

Application Form

Organization Information

Compiled Committee Comments

Below is a compilation of committee member comments from your Letter of Intent. This feedback may be positive, neutral, or negative. It is provided in aim to be transparent and offer guidance on where you may be able to strengthen your full proposal.

- If invited for a full submission, the applicant should clarify if the COVID impact of \$138,570 was for the Tarpon Housing complex only.
- My concerns are (1) that the loss in revenue described is far less than the amount requested for this project and org has already received ARPA funds and (2) project readiness.
- Impact on resident's of the QCT needs more clarification
- Serves the needs of those who are disproportionately impacted. Responds to increased service demands and inflation. Have bids been received to justify the request?The grant request is disproportional to the economic loss experienced. Grant request - \$748,300. Economic loss - \$138,570

An informational webinar about this proposal is available here.

The rubric that will be used to score this proposal can be downloaded here.

If you would like to complete this application first in Microsoft Word, you may download a Word version here.

Brief Project Descriptor

Please briefly describe this organization's request.

Building renovations for affordable housing units

Organization Name

Volunteers of America of Florida, Inc.

Project Name*

Please choose a short name to identify this project within the grant portal:

Tarpon Village Update

EIN*

58-1856992

Incorporation Year*

What year did your organization incorporate? This will be the year listed on your determination letter from the Internal Revenue Service.

1988

Organizational Mission Statement

What is your organization's mission statement?

This has been copied from your Letter of Intent and cannot be changed.

Volunteers of America of Florida engages Floridians in need to create positive life changes through compassionate support services.

Unique Entity ID (SAM)*

Please provide your organization's Unique Entity ID number. This is a specific number used by the federal government to identify your organization. **This is different from a DUNS number, which the federal government no longer uses.**

If you do not have a Unique Entity ID number, you can create an account on SAM.gov and apply for one here (it is free and may take 3-4 days for approval): <https://sam.gov/content/home>

This field is optional as to not stop a qualifying organization from applying. HOWEVER, a Unique Entity ID number will be required if your organization is approved for a grant. Your organization should apply for a number now if it does not yet have one.

Character Limit: 12

NLDPMP8R7CH3

Annual Operating Budget Size

Please provide the amount of your annual operating budget (expenditures only) for your entire organization.

This has been copied from your Letter of Intent.

\$20,600,000.00

Amount Requested*

The maximum grant amount is \$5 million.

This has been copied from your Letter of Intent and should not be changed. If your project cost has changed since submitting your Letter of Intent, please contact Rose Cervantes at rcervantes@pinellascf.org.

\$748,300.00

Does the total project cost exceed the amount your organization is requesting?

Please note: Answering "Yes" will cause additional questions to load later in this application.

Examples

ABC Childcare is seeking funding for a new playground. ABC Childcare is asking PCF to fund \$150,000 for certain equipment, and will seek other funding and donations for the remaining \$20,000 of the playground. ABC Childcare would select "Yes" for this question.

Better Tomorrow, a mental health provider, is looking to expand their counseling center by two rooms to meet increased service demand arising from the pandemic. Better Tomorrow has secured \$25,000 in private contributions, and wants to request the remaining \$125,000 in this grant. Better Tomorrow would select "Yes" for this question.

DBE Food Pantry is seeking funding a new HVAC unit for their pantry, and is requesting \$40,000 from PCF to cover the entire cost. DBE Food Pantry would select "No" for this question.

No

Request Specifics

Organization Programming Background*

Please describe the programming your organization offers to the community and the length of time it has been doing so. That is, what does your organization **do** and **how long** has it been doing it?

This has been copied from your LOI.

Volunteers of America of Florida is a faith-based, human service organization that has served Florida communities for decades. We are the first to step forward and engage Floridians in need to create positive life changes through compassionate support services. We provide affordable housing and supportive services to homeless Veterans, families with children, and individuals coping with mental illness and disabilities, as well as vulnerable Seniors.

Volunteers of America of Florida provides health services, housing, and training, education and employment to our most needy residents. We are recognized as the largest provider of supportive housing for homeless veterans in Florida, serving 13 communities from Pensacola to Key West. Through our wide range of programs and services, we are able to reduce public expenditures for homelessness, hospitalization, and institutionalization. We focus on results, continually improving the delivery of services to ensure that those we serve thrive.

Community Need*

Please describe the community need that exists for your programming. If you are able to cite quantitative, local data, that will strengthen your proposal.

This has been copied from your LOI.

Homelessness is a severe and pervasive problem in Pinellas County, Florida. The county's most recent Point-in-Time census (2021) reported 1,738 people in the crisis response system in Pinellas County - 938 are in shelter or transitional housing and 800 are unsheltered. Last fiscal year, 18,566 unduplicated residents were provided services to address or prevent homelessness. In fiscal year October 2020 - July 2021, 2,387 families and 4,962 individuals have called 211 seeking shelter services. Negative trends show that people are moving beyond looking for low-cost housing and are now facing homelessness. Additional investments for the crisis response system "front door" will be required to handle calls, assessments (VI-SPDAT, etc.), and navigation, especially now that the eviction moratorium has ended. 507 individuals have received hotel vouchers at a total cost to the system of \$4.4 million dollars. The Homeless Management Information System (HMIS) currently shows 165 homeless families in Pinellas County and connected to the system of care, with 76 of those families in hotel, 45 in congregate shelter, and 44 families on the street. Even with a historic level of investment, at our current rate of housing individuals (if no others entered the system), it would take more than 3 years to serve just those currently awaiting services.

In Pinellas County, the Fair Market Rent (FMR) for a 2 bedroom apartment is \$1,123. A household must earn \$3,743 a month to not pay more than 30% of their income. It would take an hourly wage of \$23.40 to afford a FMR 2 bedroom apartment. A household would need to have 2.7 FT minimum wage jobs just to pay rent and utilities. This is especially a problem for the 24% identified by the County's Health Improvement Plan as having a behavioral health disorder. PCF's funding will allow VOAFI to maintain the safety and security to our residents while they focus on stability and independence.

Negative Economic Impact*

The following question is the keystone of a strong application in this process. If your organization cannot demonstrate a negative economic impact from the pandemic, your application will not qualify for committee review. If you are uncertain about what constitutes negative economic impact or how to demonstrate it, please contact PCF staff for technical assistance.

The more quantifiable your negative economic impact is, whether it be fiscal losses/pressures or increased service demand, the stronger your answer will be. The more specific your evidence, the better.

Describe your organization's negative economic impact arising from the COVID-19 pandemic. Examples could include:

- A reduction in revenue from 2019 to 2020
- Inflationary pressures
- Increases in demand for services that have not been compensated for through new revenue
- The use of reserves for unbudgeted expenses since the onset of the pandemic, and such use of reserves has prevented the purchase of capital assets
- A need for capital assets to offset community need for which your organization does not have the resources to purchase due to the negative economic harm from the pandemic
- A need for additional capital assets to adapt operations to accommodate health and safety guidelines by the CDC
- Growth in restricted pandemic-related revenue that does not permit capital asset acquisition

Note: If you are applying for both a Small Purchase and Large Project, you may reuse the answer for this question PROVIDED THAT the negative economic impact is relevant to both requests.

This has been copied from your LOI.

Due to rental delinquency, VOAF has \$53,570 loss due to COVID. Unable to hire maintenance personnel due to wage inflation, we have had to utilize a subcontractor which is exponentially more expensive and has resulted in unexpected expenses of \$25,000. Due to a loss in revenue, funders re-allocating funding and decreased ability to raise funding across VOAF programs, it was necessary to defer regular maintenance at Tarpon Village. In addition, inflation has drastically increased the cost of these tasks we are negatively impacted (\$60,000). A total loss of \$138,570 has been suffered as a result of COVID.

Negative Economic Impact - Uploads

You have the option to upload supporting documentation regarding negative economic impact. However, please limit your upload to no more than five pages. Word, Excel, JPG and PDF files are accepted.

Pandemic Relief Funding*

Please describe all government pandemic relief funding your organization has received since the onset of the pandemic. This includes but is not limited to the Pinellas CARES Nonprofit Partnership Fund, other ARPA funding, PPP (Paycheck Protection Program), and Community Block Development Grants specifically targeting COVID-19 relief.

Explain why or how this pandemic-relief funding has not alleviated the negative economic impact you have described above. Potential reasons include expiration dates on certain funding, inflationary pressures, restrictions prohibiting capital expenditures, or the funding simply not being enough to remedy the harm you've indicated above. **The more concrete your numbers, the better.**

If you have not received government relief funding for your organization since the onset of the pandemic, write "No pandemic relief funding received" below.

