317	58,521	(89,441)	(152.8)	(645)	(0.4)	
Utilities	53,289	54,923	57,156	3,867	6.8	1,634	3.0	
Insurance	138,245	111,201	122,674	(15,571)	(12.7)	(27,044)	(24.3)	2
Rental - Building/Land/Auto	39,518	41,291	48,786	9,268	19.0	1,773	4.3	
Assessment Expenses	70,917	80,641	91,144	20,227	22.2	9,724	12.1	
Revenue Sharing	220,924	212,384	228,865	7,941	3.5	(8,540)	(4.0)	
Parking Meter Parts & Installation	1,393	8,489	49,205	47,812	97.2	7,096	83.6	
Professional - Audit	11,326	14,735	11,326	-	-	3,409	23.1	
Professional - Legal Services	9,802	9,803	9,802	-	-	1	0.0	
Professional - Other	71,637	59,353	85,382	13,745	16.1	(12,284)	(20.7)	3
Professional - Pay and Display Fees	9,643	10,458	9,212	(431)	(4.7)	815	7.8	
Bank Charges	317,949	276,351	268,136	(49,813)	(18.6)	(41,598)	(15.1)	4
Supplies & Miscellaneous	59,637	39,055	43,614	(16,023)	(36.7)	(20,582)	(52.7)	5
Other Expenses	32,841	25,093	26,457	(6,384)	(24.1)	(7,748)	(30.9)	
Advertising & Promotion	60,809	63,461	73,688	12,879	17.5	2,652	4.2	
Total Operating Expenses	**2,552,301**	**2,324,525**	**2,284,169**	**(268,132)**	**(11.7)**	**(227,776)**	**(9.8)**	
Operating Results Before Depr & Amort	**3,046,789**	**2,745,292**	**3,178,370**	**(131,581)**	**(4.1)**	**301,497**	**11.0**	
Depreciation & Amortization	(265,706)	(325,000)	(316,263)	50,557	16.0	59,294	(18.2)	
Operating Results	**2,781,083**	**2,420,292**	**2,862,107**	**(81,024)**	**(2.8)**	**360,791**	**14.9**	
Non-Operating Revenues (Expenses):								
Interest Income	166,066	13,333	175,195	(9,129)	5.2	152,733	1,145.5	
Lower of Cost of Market - Investments	(56,352)	-	88,786	(145,138)	163.5	(56,352)	-	
Interest Expense Net of Interest Income	(111,568)	(111,567)	(119,776)	8,208	(6.9)	(1)	0.0	
Total Non-Operating	(1,854)	(98,234)	144,205	(146,059)	(101.3)	96,380	(98.1)	
Net Revenue In Excess of Expenses	**2,779,229**	**2,322,058**	**3,006,312**	**(227,083)**	**(7.6)**	**457,171**	**19.7**	

Summary of Major Variances
For the Month Ended May 31, 2025

1 **Repairs, Maintenance, Cleaning & Landscape** - The unfavorable variance of $114k is attributable to the multiple repairs/upgrades (electrical, server room) perfomed in G1, G3, Lot 6 and Lot 22. Also includes 5 new electric vehicle charging stations in G1.

2 **Insurance** - The unfavorable variance of $27k is attributable to the final insurance premiums being higher than budgeted estimates.

3 **Professional Other** - The unfavorable variance of $12k is mostly a result of the continuation of the software implementation project.

4 **Bank Charges** - The negative variance of $41.6k is attributable to system-wide credit card usage being more than anticipated.

5 **Supplies and Miscellaneous** - The negative variance of $20.6k is the due to several ITD hardware/software purchases for systemwide use.

