Unincorporated Willowbrook

STUDY AREA PROFILE

STUDY AREA ID #113

- BASE MAP
- PARK METRICS
- WHERE ARE PARKS MOST NEEDED
- AMENITY QUANTITIES AND CONDITIONS
- PARK NEEDS FRAMEWORK
- PROJECT COST ESTIMATES
- PROJECT REPORTING FORM
- COMMUNITY ENGAGEMENT FORM
PARK METRICS

PARK LAND: Is there enough park land for the population?

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Park Acres</th>
<th>Population</th>
<th>Park Acres per 1,000</th>
</tr>
</thead>
<tbody>
<tr>
<td>145.7 PARK ACRES within study area</td>
<td>40,460</td>
<td>3.6</td>
<td></td>
</tr>
</tbody>
</table>

The county average is 3.3 park acres per 1,000

PARK ACCESSIBILITY: Is park land located where everyone can access it?

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Park Acres</th>
<th>Population</th>
<th>Percentage</th>
</tr>
</thead>
<tbody>
<tr>
<td>Athens Park (18.72 Acres)</td>
<td>1.74</td>
<td>3.3</td>
<td></td>
</tr>
<tr>
<td>Earvin “Magic” Johnson Recreation Area (98.72 Acres)</td>
<td>8.72</td>
<td>3.3</td>
<td></td>
</tr>
<tr>
<td>Faith and Hope Park (0.45 Acres)</td>
<td>0.24</td>
<td>3.3</td>
<td></td>
</tr>
<tr>
<td>George Washington Carver Park (6.13 Acres)</td>
<td>5.64</td>
<td>3.3</td>
<td></td>
</tr>
<tr>
<td>Mona Park (8.06 Acres)</td>
<td>1.19</td>
<td>3.3</td>
<td></td>
</tr>
</tbody>
</table>

The county average is 49% of the population living within 1/2 mile of a park

PARK PRESSURE

How much park land is available to residents in the area around each park?

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Park Acres</th>
<th>Population</th>
<th>Park Acres per 1,000</th>
</tr>
</thead>
<tbody>
<tr>
<td>Athens Park (18.72 Acres)</td>
<td>1.74</td>
<td>3.3</td>
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<td>George Washington Carver Park (6.13 Acres)</td>
<td>5.64</td>
<td>3.3</td>
<td></td>
</tr>
<tr>
<td>Mona Park (8.06 Acres)</td>
<td>1.19</td>
<td>3.3</td>
<td></td>
</tr>
<tr>
<td>Compton Creek Walking Path Phase I (3.21 Acres)</td>
<td>0.67</td>
<td>3.3</td>
<td></td>
</tr>
<tr>
<td>Enterprise Park (10.01 Acres)</td>
<td>3.71</td>
<td>3.3</td>
<td></td>
</tr>
<tr>
<td>Fig/Oleander Park (0.27 Acres)</td>
<td>0.02</td>
<td>3.3</td>
<td></td>
</tr>
<tr>
<td>Martin Luther King Jr. Fitness Garden (0.13 Acres)</td>
<td>0.06</td>
<td>3.3</td>
<td></td>
</tr>
</tbody>
</table>
WHERE ARE PARKS MOST NEEDED?

PARK ACRE NEED + DISTANCE TO PARKS + POPULATION DENSITY

= PARK NEED

*Calculated using the following weighting: (20% x Park Acre Need) + (20% x Distance to Parks) + (60% x Population Density)

PARK NEED CATEGORY
- Very High
- High
- Moderate
- Low
- Very Low
- No Population
- Area within 1/2 mile walk of a park

HOW MANY PEOPLE NEED PARKS?

