

ITEM 9b

FINANCIAL REPORT THROUGH

August 31, 2024

FOR SEPT MEETING

CAPISTRANO BAY

COMMUNITY SERVICES DISTRICT

Balance Sheet

Properties: Capistrano Bay Comm Svcs Dstrc - Various Addresses Capistrano Beach, CA 92624

As of: 08/31/2024

Accounting Basis: Accrual

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

| Account Name | Balance |
|--|----------------------|
| ASSETS | |
| Cash | |
| LAIF Account | 18,496.70 |
| Operating Cash | -6,299.34 |
| Reserve Cash | 266,381.48 |
| Reserve CD Cash 1 | 350,000.00 |
| Total Cash | 628,578.84 |
| Accounts Receivable | 26,044.24 |
| Prepaid Expenses | 87.44 |
| FIXED/DEPRICIABLE ASSETS | |
| Structure | 212,671.60 |
| Security | 40,057.44 |
| Maintenance | 33,952.00 |
| Administrative | 1,595.33 |
| Road System | 1,023,806.00 |
| Storm Drains | 156,529.00 |
| Entryway | 1,408,563.83 |
| Total FIXED/DEPRICIABLE ASSETS | 2,877,175.20 |
| ACCUMULATED DEPRECIATION | |
| Accum Deprec-Structure | -109,440.48 |
| Accum Deprec-Security | -31,728.52 |
| Accum Deprec-Maintenance | -33,952.00 |
| Accum Deprec-Admin | -1,419.75 |
| Accum Deprec-Road System | -669,817.27 |
| Accum Deprec-Storm Drains | -89,224.57 |
| Accum Deprec-Entryway | -731,616.88 |
| Total ACCUMULATED DEPRECIATION | -1,667,199.47 |
| Land | 2,490,000.00 |
| Loan | -943,622.77 |
| TOTAL ASSETS | 3,411,063.48 |
| LIABILITIES & CAPITAL | |
| Liabilities | |
| Accounts Payable | 7,257.99 |
| OTHER CURRENT LIABILITIES | |
| Accrued Vacation | 0.40 |
| Encroachment Permit Deposit | 500.00 |
| Total OTHER CURRENT LIABILITIES | 500.40 |
| Prepaid Income | 390.09 |
| Total Liabilities | 8,148.48 |

Balance Sheet

| Account Name | Balance |
|--|---------------------|
| Capital | |
| Retained Earnings | 1,195,592.52 |
| Appfolio Opening Balance Equity | 204,137.86 |
| Net Investment in Cap Assets | 3,801,121.58 |
| Debt Contra Account | -943,622.77 |
| Unrestricted - Other | 1,055,872.42 |
| Calculated Retained Earnings | -10,669.02 |
| Calculated Prior Years Retained Earnings | -1,899,517.59 |
| Total Capital | 3,402,915.00 |
| TOTAL LIABILITIES & CAPITAL | 3,411,063.48 |

Income Statement - 12 Month

Compass Property Management Corporation

Properties: Capistrano Bay Comm Svcs Dstrc - Various Addresses Capistrano Beach, CA 92624