VOAFL received the following COVID related funding, none of which was eligible for the uses proposed in this proposal or impacting Tarpon Village:

Funder	Program Name	Amount
SBA	Paycheck Protection Program	\$2,017,324
Humana Foundation	Humana Foundation COVID-19 Relief Fund	\$110,000
Bob Woodruff Foundation	NFL-Bob Woodruff Foundation (BWF) Salute to Service	\$128,341
Florida Housing Finance Corporation	Coronavirus Relief Fund (CRF) Lake City GPD	\$30,435
Florida Housing Finance Corporation	Coronavirus Relief Fund (CRF) Pensacola GPD	\$29,420
Florida Housing Finance Corporation	Coronavirus Relief Fund (CRF) La Villa	\$11,054
Florida Housing Finance Corporation	Coronavirus Relief Fund (CRF) Kaylee Bay	\$13,789
Florida Housing Finance Corporation	Coronavirus Relief Fund (CRF) Arbor Place	\$29,262
VA-SSVF	Cares Act 1.0	\$1,102,194
U.S. Department of Housing and Urban Development	COVID-19 Supplemental Payment Pensacola VOA Living Center, Inc.	\$2,780
U.S. Department of Housing and Urban Development	COVID-19 Supplemental Payment Bradenton VOA Living Center, Inc.	\$2,480
U.S. Department of Housing and Urban Development	COVID-19 Supplemental Payment Manatee VOA Living Center, Inc.	\$2,600
U.S. Department of Housing and Urban Development	COVID-19 Supplemental Payment Hillsborough County VOA Living Center, Inc.	\$2,600

U.S. Department of Housing and Urban Development COVID-19 Supplemental Payment Hillsborough County
VOA Living Center II, Inc. \$2,480

U.S. Department of Housing and Urban Development COVID-19 Supplemental Payment Hillsborough County
VOA Living Center III, Inc. \$2,420

U.S. Department of Housing and Urban Development COVID-19 Supplemental Payment Holiday Heights VOA
Living Center, Inc. \$3,020

U.S. Department of Housing and Urban Development COVID-19 Supplemental Payment Highland VOA Living
Center, Inc. \$2,660

U.S. Department of Housing and Urban Development COVID-19 Supplemental Payment Lake City VOA Living
Center, Inc. \$2,780

VA GPDs \$317,527

U.S. Department of Housing and Urban Development COVID-19 Supplemental Payment Highland VOA Living
Center, Inc. \$2,280

U.S. Department of Housing and Urban Development COVID-19 Supplemental Payment Pensacola VOA
Living Center, Inc. \$11,030

Proposal Description*

The American Rescue Plan Act requires a request that is reasonable and proportional to the level of economic impact your organization experienced. This means the request you describe below should not be greater than the economic harm your organization has suffered.

Please describe your project proposal and address the following:

- What project will be undertaken with these funds?
- What is the estimated lifespan of the project/property improvement?
- How does it address the negative economic harm you described in the previous question?

This has been copied from your LOI. While you are able to update this field, YOU SHOULD NOT CHANGE THE NATURE OF YOUR REQUEST. That is, this field should only be updated for clarity, not changing what you are requested funding for.

Funding will support Tarpon Village which provides 36 affordable housing units to 19 families of which 12 are single-parent households. Among the residents, the average income is \$20,196 a year placing the majority of the families under 50% Area Median Income (AMI). Approximately one-third of the residents are considered extremely low income at or under 30% AMI. To ensure the housing remains affordable, no household pays more than 30% of their income as rent. Many of the residents have behavioral health needs and are uninsured or underinsured. The program offers housing and recently requested operational funding through PCF to provide telehealth behavioral health services. Our ability to provide housing and identify behavioral health issues via property staff allows us to target services to residents to ensure they maintain stability, independence, and self-sufficiency. Tarpon Village is an affordable place to live in a housing market that does not support low-income families as well as offering supportive services to maximize the residents' opportunity for success and self-sufficiency. The proposed capital funding request will improve the residents' safety and quality of life so they may focus on health, employment and positive relationships. Funds requested will provide the replacement and / or improvement of the following building components:

- Replace 36 doors (threshold, door installation, painting)
- Gutters system installation
- New AC units and installation for 36 units
- Carpet removal and new floor installation for 18 units
- Plumbing Shutoffs need replaced 4 total
- Replace Security Lighting

- Water Heaters (30)
- Seal and re-coat asphalt parking lot
- Cabinets and countertops
- Painting exterior of building

During COVID, loss of revenue directly impacted our ability to maintain regular facility updates and unfortunately, this impacted our housing the most. With rising costs and inflation as a result of COVID, our ability to proceed is even more drastically impacted.

Number Served

How many people will directly benefit from this capital purchase annually?

This has been copied from your LOI. It cannot be changed.

63

Unduplicated vs. Duplicated

Is the number indicated above duplicated or unduplicated?

Duplicated: A client is counted each time they access services

Unduplicated: A client is counted once, regardless of the number of times they access services

Example: ABC Food Bank operates two mobile food pantries, one in Clearwater and one in St. Petersburg. Taylor, a Pinellas County resident, goes to both food pantries. If ABC Food Bank counts Taylor's visit TWICE, it is **duplicated**. If ABC Food Bank counts Taylor's visit ONCE, it is **unduplicated**.

This has been copied from your LOI and cannot be changed.

Unduplicated

Other (Explanation Required)

If you selected "Other" in the previous question, please explain how your organization determined the number of clients that will benefit from the proposed capital project.

This has been copied from your LOI and cannot be changed.

Rent vs. Own

Does your organization rent or own the property for which you are proposing modifications?

Own

Guiding Principles - Client Impact*

The American Rescue Plan Act, which provides the funding for this grant program, aims to ensure an equitable recovery from the COVID-19 pandemic. The term "equity" is defined as:

The consistent and systematic fair, just, and impartial treatment of all individuals, including individuals who belong to underserved communities that have been denied such treatment, such as Black, Latino, and Indigenous and Native American persons, Asian Americans and Pacific Islanders and other persons of color; members of religious minorities; lesbian, gay, bisexual, transgender, and queer (LGBTQ+) persons; persons with disabilities; persons who live in rural areas; and persons otherwise adversely affected by persistent poverty or inequality.

One of the guiding principles of this fund is that it will apply a lens of equity to ensure the needs of specified priority populations are met.

Will this project benefit the community members defined above that have experienced disproportionate negative impacts from the COVID-19 pandemic? If so, how?

This has been copied from your LOI.

Everyone needs safe, decent, stable housing- including those discussed above. For some of the most vulnerable in our community — people with mental illness, chronic health conditions, histories of trauma, and other struggles — a home helps them to get adequate services and start on the path toward recovery. Living without stable housing can drastically worsen health. Homelessness can exacerbate mental illness, make ending substance abuse difficult, and prevent chronic physical health conditions from being addressed. Good, safe, affordable housing can help rebuild and maintain independence, day-to-day routines, confidence and social networks. Research shows that people living with a mental illness who live where they want to are more likely to have a job, social supports and a higher quality of life. A positive change in housing can help influence positive changes that affect well-being. VOAF's request will insure those living in our 36 units will receive safe, decent and stable housing so they can focus on what is most important.

VOAF values the rich diversity among all people to create a world of greater justice and hope. We:

- Affirm that all people are created equally while acknowledging that some have wrongly endured unfairness, discrimination and inequity.
- Celebrate our differences while recognizing the common humanity that unites us.
- Embrace diverse perspectives to deepen understanding provide innovative solutions, and strengthen our impact.
- Promote an inclusive environment where all people feel accepted and valued.
- Pursue equity as reflected in equal access, treatment and positive outcomes for all.
- Partner with others that share a commitment to diversity, equity, equality and inclusion.

Organizational Sustainability*

How does this purchase contribute to the long-term sustainability of your organization and the work it does? That is, what impact will this project have on your organization and/or its clients over the long-term?

Examples include increased service capacity, reduced cost of delivering services over time, higher-quality or more equitable service delivery, and increased lifespan/quality of property.

Quantifiable numbers will strengthen your answer.

With the requested funding, VOAF will be able to improve the quality of living for 63+ individuals per year with repairs that will last 10-15 years. The funding will support more individuals who would not be served due to unavailable housing. Overall costs will be reduced not only to the organization, but also to the community. Research shows that permanent supportive housing saves an estimated \$15,733 per year, per person in public costs for shelter, criminal justice, health care, emergency room, and behavioral health costs. The savings are enough to completely offset the cost of housing (\$13,400) and still save taxpayers \$2,373. Providing safe, quality housing that is kept in good maintenance ensures long term lifespan of the property.

Permits*

Please describe any permits necessary for the successful completion of this proposed project. Be sure to include any permits already obtained or in progress, and/or what the timeline is to acquire permits.

Permits will be required for A/C units and replacement of primary doors by sub contractors. These will be applied for after completion of architectural drawings (90 days from funding) and take approximately 30 days to obtain.

Plan Set*

Do you have a plan set for this project?

A plan set refers to the "batch" of plans, drawings, prints, files, etc., that you receive from an architect that explains what needs to be built, how, and where. **Not all qualifying projects in this process require a plan set.**

If you answer Yes, you will be required to upload the Plan Set later in the application.

No

Plan Set Upload*

If you answered "Yes" above, please upload the Plan Set here. If you have trouble with file size limitations, please reach out to Rose Cervantes at rcervantes@pinellascf.org. If you have any narrative to accompany the plan set, you may write it below.

PDF files are permitted.

Project Plans.pdf

Timeline*

Given a spending deadline of December 31, 2026, give a detailed **and realistic** timeline as to how this large capital project will be executed and completed. If there are phases to this project, indicate so in the narrative below. If you specified that permits were needed for this project above, ensure you include the acquisition time in the timeline.

Please include the following:

1. **How the timeline was developed**
2. **Timeline of planning and execution. Please include start and end dates by month and year. For example, April 2023 - June 2023.**

Example

Better Tomorrow is proposing the expansion of their counseling center. This requires a 2-month planning phase, one month to obtain all necessary permits, and four months to build. Better Tomorrow would list each phase, a brief description of what takes place in each phase, and an estimated start and completion date for each phase.

VOAFL is proposing the rehabilitation of 36 units. Sofrelli and Associates Architecture, Inc., a current and long standing contractor with VOAFL has been engaged, and upon funding will create drawings within 90 days. Once this is completed, permits will be drawn within 30 days. All rehabilitation will be completed within 6 months of permitting.

Pending funding timeframe, the timeline would be as follows:
 April 2023-June 2023- Architectural plans and drawing completed
 July 2023- permitting
 August 2023- rehabilitation commences
 February 2024- rehabilitation completed

Team Leadership*

Please describe the following:

1. The team and leaders that will be overseeing this proposed project.
2. Their relationship to your organization
3. Their role in this project
4. Whether or not they have overseen similar projects

The repairs will be directed by Kris Staple, Director of Operations, who oversees maintenance and facilities for all of VOAFL housing. Reporting and financial requirements will be the responsibility of Travis Brown, Vice President of Housing and Development in conjunction with VOAFL's appropriate departments including finance and quality improvement. VOAFL will contract with Dennis O'Hanlan, a long time VOAFL Consultant experienced with both the community and proposed expenditures. St. Pete Building and Restoration will perform the rehabilitation activities and has also overseen large scale projects with VOAFL including two Hillsborough County projects, VOAFL James Cole and Arbor Place housing projects.

