



Mark Twain Health Care District

768 Mountain Ranch Road
San Andreas, CA 95249
209 754 3521 Telephone

To: Board of Directors
Finance Committee

From: J.R. Krieg, Controller

Subject: August 2014 Financial Results

Date: October 22, 2014

memorandum

MARK TWAIN HEALTH CARE DISTRICT:

The Statement of Revenues and Expenses for the District reported an operating income **before** Programs and Events of \$9,880 as compared to the budgeted operating income of \$17,593

Total revenues were slightly over budget due to a larger than expected return on investments.

Total expenses **before** Programs & Events were 8% over budget mostly resulting from higher than anticipated utility charges.

Pink in the Night was the only category in Programs and Events to post an expense - \$4,754.

Operating income **after** Programs & Events was \$5,126 versus a budgeted gain of \$8,551.

The Minority Interest in Mark Twain Medical Center **increased** by \$184,404 in August versus a budgeted loss of <\$207,277>, due to gains from the operation of the Medical Center and Investments.

The District's cash and investments balance as of August 31, 2014 is \$2,509,982 as compared to beginning of the year balance of \$2,496,296.

"Through community collaboration, we serve as the stewards of a community health system that ensures our residents have the dignity of access to care that provides competent, professional and compassionate healing".

**MARK TWAIN HEALTH CARE DISTRICT
AUGUST 2014**

**MARK TWAIN HEALTH CARE DISTRICT
BALANCE SHEET
AUGUST 2014**

ASSETS	AUGUST 2014	JUNE 2014	LIABILITIES AND NET ASSETS	AUGUST 2014	JUNE 2014
<u>CURRENT ASSETS</u>					
Cash and cash equivalents	\$514,258	\$630,653	<u>CURRENT LIABILITIES</u>		
Umpqua Investments	999,691	1,000,284	Accounts payable and accrued expenses	\$35,998	\$41,276
Investments - CDARS	810,000	810,000	Prepaid Rent	0	0
Due from Calaveras County	168,944	33,610	Security Deposits	2,275	2,275
Security Deposit	5,300	5,300	Due to MTSJH Corporation - rental clearing	168,740	174,014
Accrued Interest Receivable	185	105			
Accounts Receivable (net)	4,227	4,146	Total current liabilities	<u>\$207,014</u>	<u>\$217,565</u>
Prepaid expenses and other	7,376	12,198			
Total current assets	<u>\$2,509,962</u>	<u>\$2,496,296</u>			
<u>LONG TERM INVESTMENTS</u>					
Minority Interest in MTSJH	<u>\$19,907,007</u>	<u>\$19,773,286</u>			
Total LT Investments	<u>\$19,907,007</u>	<u>\$19,773,286</u>			
<u>PROPERTY, PLANT AND EQUIPMENT</u>					
Land and land improvements	\$884,614	\$884,614			
Buildings and improvements	4,478,938	4,478,938			
Construction in Progress (Angels Camp)	46,012	43,180			
Equipment	698,157	698,157			
Total gross PPE	\$6,107,720	\$6,104,888			
Accumulated Depreciation	<u>(5,102,419)</u>	<u>(5,086,015)</u>			
Net property, plant and equipment	<u>\$1,005,301</u>	<u>\$1,018,873</u>			
<u>OTHER ASSETS</u>					
Due from State Prop 1A	\$0	\$0	<u>NET ASSETS (Fund Balances)</u>		
Capitalized Lease Negotiation	85,797	78,020	Fund balance - District	\$3,382,190	\$3,345,930
Intangible assets	6,375	6,563	Fund balance - Minority Interest in MTSJH	19,773,283	19,104,118
			Fund balance - District CY	16,254	36,260
Total other assets	<u>\$92,172</u>	<u>\$84,583</u>	Fund balance - Minority Interest CY	<u>133,721</u>	<u>689,165</u>
			Total net assets	<u>\$23,307,448</u>	<u>\$23,155,473</u>
Total assets	<u>\$23,514,462</u>	<u>\$23,373,038</u>	Total Liabilities and net assets	<u>\$23,514,462</u>	<u>\$23,373,038</u>