Fund Type: All

Period Range: Jul 2024 to Aug 2024

Accounting Basis: Modified Accrual

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

| Account Name | Jul 2024 | Aug 2024 | Total |
|---------------------------------------|-------------------|------------------|-------------------|
| Operating Income & Expense | | | |
| Income | | | |
| INCOME | | | |
| Special Benefit Fee | 187,284.99 | 15,337.99 | 202,622.98 |
| Property Tax Revenue | 26,028.82 | 698.65 | 26,727.47 |
| Development Impact Fee | 6,429.00 | 5,358.00 | 11,787.00 |
| Transponder Revenue | 0.00 | 740.00 | 740.00 |
| Interest Income | 215.08 | 11.31 | 226.39 |
| Late Fees/Misc Revenue/Parking Fee | 250.00 | 150.00 | 400.00 |
| Summer Trash Collection | 0.00 | 3,375.00 | 3,375.00 |
| Total INCOME | 220,207.89 | 25,670.95 | 245,878.84 |
| Total Operating Income | 220,207.89 | 25,670.95 | 245,878.84 |
| Expense | | | |
| UTILITIES | | | |
| Electricity/LS & Guard Shack | 321.70 | 304.79 | 626.49 |
| Electricity/ Street Lights | 779.82 | 779.82 | 1,559.64 |
| Gas | 355.26 | 322.85 | 678.11 |
| Trash Services | 6,083.87 | 12,867.49 | 18,951.36 |
| Water/Sewer | 753.36 | 927.96 | 1,681.32 |
| Total UTILITIES | 8,294.01 | 15,202.91 | 23,496.92 |
| GENERAL & ADMIN | | | |
| Security/Allied Contract | 45,170.00 | 45,170.00 | 90,340.00 |
| Security/DwellingLIVE Lic Fee | 669.36 | 669.36 | 1,338.72 |
| Security/DwellingLIVE Guest Passes | 0.00 | 944.08 | 944.08 |
| Security/Contingencies | 68.49 | 230.89 | 299.38 |
| Security/Transponders | 0.00 | 1,180.95 | 1,180.95 |
| Security/July 4 Allowance | 755.08 | 0.00 | 755.08 |
| Security/Surveillance Camara | 0.00 | 495.00 | 495.00 |
| Communications-Phone/Internet | 362.50 | 362.83 | 725.33 |
| Bank Charges | 29.87 | 62.21 | 92.08 |
| Contibution-CBRA Annual Mtg | 0.00 | 3,000.00 | 3,000.00 |
| Equipment - Copy Machine Lease | 192.88 | 192.88 | 385.76 |
| Legal Fees/Owen/Schwerdtfeger | 0.00 | 40,287.50 | 40,287.50 |
| Liability Ins/EQ-Flood | 25,722.08 | 0.00 | 25,722.08 |
| Memberships (LAFCO/Carb/CSDA) | 3,128.21 | 26.00 | 3,154.21 |
| Property Management Contract | 2,300.00 | 2,300.00 | 4,600.00 |
| Office Supplies | 0.00 | 177.11 | 177.11 |
| Board Mtg Rm Rental/Stipend | 125.00 | 125.00 | 250.00 |
| Total GENERAL & ADMIN | 78,523.47 | 95,223.81 | 173,747.28 |

Income Statement - 12 Month

| Account Name | Jul 2024 | Aug 2024 | Total |
|--|-------------------|--------------------|-------------------|
| LANDSCAPE MAINTENANCE | | | |
| Landscape Contract (Western) | 2,500.00 | 2,500.00 | 5,000.00 |
| Landscape Extras (Western) | 900.00 | 0.00 | 900.00 |
| Landscape Misc (Luna & McGee) | 0.00 | 365.00 | 365.00 |
| Total LANDSCAPE MAINTENANCE | 3,400.00 | 2,865.00 | 6,265.00 |
| GENERAL REPAIRS & MAINTENANCE | | | |
| Lighting Maintenance for LS | 2,650.00 | 0.00 | 2,650.00 |
| Computer Consultant | 229.00 | 229.00 | 458.00 |
| Street Sweeping | 1,285.00 | 1,285.00 | 2,570.00 |
| Driveway Pressure Wash | 242.00 | 242.00 | 484.00 |
| Misc Maintenance | 240.00 | 240.00 | 480.00 |
| Pest Control | 488.00 | 488.00 | 976.00 |
| Signage | 259.70 | 0.00 | 259.70 |
| Small Tools & Equipment | 605.55 | 0.00 | 605.55 |
| Total GENERAL REPAIRS & MAINTENANCE | 5,999.25 | 2,484.00 | 8,483.25 |
| EMPLOYEE EXPENSES | | | |
| Workers Comp Insurance | 1,164.27 | 0.00 | 1,164.27 |
| Payroll Processing Fees | 248.28 | 239.28 | 487.56 |
| Payroll Tax Expense | 969.80 | 916.17 | 1,885.97 |
| Salary/Wages (Manager) | 7,999.34 | 7,999.34 | 15,998.68 |
| Salary/Wages (Admin Asstnt) | 4,677.75 | 3,976.50 | 8,654.25 |
| Health Insurance | 2,266.99 | 2,265.18 | 4,532.17 |
| Training/Seminars/Travel/Meals | 0.00 | 318.00 | 318.00 |
| Total EMPLOYEE EXPENSES | 17,326.43 | 15,714.47 | 33,040.90 |
| NON-OPERATIONAL ITEMS | | | |
| Shoreline Protection Consultants | 0.00 | 37,558.75 | 37,558.75 |
| Total NON-OPERATIONAL ITEMS | 0.00 | 37,558.75 | 37,558.75 |
| Total Operating Expense | 113,543.16 | 169,048.94 | 282,592.10 |
| NOI - Net Operating Income | 106,664.73 | -143,377.99 | -36,713.26 |
| Total Income | 220,207.89 | 25,670.95 | 245,878.84 |
| Total Expense | 113,543.16 | 169,048.94 | 282,592.10 |
| Net Income | 106,664.73 | -143,377.99 | -36,713.26 |



