High Meadow Ranch Water District
Balance Sheet
As of May 31, 2026

	May 31, 26
ASSETS	
Current Assets	
Checking/Savings	
BOSC - Operating Account	-25,831.65
BOSC - Casell Account Money	6,478.98
BOSC - KDJPB Deposits	2,530.04
EJ - Phase I	83,589.95
EJ - Phase II	71,752.36
EJ - Phase III	286,217.36
EJ - Depreciation Account	114,967.28
EJ - Planned Maintenance	18,428.15
Total Checking/Savings	558,132.47
Accounts Receivable	
Accounts Receivable	34,312.02
Total Accounts Receivable	34,312.02
Total Current Assets	592,444.49
Fixed Assets	
Tim Wells Well.	56,179.26
Block 1 Lot 110	6,278.10
Block 1 Lot 16	10,051.00
Block 1 Lot 49	20,741.00
Block 8 43PT	26,976.00
Well Improvements (Meadowlark)	5,883.00
Well Improvements (Saulk Trail)	14,156.00
Total Fixed Assets	140,264.36
Other Assets	
Construction In Progress	4,328,052.00
Total Other Assets	4,328,052.00
TOTAL ASSETS	**5,060,760.85**
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	30,246.59
Total Accounts Payable	30,246.59
Total Current Liabilities	30,246.59
Long Term Liabilities	
N/P - DWSRF 233	753,715.00
N/P - DWSRF 203	1,559,784.00
N/P - DWSRF - 248	392,780.40
County Loan Assessments	154,821.46
N/P - SWSRF 240	75,175.91
Total Long Term Liabilities	2,936,276.77
Total Liabilities	2,966,523.36
Equity	
Paid in Capital	100,635.81
Net Assets	2,260,086.55
Net Income	-266,484.87
Total Equity	2,094,237.49
TOTAL LIABILITIES & EQUITY	**5,060,760.85**

High Meadow Ranch Water District
Balance Sheet
As of May 31, 2026

	May 31, 26
ASSETS	
Current Assets	
Checking/Savings	
BOSC - Operating Account	-25,831.65
BOSC - Casell Account Money	6,478.98
BOSC - KDJPB Deposits	2,530.04
EJ - Phase I	83,589.95
EJ - Phase II	71,752.36
EJ - Phase III	286,217.36
EJ - Depreciation Account	114,967.28
EJ - Planned Maintenance	18,428.15
Total Checking/Savings	558,132.47
Total Current Assets	558,132.47
TOTAL ASSETS	**558,132.47**
LIABILITIES & EQUITY	0.00

High Meadow Ranch Water District
Profit & Loss
May 2026

	May 26	May 25	$ Change
Ordinary Income/Expense			
Income			
Collection Income	149.42	0.00	149.42
County Revenue	0.00	1,580.95	-1,580.95
Water Use Fees			
Tap Fees	0.00	14,000.00	-14,000.00
System Users	13,118.39	475.10	12,643.29
Depreciation Fee	1,510.22	0.00	1,510.22
Non-System Lots/Recovery	0.00	-47.43	47.43
Stripe Convienence Fee	0.00	125.71	-125.71
Total Water Use Fees	14,628.61	14,553.38	75.23
Total Income	14,778.03	16,134.33	-1,356.30
Gross Profit	14,778.03	16,134.33	-1,356.30
Expense			
Advertising	37.00	318.75	-281.75
Meter Pit Supplies	578.58	0.00	578.58
Maintenance Water Line	0.00	3,584.38	-3,584.38
Maintenance - Wellhouse			
Water Operator Tool Purchase	5,000.00	0.00	5,000.00
Scada Server Replacement	0.00	630.00	-630.00
Chemicals	707.52	0.00	707.52
Total Maintenance - Wellhouse	5,707.52	630.00	5,077.52
Meeting			
Regular Monthly	1,225.00	750.00	475.00
Special	0.00	150.00	-150.00
Total Meeting	1,225.00	900.00	325.00
Meter Billing Setup	0.00	3,791.25	-3,791.25
Water Operator			
Ensminger Monthly	7,012.40	0.00	7,012.40
Anderson Monthly	9,800.00	0.00	9,800.00
Travel	0.00	0.00	0.00
One Call	0.00	3.15	-3.15
Monthly	5,000.00	11,000.00	-6,000.00
Total Water Operator	21,812.40	11,003.15	10,809.25
Office Supplies			
Stripe Convienence Fee	0.00	120.29	-120.29
Bank Fee	20.00	0.00	20.00
Total Office Supplies	20.00	120.29	-100.29
Postage and Delivery			
General	0.00	46.06	-46.06
Total Postage and Delivery	0.00	46.06	-46.06
Professional Fees			
Audit	7,730.00	0.00	7,730.00
Accountant	1,200.00	1,700.00	-500.00
Billing (Monthly)	1,376.00	0.00	1,376.00
Legal	0.00	22.50	-22.50
Liens	0.00	36.00	-36.00
Total Professional Fees	10,306.00	1,758.50	8,547.50

