

Muir Beach Community Services District

Balance Sheet

As of July 31, 2025

Accrual Basis

	Jul 31, 25
ASSETS	
Current Assets	
Checking/Savings	
TriC Checking	
TriC Fire	859,874
TriC Lower Tank Reserve	240,001
TriC Pipes & Equip Reserve	109,376
TriC Checking - Other	23,670
TriC Measure A	21,311
TriC General Fund	9,575
TriC Water	(87,753)
	1,176,054
Total TriC Checking	1,176,054
TriC MMF - General Fund	201,766
	1,377,820
Total Checking/Savings	1,377,820
Other Current Assets	
Due from Water Ops to Gen'l Fd	87,753
Undeposited Funds	4,871
Prop 68 for reimbursement	102
	92,726
Total Other Current Assets	92,726
Accounts Receivable	
Receivables	20,796
	20,796
Total Accounts Receivable	20,796
	1,491,342
Total Current Assets	1,491,342
Fixed Assets	
Other Fixed Assets	
Road Improvements	1,305,973
Land	755,573
Buildings	583,355
CIP	319,024
CC Parking Project	252,302
Playground Upgrades	173,427
Buildings - Fire Station	157,702
Equipment	149,820
Land - Fire Station	147,918
Equipment - Fire Trucks	103,871
Electric Gate	9,927
Furniture & Fixtures - CC	7,684
Shed Roof	(0)
Accumulated Depreciation	(1,522,076)
	2,444,500
Total Other Fixed Assets	2,444,500
Water System Assets	
100-Year Equipment Post 2008	651,666
Historic Water System Equipment	504,638
40-Year Equipment Post 2008	380,551
15-Year Equipment Post 2008	44,944
Mains and Valves (historic)	34,973
10-Year Equipment Post 2008	30,726
Wells (historic)	21,620
20-Year Equipment Post 2008	1,000
Equipt and Controls (historic)	0
Other Water System Assets	0
5-Year Equipment Post 2008	(0)

Muir Beach Community Services District

Balance Sheet

As of July 31, 2025

Accrual Basis

	Jul 31, 25
Accumulated Depreciation	(791,696)
Total Water System Assets	878,422
Invested in Capital Assets	(2,224,181)
Total Fixed Assets	1,098,741
TOTAL ASSETS	2,590,083
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Due to Gen'l Fd from Water Ops	87,753
Total Other Current Liabilities	87,753
Accounts Payable	
Accounts Payable	6,220
Total Accounts Payable	6,220
Credit Cards	
Credit Card	3,699
Total Credit Cards	3,699
Total Current Liabilities	97,672
Total Liabilities	97,672
Equity	
Retained Earnings	2,041,460
Gov't Net Position	419,393
Net Income	31,558
Total Equity	2,492,411
TOTAL LIABILITIES & EQUITY	2,590,083

Muir Beach Community Services District
Profit & Loss - Excluding Water (Operations, WCI)

July 2025

	Jul 25
Income	
Combined Tax Revenues	
Measure A Revenues	23,367
Property Tax Revenues	
Property Tax Revenues	5
Total Property Tax Revenues	5
Total Combined Tax Revenues	23,372
Lease Income	2,704
Interest Income	3
Total Income	26,080
Expense	
Insurance - Fire, P&L, Umbrella	6,484
Payroll Expenses	
Wages	5,263
Employer Payroll Taxes	838
Payroll Service	173
Total Payroll Expenses	6,275
Fire Dept Expenses	
Fire Chief Stipend	2,500
Fire Truck Repair & Maint	1,280
Other Fire Dept Expenses	196
Phone, Radio Link for Bolinas	55
Total Fire Dept Expenses	4,030
Trails Maintenance	4,000
Repairs & Maint (non-water)	1,970
Grounds Maintenance/Gardening	1,665
Health Insurance	1,114
Bookkeeping	1,003
Utilities	
Telephone	409
Refuse Service	281
Electric	118
Total Utilities	807
Community Classes & Functions	
Rental Expense	350
Total Community Classes & Functions	350
Dues & Memberships	290
Receipts Outstanding	
CG Receipts Outstanding	209
Total Receipts Outstanding	209
Office and Postage	74
Other Operating Expenses	40
Supplies (non-water)	23
Meeting Expense	17
Website Hosting & Maintenance	5
Uncategorized Expenses	0
Total Expense	28,357
Net Income	(2,277)