<table>
<thead>
<tr>
<th>Los Angeles County</th>
<th>Study Area</th>
</tr>
</thead>
<tbody>
<tr>
<td>23%</td>
<td>6,542 (16%)</td>
</tr>
<tr>
<td>28%</td>
<td>9,532 (24%)</td>
</tr>
<tr>
<td>28%</td>
<td>15,435 (38%)</td>
</tr>
<tr>
<td>17%</td>
<td>8,891 (22%)</td>
</tr>
</tbody>
</table>

4%
## AMENITY QUANTITIES AND CONDITIONS

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Condition</th>
<th>General Infrastructure</th>
<th>Open Lawn/Turf Area</th>
<th>Amenities</th>
</tr>
</thead>
<tbody>
<tr>
<td>Athens Park</td>
<td>Good</td>
<td></td>
<td></td>
<td>1 1</td>
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<tr>
<td></td>
<td>Fair</td>
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<td>2 2 1 1 1 1 1 1</td>
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<tr>
<td></td>
<td>Poor</td>
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<td>1 1</td>
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<tr>
<td>Compton Creek Walking Path Phase I</td>
<td>Good</td>
<td></td>
<td></td>
<td>0</td>
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<tr>
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<td>Fair</td>
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<td></td>
<td>Poor</td>
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<td>1 1</td>
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<tr>
<td>Earvin &quot;Magic&quot; Johnson Recreation Area</td>
<td>Good</td>
<td></td>
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<td>0</td>
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<tr>
<td></td>
<td>Fair</td>
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<td>Poor</td>
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<td>Enterprise Park</td>
<td>Good</td>
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<td>Fair</td>
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<td>Poor</td>
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<td>Faith and Hope Park</td>
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<td>Fair</td>
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<td>FIG/OLEANDER PARK</td>
<td>Good</td>
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<td>Fair</td>
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<td></td>
<td>Poor</td>
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</tbody>
</table>

### AMENITY CONDITIONS SUMMARY

- **Athens Park**: Good - 50%, Fair - 50%<br>  Poor - 0%
- **Compton Creek Walking Path Phase I**: Good - 0%, Fair - 0%, Poor - 100%
- **Earvin "Magic" Johnson Recreation Area**: Good - 0%, Fair - 0%, Poor - 100%
- **Enterprise Park**: Good - 50%, Fair - 50%, Poor - 0%
- **Faith and Hope Park**: Good - 100%, Fair - 0%, Poor - 0%
- **FIG/OLEANDER PARK**: Good - 100%, Fair - 0%, Poor - 0%
## AMENITY QUANTITIES AND CONDITIONS

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Condition</th>
<th>General Infrastructure</th>
<th>Open Lawn/Turf Area</th>
<th>Tennis Courts</th>
<th>Basketball Courts</th>
<th>Baseball Fields</th>
<th>Soccer Fields</th>
<th>Multipurpose Fields</th>
<th>Fitness Zones</th>
<th>Skate Parks</th>
<th>Picnic Shelters</th>
<th>Playgrounds</th>
<th>Swimming Pools</th>
<th>Splash Pads</th>
<th>Dog Parks</th>
<th>Gymnasiums</th>
<th>Community/Rec. Centers</th>
<th>Senior Centers</th>
<th>Restrooms</th>
<th>Total</th>
</tr>
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<tbody>
<tr>
<td>George Washington Carver Park</td>
<td>Good</td>
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<tr>
<td>Martin Luther King Jr. Fitness Garden</td>
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<td>Mona Park</td>
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<tr>
<td><strong>Totals:</strong></td>
<td>Good</td>
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<td><strong>26</strong></td>
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<td></td>
<td>Poor</td>
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<td></td>
<td></td>
<td><strong>49</strong></td>
</tr>
</tbody>
</table>

### AMENITY CONDITIONS SUMMARY

- George Washington Carver Park: Good 1, Fair 3, Poor 7
- Martin Luther King Jr. Fitness Garden: Good 1, Fair 0, Poor 0
- Mona Park: Good 3, Fair 4, Poor 3

Miles of trails inside parks: 2.3
Miles of trails outside of parks: 0
PARK NEEDS FRAMEWORK: COUNTYWIDE ASSESSMENT OF NEED

The results of the analysis of the park metrics were used to determine an overall park need level for each Study Area. Please refer to Section 3.0 Park Needs Framework of the main report for additional information.

