



OFFICE OF THE CONTROLLER

CITY AND COUNTY OF SAN FRANCISCO

Greg Wagner
Controller
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Deputy Controller

MEMORANDUM

TO: Citizens' General Obligation Bond Oversight Committee

FROM: Mark de la Rosa, Director of Audits
Audits Division, City Services Auditor 

DATE: February 2, 2026

SUBJECT: CSA Audits Activity Update

The following are highlights of the City Services Auditor (CSA) Audits Division's activity from December 2, 2025, through February 2, 2026.

Date Issued	Report
12/9/2025	<p>Whistleblower Program Quarter 1 Results, Fiscal Year 2025-26</p> <p>During July 1 through September 30, 2025, (Quarter 1), the Whistleblower Program received 196 reports. The Whistleblower Program investigated 105 (51 percent) of the 204 reports it closed in Quarter 1.</p>
12/17/2025	<p>Quarterly Review of the Schedule of Cash, Investments, and Accrued Interest Receivable as of September 30, 2024</p> <p>The review of the Schedule of Cash, Investments, and Accrued Interest Receivable of the Office of the Treasurer and Tax Collector (Treasurer) of the City and County of San Francisco (City) as of September 30, 2024, did not identify any material modifications that should be made to the Schedule for it to be in accordance with generally accepted accounting principles.</p>

Date Issued	Report
12/17/2025	<p data-bbox="407 331 1349 409">Quarterly Review of the Schedule of Cash, Investments, and Accrued Interest Receivable as of December 31, 2024</p> <p data-bbox="407 443 1414 598">The review of the Schedule of Cash, Investments, and Accrued Interest Receivable of the Treasurer as of December 31, 2024, did not identify any material modifications that should be made to the Schedule for it to be in accordance with generally accepted accounting principles.</p>
12/17/2025	<p data-bbox="407 632 1349 709">Quarterly Review of the Schedule of Cash, Investments, and Accrued Interest Receivable as of March 31, 2025</p> <p data-bbox="407 743 1414 898">The review of the Schedule of Cash, Investments, and Accrued Interest Receivable of the Treasurer as of March 31, 2025, did not identify any material modifications that should be made to the Schedule for it to be in accordance with generally accepted accounting principles.</p>
12/17/2025	<p data-bbox="407 932 1349 1010">The Treasurer Complied With Investment Requirements in State Law and the City's Investment Policy for the Year Ended June 30, 2025</p> <p data-bbox="407 1043 1365 1199">The agreed-upon procedures engagement found that the Treasurer and the Treasury Oversight Committee complied with the investment requirements of California Government Code sections 27130 through 27137 and the City's investment policy for the year ended June 30, 2025.</p>
12/18/2025	<p data-bbox="407 1232 1317 1339">Mission Valley Rock Co., LLC, Generally Complied With Financial Contract Provisions but Underpaid at Least \$18,628 in Rent for Fiscal Years 2021-22 Through 2023-24, and SFPUC Needs to Bolster Its Financial Practices</p> <p data-bbox="407 1373 1414 1738">The audit of Mission Valley Rock Co., LLC, (MVR) for the operation of a quarry in Sunol, California found that MVR generally complied with the financial and general operating provisions of its leases with the San Francisco Public Utilities Commission (SFPUC). However, MVR paid its annual base rent escalations and property tax reimbursements late. Also, MVR did not accurately apply the allowable offsets to its percentage-based royalty payments, resulting in underpayments of at least \$18,628 in rent to the City. Further, due to a change in ownership, MVR did not retain required documentation for the period specified in the lease. Last, SFPUC did not adequately track, deposit, or assess charges on lease payments.</p>

Date Issued	Report
12/31/2025	<p data-bbox="407 331 1317 411">Field Follow-up of the 2021 Audit of SFMTA’s Capital Planning and Project Delivery Processes</p> <p data-bbox="407 443 1373 632">The field follow-up assessment of the 2021 report, <i>San Francisco Municipal Transportation Agency (SFMTA) Needs to Improve Accountability and Collaboration in Its Capital Planning and Project Delivery Processes</i>, found that SFMTA has fulfilled the intent of all 16 recommendations, which, consequently, are now considered closed.</p>
1/23/2026	<p data-bbox="407 667 1390 747">Impark Parking LLC, in General, Adequately Performed Operational Duties, but a Few Improvements Can Strengthen Its Operations at the Japan Center Garages</p> <p data-bbox="407 779 1406 968">SFMTA ensured that Impark Parking LLC (Impark) appropriately performed most garage activities, with the goal of ensuring satisfactory operational and financial performance at the Japan Center Garages. However, the audit identified a few areas in which SFMTA could improve its oversight of the garages’ operations and better monitor Impark’s compliance with the lease.</p>
1/23/2026	<p data-bbox="407 1003 1406 1115">LAZ Parking, in General, Adequately Performed Operational Duties, but a Few Improvements Can Strengthen Its Operations at the Fifth & Mission/Yerba Buena Parking Garage</p> <p data-bbox="407 1146 1373 1333">SFMTA ensured that LAZ Parking (LAZ) appropriately performed most garage activities, with the goal of ensuring satisfactory operational and financial performance at the Fifth & Mission/Yerba Buena Parking Garage. However, the audit identified a few areas in which SFMTA could improve its oversight of the garage’s operations and better monitor LAZ’s compliance with the lease.</p>