Muir Beach Community Services District
Profit & Loss - Water (Operations,WCI)
 July 2025

	Jul 25
Income	
Combined Water Revenues	
Water Operations Revenues	
Water Service Revenues	30,245
Total Water Operations Revenues	30,245
Water Capital Improvement Revs	
Capital Improvement Revenues	13,843
Total Water Capital Improvement Revs	13,843
Total Combined Water Revenues	44,088
Total Income	44,088
Expense	
Payroll Expenses	
Wages	5,696
Total Payroll Expenses	5,696
Utilities	
Electric	1,594
Telephone	21
Total Utilities	1,616
Water Enterprise	
Water Expense & Repairs	539
Water Testing	503
Total Water Enterprise	1,042
Bookkeeping	944
Bank Fees & Credit Card Fees	780
Grounds Maintenance/Gardening	135
Receipts Outstanding	
LH Receipts Outstanding	42
Total Receipts Outstanding	42
Total Expense	10,253
Net Income	33,835

Muir Beach Community Services District
Expenditures excl Payroll & Cap Assets
July 2025

Date	Name	Memo	Amount
Bank Fees & Credit Card Fees			
07/28/2025	Intuit Pymt Soln Tran Fee		765
07/11/2025		Batch Fee ID=930750153	15
Total Bank Fees & Credit Card Fees			780
Bookkeeping			
07/31/2025	Mullin, Sharon	Bookkeeping/water billing	1,003
07/31/2025	Mullin, Sharon	Bookkeeping/water billing	944
Total Bookkeeping			1,947
Dues & Memberships			
07/16/2025	Marin County Tax Collector	Annual LAFCO charges	290
Total Dues & Memberships			290
Fire Dept Expenses			
Fire Truck Repair & Maint			
07/24/2025	Hazelrigg, Drew	New brakes on Arrow trailer	1,280
Total Fire Truck Repair & Maint			1,280
Other Fire Dept Expenses			
07/16/2025	Marin County Tax Collector	Fuel charges	196
Total Other Fire Dept Expenses			196
Phone, Radio Link for Bolinas			
07/11/2025	CalNet	Phone @ fire barn; 415 380-9627	55
Total Phone, Radio Link for Bolinas			55
Total Fire Dept Expenses			1,530
Health Insurance			
07/14/2025	CALPERS	Halley	1,114
Total Health Insurance			1,114
Insurance - Fire, P&L, Umbrella			
07/01/2025	George Petersen Insurance Agency	Acct: MUIRBEA-01	6,484
Total Insurance - Fire, P&L, Umbrella			6,484
Office and Postage			
07/24/2025	Amazon.com	Toner cartridges	74
Total Office and Postage			74
Other Operating Expenses			
07/31/2025	Mullin, Sharon	Parking & tolls	40
Total Other Operating Expenses			40
Repairs & Maint (non-water)			
07/14/2025	NorCal Superior Systems	CC septic pumpout and inspection	1,675
07/13/2025	Pro Solar Clean, LLC	Solar panel cleaning	295
Total Repairs & Maint (non-water)			1,970
Supplies (non-water)			
07/27/2025	LSI Depot	Copy of mailbox key for rentals	23
Total Supplies (non-water)			23
Utilities			
Electric			
07/24/2025	PG&E Pumping from Wells 745-7		1,218
07/16/2025	SMITH, Brent (1104)	Credit for electricity usage	8
07/24/2025	PG&E at Comm Ctr 019-6	Electric - Community Center (Net of Solar)	84
07/24/2025	PG&E Firehouse 6226-2	Electric - Firehouse	34

Muir Beach Community Services District
Expenditures excl Payroll & Cap Assets
July 2025