Unincorporated Willowbrook (#113) has a high park need.
## Project Cost Estimates

###Study Area:
Unincorporated Willowbrook

<table>
<thead>
<tr>
<th>Project Number</th>
<th>Project Description</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Add Multipurpose Field- Grass at Earvin Magic Johnson Recreation Area</td>
<td>$932,000</td>
</tr>
<tr>
<td>2</td>
<td>Add Volleyball Court at Athens Park</td>
<td>$145,000</td>
</tr>
<tr>
<td>3</td>
<td>Add Indoor Pool at Earvin Magic Johnson Recreation Area</td>
<td>$860,000</td>
</tr>
<tr>
<td>4</td>
<td>Add Community/Recreation Center at Earvin Magic Johnson Recreation Area</td>
<td>$6,300,000</td>
</tr>
<tr>
<td>5</td>
<td>Repair Infrastructure/General at Athens Park</td>
<td>$1,900,000</td>
</tr>
<tr>
<td>6</td>
<td>Add Gymnasium at Earvin Magic Johnson Recreation Area</td>
<td>$10,700,000</td>
</tr>
<tr>
<td>7</td>
<td>Add Dog Parks at Earvin Magic Johnson Recreation Area</td>
<td>$695,200</td>
</tr>
<tr>
<td>8</td>
<td>Add Skate Parks at Earvin Magic Johnson Recreation Area</td>
<td>$775,000</td>
</tr>
<tr>
<td>9</td>
<td>Add Trails at Earvin Magic Johnson Recreation Area</td>
<td>$525,000</td>
</tr>
<tr>
<td>10</td>
<td>Repair Infrastructure/General at Earvin Magic Johnson Recreation Area</td>
<td>$9,900,000</td>
</tr>
</tbody>
</table>

###Study Area Total Costs

<table>
<thead>
<tr>
<th>Description</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>TOTAL COST FOR PRIORITIZED PROJECTS</td>
<td>$32,732,200</td>
</tr>
<tr>
<td>TOTAL DEFERRED MAINTENANCE*</td>
<td>$116,091,775</td>
</tr>
<tr>
<td>Replace amenities in &quot;poor&quot; condition</td>
<td>$109,985,944</td>
</tr>
<tr>
<td>Repair amenities in &quot;fair&quot; condition</td>
<td>$6,105,832</td>
</tr>
<tr>
<td>GRAND TOTAL</td>
<td>$148,823,975</td>
</tr>
</tbody>
</table>

Each Study Area prioritized 10 projects. These project lists are not intended to supersede or replace any planning documents, nor to obligate the lead agency to implement these projects. For further discussion of projects, please refer to the “Potential Park Projects and Cost Estimates” section of the report.

*Does not include repairs or replacement projects listed as prioritized projects.*
Prioritized Project Reporting Form

Please provide descriptions of the park projects prioritized during your Study Area’s community engagement workshop. The details you provide will contribute to cost estimates that will be included with your projects in the final report of the LA Countywide Park Needs Assessment. Please be as specific as possible by providing all details that may have an impact on cost estimates (including quantities and acres where appropriate). Along with this form, please attach copies or scans of all voting forms presented at your engagement workshop.

Please return this form to robinson@parks.lacounty.gov no later than February 29, 2016

1. Project Name: New Sports Fields

   Project Location (address, assessor’s parcel number, or nearest intersection):
   
   Magic Johnson Park

Project Type (choose one):

- Repairs to Existing Amenities
- ✔ Add/Replace Amenities in Existing
- Park Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

Add new soccer and football fields
2. Project Name: Volleyball Courts  
   Project Location (address, assessor's parcel number, or nearest intersection):  
      Athens Park  
   Project Type (choose one):  
   □ Repairs to Existing Amenities  
   ✔ Add/Replace Amenities in Existing Park  
   □ Build New Park or Specialty Facility (include acreage in description)  
   Brief Description of Project:  
      New volleyball court