2050 Main Street, Suite 300
Irvine, CA 92614

Statement Ending 08/30/2024

CAPISTRANO BAY COMMUNITY

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Account Number: XXXXXX2066

RETURN SERVICE REQUESTED

CAPISTRANO BAY COMMUNITY SERVICES
C/O COMPASS PROPERTY MANAGEMENT
35000 BEACH RD
CAPISTRANO BEACH CA 92624-1700

Managing Your Accounts

| | | |
|--|-----------------|---|
| | Branch Name | Sunwest Bank |
| | Branch Number | (800)330-9890 |
| | Mailing Address | 2050 Main Street, Suite 300 Irvine, CA 92614 |
| | Website | www.SunwestBank.com |

Summary of Accounts



Have you made the switch to e-statements yet? Going paperless isn't only good for the planet, it's also a good way to stay organized by keeping all your statements in one place! If you have a consumer account, simply login to online banking, select *profile*, then scroll down to *electronic statements* and click *edit*. If you have a commercial account, call us at 800-330-9890 to get started.

| Account Type | Account Number | Ending Balance |
|--------------|----------------|----------------|
| HOA CHECKING | XXXXXX2066 | \$185,436.22 |

HOA CHECKING - XXXXXX2066

Account Summary

| Date | Description | Amount |
|------------|--------------------------|--------------|
| 08/01/2024 | Beginning Balance | \$271,537.05 |
| | 19 Credit(s) This Period | \$23,037.34 |
| | 41 Debit(s) This Period | \$109,138.17 |
| 08/30/2024 | Ending Balance | \$185,436.22 |

Deposits

| Date | Description | Amount |
|------------|----------------|------------|
| 08/06/2024 | MOBILE DEPOSIT | \$5,058.00 |
| 08/07/2024 | MOBILE DEPOSIT | \$20.00 |
| 08/07/2024 | MOBILE DEPOSIT | \$20.00 |
| 08/15/2024 | RDC DEPOSIT | \$1,076.35 |
| 08/19/2024 | MOBILE DEPOSIT | \$75.00 |
| 08/19/2024 | MOBILE DEPOSIT | \$300.00 |
| 08/23/2024 | DEPOSIT | \$75.00 |
| 08/23/2024 | DEPOSIT | \$700.00 |

Electronic Credits

| Date | Description | Amount |
|------------|---|------------|
| 08/01/2024 | LOCKBOX DEPOSIT | \$2,152.70 |
| 08/05/2024 | LOCKBOX DEPOSIT | \$1,076.35 |
| 08/06/2024 | LOCKBOX DEPOSIT | \$2,421.79 |
| 08/08/2024 | LOCKBOX DEPOSIT | \$1,076.35 |
| 08/09/2024 | LOCKBOX DEPOSIT | \$125.00 |
| 08/12/2024 | LOCKBOX DEPOSIT | \$1,076.35 |
| 08/15/2024 | Compass Property Net Settle 000021630533946 | \$1,201.35 |
| 08/15/2024 | LOCKBOX DEPOSIT | \$1,076.35 |



Please examine immediately and report if incorrect. If no error report is received within 30 days (unless otherwise required by law) the account will be considered correct.