Mark Twain Health Care District
List of Renters and Leases
 July 31, 2014

10/16/2014

Name	Contract Date	Commencement Date	Lease Term	expire date	MOB Suite	Location	District Pays Utilities	Type	Monthly Rent	Sq ft Rate	CAM	Total	Sq Ft.	Comments
<u>Medical Office Building Subleases</u>														
						704 Mountain Ranch Rd, First Floor Building E								
Stockton Cardiology	8/15/2007	8/15/2007	5 years	8/14/2017	101	see above	N	Office	\$ 2,783.63	2.18	\$ 552.50	\$ 3,336.13	1,276	Current thru 8/2014
Specialty Clinic - GI	9/1/2012	9/1/2012	5 years	9/1/2017	102	see above	Y	Office	\$ 2,611.10	2.05	\$ 552.50	\$ 3,163.60	1,276	Current thru 8/2014
San Andreas FMC	9/22/2008	1/1/2009	5 years	12/31/2014	103/104	see above	Y	Clinic	\$ 7,026.63	3.05	\$ -	\$ 7,026.63	2,304	Current thru 8/2014
San Andreas FMC	7/1/2014	7/1/2014	5 years	7/1/2019	105	see above	Y	Office	\$ 3,757.72	2.29	\$ 552.50	\$ 4,310.22	1,644	Current thru 8/2014
Total MDB lease income									<u>\$ 16,179.08</u>		<u>\$ 1,657.50</u>	<u>\$ 17,836.58</u>	<u>6,500</u>	
<u>Hospital Lease Agreement w/ Corporation</u>														
Mark Twain St. Joseph's Hospital	1/1/1990	1/1/1990	30 years	12/31/2019		768 Mountain Ranch	Reimburse	Hospital	<u>\$ 23,200.00</u>		NA	<u>\$ 23,200.00</u>		
<u>Office Lease</u>														
San Andreas Medical and Professional Offices (Diele)	3/1/2007	3/1/2007	20 years	2/28/2027		704 Mountain Ranch Rd, First Floor Building E	N	Office	\$ 14,605.36		\$ 2,893.39	\$ 17,498.75	6,500	Rent increases 3% each year. Increase in CAM charge-4.73% on 5/1/13
<u>Land Lease</u>														
Jake Koplen	5/3/1994	5/3/1994	50 years	5/2/2044		Parcel 5, 700 Mountain Ranch Road, MOB Bldgs A, B, C	Y	Land	\$ 481.42		NA	\$ 481.42	NA	At term of lease improvements (buildings) become District property. May terminate lease after 35 years and purchase improvements.
San Andreas Medical and Professional Offices (Diele)	5/20/2004	5/20/2004	50 years	5/19/2054		Parcel 3, Building E (MOB Property)	N	Land	\$ 1 / Yr		NA	\$ 1 / Yr	NA	At term of lease improvements (buildings) become District property. May terminate lease after 35 years and purchase improvements.

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**Mark Twain Health Care District
Budget Overview
July 2014 through June 2015**