3. Project Name: Aquatic Center  
   Project Location (address, assessor’s parcel number, or nearest intersection):  
      Magic Johnson Park  
   Project Type (choose one):  
   □ Repairs to Existing Amenities  
   ✔ Add/Replace Amenities in Existing Park  
   □ Build New Park or Specialty Facility (include acreage in description)  
   Brief Description of Project:  
      New indoor aquatic center
4. Project Name: Community Center
   Project Location (address, assessor’s parcel number, or nearest intersection):
     Magic Johnson Park
   Project Type (choose one):
     □ Repairs to Existing Amenities
     ✔ Add/Replace Amenities in Existing Park
     □ Build New Park or Specialty Facility (include acreage in description)
   Brief Description of Project:
     New community center

5. Project Name: New fitness/walking path
   Project Location (address, assessor’s parcel number, or nearest intersection):
     Athens Park
   Project Type (choose one):
     ✔ Repairs to Existing Amenities
     □ Add/Replace Amenities in Existing Park
     □ Build New Park or Specialty Facility (include acreage in description)
   Brief Description of Project:
     Repair all general park infrastructure
6. Project Name: New Gymnasium
Project Location (address, assessor’s parcel number, or nearest intersection):

   Magic Johnson Park

Project Type (choose one):

☐ Repairs to Existing Amenities
☒ Add/Replace Amenities in Existing Park
☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

Add new gymnasium

7. Project Name: Dog Park
Project Location (address, assessor’s parcel number, or nearest intersection):

   Magic Johnson Park

Project Type (choose one):

☐ Repairs to Existing Amenities
☒ Add/Replace Amenities in Existing Park
☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

New skate park
8. Project Name: New Skate Park  
Project Location (address, assessor’s parcel number, or nearest intersection):  
   Magic Johnson Park  
Project Type (choose one):  
☐ Repairs to Existing Amenities  
☑ Add/Replace Amenities in Existing Park  
☐ Build New Park or Specialty Facility (include acreage in description)  
Brief Description of Project:  
   New skate park

9. Project Name: New fitness/walking path  
Project Location (address, assessor’s parcel number, or nearest intersection):  
   Magic Johnson Park  
Project Type (choose one):  
☐ Repairs to Existing Amenities  
☑ Add/Replace Amenities in Existing Park  
☐ Build New Park or Specialty Facility (include acreage in description)  
Brief Description of Project:  
   new fitness/walking path
10. Project Name: General Infrastructure Improvements

Project Location (address, assessor’s parcel number, or nearest intersection):

Magic Johnson Park

Project Type (choose one):

☑ Repairs to Existing Amenities
☐ Add/Replace Amenities in Existing Park
☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

Improvements to all general park infrastructure

If the projects reported on this form were subject to any type review process, please give a brief description of that process:

Please return this form to rrobinson@parks.lacounty.gov no later than February 29, 2016
A Community Engagement Meeting must be held in each Study Area between December 1, 2015 and February 15, 2016. The meeting can be run by city staff or by a community-based organization of your choice. The meeting facilitator must attend one of three trainings. At the training, facilitators will receive all information needed to hold the meeting. To offset the cost of the Community Engagement Meeting, a $2,500 stipend is available for each Study Area.

Please answer the questions below and return this form to Rita Robinson rrobinson@parks.la county.gov by October 15, 2015

Please tell us about your community engagement meeting:
Date: 01/23/2016
Time: 10:00 am to 12:00 pm
Location: Athens Park Activity Room
☑ Parking provided
☑ Accessible by public transportation
What translation services (if any) will be provided? Languages: Spanish

Who will be facilitating your community engagement event(s)?
☑ City Staff
☑ Community-Based Organization. Name of CBO:

Please provide the contact information for the primary facilitator and any secondary facilitator (if applicable) that will be attending the mandatory training. You may have a maximum of 2 people.