Community Connection

The American Rescue Plan Act (ARPA) prioritizes organizations that either have headquarters or carry out the majority of their operations inside Qualified Census Tracts (QCTs). QCTs are a standard method of identifying communities with a large proportion of low-income residents. The U.S. Department of Housing and Urban Development determines what areas qualify as QCT.

To assess if your organization serves or is headquartered in a QCT, use the following link:

https://www.huduser.gov/portal/sadda/sadda_qct.html

In the top right-hand corner, choose the state of Florida and Pinellas County. Then on the left-hand side of the screen, click the box next to "Color QCT Qualified Tracts." The QCT zones are denoted in purple. You can also map your address by adding it into the address box at the top to see if your location is inside the zones.

Below, please provide the location of your operations and the location of your headquarters, if different.

Headquarters Location

Please provide your organization's headquarters address as it appears on your Sunbiz account. To check your Sunbiz registration, you may search here: <https://dos.myflorida.com/sunbiz/search/>

This has been copied from your LOI and cannot be changed.

405 Central Ave Ste 100, Saint Petersburg, FL 33701

QCT Determination - Headquarters

Is this organization headquartered in a QCT?

No

Project Location

Please provide the address or intersection where the property being modified is.

This has been copied from your LOI and cannot be changed.

802 Mango St, Tarpon Springs, 34687

QCT Determination - Project

Is this organization's project in a QCT?

Yes

QCT Impact*

PCF understands that just because a project may not be located in a Qualified Census Tract, those who reside in one may access your services and may come to the location where your organization's project will take place.

- If applicable, please describe if you have clients that reside in a QCT as indicated on the map linked above, and the proportion of your clients that come from these areas.
- If your organization does not serve clients from a QCT, you can write "Not Applicable" below.

This has been copied from your LOI.

The location proposed is within a QCT and 90% or more of those served in the program are living in a QCT.

QCT Determination - Clients

Does this organization's project benefit residents of QCTs?

Yes

This section aims to capture general demographic data about your organization and to see how you engage with and represent the community you serve. PCF has generalized the demographic data questions more than it has in other processes because of the public nature of this process. PCF understands that identity disclosure can be a sensitive matter, and wants to respect your organization's board and staff. If your organization feels comfortable sharing more detailed demographic information, it may do so in the "Community Representation and Connection" section.

Community Representation and Connection*

Describe how your organization is representative of, or has authentic connections to, the community your proposal seeks to serve. You can list other community-based organizations that work on programming with you and/or list examples of your work within this community.

This has been copied from your LOI.

VOAFL has an extensive history partnering with organizations to meet the needs of our residents and the greater good of the community. Tarpon Springs Good Shepherd Center provides a mobile food pantry to our residents once a week along with rental assistance as needed throughout the year. In the last year, we partnered with Catholic Charities in Pinellas County by providing services to individuals with severe and persistent mental illness who are homeless at their Pinellas Hope Shelter. We have grown this partnership to include our recently awarded funding for Innovare, a 50-unit, permanent supportive affordable housing hybrid development in downtown St. Petersburg. An example of how our partnerships work:

Forrest is a black man raised by a single mom alongside his four brothers who struggled with poverty throughout his childhood. So, when as a high school senior he was offered a scholarship to play football. He saw this as an opportunity not only for himself but, also to help his mother. Unfortunately, Forrest suffered a significant injury after only one year. He decided that military service was his next best option.

After 10 years of military service he started working in the food service industry. He had returned to his birthplace in Tarpon Springs and was focused on his family and beginning a new career. Unfortunately, his marriage ended in divorce leaving him a single father of two daughters ages four and six. His challenges compounded in 2014 with a workplace injury. He was now unemployed, homeless and couch-surfing in homes of family members. This went on for a year as he pursued VA benefits, unemployment compensation and seeking medical treatment for his injury. His family's future changed one day as he was passing by Tarpon Village. After listening to his story, the Property Manager told Forrest to give her 30 minutes to make some calls. When he returned, he learned that she was going to be able to make a unit available to him and his two girls.

He is now 58 years old and he and his girls have lived there for five years. He feels that they are in a safe community and appreciates the little things like the playground on property where they can play safely nearby. The family benefits from local partners such as Tarpon Springs Good Shepherd Center who come every week with a food pantry truck stocked with fresh produce. PCF's capital grant will allow us to maintain the property as a safe place to raise children just like Forrest's little girls.

Leadership Demographics - Executive Level Leadership Team

Does your executive leadership team consider themselves a member of one or more of the following populations? Check all that apply.

- BIPOC defined as Black, Latino, and Indigenous and Native American persons, Asian Americans and Pacific Islanders and other persons of color
- LGBTQ+ (Lesbian, Gay, Bisexual, Transgender, Queer+)
- Neurodiverse/physically disabled

BIPOC

Neurodiverse/physically disabled

Leadership Demographics - CEO/Executive Director

Does your CEO/Executive Director consider themselves a member of one or more of the following populations? Check all that apply.

- BIPOC defined as Black, Latino, and Indigenous and Native American persons, Asian Americans and Pacific Islanders and other persons of color
- LGBTQ+ (Lesbian, Gay, Bisexual, Transgender, Queer+)
- Neurodiverse/physically disabled

BIPOC

Leadership Demographics - Board Membership

Do your board members consider themselves a member of one or more of the following populations? Check all that apply.

BIPOC defined as Black, Latino, and Indigenous and Native American persons, Asian Americans and Pacific Islanders and other persons of color

LGBTQ+ (Lesbian, Gay, Bisexual, Transgender, Queer+)

Neurodiverse/physically disabled

BIPOC

LGBTQ+

Neurodiverse/physically disabled

Financial Overview

IF A CONTRACTOR HAS NOT BEEN SELECTED, BIDS MUST BE DATED AFTER 8/8/22. If you need assistance compressing files, please email Rose Cervantes at rcervantes@pinellascf.org.

The file attached below should contain current, verifiable bids, estimates, or price lists [from your potential vendor(s)]. ***Please ensure there is a date noted on the bid or some annotation as to when you obtained these estimates/bids.***

- If your project costs **LESS** than \$75,000, you must upload TWO verifiable bids or estimates for the proposed project.
- If your project is **EQUAL TO** or **MORE THAN** \$75,000, you must upload THREE verifiable bids or estimates for your proposed project.

If you have already selected a contractor for this process and do not have multiple bids to upload, please ensure you answer the narrative question below thoroughly.

Bid/Estimate #1*

PDF files are accepted.

2022-12-02 estimate-St Pete Building-Tarpon.pdf

Bid/Estimate #2

PDF files are accepted.

Bid/Estimate #3

PDF files are accepted.

Selected Contractor*

If you have not yet selected a contractor and have uploaded multiple bids above, please write N/A below or you will not be able to submit your application.

If your organization has already selected a contractor for this proposed capital project, please describe the process through which this contractor was chosen, and be sure to answer:

1. Was there a competitive bid process? That is, were multiple bids collected in order to evaluate multiple contractors? Describe this process (names of contractors, number of bids collected, prices, and why the contractor was chosen).
2. What personnel members at your organization selected the contractor?
3. Has a contract been executed with this contractor? **If yes, upload the contract here. If no, please describe the status of contract.**

If a contractor has already been selected AND a competitive bidding process was not used, the project will lose points.

1. VOAFI has a trusted history with contractors who are familiar and align with our processes, offering affordable estimates. St. Pete Building and Restoration has recently worked on and / or completed VOAFI's Arbor place rehab and two Hillsborough County projects. VOAFI has worked with the company for over seven years. Those projects include: Arbor Place Rehabilitation, a \$650,000 rehabilitation including kitchen replacements, flooring, plumbing that is very similar scope of work proposed and included regular inspections by Hillsborough County. VOAFI just completed that rehabilitation 7 months ago. Arbor place Apartments is a 32 unit development. We are also under contract with St Pete Building and Restoration to renovate a HUD 9 unit affordable housing development and another 13 unit affordable housing development in Hillsborough County. St. Pete Building and Restoration is a full service General Contracting firm dedicated to bringing the utmost quality. They are experts at value engineering to meet the budget needs of VOAFI. Family owned and operated for 8 years with over 50 years' combined experience, they are a State Certified General Contractor. Their team includes a group of Engineers, Architects, Construction Managers, and administrative architects, experienced in all phases of construction. Their Project Managers have a variety of professional training and experience, including Electrical, Structural, Civil, Industrial and Mechanical Engineering, as well as Surveying and Architectural Design. All work performed by St Pete Building and Restoration will be bid out to three subcontractors. This was also the protocol for the recent Arbor Place Apartments, the major subcontractors, were bid out to three bidders and bids reviewed by the owner.
2. The contractor is recommended by Travis Brown, VP of Housing Development and vetted and selected by Janet Stringfellow, CEO.
3. Final contracting will take place upon award.

Minority/Woman-Owned Business

Is your selected contractor, or the bid you are going to choose if funded, one of the following:

- Small-business enterprise (SBE)
- Disadvantaged business enterprise (DBE)
- Minority and/or woman-owned business (MWBE)

No

Related Parties*

Are any of the contractors/vendors that have provided bids/estimates a related party to your organization?

Examples of Related Parties

- A board member that owns the contracting company that provided a bid
- The relative of a director, officer, or executive team member owns a company that provided an estimate
- The CEO of the applying organization has a financial interest in the construction company providing a bid

If yes, identify the vendor and describe the relationship.

If no, write "No related parties below."