Mark Twain Health Care District
Budget FY 2015

	2014-2015 BUDGET	Jul '14	Aug '14	Sep '14	Oct '14	Nov '14	Dec '14	Jan '15	Feb '15	Mar '15	Apr '15	May '15	Jun '15
Ordinary Income Expense													
Income													
960.10 - Rental Revenue	310,914	25,837	25,837	25,837	25,837	25,837	25,837	25,837	25,837	25,837	25,837	25,837	25,837
553.20 - Land/Rental Revenue	5,777	481	481	481	481	481	481	481	481	481	481	481	481
553.30 - MCB Lease Rent	211,041	17,587	17,587	17,587	17,587	17,587	17,587	17,587	17,587	17,587	17,587	17,587	17,587
560.10 - District Tax Revenue	812,000	67,667	67,667	67,667	67,667	67,667	67,667	67,667	67,667	67,667	67,667	67,667	67,667
570.10 - Interest Income	11,000	917	917	917	917	917	917	917	917	917	917	917	917
570.20 - Other Miscellaneous Income	1,250	104	104	104	104	104	104	104	104	104	104	104	104
Total Income	1,351,112	112,590	112,590	112,590	112,590	112,590	112,590	112,590	112,590	112,590	112,590	112,590	112,590
Expense													
600.00 - Lease Negotiation Costs	-	0	0	0	0	0	0	0	0	0	0	0	0
700.00 - Benefits	-	0	0	0	0	0	0	0	0	0	0	0	0
710.00 - Insurance	12,900	1,075	1,075	1,075	1,075	1,075	1,075	1,075	1,075	1,075	1,075	1,075	1,075
715.20 - Legal Fees	15,000	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250
715.24 - Audit Fees	12,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000
715.25 - Management Consulting Fees	73,920	6,160	6,160	6,160	6,160	6,160	6,160	6,160	6,160	6,160	6,160	6,160	6,160
715.26 - Operational Consulting Fees	20,000	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667
720.04 - Administrative Services	80,913	6,743	6,743	6,743	6,743	6,743	6,743	6,743	6,743	6,743	6,743	6,743	6,743
730.00 - Utilities	546,450	47,367	47,367	47,367	47,367	47,367	47,367	47,367	47,367	47,367	47,367	47,367	47,367
731.00 - Community Education & Marketing	15,000	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250
734.00 - MCB Rent	209,985	17,499	17,499	17,499	17,499	17,499	17,499	17,499	17,499	17,499	17,499	17,499	17,499
735.00 - Depreciation & Amortization	117,959	9,831	9,831	9,831	9,831	9,831	9,831	9,831	9,831	9,831	9,831	9,831	9,831
740.00 - Dues and Subscriptions	15,000	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250	1,250
740.88 - Travel, Meals & Lodging	7,500	625	625	625	625	625	625	625	625	625	625	625	625
740.89 - Miscellaneous	7,000	583	583	583	583	583	583	583	583	583	583	583	583
Total Operating Expense	1,155,577	95,880	95,817	95,817	95,817	95,817	95,817	95,817	95,817	95,817	95,817	95,817	95,817
Operating Income Before Programs & Events	195,535	17,500	16,773	16,773	16,773	16,773	16,773	16,773	16,773	16,773	16,773	16,773	16,773
716.00 - Programs and Events													
718.01 - Poin in the Night	7,320	625	625	625	625	625	625	625	625	625	625	625	625
718.02 - Health Fair	16,000	3,333	3,333	3,333	3,333	3,333	3,333	3,333	3,333	3,333	3,333	3,333	3,333
718.03 - Health Education Forum	2,000	0	1,500	0	0	0	0	1,500	0	0	0	0	0
718.07 - Chronic Disease Program	20,000	0	10,000	0	0	0	0	10,000	0	0	0	0	0
718.08 - Tripler Care Program	20,000	0	0	0	0	0	0	20,000	0	0	0	0	0
718.09 - Technology for Students	4,000	0	0	2,000	2,000	0	0	0	0	0	0	0	0
718.10 - Miscellaneous	22,000	1,833	1,833	1,833	1,833	1,833	1,833	1,833	1,833	1,833	1,833	1,833	1,833
718.12 - Golden Health Awards	10,000	0	0	0	0	0	0	10,000	0	0	0	0	0
718.13 - Foundation Sponsorships	4,000	333	333	333	333	333	333	333	333	333	333	333	333
718.14 - Community Sponsorships	5,000	417	417	417	417	417	417	417	417	417	417	417	417
718.15 - Dupont Telehealth	30,000	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500
Total Programs & Events	195,535	9,942	20,942	11,042	11,042	9,942	9,942	20,942	20,942	9,942	9,942	9,942	9,942
Operating Income After Programs & Events	35	8,558	(4,369)	5,731	5,731	7,134	7,134	(4,369)	(2,866)	7,134	7,134	7,134	5,999
TOTAL OPERATING INCOME	35	8,558	(4,369)	5,731	5,731	7,134	7,134	(4,369)	(2,866)	7,134	7,134	7,134	5,999