High Meadow Ranch Water District
Profit & Loss
May 2026

	May 26	May 25	$ Change
Utilities			
Electricity	1,500.00	2,094.86	-594.86
Natural Gas	91.07	44.23	46.84
Internet	99.00	99.00	0.00
Total Utilities	1,690.07	2,238.09	-548.02
Total Expense	41,376.57	24,390.47	16,986.10
Net Ordinary Income	-26,598.54	-8,256.14	-18,342.40
Other Income/Expense			
Other Income			
Phase 3 Design Loan	0.00	3,664.00	-3,664.00
Interest Income	1,739.89	1,686.13	53.76
Total Other Income	1,739.89	5,350.13	-3,610.24
Other Expense			
Bad Accounts	0.00	7,259.13	-7,259.13
Ask Board	42.52	0.00	42.52
Phase 3 Upgrade Project	997.50	14,748.50	-13,751.00
Ask Jorgensen	0.00	373.75	-373.75
Total Other Expense	1,040.02	22,381.38	-21,341.36
Net Other Income	699.87	-17,031.25	17,731.12
Net Income	**-25,898.67**	**-25,287.39**	**-611.28**

High Meadow Ranch Water District
Profit & Loss
July 2025 through May 2026

		Jul '25 - May 26
Ordinary Income/Expense		
Income		
Collection Income		598.63
County Revenue		26,597.91
Water Use Fees		
Tap Fees	21,000.00	
System Users	123,787.21	
Depreciation Fee	13,954.81	
Non-System Lots/Recovery	397.99	
Stripe Convienence Fee	28.18	
Water Use Fees - Other	-305.00	
Total Water Use Fees		158,863.19
Union Cell Tower Rent		23,299.09
Total Income		209,358.82
Gross Profit		209,358.82
Expense		
37 Merrimac Meter Pit Move		2,699.50
Phase III		6,044.00
Advertising		37.00
Insurance Expense		
Bond	200.00	
Liability Insurance	7,274.00	
Total Insurance Expense		7,474.00
Meter Pit Supplies		28,847.17
Maintenance Water Line		
Navajo Path Culvert	6,568.19	
167 Meadowlark Meter Install	4,318.13	
Other	233.14	
Raise Valves to Surface	2,400.00	
PRV Upgrades	2,885.00	
Maintenance Water Line - Other	69.66	
Total Maintenance Water Line		16,474.12
Maintenance - Wellhouse		
Water Operator Tool Purchase	5,000.00	
Septic Tank	400.00	
Weed Spraying	310.70	
Annual Scads Service (Wetco)	6,340.00	
Chemicals	2,078.98	
Tank Inspectopm (MIDCO)	142.50	
Generator (Cummins)	-3.22	
Generator Batteries	507.04	
Wellhouse Water Temp	298.00	
VFD Replacement	4,540.00	
VPN Subscription	72.00	
Maintenance - Wellhouse - Other	903.70	
Total Maintenance - Wellhouse		20,589.70
Meeting		
Regular Monthly	2,000.00	
Special	300.00	
Meeting - Other	200.00	
Total Meeting		2,500.00
Meter Billing Setup		17,473.75

High Meadow Ranch Water District
Profit & Loss
July 2025 through May 2026

		Jul '25 - May 26
Water Operator		
GIS Services	7,925.00	
Ensminger Monthly	7,012.40	
Anderson Monthly	9,800.00	
Travel	348.60	
One Call	168.65	
Monthly	130,000.00	
Additional Callouts	7,625.00	
Total Water Operator		162,879.65
Water Tests		
Monthly Tests	254.00	
Additional Required Tests	4,762.50	
Total Water Tests		5,016.50
Office Supplies		
Stripe Convienence Fee	28.18	
Bank Fee	170.00	
General Supplies	431.43	
Microsoft Office	156.00	
Webstie Mantenance 1/2 Renewal	400.00	
Total Office Supplies		1,185.61
Postage and Delivery		
General	328.38	
Total Postage and Delivery		328.38
Professional Fees		
Audit	37,701.00	
Accountant	13,200.00	
Billing (Monthly)	15,735.25	
Lien/Shut Off Charges	24.00	
Legal	565.71	
WARWS Membership	505.00	
Liens	12.00	
Total Professional Fees		67,742.96
Utilities		
Electricity	20,422.61	
Natural Gas	1,166.40	
Internet	1,089.00	
Total Utilities		22,678.01
Miscellaneous		144.77
Total Expense		362,115.12
Net Ordinary Income		-152,756.30
Other Income/Expense		
Other Income		
Phase 1 Special Assessment Loan		-25.00
Phase 3 Special Assessment		32,976.00
Interest Income		17,860.19
Total Other Income		50,811.19