HOA CHECKING - XXXXXX2066 (continued)

Electronic Credits (continued)

| Date | Description | Amount |
|------------|---|------------|
| 08/16/2024 | Compass Property Net Settle 000021649686978 | \$1,201.35 |
| 08/16/2024 | LOCKBOX DEPOSIT | \$3,229.05 |
| 08/21/2024 | LOCKBOX DEPOSIT | \$1,076.35 |

Electronic Debits

| Date | Description | Amount |
|------------|---|------------|
| 08/01/2024 | XX8660 POS CHK PURCHAS FC* SMART COAST OAKLAND CA JKPR8VBF 080124152744 | \$318.00 |
| 08/05/2024 | DWELLINGLIVE ACH 8009924384 2160001207 | \$669.36 |
| 08/05/2024 | 1800 CALPERS 100000017612268 | \$2,265.18 |
| 08/05/2024 | Compass Property Settlement 000021573900166 | \$2,300.00 |
| 08/07/2024 | SO CAL GAS SIMPLEPAY 058140308279057 | \$322.85 |
| 08/07/2024 | XX8660 POS CHK PURCHAS Amazon.com* RF9B0 Amzn.com/bill WA 00000000 031954 | \$11.63 |
| 08/08/2024 | SD GAS & ELEC PAID SDGE 005194379635 | \$22.92 |
| 08/08/2024 | SD GAS & ELEC PAID SDGE 008454115307 | \$304.79 |
| 08/09/2024 | XX8660 POS CHK PURCHAS WWP* THE BUGMAN 714-992-1292 CA 56177188 077188 | \$71.00 |
| 08/12/2024 | USBEquipFinance CNTRCT PMT 500-0656919-000 | \$192.88 |
| 08/12/2024 | XX8660 POS CHK PURCHAS COSTCO WHSE #042 SAN JUAN CAPI CA 0429014 081076 | \$110.95 |
| 08/14/2024 | CITI AUTOPAY PAYMENT 081460178321602 | \$230.89 |
| 08/14/2024 | Rentokil North A WWP* Wester ada2b9a6499b46c | \$417.00 |
| 08/14/2024 | Compass Property Settlement 000021660890598 | \$1,180.95 |
| 08/15/2024 | CAPISTRANO BAY C IMPOUND TP4264 | \$126.29 |
| 08/15/2024 | COX COMM ORG BANK DRAFT R1F3iz7rXiMvzQd | \$362.83 |
| 08/15/2024 | ASURE PAYROLL TA TAXDRAFT ASURE PAYROLL T | \$1,740.20 |
| 08/15/2024 | CAPISTRANO BAY C IMPOUND TP4264 | \$4,803.50 |
| 08/16/2024 | SOUTH COAST WATE SOUTH COAS H411415116495 | \$160.24 |
| 08/19/2024 | SOUTH COAST WATE SOUTH COAS H411413919776 | \$80.86 |
| 08/19/2024 | SOUTH COAST WATE SOUTH COAS M411414504400 | \$575.08 |
| 08/20/2024 | SD GAS & ELEC PAID SDGE 005466041355 | \$756.90 |
| 08/21/2024 | XX8660 POS CHK PURCHAS CALSENTRY HTTPSCALSENTR CA OMEN7NVK 092520 | \$944.08 |
| 08/23/2024 | XX8660 POS CHK PURCHAS AWARDS N MORE SAN CLEMENTE CA 52254407 545655 | \$32.33 |
| 08/27/2024 | XX8660 POS CHK PURCHAS SIGNHOUSE SAN CLEMENTE CA 76305717 000003 | \$22.20 |
| 08/27/2024 | XX8660 POS CHK PURCHAS OC REGISTER SUBS 714-796-7777 CA 00000000 002704 | \$26.00 |
| 08/29/2024 | Compass Property Settlement 000021759581990 | \$2,500.00 |
| 08/30/2024 | CAPISTRANO BAY C IMPOUND TP4264 | \$112.99 |
| 08/30/2024 | ASURE PAYROLL TA TAXDRAFT ASURE PAYROLL T | \$1,666.49 |
| 08/30/2024 | CAPISTRANO BAY C IMPOUND TP4264 | \$4,681.82 |