No related parties

Budget Detail*

Please upload a clear, easily readable budget that breaks out costs for this proposed project. Ensure that it is clear what portion would be paid for through this grant funding and what would be paid for from other sources. **Be sure that the budget includes 10-20% for contingencies and any costs related to performance and payment bonds for construction projects.**

If you are going to request the permitted indirect cost of up to 5%, please be sure this is represented in your budget.

An example budget is available here.

If you have additional notes to add to your budget summary, you may do so in the text box below.

PDF and Excel files are allowed.

Development Costs.pdf

Other Funding Sources*

Please describe any other funding that your organization has applied for or obtained for this project. This includes but is not limited to Community Development Block Grants (CDBG), local government grants (including Tourist Development Council funding), foundation grants, and donors (you do not need to disclose donor identities, simply amount raised that is allocated to this project). This includes any matching grants or in-kind contributions you may have obtained.

If none, please explain why no additional funding sources have been pursued.

If this answer has changed since submitting your LOI, you may update it below. Please be sure all funding sources below are represented in the budget you have uploaded above.

VOAFL has submitted an application to the Home Depot Foundation for funding to support an additional 10 full kitchen cabinet replacements.

Changes in Operating Costs*

Please answer this question based on the descriptions below:

- If this project **increases** ongoing operational costs (programmatic, operating maintenance or other costs), how will you compensate for the difference?
- If this project **decreases** ongoing operating costs, how will it do so?
- If this project **does not affect** operating costs, please note so below.

If this answer has changed since submitting your LOI, you may update it below.

This project does not affect operating costs.

Fund Management Capacity*

Please describe your organization's capacity to manage these potential ARPA funds in terms of fiscal management and financial infrastructure.

This includes, but is not limited to, the use of accounting software that can track a general ledger and multiple accounts and the ability to work on a reimbursement-basis.

The inability to handle a reimbursement-based grant does not disqualify your organization from applying.

This has been copied from your LOI.

VOAF is an experienced affordable housing developer, having been awarded funding for over 232 affordable housing in the last 7 years totaling over \$50 million. 169 units of those are for the development of new construction units similar to this development with the remaining units developed through acquisition and rehabilitation. We have also been awarded over \$5.9 million in City and County funds across the State of Florida in the last 12 months, with \$3.4 million of this in ARPA funds. VOAFL has been Joint Commission accredited since 2002. Joint Commission standards focus on state-of-the-art performance improvement strategies that help health care organizations continuously improve the safety and quality of care, which can reduce the risk of error or low quality care.

Corrective and Investigative Action/Grant Recall*

In the past three (3) years, has your organization had any of the following occur:

1. Been under legal investigation by a local, state, or federal institution?
2. Been placed on a corrective action plan by a funder?
3. Had grant funding recalled by a funder?

If yes, please describe the investigation, corrective action plan and/or grant recall, and the current status of such incidents. If no, write "N/A"

NA

Organization Documentation

Organization Budget*

Please upload your most recent, board-approved organizational budget for this fiscal year. PDF and Excel documents are accepted.

Consolidated VOAF Budget FY23 without 909,910,911.pdf

Board of Directors List*

Please upload a current list of members of your organization's Board of Directors. Excel, Word, and PDF formats are acceptable.

BOD Contact List (002).docx

IRS Form 990*

Please upload a PDF copy of your most recently submitted IRS Form 990.

If Form 990 from your most recent fiscal year is delayed or you have received an extension, please explain in the text space below. You may also explain if you don't have a Form 990 due to organization type. You should still upload the most recent publicly available 990.

If you file a Form 990-EZ and do not have anything to attach, please note so below.

VOAFL is exempt from filing a 990.

Most Recent Financial Statements

Upload a PDF version of your most recent financial statements. If you have audited financial statements, please upload the most recently conducted audit. If you do not have a recent audit, please explain why.

VOA Combined Financial Statement 2022.pdf

Insurance

Evidence of Insurance Coverage*

Grantees of the ARPA Nonprofit Capital Project Fund will be required to maintain appropriate insurance related to your operations and this project. PCF will determine whether this coverage is appropriate.

Please upload evidence of insurance.

If your organization does not have evidence of insurance coverage, please provide an explanation as to why.

[COI] 22-23 Liability - Voluteers of America of Florida, Inc.pdf

Insurance Requirement*

If you are awarded a contract from the ARPA Nonprofit Capital Project Fund, you will be required to list Pinellas Community Foundation as an additional insured through your general liability insurance or other appropriate coverages for the duration of the contract. If you would like to check with your insurance carrier on how to do this, here is the information about PCF you will need:

Pinellas Community Foundation
17755 US Highway 19 N
Suite 150
Clearwater, FL 33764
727-531-0058

Please check the box below to indicate that you understand and will be able to comply with this requirement if you are awarded a contract.

PCF will not ask for a certificate naming us as additional insured until the contracting stage.

Yes, I understand and will comply with this requirement if awarded a contract.

Post-Grant Requirements

Reporting Requirements Acknowledgment*

Grantees will be required to submit a pre-award agreement within two weeks of receiving an award notice. In addition, grantees will be required to submit monthly expenditure reports until their project is completed and their contract is closed out.

Financial information justifying all expenditures will also need to be provided. This includes but is not limited to:

- Invoices
- Canceled checks
- Credit card statements, along with a record of paying the credit card.

If you have any questions, please contact Rose Cervantes, ARPA Program Officer at rcervantes@pinellascf.org.

Yes, I agree to submit this grant agreement and impact report within the specified timeframes.

Additional Information

Additional Upload

If you have something to share, you can upload it here in PDF format.

Anything else to share?

Is there anything else that you would like Pinellas Community Foundation to know or other information your organization would like to share that isn't addressed elsewhere in this application?

File Attachment Summary

Applicant File Uploads

- Project Plans.pdf
- 2022-12-02 estimate-St Pete Building-Tarpon.pdf
- Development Costs.pdf
- Consolidated VOF Budget FY23 without 909,910,911.pdf
- BOD Contact List (002).docx
- VOA Combined Financial Statement 2022.pdf
- [COI] 22-23 Liability - Voluteers of America of Florida, Inc.pdf



Upon funding, VOAFI will engage Sofarelli and Associates Architecture, Inc. to develop plan drawings. These will be completed within 90 days of award.

St. Pete Building & Restoration, Inc.

9223 92ND WAY
SEMINOLE, FL 33777 US
(813) 546-5607
jimmy@stpetebuilding.com
www.stpetebuilding.com

Estimate

ADDRESS

VOA Tarpon Mango St.
405 Central Ave. Suite 100
St.Petersburg, FL 33701

ESTIMATE # 2371

DATE 12/02/2022

DESCRIPTION	QTY	RATE	AMOUNT
36 new exterior front doors, new door and frame, primed and painted	36	1,498.00	53,928.00
New seamless gutters on the 3 main buildings	1	37,500.00	37,500.00
36 new AC units, air handlers and condensers	36	6,876.00	247,536.00
New flooring in bedrooms of 18 units, price based on \$9.51 per sq ft for LVP, includes material, labor, transition strips, demo of existing carpet, self leveling where necessary.	18	4,279.50	77,031.00
Flooring product and final price TBD when final scope is determined.			
4 new main building plumbing shutoff valves	4	2,450.00	9,800.00
New security lighting, replace existing light locations where power is existing	1	19,760.00	19,760.00
New Hot Water Heaters	30	1,270.00	38,100.00
Patch and seal minor bad areas of asphalt	1	7,500.00	7,500.00
Kitchen cabinet / countertop repair replace as necessary	1	121,000.00	121,000.00
**Does not include any appliances			
Paint exterior of 3 main	1	36,500.00	36,500.00

DESCRIPTION	QTY	RATE	AMOUNT
-------------	-----	------	--------

buildings

TOTAL **\$648,655.00**

Accepted By

Accepted Date

Tarpon Village Rehab**Development Costs****Jan-23**

CONSTRUCTION COSTS:	
Rehab Rental Units	\$648,655
Site Work	\$0
Total Construction Contract/Costs	\$648,655
Hard Cost Contingency	\$25,000
Other:	
Other:	
Other:	
Other:	
Other:	
Total Construction Costs:	\$673,655
GENERAL DEVELOPMENT COSTS:	
Accounting Fees	\$0
Appraisal	\$0
Architect's and Planning Fees	\$25,000
Architect's Fee -	
Architect's Fee - Landscape	
Architect's Fee - Site/Building Design	
Architect's Fee - Supervision	
Building Permits	
Builder's Risk Insurance	\$0
Capital Needs Assessment/Rehab	
Engineering Fees	\$0
Environmental Report	\$0
Federal Labor Standards Monitoring	
FHFC Administrative Fees	
FHFC Application Fee	\$0
FHFC Credit Underwriting Fee and Misc Fees	\$0
FHFC Compliance Fee	
FHFC Other Processing Fee(s)-Extension Fee	\$0
Impact Fee	\$0
Const Admin	\$25,000
Green Building Cert. (LEED, FGBC, NAHB)	\$0
Home Energy Rating System (HERS)	
Insurance	
Legal Fees - Organizational Costs	\$0
Local Subsidy Underwriting Fee	
Market Study	\$0
Marketing and Advertising	
Plan and Cost Review Analysis	\$0
Construction inspections (plus Davis Bacon interviews)	\$0
Permit Fees	\$0
Soil Test-Geotechnical	\$0