High Meadow Ranch Water District
Profit & Loss
July 2025 through May 2026

	Jul '25 - May 26
Other Expense	
Customer Overpayment Refund	1.74
Bad Accounts	4,571.25
Ask Board	42.52
Phase 3 Upgrade Project	22,728.37
Phase 1 Loan Rep Interest	62,152.92
Phase 1 Loan Repay Principal	69,976.09
Ask Jorgensen	5,066.87
Total Other Expense	164,539.76
Net Other Income	-113,728.57
Net Income	**-266,484.87**

High Meadow Ranch Water District
Profit & Loss
May 2026

	May 26	May 25	$ Change
Ordinary Income/Expense			
Income			
Collection Income	149.42	0.00	149.42
County Revenue	0.00	1,580.95	-1,580.95
Water Use Fees			
Tap Fees	0.00	14,000.00	-14,000.00
System Users	13,118.39	475.10	12,643.29
Depreciation Fee	1,510.22	0.00	1,510.22
Non-System Lots/Recovery	0.00	-47.43	47.43
Stripe Convienence Fee	0.00	125.71	-125.71
Total Water Use Fees	14,628.61	14,553.38	75.23
Total Income	14,778.03	16,134.33	-1,356.30
Gross Profit	14,778.03	16,134.33	-1,356.30
Expense			
Advertising	37.00	318.75	-281.75
Meter Pit Supplies	578.58	0.00	578.58
Maintenance Water Line	0.00	3,584.38	-3,584.38
Maintenance - Wellhouse			
Water Operator Tool Purchase	5,000.00	0.00	5,000.00
Scada Server Replacement	0.00	630.00	-630.00
Chemicals	707.52	0.00	707.52
Total Maintenance - Wellhouse	5,707.52	630.00	5,077.52
Meeting			
Regular Monthly	1,225.00	750.00	475.00
Special	0.00	150.00	-150.00
Total Meeting	1,225.00	900.00	325.00
Meter Billing Setup	0.00	3,791.25	-3,791.25
Water Operator			
Ensminger Monthly	7,012.40	0.00	7,012.40
Anderson Monthly	9,800.00	0.00	9,800.00
Travel	0.00	0.00	0.00
One Call	0.00	3.15	-3.15
Monthly	5,000.00	11,000.00	-6,000.00
Total Water Operator	21,812.40	11,003.15	10,809.25
Office Supplies			
Stripe Convienence Fee	0.00	120.29	-120.29
Bank Fee	20.00	0.00	20.00
Total Office Supplies	20.00	120.29	-100.29
Postage and Delivery			
General	0.00	46.06	-46.06
Total Postage and Delivery	0.00	46.06	-46.06
Professional Fees			
Audit	7,730.00	0.00	7,730.00
Accountant	1,200.00	1,700.00	-500.00
Billing (Monthly)	1,376.00	0.00	1,376.00
Legal	0.00	22.50	-22.50
Liens	0.00	36.00	-36.00
Total Professional Fees	10,306.00	1,758.50	8,547.50
Utilities			
Electricity	1,500.00	2,094.86	-594.86
Natural Gas	91.07	44.23	46.84
Internet	99.00	99.00	0.00

High Meadow Ranch Water District
Profit & Loss
May 2026

	May 26	May 25	$ Change
Total Utilities	1,690.07	2,238.09	-548.02
Total Expense	41,376.57	24,390.47	16,986.10
Net Ordinary Income	-26,598.54	-8,256.14	-18,342.40
Other Income/Expense			
Other Income			
Phase 3 Design Loan	0.00	3,664.00	-3,664.00
Interest Income	1,739.89	1,686.13	53.76
Total Other Income	1,739.89	5,350.13	-3,610.24
Other Expense			
Bad Accounts	0.00	7,259.13	-7,259.13
Ask Board	42.52	0.00	42.52
Phase 3 Upgrade Project	997.50	14,748.50	-13,751.00
Ask Jorgensen	0.00	373.75	-373.75
Total Other Expense	1,040.02	22,381.38	-21,341.36
Net Other Income	699.87	-17,031.25	17,731.12
Net Income	**-25,898.67**	**-25,287.39**	**-611.28**