Date	Name	Memo	Amount
07/24/2025	PG&E Pumping at Lower Tank 623-9	Electric - Pumping from Lower Tank to Upper Ta...	368
Total Electric			1,712
Refuse Service			
07/04/2025	United Site Services, Inc.	Portable restroom - Volleyball court	38
07/01/2025	Recology	Refuse service	243
Total Refuse Service			281
Telephone			
07/21/2025	Ring Central	Phone subscription	402
07/02/2025	Ooma	Telephone	7
07/17/2025	Ooma	Telephone	7
07/29/2025	Ooma	Telephone	7
07/04/2025	Ooma	Telephone	7
Total Telephone			431
Total Utilities			2,423
Water Enterprise			
Water Expense & Repairs			
07/28/2025	Flume, Inc.	Flume monitoring devices for Pelican Inn & 25 A...	539
Total Water Expense & Repairs			539
Water Testing			
07/18/2025	Brelje and Race Laboratories, Inc.	Asbestos & hexavalent chromium	359
07/02/2025	Brelje and Race Laboratories, Inc.	Monthly bacs	144
Total Water Testing			503
Total Water Enterprise			1,042
TOTAL			17,717

Muir Beach Community Services District
Expenditures for Fixed Assets
 As of July 31, 2025

Date	Num	Name	Memo	Amount
Water System Assets				
Historic Water System Equipment				
Total Historic Water System Equipment				
Mains and Valves (historic)				
Total Mains and Valves (historic)				
Equipt and Controls (historic)				
Total Equipt and Controls (historic)				
Wells (historic)				
Total Wells (historic)				
100-Year Equipment Post 2008				
Total 100-Year Equipment Post 2008				
40-Year Equipment Post 2008				
Total 40-Year Equipment Post 2008				
20-Year Equipment Post 2008				
Total 20-Year Equipment Post 2008				
15-Year Equipment Post 2008				
Total 15-Year Equipment Post 2008				
10-Year Equipment Post 2008				
Total 10-Year Equipment Post 2008				
5-Year Equipment Post 2008				
Total 5-Year Equipment Post 2008				
Other Water System Assets				
Total Other Water System Assets				
Total Water System Assets				
Other Fixed Assets				
Playground Upgrades				
Total Playground Upgrades				
Land				
Total Land				
Land - Fire Station				
Total Land - Fire Station				
Buildings				
07/23/2025		NorCal Superior Systems	Deposit for new septic tank and abandonment of old	2,381.50
Total Buildings				2,381.50
Buildings - Fire Station				
07/01/2025		Damazio Excavating, Inc.	Deposit & mobilization for demo of concrete pad	13,000.00
07/11/2025		Meridian Surveying Engineering...	Deposit - pre-construction survey	1,500.00
07/21/2025		Miller Pacific Engineering Group	Geotechnical svcs	330.00
07/24/2025		Damazio Excavating, Inc.	Balance due on cement pad demo	13,755.00
Total Buildings - Fire Station				28,585.00
Equipment				
Total Equipment				
Equipment - Fire Trucks				
Total Equipment - Fire Trucks				
Electric Gate				
Total Electric Gate				
Furniture & Fixtures - CC				
Total Furniture & Fixtures - CC				

12:25 PM

08/11/25

Accrual Basis

Muir Beach Community Services District
Expenditures for Fixed Assets
As of July 31, 2025

<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Amount</u>
		Road Improvements		
		Shed Roof		
		Total Shed Roof		
		Total Other Fixed Assets		30,966.50
		TOTAL		30,966.50

COMPENSATION REPORT

Name	7/1/2024 to 7/1/2025 to		Notes
	6/30/2025	7/31/2025	
Halley	88,625	7500	Hire 7/10/17; to \$72k eff 6/1/19; to \$78K 7/21; 5% CPI incr to \$81,900 eff 5/22; to \$85K eff 7/23; to \$88,500 7/24; to \$90K eff 7/25
Blank	14,667	1250	\$486/month for daily monitoring, \$354 if meter reading done, \$39.75/hour for additional hours.
Blank	12,497	846	\$486/month for daily monitoring, \$354 if meter reading done, \$39.75/hour for additional hours.
Gonzales	5,949	513	Hourly rate increased 11/13/2012 to \$18/hr from \$15/hr.
Pearlman	3,000	250	Change in job desc: water manager to consultant effective June 2017. Annual salary: \$2,400, to \$3,000 5/24
Karel	1,929	599	\$972/month for daily monitoring, \$354 if meter reading done, \$39.75/hour for additional hours.
	<u>\$ 126,667</u>	<u>\$ 10,958</u>	