Survey	\$0
Survey As-Builts	\$0
Title Insurance and Recording Fees	\$0
Traffic Study	
Utility Connection Fees	\$0
Cultural Resource Report	\$0
Biological Survey	\$0
FF&E	\$0
Soft Cost Contingency	\$25,000
Other:	
Other:	
Total General Development Costs:	\$75,000
FINANCIAL COSTS:	
Construction Loan Application Fee	
Construction Loan Underwriting Fee	
Construction Loan Origination Fee	
Construction Loan Commitment Fee	\$0
Construction Loan Closing Costs	\$0
Construction Loan Interest	\$0
Construction Loan Servicing Fees	
Permanent Loan Application Fee	
Permanent Loan Underwriting Fee	
Permanent Loan Subsidy Layering Rev.	
Permanent Loan Commitment Fee	\$0
Permanent Loan Origination Fee	
Permanent Loan Closing Costs	\$0
Permanent Loan Interest	\$0
Permanent Loan Servicing Fee	
Line of Credit Underwriting Fee	
Line of Credit Origination Fee	
Line of Credit Commitment Fee	
Line of Credit Closing Costs	
Line of Credit Interest	
Line of Credit Servicing Fee	
HOME Subsidy Layering Review	
HOME Closing Costs	
HOME Interest	
HOME Servicing Fee	
Misc Loan Application Fee	
Misc Loan Underwriting Fee	
Misc Loan Subsidy Layering Review	
Misc Loan Origination Fee	
Misc Loan Closing Costs	
Misc Loan Interest	
Misc Loan Servicing Fee	
Other:	

Other:	
Other:	
Other:	
Total Financial Costs:	\$0
Dev. Costs before Acq., Dev. Fee & Reserves	\$748,655
NON-LAND ACQUISITION COSTS	
Brokerage Fees - Building	
Building Acquisition Cost	
Developer Fee on Non-Land Acq. Costs	
Other:	
Other:	
Other:	
Total Non-Land Acquisition Costs:	\$0
DEVELOPER FEE ON NON-ACQUISITION COSTS	
Developer Fee - Unapportioned	\$ -
DF to fund Operating Debt Reserve	
DF to Brokerage Fees - Land	
DF to Excess Land Costs	
DF to Excess Bldg Acquisition Costs	
DF to Consultant Fees	
DF to Guaranty Fees	
Other:	
Other:	
Other:	
Total Other Development Costs:	\$0
LAND ACQUISITION COSTS	
Brokerage Fees - Land	
Land Acquisition Cost	\$0
Settlement Charges to Buyer	\$0
Land Lease Payment	
Land Carrying Costs	
Other:	
Other:	
Other:	
Total Acquisition Costs:	\$0
TOTAL DEVELOPMENT COSTS	
TOTAL DEVELOPMENT COSTS:	\$748,655

**ANNUAL PROJECTED BUDGET
JULY 1, 2022 TO JUNE 30, 2023
CONSOLIDATED VOAF**

	VOA	811s	ARBOR	Without Donor Restrictions	With Donor Restrictions	Budget FY23
OPERATING REVENUE						
Public Support Received Directly						
Contributions-Cash	221,908			221,908		221,908
Contributions-Goods & Services	1,073,088			1,073,088		1,073,088
Contributions in kind	133,848			133,848		133,848
Contributions-Direct Mail	4,000			4,000		4,000
Contribution Home Depot	275,000			275,000		275,000
Employee Contributions	40,000			40,000		40,000
Enterprise Program Sales	2,296			2,296		2,296
Special Events	91,040			91,040		91,040
Revenue and Grants from Gov. Agencies						
Grants or contracts	15,403,080			15,403,080		15,403,080
Medicaid Income	0			0		0
Private Insurance Income	36,000			36,000		36,000
Other Revenue						
Leaseout Property Revenue	269,728			269,728		269,728
Client Rent Fees	940,349	1,186,752	178,022	2,305,124		2,305,124
Tenant Rent Fees	1,678,819			1,678,819		1,678,819
Management Services	893,432			893,432		893,432
Accounting & Computer Income	16,523			16,523		16,523
Interest Income	5,241	621	10	5,872		5,872
Developer Fees	210,000			210,000		210,000
Miscellaneous Other Income	617,512	(119,677)	(8,995)	488,840		488,840
Total Operating Revenue	21,911,864	1,067,696	169,038	23,148,598	0	23,148,598
OPERATING EXPENSES						
Salaries and Wages	6,850,639	279,990	32,153	7,162,782		7,162,782
Pension Expense	162,267	0	101	162,367		162,367
Other Employee Benefits	753,578	39,482	2,640	795,700		795,700
Payroll Taxes	626,467	18,017	2,920	647,404		647,404
Legal Fees	25,192	0	1,218	26,410		26,410
Accounting Fees	420,839	58,305	8,280	487,424		487,424
Other Professional Fees	636,738	0	2,812	639,549		639,549
Supplies & Expenses	154,518	47,750	5	202,272		202,272
Telecommunication	241,972	0	495	242,467		242,467
Postage	17,326	0	98	17,425		17,425
Occupancy Expense	2,145,240	308,282	68,448	2,521,970		2,521,970
Interest	529,343	0	1,383	530,726		530,726
Insurance	464,780	72,473	14,005	551,258		551,258
Equipment Rental & Maint.	393,328	0	0	393,328		393,328
Printing & Publications	2,936	0	0	2,936		2,936
Travel & Transportation	263,829	0	310	264,139		264,139
Conferences and Meetings	33,406	322	0	33,729		33,729
Direct Client Expenses	5,970,221	0	4,819	5,975,040		5,975,040
Other	649,628	19,321	262	669,211		669,211
Depreciation & Amortization	1,360,601	233,312	111,449	1,705,362		1,705,362
National Professional Fees	281,864	0	0	281,864		281,864
Total Operating Expenses	21,984,711	1,077,253	251,398	23,313,362	0	23,313,362
Net Income (Loss) from Operations	(72,847)	(9,557)	(82,361)	(164,764)	0	(164,764)
Temporarily Restricted-Grants	0	0	0	0	0	0
Fair Value Adjustment of Interest Rate Swap	0	0	0	0	0	0
Unrealized Gain or Loss on Investment	0	0	0	0	0	0
Gain (Loss) on Sale of Fixed Assets	0	0	0	0	0	0
Net Income (Loss)	(72,847)	(9,557)	(82,361)	(164,764)	0	(164,764)



Volunteers of America of Florida Board of Directors 2022-2023

Dr. Maurice R. Harvey +*

Volunteers of America of Florida Chair
(Term 3/19/14-6/30/23) Adjunct Faculty,
St. Leo University 3913 W Palmetto St.
Tampa, FL 33607
(Home) 813-877-9192
(Cell) 813 598 6738
mrharvey@bctolutions.net

Mr. Tommy Goodwin^ >

Volunteers of America of Florida Vice Chair
(Term 09/19/17-6/30/23)
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(Office) 727 578 2833
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of America of Florida President/CEO (7/1/20-6/30/2021)
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St. Petersburg, FL 33715
(Home) 727-369 8484
(Office) 305 342 3290
(Cell) 727 823 8286
jstringfellow@voa-fla.org

Ms. Melody Evans^—**

Volunteers of America of Florida Treasurer
(Term 09/19/17-6/30/23)
Accountant/Resident
5468 Moongate Rd.
Spring Hill, FL 34606
(Phone) 863- 808-7952
maw.melodv@gmail.com

Legend:

*=Executive Committee
^=Finance/Property Committee
+=Fundraising Committee —
=Nominating Committee >=Public
Relations/Marketing Committee

Upcoming Board Meeting Dates
Sept 13, 2022
Dec 13, 2022
March 14, 2023
June 13, 2023

Mr. Thomas Bowman+>

Volunteers of America of Florida Director
(Term 05/19/20-6/30/23) Former Deputy
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thomasgravbomn@yahoo.com

Mr. Ivan Mesa+>

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Mr. Spencer Reynolds^

Volunteers of America of Florida Director
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FL. 33556
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Mrs. Allison Whitaker —+> Volunteers of

**America of Florida Director (Term 9/17/14-6/30/23) President, Allimar Marketing & Public
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4910 Carranza Ct.
Tampa, FL 33616
(Cell) 813-833-1230
awhitaker@aplus-staffing.com

Betty Viamontes

**Volunteers of America of Florida
Director (Term 2022-2025)**
CFO Lions Eye Institute
1410 N 21 street Tampa FL 33605
(Office) 813-289-1200 EXT 816
bviamontes@lionseyeinstitute.org

Dr. Debra Thrower

Volunteers of America of Florida Director
(Term 9/14/21- 6/30/24) Assistant Professor
Faculty Undergraduate Social Work
1403 N. Howard Ave.
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dthrower@tampabay.rr.com

Dr. Khary Rigg

**Volunteers of America of Florida
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Rigg@usf.edu

Mr. Kenneth Maliszewski Volunteers of

America of Florida Director (Tenn 3/16/21-6/30/24) Business Project Manager
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Tampa, FL 33617
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kmssc@live.com

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Board Liaison
colon@voa-fla.org

Mrs. Francisca Reed-Johnson
Interim Full Board
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Mrs. Pat Norstedt
Strategic Plan, Ministry
pnorstedt@voa-fla.org

Mrs. Stephanie Vranich
Outreach and Development+>
svranich@voa-fla.org

Mrs. Mercy Pargas
Finance and Property^{01^}
mpargas@voa-fla.org

Mr. Randy Burgan
Finance and Property[^]
mrburgan@voa-fla.org

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Combined Financial Statements and
Supplementary Information

June 30, 2022

(With Independent Auditors' Report Thereon)

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Table of Contents

	Page
Independent Auditors' Report on Combined Financial Statements	1
Combined Financial Statements:	
Combined Statement of Financial Position	4
Combined Statement of Activities	5
Combined Statement of Functional Expenses	7
Combined Statement of Cash Flows	9
Notes to Combined Financial Statements	10
Supplementary Information:	
Schedules	
1 Combining Schedule – Statement of Financial Position Information	27
2 Combining Schedule – Statement of Activities Information	29
3 Schedule of Eliminations	31
4 Schedule of National Fees Calculation	32
5 Schedule of Expenditures of Federal Awards and State Financial Assistance	33
Notes to Schedule of Expenditures of Federal Awards and State Financial Assistance	35
Schedule of Findings and Questioned Costs – Federal Programs and State Projects	36
Independent Auditors' Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with Government Auditing Standards	37
Independent Auditors' Report on Compliance for Each Major Federal Program and State Project and Report on Internal Control over Compliance in Accordance with the Uniform Guidance and Chapter 10.650, Rules of the Auditor General	39



Independent Auditors' Report on Combined Financial Statements

The Board of Directors
Volunteers of America of Florida, Inc.
and affiliated corporations:

Report on Financial Statements

Opinion

We have audited the financial statements of Volunteers of America of Florida, Inc. (a not-for-profit organization) and affiliated corporations, which comprise the combined statement of financial position as of June 30, 2022, and the related combined statements of activities and changes in net assets, functional expenses and cash flows for the year then ended and the related notes to the combined financial statements.