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Accrual Basis

High Meadow Ranch Water District
Profit & Loss Budget Performance
May 2026

	May 26	Budget	Jul '25 - May 26	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Collection Income	149.42		598.63		
County Revenue	0.00	2,375.00	26,597.91	26,125.00	28,500.00
Water Use Fees					
Tap Fees	0.00	4,083.33	21,000.00	44,916.67	49,000.00
System Users	13,118.39	13,832.00	123,787.21	152,152.00	165,984.00
Depreciation Fee	1,510.22	3,375.00	13,954.81	37,125.00	40,500.00
Water Operator Fees	0.00	320.00	0.00	3,520.00	3,840.00
Non-System Lots/Recovery	0.00	0.00	397.99	0.00	0.00
Stripe Convienence Fee	0.00		28.18	0.00	0.00
Lien/Shut Off Charges	0.00		0.00	0.00	0.00
Water Use Fees - Other	0.00		-305.00		
Total Water Use Fees	14,628.61	21,610.33	158,863.19	237,713.67	259,324.00
Union Cell Tower Rent	0.00	958.33	23,299.09	10,541.67	11,500.00
Total Income	14,778.03	24,943.66	209,358.82	274,380.34	299,324.00
Gross Profit	14,778.03	24,943.66	209,358.82	274,380.34	299,324.00
Expense					
37 Merrimac Meter Pit Move	0.00		2,699.50		
Phase III	0.00		6,044.00		
Advertising	37.00	20.83	37.00	229.17	250.00
Insurance Expense					
Bond	0.00	33.33	200.00	366.67	400.00
Liability Insurance	0.00	202.67	7,274.00	2,229.33	2,432.00
Asset Liability Insurance	0.00	666.67	0.00	7,333.33	8,000.00
Total Insurance Expense	0.00	902.67	7,474.00	9,929.33	10,832.00
Meter Pit Supplies	578.58	2,333.33	28,847.17	25,666.67	28,000.00
Maintenance Water Line					
Navajo Path Culvert	0.00		6,568.19		
167 Meadowlark Meter Install	0.00		4,318.13		
Other	0.00	41.67	233.14	458.33	500.00
Raise Valves to Surface	0.00	75.00	2,400.00	825.00	900.00
Enhanced Water Meters	0.00	133.33	0.00	1,466.67	1,600.00
Enhanced Water Meters Comms Puc	0.00	41.67	0.00	458.33	500.00
PRV Upgrades	0.00	166.67	2,885.00	1,833.33	2,000.00
Maintenance Water Line - Other	0.00		69.66	0.00	0.00
Total Maintenance Water Line	0.00	458.34	16,474.12	5,041.66	5,500.00
Maintenance - Wellhouse					
Water Operator Tool Purchase	5,000.00		5,000.00		
Septic Tank	0.00	33.33	400.00	366.67	400.00
Weed Spraying	0.00	33.33	310.70	366.67	400.00
Annual Scads Service (Wetco)	0.00	523.33	6,340.00	5,756.67	6,280.00
Scada Server Replacement	0.00	333.33	0.00	3,666.67	4,000.00
Sensus Service Agreement (Mtrs)	0.00	333.33	0.00	3,666.67	4,000.00
Chemicals	707.52	100.00	2,078.98	1,100.00	1,200.00
Tank Inspectopm (MIDCO)	0.00	111.08	142.50	1,221.92	1,333.00
Generator (Cummins)	0.00	166.67	-3.22	1,833.33	2,000.00
Generator Batteries	0.00	41.67	507.04	458.33	500.00
Fire Extinguisher Inspections	0.00	12.50	0.00	137.50	150.00
Billing Tablet	0.00	50.00	0.00	550.00	600.00
Wellhouse Water Temp	0.00	100.00	298.00	1,100.00	1,200.00
VFD Replacement	0.00	375.00	4,540.00	4,125.00	4,500.00
VPN Subscription	0.00	5.00	72.00	55.00	60.00
Maintenance - Wellhouse - Other	0.00	83.33	903.70	916.67	1,000.00
Total Maintenance - Wellhouse	5,707.52	2,301.90	20,589.70	25,321.10	27,623.00
Meeting					
Regular Monthly	1,225.00	125.00	2,000.00	1,375.00	1,500.00
Special	0.00	41.67	300.00	458.33	500.00
Meeting - Other	0.00		200.00		
Total Meeting	1,225.00	166.67	2,500.00	1,833.33	2,000.00
Meter Billing Setup	0.00		17,473.75		
Water Operator					
GIS Services	0.00		7,925.00		
Ensminger Monthly	7,012.40		7,012.40		
Anderson Monthly	9,800.00		9,800.00		
Travel	0.00		348.60		
One Call	0.00	8.33	168.65	91.67	100.00
Monthly	5,000.00	12,500.00	130,000.00	137,500.00	150,000.00
Additional Callouts	0.00	320.00	7,625.00	3,520.00	3,840.00
Total Water Operator	21,812.40	12,828.33	162,879.65	141,111.67	153,940.00
Water Tests					
Monthly Tests	0.00		254.00		
Additional Required Tests	0.00	208.33	4,762.50	2,291.67	2,500.00
Total Water Tests	0.00	208.33	5,016.50	2,291.67	2,500.00