Muir Beach Community Services District: Budget vs. Actual - year-to-date

General - Revenue and Expenses Apportioned To All Departments

7/31/2025

Gen Revenue	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	Property Taxes (Unassigned)	155,000	5	0%
	Excess ERAF (Unassigned)	110,000	-	0%
	Grants/donations (Unassigned)		-	
	Interest Income (Unassigned)	50	3	6%
	Lease Income	32,772	2,704	8%
	Gen Revenue Total:	297,822	2,712	1%

Gen Expense	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	Audit (incl fees+bookkeeping) *	12,000	-	0%
	Banking Fees (District-Pos Pay)	600	-	0%
	Bookkeeping	12,000	1,003	8%
	Dues & Memberships	2,700	290	11%
	Insurance (Board Workers Comp)	80	-	0%
	Insurance (DM Health) *	13,000	1,114	9%
	Insurance (DM Workers Comp) *	1,700	-	0%
	Insurance (Umbrella)	6,400	-	0%
	Interest Expense	-	-	
	Legal Fees	1,000	-	0%
	Meetings (inc Minutes) *	1,600	17	1%
	Office & Postage *	3,000	74	2%
	Other Operating	400	40	10%
	Payroll (DM) - Total *	90,000	7,500	8%
	Payroll Employer Taxes (DM) *	6,885	574	8%
	Payroll Service *	2,400	173	7%
	Permits & Fees	2,700	-	0%
	Repair & Maint (non-water)	500	-	0%
	Supplies	100	-	0%
	Tree Management Program	-	-	
	Utilities (Telephone-RingCentral)	410	402	98%
	Website & Document Management *	1,200	5	0%
	General Expense Total:	158,675	11,192	7%
	General Expenses (Net of Dept Allocations Total):	105,961	10,402	10%
	General Balance (Prior to Dept Allocations) :	139,147	(8,480)	-6%
	Gen Balance (After Dept Allocations):	191,861	(7,690)	-4%
	Loan Payment(None):	-	-	0%
	Gen Balance (After Loan Payment):	191,861	(7,690)	

General Notes: 1.)Apportionment: General Expenses are assigned to departments by the following percentages: General = 60%, Water = 40% *(DM Salary, DM Payroll taxes + service, DM Healthcare, DM WC, Audits, Website, Postage and Office, Board Meeting Expenditures incl Minutes) Capital Improvement Projects: Fire = 10%, Rec = 10%, Roads = 10% (DM Salary, DM Payroll taxes + service, DM Healthcare, DM WC)