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10/15/14
Accrual Basis

Mark Twain Healthcare District
Transaction Detail by Account
August 2014

Date	Num	Name	Memo	Cir	Split	Amount
08/01/2014	12618	City of Angels		√	730.79 - Water/Sewer	(170.40)
08/01/2014	12619	CPUD		√	-SPLIT-	(1,986.22)
08/01/2014	12620	San Andreas Sanitary District		√	730.79 - Water/Sewer	(5,486.62)
08/01/2014	12623	Golden State Cellular		√	730.85 - Telephone	(626.05)
08/06/2014	12624	Productivity Plus Systems		√	-SPLIT-	(4,400.00)
08/06/2014	12625	PG&E 46995152991 VS Clinic Ste 9		√	730.77 - Electricity	(300.97)
08/06/2014	12626	PG&E VS 46578486352 Clinic Ste 10		√	730.77 - Electricity	(195.74)
08/06/2014	12627	PG&E 74021405306 SAFMC		√	730.77 - Electricity	(788.63)
08/06/2014	12628	AT&T Whole Hospital		√	730.85 - Telephone	(11,091.12)
08/06/2014	12629	AT&T 0518795579001		√	-SPLIT-	(36.25)
08/06/2014	12630	AT&T OneNet		√	730.85 - Telephone	(1,281.45)
08/06/2014	12631	PG&E 39918320076		√	-SPLIT-	(363.96)
08/06/2014	12632	PG&E 89195984003 #B1		√	-SPLIT-	(551.84)
08/06/2014	12633	PG&E 71068088090 MOB Condo		√	-SPLIT-	(766.68)
08/06/2014	12634	CPPA		√	730.77 - Electricity	(24,836.87)
08/06/2014	12635	Romano, Sharon		√	740.90 - Other Miscellaneous Expenses	(292.50)
08/12/2014	12636	AT&T 754-0362			730.85 - Telephone	(331.97)
08/12/2014	12637	Calaveras Telephone			730.85 - Telephone	(391.82)
08/12/2014	12638	PG&E 2306121143-1 ortho		√	730.77 - Electricity	(1,005.50)
08/12/2014	12639	PG&E 42636399709 Hospital		√	730.78 - Natural Gas	(4,500.11)
08/12/2014	12640	Columbia Communications, Inc.		√	730.85 - Telephone	(988.00)
08/12/2014	12641	J.S. West			730.78 - Natural Gas	(7.64)
08/12/2014	12642	San Andreas Medical & Professional Office		√	-SPLIT-	(17,498.75)
08/20/2014	12643	Mosbaugh Properties, Inc.			730.78 - Natural Gas	(33.63)
08/20/2014	12644	AT&T 754-0670			730.85 - Telephone	(3,558.36)
08/20/2014	12645	Pro-Flame Gas Co.			-SPLIT-	(2.56)
08/20/2014	12646	ATT - 823863563			730.85 - Telephone	(0.61)
08/20/2014	12647	La Contenta Plaza			730.79 - Water/Sewer	(967.64)
08/22/2014	12648	1000 Bulbs.com			716.01 - Pink in the Night	(4,754.00)
08/22/2014	12649	Mark Twain Medical Center Healthcare Corp			-SPLIT-	(13,485.96)
08/22/2014	12650	AT&T 795-2997749			730.85 - Telephone	(11.87)
08/22/2014	12651	Productivity Plus Systems			-SPLIT-	(4,400.00)
08/22/2014	12652	USPS	PO Box 668 - 1 year		740.89 - Office Supplies and Expense	(204.00)
08/01/2014	12678	AT&T OneNet			730.85 - Telephone	(1,293.11)