The above summary represents the major variances from budget for the month of May 2025

ALEJANDRA ARGUDIN CHIEF EXECUTIVE OFFICER	MIRTHA DZIEDZIC CHIEF FINANCIAL OFFICER

JAMES L. KNIGHT CENTER GARAGE

Revenue and Expenses Summary

For the Eight Months ended May 31, 2025

	FY 2025 Actual	FY 2025 Adopted Budget	FY 2024 Actual	Variances: Actual FY 2025 vs. FY 2024		Variances: FY 2025 Actual vs. FY 2025 Budget	
	$	$	$	$	%	$	%
Operating Revenue	2,255,432	2,050,343	2,211,224	44,209	2.0	205,089	10.0
Direct Operating Expenses	2,542,150	884,603	1,584,339	(957,811)	(60.5)	(1,657,547)	(187.4)
Net Revenue In Excess of Expenses	**(286,717)**	**1,165,740**	**626,885**	**(913,602)**	**(145.7)**	**1,862,636**	**159.8**

The above summary represents the financial performance of the agency for the (8) months ended May 31, 2025 based on the reporting requirements of Ordinance No. 11719.

ALEJANDRA ARGUDIN
CHIEF EXECUTIVE OFFICER

MIRTHA DZIEDZIC
CHIEF FINANCIAL OFFICER

JAMES L. KNIGHT CENTER GARAGE

Revenue and Expenses Summary

For the Month Ended May 31, 2025

	FY 2025 Actual	FY 2025 Adopted Budget	FY 2024 Actual	Variances: Actual FY 2025 vs. FY 2024		Variances: FY 2025 Actual vs. FY 2025 Budget	
	$	$	$	$	%	$	%
Operating Revenue	362,677	243,948	280,589	82,089	29.3	118,729	48.7
Direct Operating Expenses	137,670	107,138	260,167	122,497	47.1	(30,532)	(28.5)
Net Revenue in Excess of Expenses	**225,007**	**136,810**	**20,422**	**204,586**	**1001.8**	**149,261**	**109.1**

JAMES L. KNIGHT CENTER GARAGE

Schedule of Revenue and Expenses

For the Eight Months ended May 31, 2025

	FY 2025 Actual	FY 2025 Adopted Budget	FY 2024 Actual	Variances: Actual FY 2025 vs. FY 2024		Variances: FY 2025 Actual vs. FY 2025 Budget		Note(s)
	$	$	$	$	%	$	%	
Operating Revenue								
Monthy Revenue	**1,355,675**	1,226,825	1,276,564	79,111	6.2	128,850	10.5	
Daily Revenue	**718,339**	639,824	688,713	29,627	4.3	78,515	12.3	
Special Event Revenue	**181,178**	183,694	248,923	(67,745)	(27.2)	(2,516)	(1.4)	
Other	**240**	-	(2,976)	3,216	(108.1)	240	-	
Total Operating Revenue	**2,255,432**	**2,050,343**	**2,211,224**	**44,209**	**2.0**	**205,089**	**10.0**	
Operating Expenses								
Salaries, Wages & Fringe Benefits	**213,205**	218,060	231,945	18,740	8.1	4,855	2.2	
Repairs, Maintenance, Cleaning & Landscape	**125,814**	122,452	75,844	(49,971)	(65.9)	(3,362)	(2.7)	
Security	**311,148**	316,463	288,441	(22,707)	(7.9)	5,315	1.7	
Utilities	**67,468**	64,358	63,783	(3,685)	(5.8)	(3,110)	(4.8)	
Insurance	**47,569**	38,830	80,945	33,375	41.2	(8,739)	(22.5)	
Legal & Professional	**1,653,570**	14,172	718,632	(934,938)	(130.1)	(1,639,398)	(11,567.9)	
Supplies & Printing	**3,645**	7,750	7,827	4,182	53.4	4,105	53.0	
Mgmt Fees & Admin O/H	**116,921**	102,518	110,527	(6,395)	(5.8)	(14,403)	(14.0)	
Other Expenses	**2,809**	-	635	(2,174)	(342.3)	(2,809)	-	
Taxes & Permits	**-**	-	5,761	5,761	100.0	-	-	
Total Operating Expenses	**2,542,150**	**884,603**	**1,584,339**	**(957,811)**	**(60.5)**	**(1,657,547)**	**(187.4)**	
Net Revenue In Excess of Expenses	**(286,717)**	**1,165,740**	**626,885**	**(913,602)**	**(145.7)**	**(1,452,457)**	**(124.6)**	