Muir Beach Community Services District: Budget vs. Actual - year-to-date

Water Department				
7/31/2025				
Water Revenue	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	Water Service Revenue	218,800	38,753	18%
	Water Conservation Discount	(70,000)	(9,978)	14%
	Meter Reading Fee	9,000	1,470	16%
	Water Service Revenue (Misc)	1,000	-	0%
	Water Service fee Net Revenue	158,800	30,245	19%
	Meter Charge (CIP Reserves)	84,100	13,843	16%
	Connection Fees	-	-	
	Donations & Grants	-	-	
	Water Revenue incl Meter Charge:	242,900	44,088	18%
	Move Meter Charge to Reserves:	(84,100)	(13,843)	16%
	Water Operations Revenue:	158,800	30,245	19%
	Water CIP (PE Reserves):	44,100	7,176	16%
	Water CIP (LT Reserves):	40,000	6,667	17%
Water Expense	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	General Expenses (40% Share):*	52,714	3,783	7%
	Audit	4,800	-	0%
	Health Insurance (DM)	5,200	446	9%
	Insurance (Workers Comp)	680	-	0%
	Meetings (incl Minutes)	640	7	1%
	Office & Postage	1,200	30	2%
	Payroll (DM) - Total	36,000	3,000	8%
	Payroll Employer Taxes (DM)	2,754	230	8%
	Payroll Service	960	69	7%
	Website & Doc Management	480	2	0%
	Gen Exp (Water Ops 40% Share):	52,714	3,783	7%
	Dedicated Expenses:			
	Bank & Credit Card Fees(Customer)	5,800	780	13%
	Bookkeeping (Water)	6,600	944	14%
	Dues & Memberships (Water)	550	-	0%
	Insurance (Wcomp)	1,500	-	0%
	Insurance (Water)	3,400	-	0%
	Legal Fees (Water)	1,000	-	0%
	Other Operating (Water)	1,100	42	4%
	Payroll (Water Team)	30,500	2,696	9%
	Payroll Employer Taxes	2,333	206	9%
	Permits & Fees	2,300	-	0%
	Rep & Maint incl Grant Spending	18,000	539	3%
	Subcontractors	300	135	
	Testing	6,000	503	8%

Muir Beach Community Services District: Budget vs. Actual - year-to-date

Water Department			
	7/31/2025		
Treatment	9,000	-	0%
Utilities: Electric (Water)	18,000	1,594	9%
Utilities: Telephone (Water-Ooma)	400	21	5%
<i>Dedicated Expense Sub-Total:</i>	106,783	7,460	7%
<i>Water Operations Expense Total:</i>	159,497	11,243	7%
<i>Water Conservation Reserve (Beginning Balance):</i>	49,600	49,600	
<i>Water Conservation Reserve (Discounts):</i>	(70,000)	(9,978)	14%
<i>Water Conservation Reserve (Ending balance):</i>	(20,400)	39,622	
<i>Water Operations Balance :</i>	(697)	19,002	-2726%
<i>Water Capital Improvements (Beginning PE Balance):</i>	102,200	102,200	
<i>Water Capital Improvement (Balance to PE Reserves):</i>	44,100	7,176	16%
<i>Water Capital Improvement (Capital spending):</i>	(35,000)		
<i>Water Capital Improvement (Change to PE Reserve):</i>	111,300	109,376	98%
<i>Water Capital Improvements (Beginning LT Balance):</i>	233,334	233,334	
<i>Water Capital Improvement (Balance to LT Reserves):</i>	40,000	6,667	17%
<i>Water Capital Improvement (Change to LT Reserve):</i>	273,334	240,001	88%
<i>Water Capital Improvement (Net PE and LT Reserves):</i>	384,634	349,377	91%

Notes: Meter Reading Charge (\$2400) + Water Bookkeeping (\$6140) = \$8540

Muir Beach Community Services District: Budget vs. Actual - year-to-date

Roads Department

7/31/2025

Roads Revenue	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	Fees for Roads	-		
	Donations for Roads	-		
	Grants for Roads	-	-	
	Roads Operations Revenue Total:	-	-	

Roads Expense	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	General Expenses (0% Share):	NA	NA	NA
	Gen Exp (10% Share): p/project			

Dedicated Expenses:

Repairs & Maintenance (Roads)	10,000	-	0%
Pay (Maintenance Sub-Contractor)	2,700	90	3%
Legal Fees (Roads)	1,000	-	0%
Other Operating (Roads)	300	-	0%
Payroll (Roads)	-	-	
Payroll Employer Taxes (Roads)	-	-	
Payroll (WC-Roads)	-	-	
Supplies (Roads)	-	-	
Dedicated Expense Sub-Total:	14,000	90	1%
Roads Operations Expense Total:	14,000	90	1%
Roads Operations Balance:	(14,000)	(90)	1%

Capital Spending:

Capital Expenditures	40,000		
Total Capital Project Balance:	-	-	-

Muir Beach Community Services District: Budget vs. Actual - year-to-date

Fire Department				
7/31/2025				
Fire Revenue	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	Special Parcel Tax for Fire	43,705	45,392	104%
	Grants/Donations for Fire (Misc)	-	9,840	
	Grants for Fire (Measure C)	13,000	14,001	108%
	Grants for Fire (Measure W)	73,000	73,282	100%
	Grants for Fire (FVA Firehouse)	175,000		
	Grants for Fire (West Marin)	16,800	-	0%
	Fire Revenue incl Cap Imp Rev:	321,505	142,515	44%
	Deduct Cap Imp Revenue:	(175,000)		
	Fire Operations Revenue:	146,505	142,515	97%
Fire Expense	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	General Expenses (0% Share):	NA	NA	NA
	Dedicated Expenses:			
	Dues: Membership	320		0%
	Emergency Preparedness	2,500		0%
	Fire Chief Stipend	30,000	2,500	8%
	Fire Equip & Tools	2,000		0%
	Fire Training/Certification	2,000		0%
	Fire Truck Maint & Repair	4,000	1,280	32%
	Fire Truck: Fuel	700		0%
	Grant Spending	21,400		0%
	Insurance: VFIS	6,484	6,484	100%
	Insurance: Workers Comp	3,200		0%
	Other Operating (Fire)	1,800	405	23%
	Supplies: Medical	1,000		0%
	Supplies: Sta wear/Turnouts	4,000		0%
	Utilities: Electric	250	34	14%
	Utilities: Phone, Radio	1,000	55	6%
	Credit Card Receipts Outstanding		-	
	Dedicated Expense Sub-Total:	80,654	10,758	13%
	Fire Operations Expense Total:	80,654	10,758	13%
	Fire Operations Balance:	65,851	131,757	200%
	Fire Station Donations/Grants	340,000		
	Fire Station Expenditures	212,935		
	Funds Remaining	127,065		

Muir Beach Community Services District: Budget vs. Actual - year-to-date

Recreation Department

7/31/2025

Rec Revenue	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	Community Center Classes	-	-	
	Community Center Functions (+XF)	2,000	-	0%
	Grants/Donations for Rec	177,952	-	0%
	Measure A Tax	45,531	23,367	51%
	Rentals	4,000	-	0%
	Rec Operations Revenue Total:	229,483	23,367	10%
	Rec Ops non-Measure A Total:	183,952	-	0%

Rec Expense	Category	FY25/26 Budget	FY25/26 Actual	% of Budget
	General Expenses (0% Share):	NA	NA	NA
	Dedicated Expenses:			
	Community Center Classes	-	-	
	Community Center Functions	13,000		0%
	Grant Spending (Rec)	232,440		0%
	Grounds Maintenance	9,000	1,575	18%
	Legal Fees (Rec)	-		
	Measure A Projects	-		
	Other Operating (Rec)	100		0%
	Payroll (Rec)	9,100	763	8%
	Payroll (Rental Coordinator)	4,200	350	8%
	Payroll (WC-Rec)	600		0%
	Payroll Employer Taxes (Rec)	696	58	8%
	Rental Expenses (CC)	500		0%
	Repairs & Maintenance (Rec)	10,000	1,970	20%
	Supplies (CC)	1,200	23	2%
	Trails Maintenance	8,000	4,000	50%
	Utilities: Elec (CC)	1,300	84	6%
	Utilities: Phone (CC-Ooma)	100	7	7%
	Utilities: Propane (CC)	370		0%
	Utilities: Refuse (Rec)	1,400	281	20%
	Dedicated Expense Sub-Total:	292,006	9,111	3%
	Non-Measure A Expense Total:	279,006	9,111	3%
	Rec Ops Balance(including Restricted Revenue):	(62,523)	14,256	-23%
	Rec Ops Balance(non-Measure A):	(95,054)	(9,111)	10%

Budget for Capital Spending:

Measure A: CC Garbage Enclosure	-	-
Measure A: CC Deck Enclosures	10,000	
Measure A: Trail Improvements(S-C)	-	-
Measure A: CC Parking Project	44,488	
Prop 68: Parking Project	177,952	-
Total Spending:	232,440	-