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of Volunteers of America of Florida, Inc. and affiliated corporations as of June 30, 2022 and the changes in its net assets and its cash flows for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinion

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS) and if applicable, the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of Volunteers of America of Florida, Inc. and affiliated corporations as of June 30, 2022, and the changes in its net assets and its cash flows for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about Volunteers of America of Florida, Inc. and affiliated corporations' ability to continue as a going concern for one year after the date that the financial statements are issued or when applicable, one year after the date that the financial statements are available to be issued.

Davis Group, P.A.
Certified Public Accountants & Advisors
P.O. Box 3271, Orlando, Florida 32802
Phone: 407-434-7900 Fax: 407-434-7910

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of Volunteers of America of Florida, Inc. and affiliated corporations' internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about Volunteers of America of Florida, Inc. and affiliated corporations' ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Other Matters

Other Information

Our audit was conducted for the purpose of forming an opinion on the combined financial statements as a whole. The supplementary information included in Schedules 1 through 4 is presented for purposes of additional analysis of the combined financial statements rather than to present the financial position and results of operations of the individual organizations. The accompanying Schedule of Expenditures of Federal Awards and State Financial Assistance as required by the audit requirements of Title 2 U.S. Code of Federal Regulations (CFR) Part 200, Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards (Uniform Guidance) and Chapter 10.650 of the Rules of the Auditor General of the State of Florida, is presented for purposes of additional analysis and is not a required part of the financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the combined financial statements. The information has been subjected to the auditing procedures applied in the audit of the combined financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying

accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, Schedules 1 through 4 and the Schedule of Expenditures of Federal Awards and State Financial Assistance is fairly stated in all material respects in relation to the combined financial statements as a whole.

Report on Summarized Comparative Information

We have previously audited Volunteers of America of Florida, Inc. and affiliated corporations 2021 combined financial statements, and we expressed an unmodified opinion on those audited combined financial statements in our report dated October 29, 2021. In our opinion, the summarized comparative information presented herein as of and for the year ended June 30, 2021 is consistent, in all material respects, with the audited combined financial statements from which it has been derived.

Report on Other Legal and Regulatory Requirements

In accordance with *Government Auditing Standards*, we have also issued our report dated December 9, 2022, on our consideration of the Organization's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* and important for assessing the results of our audit.



Davis Group, P.A.
Orlando, Florida
December 9, 2022

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Combined Statement of Financial Position

June 30, 2022

(With comparative financial information as of June 30, 2021)

	2022	2021
Assets		
Current assets:		
Cash and cash equivalents	\$ 413,497	\$ 1,127,848
Accounts receivable	2,983,814	2,960,143
Investments	464,467	574,517
Due from affiliated entities	2,170,450	102
Prepaid expenses	614,105	621,722
Tax and insurance escrows	89,603	69,887
Other current assets	2,073	621
Total current assets	6,738,009	5,354,840
Property and equipment:		
Land	5,868,659	5,868,659
Buildings and improvements	56,077,296	55,927,753
Furnishings and equipment	4,228,000	4,270,552
Construction in progress	1,299,742	243,505
Less: accumulated depreciation	(22,218,906)	(20,843,764)
Net property and equipment	45,254,791	45,466,705
Other assets:		
Restricted assets	912,095	918,809
Financing costs, net	1,185,209	1,308,843
Interest rate swap	203,443	-
Other	75,717	78,803
Total other assets	2,376,464	2,306,455
Total assets	\$ 54,369,264	\$ 53,128,000
Liabilities and Net Assets		
Current liabilities:		
Lines of credit, current	\$ -	\$ 300,000
Accounts payable	1,144,324	1,009,478
Construction payable	1,750	167,465
Accrued expenses	1,002,207	1,293,352
Current installments of mortgages payable	7,213	20,533
Current installments of notes and loans payable	321,539	313,983
Current installments of bonds payable	441,586	408,486
Other current liabilities	255,984	365,959
Total current liabilities	3,174,603	3,879,256
Mortgages payable, non-current	7,318,876	7,312,729
Lines of credit, non-current	2,578,444	-
Notes and loans payable, non-current	6,436,478	6,754,735
Bonds payable, non-current	8,251,283	8,692,869
Obligation under interest rate swap	-	95,096
Other long-term liabilities	129,766	129,981
Total liabilities	27,889,450	26,864,666
Net assets:		
Net assets without donor restrictions	5,712,430	5,365,438
Net assets with donor restrictions	20,767,384	20,897,896
Total net assets	26,479,814	26,263,334
Total liabilities and net assets	\$ 54,369,264	\$ 53,128,000

See accompanying notes to combined financial statements.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Combined Statement of Activities and Changes in Net Assets

Year ended June 30, 2022

(With summarized comparative financial information for the year ended June 30, 2021)

	<u>Without Donor Restrictions</u>	<u>Limited Partnership - Without Donor Restrictions</u>	<u>Without Donor Restrictions Subtotal</u>
Revenues from operations:			
Public support received directly:			
Contributions	\$ 362,198	\$ 200	\$ 362,398
Restricted contributions	49,970	63,476	113,446
Contributed services, property and materials, in-kind	1,091,577	765	1,092,342
Special events, net of direct benefit costs	138,280	-	138,280
Total public support	<u>1,642,025</u>	<u>64,441</u>	<u>1,706,466</u>
Revenue and grants from governmental agencies	<u>15,618,111</u>	<u>487,676</u>	<u>16,105,787</u>
Other revenue:			
Program service fees	4,144,528	137,219	4,281,747
Rental income	259,894	-	259,894
Other operating revenue	1,248,799	269	1,249,068
Total other revenue	<u>5,653,221</u>	<u>137,488</u>	<u>5,790,709</u>
Assets released from restriction	<u>205,962</u>	<u>-</u>	<u>205,962</u>
Total revenues from operations	<u>23,119,319</u>	<u>689,605</u>	<u>23,808,924</u>
Expenses:			
Operating expenses:			
Promoting self-sufficiency	17,782,060	-	17,782,060
Fostering independence	4,409,215	200,439	4,609,654
Total program services	<u>22,191,275</u>	<u>200,439</u>	<u>22,391,714</u>
Management and general	1,090,450	-	1,090,450
Fundraising activities	210,705	-	210,705
Total supporting services	<u>1,301,155</u>	<u>-</u>	<u>1,301,155</u>
Total operating expenses	<u>23,492,430</u>	<u>200,439</u>	<u>23,692,869</u>
Excess (deficit) from operations	(373,111)	489,166	116,055
Other revenues and (expenses):			
Gain (loss) on sale of property and equipment	42,540	-	42,540
Unrealized gain (loss) on investments	(110,143)	-	(110,143)
Fair value (loss) gain adjustment on interest rate swap	298,540	-	298,540
Total other revenues and (expenses)	<u>230,937</u>	<u>-</u>	<u>230,937</u>
Change in net assets	<u>(142,174)</u>	<u>489,166</u>	<u>346,992</u>
Net assets, beginning of year	<u>6,270,599</u>	<u>(905,161)</u>	<u>5,365,438</u>
Net assets, end of year	<u>\$ 6,128,425</u>	<u>\$ (415,995)</u>	<u>\$ 5,712,430</u>

See accompanying notes to combined financial statements.

With Donor Restrictions	Totals	
	2022	2021
\$ -	\$ 362,398	\$ 265,142
-	113,446	111,000
-	1,092,342	1,377,073
-	138,280	18,740
-	1,706,466	1,771,955
75,450	16,181,237	16,583,638
-	4,281,747	3,923,428
-	259,894	245,324
-	1,249,068	1,697,807
-	5,790,709	5,866,559
(205,962)	-	-
(130,512)	23,678,412	24,222,152
-	17,782,060	17,159,228
-	4,609,654	4,738,844
-	22,391,714	21,898,072
-	1,090,450	1,395,986
-	210,705	198,980
-	1,301,155	1,594,966
-	23,692,869	23,493,038
(130,512)	(14,457)	729,114
-	42,540	-
-	(110,143)	113,621
-	298,540	523,121
-	230,937	636,742
(130,512)	216,480	1,365,856
20,897,896	26,263,334	24,897,478
\$ 20,767,384	\$ 26,479,814	\$ 26,263,334

See accompanying notes to combined financial statements.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Combined Statement of Functional Expenses

Year ended June 30, 2022

(With summarized comparative financial information for the year ended June 30, 2021)

	Program Services			Subtotal
	Promoting Self-sufficiency	Fostering Independence	Limited Partnership Fostering Independence	
Salaries	\$ 5,187,995	\$ 1,423,293	\$ 32,126	\$ 6,643,414
Employee benefits	1,130,454	316,493	5,368	1,452,315
Professional fees	921,549	400,200	10,468	1,332,217
Occupancy	1,636,282	340,847	43,439	2,020,568
Specific assistance to individuals	5,796,258	718,599	4,040	6,518,897
Program supplies and expenses	112,594	15,082	426	128,102
Office supplies and expenses	872,745	672,380	14,811	1,559,936
Travel, conferences and meetings	218,531	73,993	546	293,070
Depreciation and amortization	1,200,568	297,501	87,517	1,585,586
Interest	399,890	14,924	1,441	416,255
Other	305,194	135,903	257	441,354
Total functional expenses	\$ 17,782,060	\$ 4,409,215	\$ 200,439	\$ 22,391,714

See accompanying notes to combined financial statements.