JAMES L. KNIGHT CENTER GARAGE

Schedule of Revenue and Expenses
For the Month Ended May 31, 2025

	FY 2025 Actual	FY 2025 Adopted Budget	FY 2024 Actual	Variances: Actual FY 2025 vs. FY 2024		Variances: FY 2025 Actual vs. FY 2025 Budget		Note(s)
	$	$	$	$	%	$	%	
Operating Revenue								
Monthy Revenue	**169,708**	152,841	162,361	7,347	4.5	16,867	11.0	
Daily Revenue	**136,182**	60,633	76,879	59,303	77.1	75,549	124.6	
Special Event Revenue	**56,757**	30,474	41,187	15,571	37.8	26,283	86.2	
Other	**30**	-	162	(132)	(81.5)	30	-	
Total Operating Revenue	**362,677**	**243,948**	**280,589**	**82,089**	**29.3**	**118,729**	**48.7**	
Operating Expenses								
Salaries, Wages & Fringe Benefits	**27,115**	26,331	33,584	6,469	19.3	(784)	(3.0)	
Repairs, Maintenance, Cleaning & Landscape	**32,688**	17,935	4,913	(27,774)	(565.3)	(14,753)	(82.3)	1
Security	**38,399**	36,285	32,970	(5,429)	(16.5)	(2,114)	(5.8)	
Utilities	**10,604**	7,752	7,334	(3,270)	(44.6)	(2,852)	(36.8)	
Insurance	**5,897**	4,855	10,083	4,186	41.5	(1,042)	(21.5)	
Legal & Professional	**3,959**	1,782	157,137	153,178	97.5	(2,177)	(122.2)	
Mgmt Fees & Admin O/H	**18,653**	12,198	13,973	(4,679)	(33.5)	(6,455)	(52.9)	
Other Expenses	**355**	-	171	(184)	(107.4)	(355)	-	
Total Operating Expenses	**137,670**	**107,138**	**260,167**	**122,497**	**47.1**	**(30,532)**	**(28.5)**	
Net Revenue In Excess of Expenses	**225,007**	**136,810**	**20,422**	**204,586**	**1001.8**	**88,197**	**64.5**	