Name: Clement Lau
Title: Departmental Facilities Planner II
Address: 510 S. Vermont Ave, Los Angeles, CA 90020
Phone: (213) 351-5120
Email: clau@parks.la county.gov

Name: Bryan Moscardini
Title: Departmental Facilities Planner I
Address: 510 S. Vermont Ave, Los Angeles, CA 90020
Phone: (213) 351-5126
Email: bmoscardini@parks.la county.gov

Please rank your preference for a mandatory facilitator training date. Space is limited at each training and spaces will be reserved based on the timely return of this form.

1. Monday—November 16, 2015 10:00am-12:00pm Roy Anderson Recreation Center
2. Tuesday—November 17, 2015 6:30pm-8:30pm Los Angeles County Arboretum
3. Saturday—November 21, 2015 10:00am-12:00pm San Fernando Park

Please describe how you will promote your engagement meeting (select all that apply):
☑ Publicly posted notice
☑ Mailers
☑ Website
☑ Social Media
☑ Canvassing
☑ Television/Radio
☑ Other

Please describe your attendance goal (# of attendees): 100

Please provide any additional details related to your action plan for engaging the community:

See attached

The list of prioritized parks projects generated at the community engagement meeting is due to the County by February 29, 2016.
Willowbrook Study Area
Community Engagement Plan

The goal of our outreach is to get as many residents as possible to attend and participate in the community meeting to be held on January 23, 2016 at Athens Park Activity Room. Our attendance target is 100 people at the meeting. Outreach will be conducted between October 15 and December 31. Our plan is to carry out the following:

1. **Holiday Outreach Strategy**
   Staff will distribute meeting flyers, post banners, and have an informational kiosk at events organized to celebrate the following special events/holidays:

   - Halloween, October 31
   - Día de Los Muertos (Day of the Dead), November 1
   - Veterans Day, November 11
   - Thanksgiving, November 26
   - Christmas, December 25
   - Kwanzaa, December 26 to January 1

2. **Community Groups Strategy**
   Staff will attend meetings held by the following community groups and invite them to the community meeting:

   - Black Community Health Task Force
   - Compton Jr. Posse
   - Concerned Citizens of Willowbrook
   - Friends & Neighbors Community Club

   Staff will distribute flyers at the meetings, provide extra copies of the flyer for the groups to distribute to others, and provide basic information about the Parks Needs Assessment.

3. **Park User Groups Strategy**
   Staff will reach out to specific park user groups such as: participants in sports leagues; seniors; and parents of children in Tiny Tot programs.

   Staff will distribute flyers and provide basic information about the Parks Needs Assessment.

4. **Coordination with County Supervisors’ Field Offices and other County Departments**
   Staff will coordinate with Supervisor Mark Ridley-Thomas’ Field Office and other County Departments to encourage residents to participate in the community meeting. This will include providing flyers to the Field Office and other Departments, as well as having an information kiosk at events hosted by them. Staff will also distribute meeting flyers at libraries and Public Health field offices, and at events hosted by the Youth Athletic Leagues organized by the Sheriff’s Department.

5. **Social Media/Website/Newsletters**
   Staff will coordinate with the Public Information Office to provide information about the Needs Assessment and community meeting via: the Department of Parks and Recreation website, Twitter account, Facebook page, and Department/Agency newsletters. Information about the meeting will be posted a minimum of 30 days prior to the meeting date.
<table>
<thead>
<tr>
<th>Item</th>
<th>Cost</th>
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<tbody>
<tr>
<td>1. Hospitality (e.g. refreshments, food, paper/plastic goods)</td>
<td>$ 500</td>
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<tr>
<td>2. Marketing materials (e.g. flyer reproduction, banner)</td>
<td>$ 500</td>
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<tr>
<td>3. Translation services</td>
<td>$1,000</td>
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<tr>
<td>4. Child care services</td>
<td>$ 500</td>
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<tr>
<td><strong>TOTAL</strong></td>
<td><strong>$2,500</strong></td>
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