Supporting Services				
Management and General	Fund- raising	Subtotal	Total 2022	Total 2021
\$ 306,563	\$ 41,425	\$ 347,988	\$ 6,991,402	\$ 6,895,442
140,998	5,814	146,812	1,599,127	1,561,595
161,963	34,783	196,746	1,528,963	1,633,125
118,719	102	118,821	2,139,389	2,326,098
-	-	-	6,518,897	6,539,547
22,131	1,386	23,517	151,619	234,268
55,060	32,268	87,328	1,647,264	1,477,463
55,739	8,406	64,145	357,215	238,508
65,830	-	65,830	1,651,416	1,576,766
116,617	-	116,617	532,872	453,507
46,830	86,521	133,351	574,705	556,719
\$ 1,090,450	\$ 210,705	\$ 1,301,155	\$ 23,692,869	\$ 23,493,038

See accompanying notes to combined financial statements.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Combined Statement of Cash Flows

Year ended June 30, 2022

(With comparative financial information as of June 30, 2021)

	<u>2022</u>	<u>2021</u>
Cash flows from operating activities:		
Change in net assets	\$ 216,480	\$ 1,365,856
Adjustments to reconcile change in net assets to net cash provided by operating activities:		
Depreciation and amortization	1,651,416	1,605,413
(Gain) loss on disposal of property and equipment	(42,540)	143,869
Unrealized loss (gain) on investments	110,143	(113,621)
Fair value adjustment of interest rate swap	(298,540)	(523,121)
Increase (decrease) in cash due to:		
Accounts receivable	(23,671)	(284,960)
Prepaid expenses	7,617	(492,580)
Tax and insurance escrows	(19,716)	57,173
Other current assets	(1,452)	9,250
Other assets	3,086	23,209
Accounts payable	134,846	179,927
Construction payable	(165,715)	(820,013)
Refundable advances	-	(796,355)
Accrued expenses	(291,145)	120,881
Other current liabilities	(109,975)	214,355
Other long-term liabilities	(215)	26,864
Net cash provided by operating activities	<u>1,170,619</u>	<u>716,147</u>
Cash flows from investing activities:		
Purchases of investments	(92)	(38,514)
Withdrawals from (deposits to) restricted accounts	6,714	(299,688)
Net (advances to) repayments from affiliated entities	(2,170,348)	122,606
Purchases of property and equipment	(1,273,328)	(2,849,993)
Net cash used in investing activities	<u>(3,437,054)</u>	<u>(3,065,589)</u>
Cash flows from financing activities:		
Financing costs paid	-	(20,212)
Net advances on lines of credit	2,278,444	300,000
Borrowings on long-term debt	408,486	3,340,793
Repayments of long-term debt	(1,134,846)	(1,903,891)
Net cash provided by financing activities	<u>1,552,084</u>	<u>1,716,690</u>
Net decrease in cash and cash equivalents	(714,351)	(632,752)
Cash and cash equivalents, beginning of year	<u>1,127,848</u>	<u>1,760,600</u>
Cash and cash equivalents, end of year	<u>\$ 413,497</u>	<u>\$ 1,127,848</u>
Supplemental disclosure of cash flow information-		
Cash paid for interest	<u>\$ 656,506</u>	<u>\$ 828,830</u>

See accompanying notes to combined financial statements.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(1) Organization and Purpose

Volunteers of America of Florida, Inc. (VOAFL) is a not-for-profit spiritually based human services organization, incorporated in the State of Florida, that provides social services within the State under a charter from Volunteers of America, Inc. (VOA, Inc.), a national not-for-profit spiritually based organization providing local human service programs, and opportunities for individual and community involvement.

The combined financial statements for Volunteers of America of Florida, Inc. and affiliated corporations (the Organization) include the following organizations, which except for Arbor Place Apartments Limited Partnership and Innovare, LP are each exempt from federal income taxes:

- Volunteers of America of Florida, Inc. (VOAFL),
- Volunteers of America of Miami, Inc. (VOA Miami),
- Volunteers of America Community Housing and Development Corporation of Broward, Inc. (VOACHD-Broward),
- Volunteers of America Community Housing and Development Corporation of Jacksonville, Inc. (VOACHD-Jacksonville),
- Volunteers of America Community Housing and Development Corporation of Tampa Bay, Inc. (VOACHD-Tampa Bay),
- Volunteers of America Pensacola Veterans, Inc. (VOA-Pensacola),
- Manatee County VOA Living Center, Inc. (811 Manatee),
- Hillsborough County VOA Living Center, Inc. (811 Hillsborough),
- Hillsborough County VOA Living Center II, Inc. (811 Hillsborough II),
- Hillsborough County VOA Living Center III, Inc. (811 Hillsborough III),
- Bradenton VOA Living Center, Inc. (811 Bradenton),
- Holiday Heights VOA Living Center, Inc. (811 Holiday Heights),
- Highland County VOA Living Center, Inc. (811 Highlands),
- Lake City VOA Living Center, Inc. (811 Lake City),
- Pensacola VOA Living Center, Inc. (811 Pensacola), and
- Arbor Place Apartments Limited Partnership (Arbor Place)

All of the above organizations serve a purpose that is similar in nature to that of Volunteers of America of Florida, Inc., as described above. Additionally, all of the above organizations are either subsidiary corporations, or under control of VOAFL and are combined to present a logical group of entities under common management.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(1) Organization and Purpose, Continued

Promoting Self-sufficiency

VOAFL promotes self-sufficiency for individuals and families who have experienced homelessness or other personal crises – including chemical dependency, involvement with the corrections system and unemployment. The focus is on solution-oriented approaches, using a continuum of services from prevention to intervention to long-term support.

- Employment and Training Services – Supported Employment
- Homeless Services:
 - Drop-In Center – Multi Service Center – Miami and Cocoa
 - Outreach – Mobile Service Center
 - Supportive Housing
 - Transitional Housing

Fostering Independence

VOAFL fosters the health and independence of the elderly with disabilities, mental illness, substance abuse and HIV/AIDS through quality affordable housing, health care services, and a wide range of community services.

- Disabilities Services – Supported Living
- Elderly Services – Service Coordination in Affordable Housing
- Housing – Disabled Housing and Elderly Housing – Disabled Housing
- Mental Health – Drop-In Center

(2) Summary of Significant Accounting Policies

(a) Basis of Accounting

The accounting policies of the Organization conform to accounting principles generally accepted in the United States of America as applicable to voluntary health and welfare organizations.

(b) Finance Statement Presentation

The Organization has adopted the provisions of FASB ASC 958-605, Contributions Received (“ASC 958-605”), and FASB ASC 958-205, Not-for-Profit Entities: Presentation of Financial Statements (“ASC 958-205”). ASC 958-605 requires that contributions received, including unconditional promises to give, be recognized as increases in net assets in the period received at their fair value. ASC 958-205 establishes the standards for external financial reporting for not-for-profit organizations, which includes a statement of financial position, a statement of activities, a statement of functional expenses and a statement of cash flows. It also requires the classification of resources into two classes of net assets based on the absence or existence of donor-imposed restrictions.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(2) Summary of Significant Accounting Policies, Continued

(b) Finance Statement Presentation, Continued

Net assets and revenue, expenses, gains and losses are classified based on the existence or absence of donor-imposed restrictions. Accordingly, net assets of the Organization and changes therein are classified and reported as follows:

Net assets without donor restrictions – Net assets that are not subject to donor-imposed stipulations. Net assets without donor restrictions may be designed for specific purposes by action of the board of directors.

Net assets with donor restrictions – Net assets whose use by the Organization is subject to temporary or permanent donor-imposed restrictions. Temporary restrictions can be fulfilled by actions of the Organization pursuant to those restrictions or that expire by the passage of time. When a temporary restriction expires, net assets with donor restrictions are reclassified to net assets without donor restrictions and reported in the statement of activities as net assets released from restriction. Permanent restrictions require that net assets subject to donor-imposed restrictions be maintained permanently by the Organization.

Support and revenue, as well as income and realized and unrealized net gains and losses on any invested assets, are reported as increases or decreases in net assets without donor restrictions unless use of the related assets is limited by donor-imposed restrictions. Expenses are reported as decreases in net assets without donor restrictions. Expirations of temporary restrictions on net assets (i.e., the donor-restricted purpose has been fulfilled and/or the restricted time period has elapsed) are reported as reclassifications between the applicable classes of net assets. Contributions received with donor-imposed restrictions, which are met in the same year as received, are reported as support and revenue without restrictions.

As of June 30, 2022, net assets with donor restrictions of \$20,767,384 (see Notes 15 and 16) were recorded.

(c) Property and Equipment

Land, buildings and equipment purchased by the Organization are recorded at cost. The Organization follows the practice of capitalizing all expenditures for property and equipment in excess of \$5,000; the fair value of donated assets is similarly capitalized. Depreciation is computed on the straight-line method based upon the following estimated useful lives of the assets:

Furnishings and equipment	3 - 7 years
Buildings and improvements	25 - 40 years

Depreciation expense totaled \$1,641,036 for the year ended June 30, 2022, of which \$135,553 has been allocated directly to the programs as a component of accounting, technology and human resource costs.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(2) Summary of Significant Accounting Policies, Continued

(d) Cash and Cash Equivalents

Cash equivalents include all highly liquid investments with an original maturity of three months or less when purchased, unless held for reinvestment as part of the investment portfolio, pledged to secure loan agreements or otherwise restricted or designated. The carrying amount approximates fair value because of the short-term maturity of those instruments.