Checks Cleared

| Check Nbr | Date | Amount | Check Nbr | Date | Amount | Check Nbr | Date | Amount |
|-----------|------------|------------|-----------|------------|-------------|-----------|------------|------------|
| 1823 | 08/21/2024 | \$150.00 | 1840 | 08/02/2024 | \$2,575.00 | 1846 | 08/27/2024 | \$900.00 |
| 1829* | 08/02/2024 | \$1,527.00 | 1841 | 08/02/2024 | \$20,711.00 | 1848* | 08/28/2024 | \$1,076.35 |
| 1833* | 08/09/2024 | \$229.00 | 1843* | 08/21/2024 | \$45,170.00 | 1853* | 08/22/2024 | \$240.00 |
| 1839* | 08/02/2024 | \$7,049.61 | 1845* | 08/27/2024 | \$2,500.00 | | | |

* Indicates skipped check number

Daily Balances

| Date | Amount | Date | Amount | Date | Amount |
|------------|--------------|------------|--------------|------------|--------------|
| 08/01/2024 | \$273,371.75 | 08/09/2024 | \$245,109.90 | 08/20/2024 | \$243,607.13 |
| 08/02/2024 | \$241,509.14 | 08/12/2024 | \$245,882.42 | 08/21/2024 | \$198,419.40 |
| 08/05/2024 | \$237,350.95 | 08/14/2024 | \$244,053.58 | 08/22/2024 | \$198,179.40 |
| 08/06/2024 | \$244,830.74 | 08/15/2024 | \$240,374.81 | 08/23/2024 | \$198,922.07 |
| 08/07/2024 | \$244,536.26 | 08/16/2024 | \$244,644.97 | 08/27/2024 | \$195,473.87 |
| 08/08/2024 | \$245,284.90 | 08/19/2024 | \$244,364.03 | 08/28/2024 | \$194,397.52 |



Date
Account No.

8/30/24
3278
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CAPISTRANO BAY COMMUNITY SERVICES
DISTRICT
35000 BEACH RD
CAPISTRANO BEACH CA 92624-1700

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Account Title

Capistrano Bay Community Services
District

Business Interest on Checking Summary

| | | | |
|--------------------|------------|----------------------------------|----------------------|
| Account Number | 3278 | Number of Enclosures | 0 |
| Beginning Balance | 265,733.73 | Statement Dates | 8/01/24 thru 9/02/24 |
| 1 Deposits/Credits | 698.65 | Days in the statement period | 33 |
| 1 Checks/Debits | 62.21 | Average Ledger | 266,208.34 |
| Service Charge | 0.00 | Interest Earned | 12.04 |
| Interest Paid | 11.31 | Annual Percentage Yield Returned | 0.05% |
| Ending Balance | 266,381.48 | 2024 Interest Paid | 165.82 |

Deposits and Other Credits

| Date | Description | Amount |
|------|--|--------|
| 8/09 | County of Orange B956000928 20240807001495CAPISTRANO BAY EDI PYMNT 09100001615CCD | 698.65 |
| 8/31 | Interest Deposit | 11.31 |

Questions? Call us: (866) 437-0011



FMB.com





Date
Account No.

8/30/24
3278
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Business Interest on Checking 3278 (continued)

Checks and Other Debits

| Date | Description | Amount |
|------|-------------------------|--------|
| 8/05 | Account Analysis Charge | 62.21- |

Checking Account Daily Balances

| Date | Balance | Date | Balance |
|------|------------|------|------------|
| 8/01 | 265,733.73 | 8/09 | 266,370.17 |
| 8/05 | 265,671.52 | 8/31 | 266,381.48 |

Interest Rate Summary

| Date | Rate |
|------|-----------|
| 7/31 | 0.050000% |

End of Statement

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