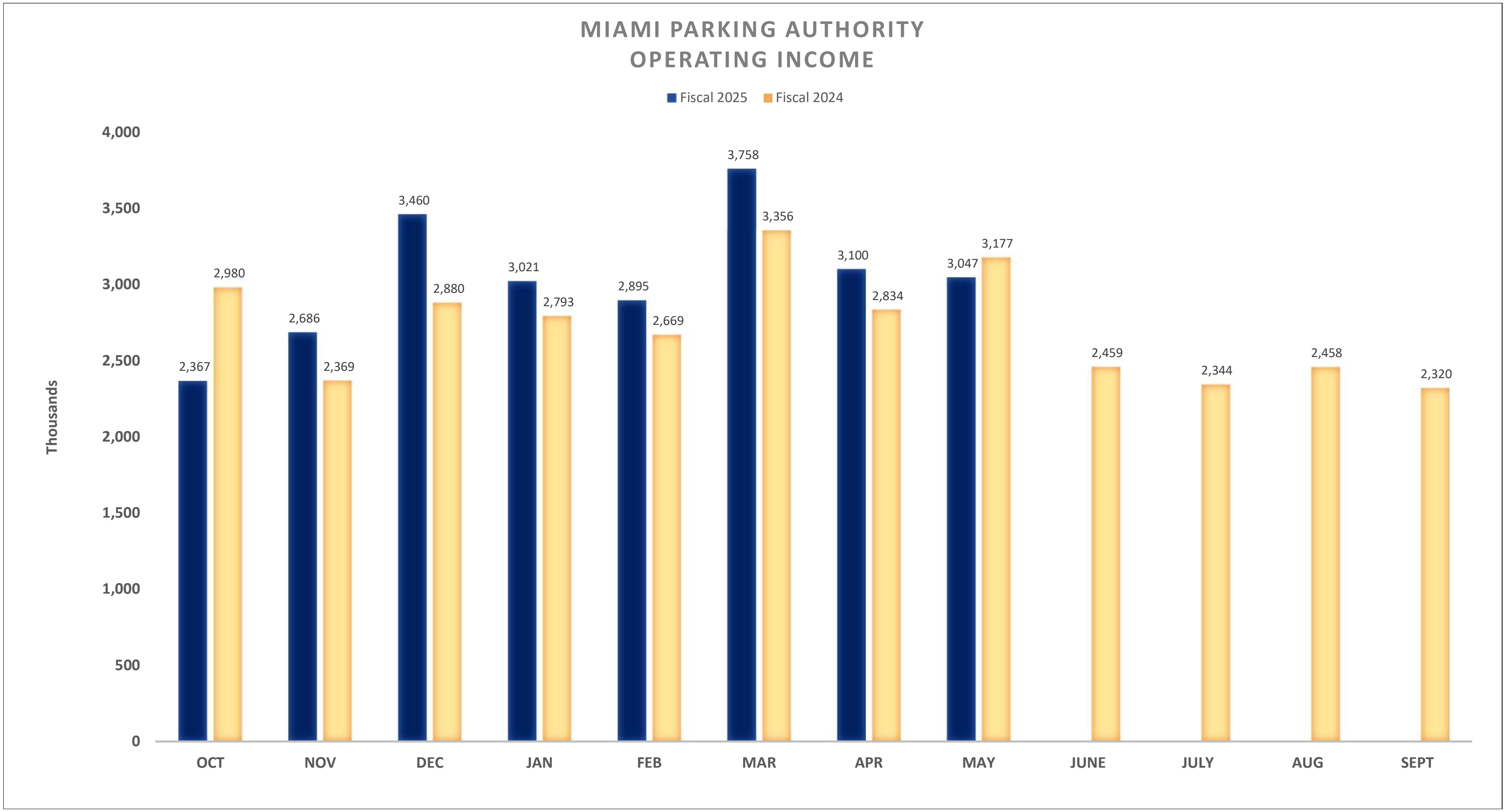
Summary of Major Variances

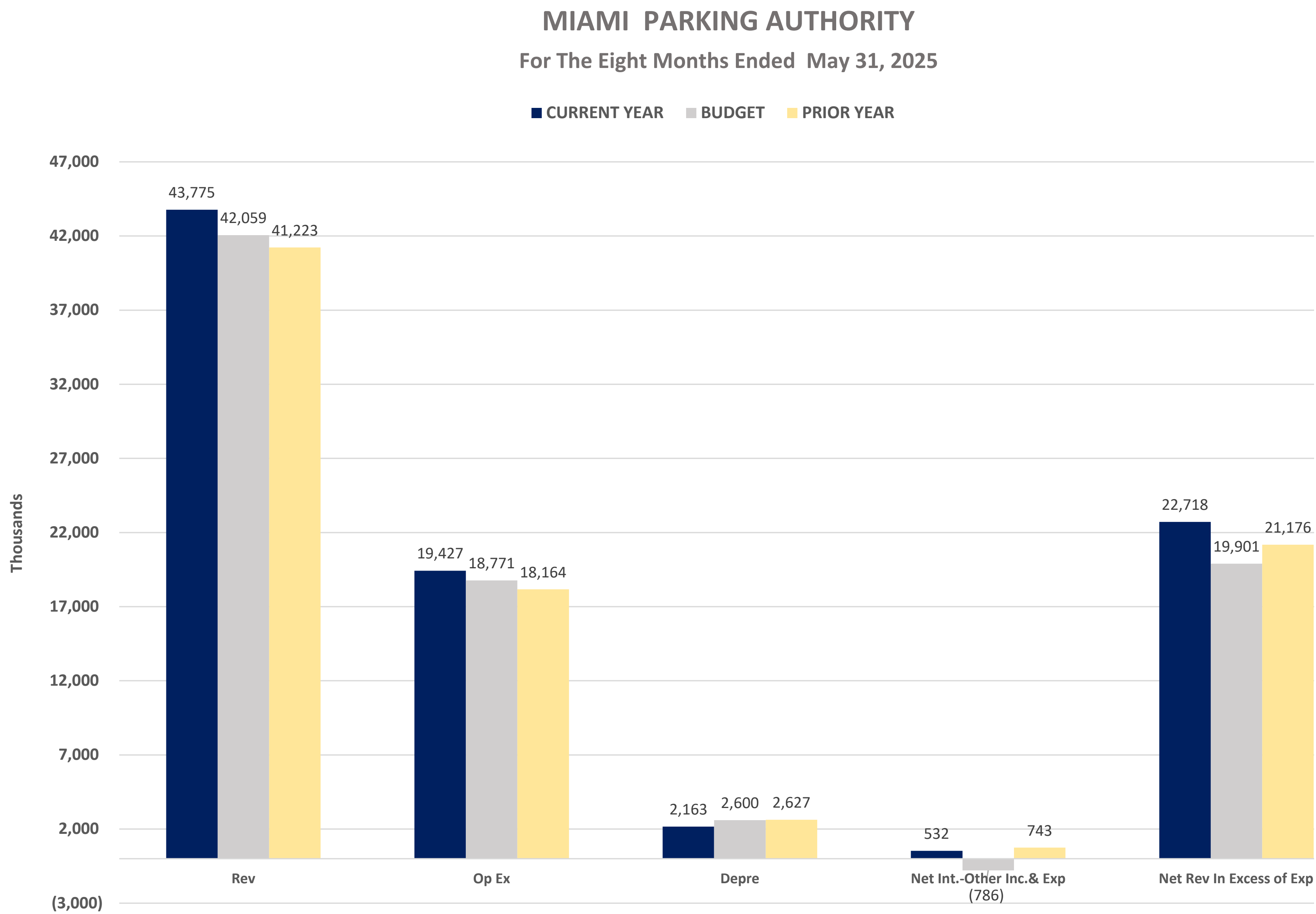
For the Month Ended April 30, 2025

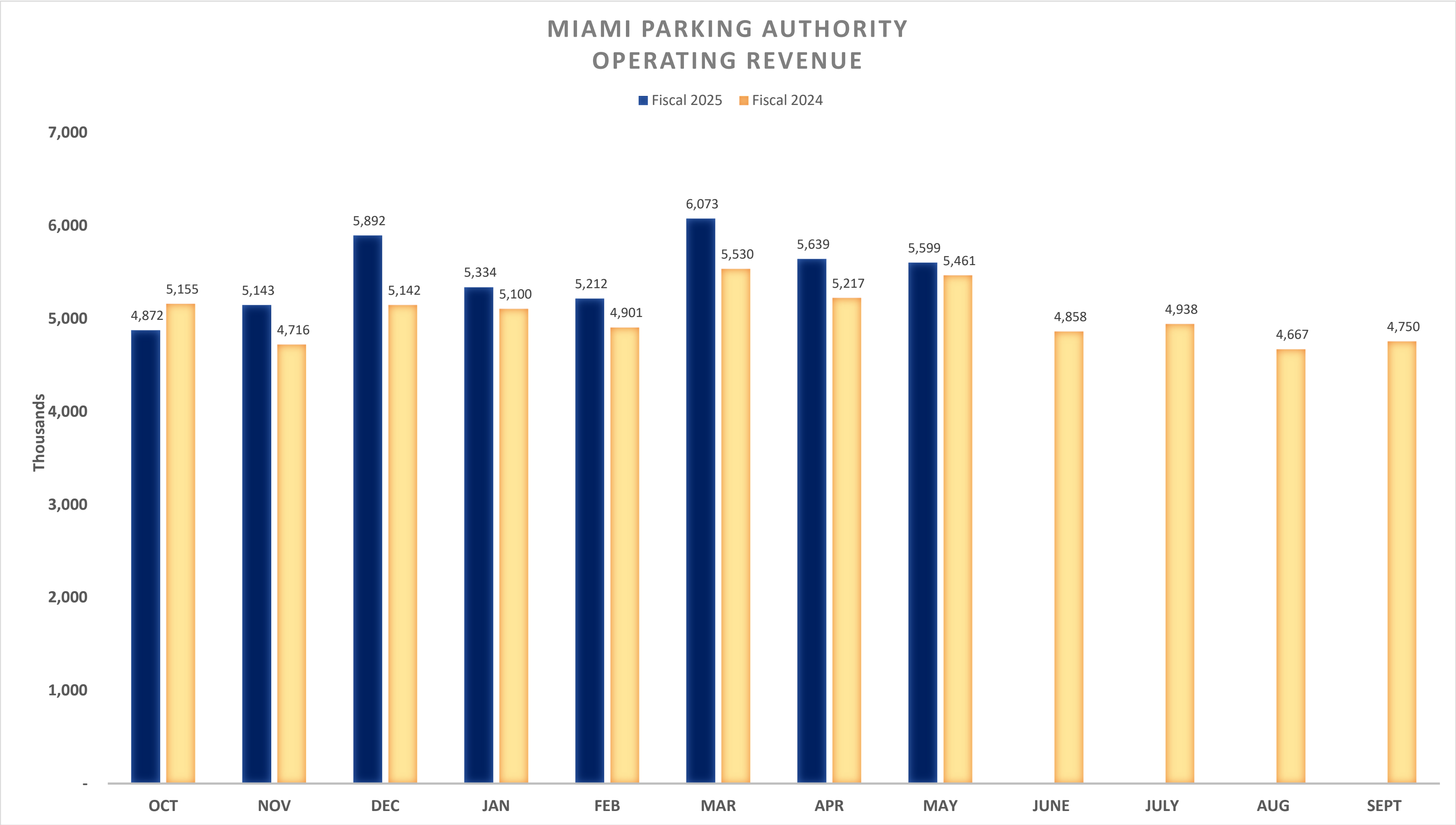
1 **Repairs, Maintenance, Cleaning & Landscape** - The unfavorable variance of $14.8k is mostly attributable to electrical repairs needed because of unsafe electrical boxes.