High Meadow Ranch Water District
Profit & Loss Budget Performance
May 2026

	May 26	Budget	Jul '25 - May 26	YTD Budget	Annual Budget
Office Supplies					
Stripe Convienence Fee	0.00		26.18	0.00	0.00
Bank Fee	20.00		170.00		
General Supplies	0.00	12.50	431.43	137.50	150.00
Microsoft Office	0.00	13.00	156.00	143.00	156.00
Webstie Mantenance 1/2 Renewal	0.00	25.00	400.00	275.00	300.00
Box Rent	0.00	16.67	0.00	183.33	200.00
Total Office Supplies	20.00	67.17	1,183.61	738.83	806.00
Postage and Delivery					
Voting Printing & Mailing	0.00		0.00	0.00	0.00
General	0.00	41.67	328.38	458.33	500.00
Total Postage and Delivery	0.00	41.67	328.38	458.33	500.00
Professional Fees					
Audit	7,730.00	1,708.33	37,701.00	18,791.67	20,500.00
Accountant	1,200.00	1,200.00	13,200.00	13,200.00	14,400.00
Billing (Monthly)	1,376.00	640.00	15,735.25	7,040.00	7,680.00
Billing (Annual)	0.00	61.67	0.00	678.33	740.00
Lien/Shut Off Charges	0.00		24.00	0.00	0.00
Legal	0.00	41.67	565.71	458.33	500.00
WARWS Membership	0.00	41.67	505.00	458.33	500.00
Liens	0.00		12.00		
Memberships	0.00		0.00	0.00	0.00
Total Professional Fees	10,306.00	3,693.34	67,742.96	40,626.66	44,320.00
Training/Meetings	0.00		0.00		
Utilities					
Electricity	1,500.00	2,500.00	20,422.61	27,500.00	30,000.00
Natural Gas	91.07	125.00	1,166.40	1,375.00	1,500.00
Internet	99.00	100.00	1,089.00	1,100.00	1,200.00
Total Utilities	1,690.07	2,725.00	22,678.01	29,975.00	32,700.00
Miscellaneous	0.00		144.77		
Total Expense	41,376.57	25,747.58	362,115.12	283,223.42	308,971.00
Net Ordinary Income	-26,598.54	-803.92	-152,756.30	-8,843.08	-9,647.00
Other Income/Expense					
Other Income					
Phase 1 Special Assessment Loan	0.00	7,782.00	-25.00	85,602.00	93,384.00
Phase 2 Special Assessment	0.00	4,542.50	0.00	49,967.50	54,510.00
Phase 3 Special Assessment	0.00	4,542.50	32,976.00	49,967.50	54,510.00
Phase 3 Design Loan	0.00	16,666.67	0.00	183,333.33	200,000.00
Phase 3 Design Grant	0.00		0.00	0.00	0.00
Interest Income	1,739.89	833.33	17,860.19	9,166.67	10,000.00
Total Other Income	1,739.89	34,367.00	50,811.19	378,037.00	412,404.00
Other Expense					
Customer Overpayment Refund	0.00		1.74		
Bad Accounts	0.00		4,571.25		
Ask Board	42.52		42.52		
Phase 3 Upgrade Project	997.50	16,666.67	22,728.37	183,333.33	200,000.00
Phase 1 Loan Rep Interest	0.00		62,152.92	0.00	0.00
Phase 1 Loan Repay Principal	0.00	7,782.00	69,976.09	85,602.00	93,384.00
Phase 2 Project Loan Principal	0.00	4,542.50	0.00	49,967.50	54,510.00
Phase 3 Project Loan Principal	0.00	4,542.50	0.00	49,967.50	54,510.00
Ask Jorgensen	0.00		5,066.87		
Total Other Expense	1,040.02	33,533.67	164,539.76	368,870.33	402,404.00
Net Other Income	699.87	833.33	-113,728.57	9,166.67	10,000.00
Net Income	**-25,898.67**	**29.41**	**-266,484.87**	**323.59**	**353.00**