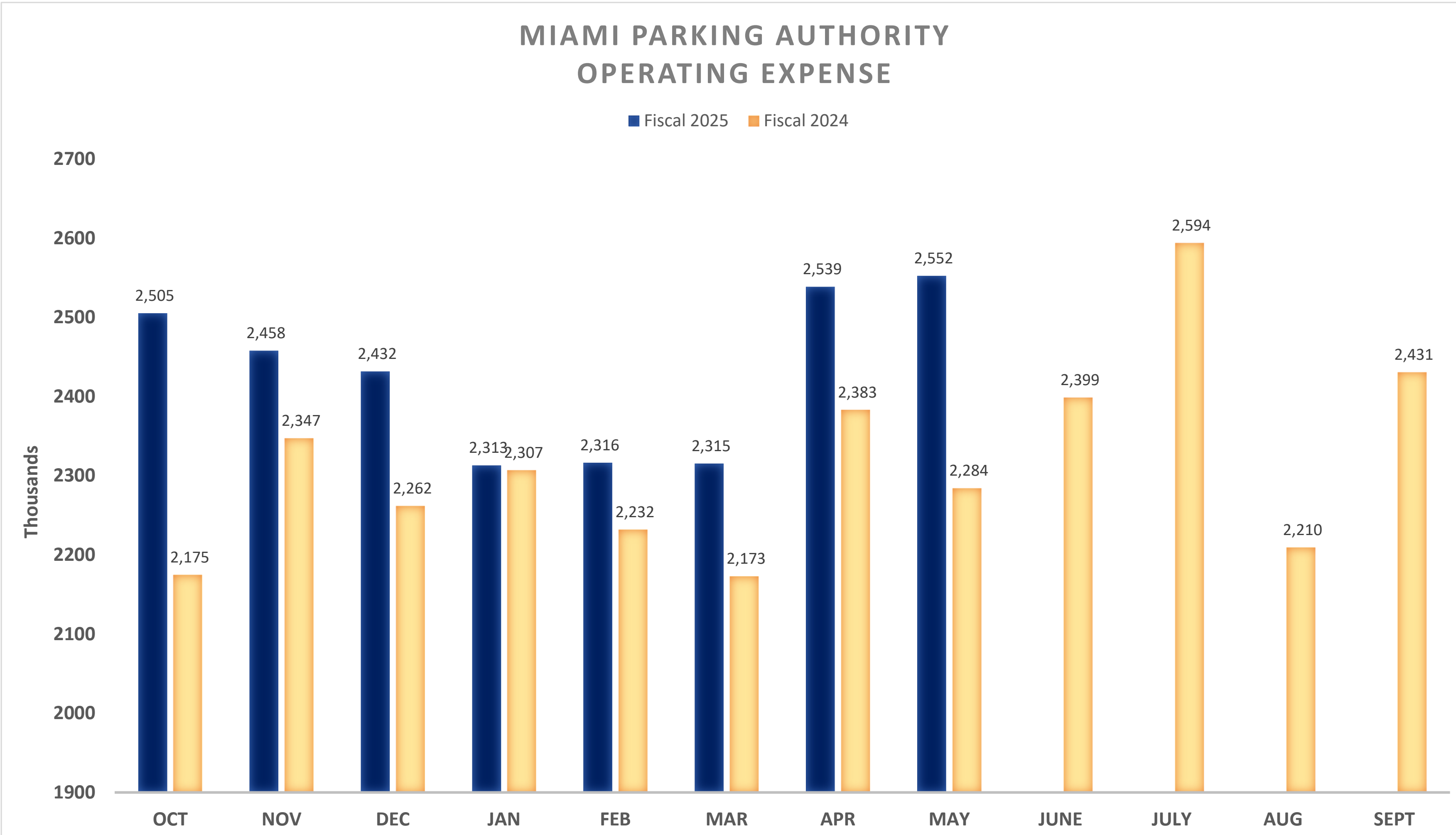
The above summary represents the major variances from budget for the month of May 2025

ALEJANDRA ARGUDIN CHIEF EXECUTIVE OFFICER	MIRTHA DZIEDZIC CHIEF FINANCIAL OFFICER


MIAMI PARKING AUTHORITY
OPERATING INCOME
Fiscal 2025
Fiscal 2024
Thousands
4,000
3,500
3,000
2,500
2,000
1,500
1,000
500
0
2,367
2,980
2,686
2,369
3,460
2,880
3,021
2,793
2,895
2,669
3,758
3,356
3,100
2,834
3,047
3,177
2,459
2,344
2,458
2,320
OCT
NOV
DEC
JAN
FEB
MAR
APR
MAY
JUNE
JULY
AUG
SEPT


MIAMI PARKING AUTHORITY
For The Eight Months Ended May 31, 2025
CURRENT YEAR
BUDGET
PRIOR YEAR
Thousands
47,000
42,000
37,000
32,000
27,000
22,000
17,000
12,000
7,000
2,000
(3,000)
43,775
42,059
41,223
19,427
18,771
18,164
2,163
2,600
2,627
532
(786)
743
22,718
19,901
21,176
Rev
Op Ex
Depre
Net Int.-Other Inc.& Exp
Net Rev In Excess of Exp


MIAMI PARKING AUTHORITY
OPERATING REVENUE
Fiscal 2025
Fiscal 2024
Thousands
7,000
6,000
5,000
4,000
3,000
2,000
1,000
-
4,872
5,155
5,143
4,716
5,892
5,142
5,334
5,100
5,212
4,901
6,073
5,530
5,639
5,217
5,599
5,461
4,858
4,938
4,667
4,750
OCT
NOV
DEC
JAN
FEB
MAR
APR
MAY
JUNE
JULY
AUG
SEPT


MIAMI PARKING AUTHORITY
OPERATING EXPENSE
Fiscal 2025
Fiscal 2024
Thousands
2700
2600
2500
2400
2300
2200
2100
2000
1900
2,505
2,175
2,458
2,347
2,432
2,262
2,313
2,307
2,316
2,232
2,315
2,173
2,539
2,383
2,552
2,284
2,399
2,594
2,210
2,431
OCT
NOV
DEC
JAN
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JULY
AUG
SEPT