(e) Accounts Receivable

The Organization's receivables are charged to bad debt expense when they are determined to be uncollectible based upon periodic review of the accounts by management. Accounting principles generally accepted in the United States of America require the allowance method to be used to recognize bad debts; however, the effect of using the direct write-off method is not materially different from the results that would have been obtained under the allowance method.

(f) Financing Costs, Net

Costs totaling \$2,318,739 incurred in connection with obtaining financing have been capitalized and are being amortized on a straight-line method which approximates the effective interest method over the life of the related financing arrangement. Accumulated amortization totaled \$1,133,530 at June 30, 2022.

(g) Contributions

Contributions are generally recorded only upon receipt, unless evidence of an unconditional promise to give has been received. Unconditional promises to give that are expected to be collected in future years are recorded at the present value of the amounts expected to be collected. Conditional promises to give are not included as support until such a time as the conditions are substantially met. All contributions are considered available for unrestricted use unless specifically restricted by the donor.

(h) Special Assistance to Individuals

The Organization classifies special assistance costs as rents paid for subsidized housing and purchases of various necessities for the clients. These special assistance funds are sent to the Organization by the granting organization for distribution to the various housing facilities used by the Organization. The subsidized housing funds are considered to be pass-through revenues and are deducted from the total revenues when the Organization computes the administrative fees due to VOA, Inc.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(2) Summary of Significant Accounting Policies, Continued

(i) Contributed Services, Property and Materials, In-Kind

The Organization recognizes contribution revenue for certain services received at the fair value of those services provided those services create or enhance non-financial assets or require specialized skills, which are provided by individuals possessing those skills and would typically need to be purchased if not provided by donation. Contributed services during the year ended June 30, 2022 were \$129,937.

The Organization receives various contributed materials and supplies that are used for their programs. Donated materials and supplies are recorded at their estimated fair value and totaled \$962,405 for the year ended June 30, 2022.

(j) Operations

The Organization defines operations as all program and supporting service activities undertaken (see Note 1). Revenues that result from these activities, and their related expenses, are reported as revenues from operations.

(k) Allocation of Functional Expenses

The financial statements report certain categories of expenses that are attributable to program services and supporting functions. Those expenses include administrative salaries and benefits, depreciation, insurance, utilities and repairs and maintenance expenses. Salaries and benefits are allocated based on an estimate of the relative benefit provided and considerations of time spent on the related activities. Depreciation, insurance and other building related costs were allocated by management based upon an estimate of square footage and the related activities.

(l) Federal Income Taxes

Under provision of Section 501(c)(3) of the Internal Revenue Code and the applicable income tax regulations of the State of Florida, the Organization is exempt from income taxes, except for net income from unrelated business income, as a subordinate unit of VOA, Inc. VOA, Inc. is exempt from Federal income taxes under Section 501(a) of the Internal Revenue Code as a religious organization described in Section 501(c)(3). There were no unrelated business activities in 2022. Accordingly, no tax expense was incurred during the year ended June 30, 2022.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(2) Summary of Significant Accounting Policies, Continued

(m) Summary Financial Information for 2021

The financial statements include certain prior-year summarized comparative information in total but not by net asset class. Such information does not include sufficient detail to constitute a presentation in conformity with accounting principles generally accepted in the United States of America. Accordingly, such information should be read in conjunction with the Organization's financial statements as of and for the year ended June 30, 2021, from which the summarized information was derived.

(n) Use of Estimates

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect the amounts reported in the combined financial statements and accompanying notes. Actual results could differ from those estimates.

(o) Subsequent Events

The Organization has performed an evaluation of subsequent events through December 9, 2022, which is the date the financial statements were available to be issued.

(3) Restricted Assets

Pursuant to the agreement with the U.S. Department of Housing and Urban Development (HUD), certain sums of monies, subject to revision, are required to be placed on restricted deposit to establish a replacement reserve. Their withdrawal and use for purposes such as project maintenance or betterments is subject to HUD approval. For the year ended June 30, 2022 the amount of deposits required on a monthly basis totaled \$219,076. The replacement reserve deposit balance as of June 30, 2022 totaled \$817,467 and was held in separate bank accounts. During the year ended June 30, 2022, there were \$267,831 of expenditures from the replacement reserve accounts.

Other restricted deposits include tenant security, client leasing and minimum capital deposits. The tenant security deposits are to be held as security and are to be released upon vacancy of the apartment unit if there are no outstanding funds owed by the tenant. The client leasing deposits are used by the tenants to assist them in obtaining housing. The minimum capital deposits are a requirement of the grant received to construct the Lake City VOA Living Center. As of June 30, 2022, the balance outstanding in these accounts totaled \$94,628 and is held in separate bank accounts.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(4) Fair Value of Assets

Fair value is defined as the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. The fair value hierarchy requires an entity to maximize the use of observable inputs and minimize the use of unobservable inputs when measuring fair value. There are three levels of inputs that may be used to measure fair value:

Level 1 – Quoted prices in active markets for identical assets.

Level 2 – Observable inputs other than Level 1 prices such as quoted prices for similar assets; quoted prices in active markets that are not active; or other inputs that are observable or can be corroborated by observable market data for substantially the full term of the assets.

Level 3 – Unobservable inputs that are supported by little or no market activity and that are significant to the fair value of the assets.

The following is a description of the valuation methodologies used for investments measured at fair value on a recurring basis and recognized in the accompanying statements of financial position, as well as the general classification of such instruments pursuant to the valuation hierarchy.

Where quoted market prices are available in an active market, investments are classified within Level 1 of the valuation hierarchy. If quoted market prices are not available, then fair values are estimated by using pricing models, quoted prices of investments with similar characteristics, or discounted cash flows and are classified within Level 2 of the valuation hierarchy. In certain cases where Level 1 or Level 2 inputs are not available, investments are classified as Level 3 of the hierarchy. There were no Level 2 or 3 investments as of June 30, 2022.

The following table presents the fair value measurements of assets recognized in the accompanying statements of financial position measured at fair value on a recurring basis and the level within the fair value hierarchy in which the fair value measurements fall at June 30:

Investments (Level 1):		
Equities and options	\$	385,549
Mutual funds and exchange traded funds		<u>78,918</u>
	\$	<u><u>464,467</u></u>

Interest and dividends from investments totaled \$5,552 for the year ended June 30, 2022.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(5) Lines of Credit

In November 2019, the Organization entered into a line of credit agreement with a bank providing available funds of \$1,000,000. The line of credit matures in November 2024. The line of credit is secured by Ritz Reserve Phase II property and bears interest at 5.75% per annum. This line of credit may be prepaid, in whole or in part, at any time without penalty. There was an outstanding balance of \$948,444 as of June 30, 2022.

In May 2021, the Organization changed the terms of an existing line of credit with a bank providing available funds of \$600,000 at an interest rate of LIBOR plus 3% (4% as of June 30, 2022). The line of credit matured in May 2022. In October 2022, the Organization refinanced the line of credit with the bank increasing the available funds to \$1,200,000. The line of credit is secured by all assets of the Organization, bears interest of SOFR plus 3.5%, and matures in September 2023. This line of credit may be prepaid, in whole or in part, at any time without penalty. There was an outstanding balance of \$580,000 as of June 30, 2022.

In July 2021, the Organization renewed and extended a line of credit agreement with a bank providing available funds of \$1,500,000. The line of credit matures in July 2023. The line of credit is secured by general intangibles of the Organization and bears interest of Prime plus .25% (4.63% as of June 30, 2022). This line of credit may be prepaid, in whole or in part, at any time without penalty. There was an outstanding balance of \$1,050,000 as of June 30, 2022.

(6) Refundable Advance

On April 14, 2020, the Organization received loan proceeds of \$2,017,324, as a refundable advance, under the Paycheck Protection Plan (PPP). The PPP, established as part of the Coronavirus Aid, Relief and Economic Security Act (CARES Act), provides for loans to qualifying businesses for amounts up to 2.5 times their average monthly payroll expenses. The loans and accrued interest are forgivable after eight or twenty-four weeks (covered period), as long as the borrower uses the loan proceeds for eligible purposes, including payroll, benefits, rent and utilities, and maintains its payroll and employees at certain levels. The amount of loan forgiveness will be reduced if the borrower does not meet the specified guidelines established in the CARES Act. Any portion of the PPP loan that does not meet the forgiveness guidelines is payable over a two year period at an interest rate of 1%, with deferred payments for the first six months.

The Organization used the proceeds for purposes consistent with the CARES Act during the covered period and has accounted for the funds in accordance with ASC 958-605. As of June 30, 2020, the Organization reduced the refundable advance by \$1,220,969, which represents qualified expenses incurred during the period April 14, 2020 through June 30, 2020. The portion not used is included as a refundable advance of \$796,355 at June 30, 2020. During the year ended June 30, 2021, the Organization was able to use the remainder of the proceeds included in the refundable advance for qualified expenses. During the year ended June 30, 2021, \$796,355 has been recognized as grants in the statement of activities and changes in net assets. The Organization received formal notification that the refundable advance was forgiven on October 21, 2021.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(7) Notes and Loans Payable

Notes and loans payable consist of the following at June 30, 2022:

Note payable to bank. The note bears interest at LIBOR plus 2.63% per annum with equal monthly principal and interest payments totaling \$4,250, and a balloon payment of all unpaid principal at maturity, November 2029.	\$ 1,250,000
Note payable to bank. The note bears interest at 3.80% per annum with equal monthly principal and interest payments of approximately \$8,634 and a balloon payment of all unpaid principal at maturity, September 2023.	810,431
Construction note payable, with a total available amount of \$2,500,000. The note bears interest at 1.50% per annum. Monthly principal and interest payments totaling \$6,389 are due through maturity, June 2054.	1,947,428
Note payable to bank. The note bears interest at a fixed rate of 3.8% per annum with monthly principal payments of \$11,718 plus all accrued monthly interest, and a balloon payment of all unpaid principal at maturity, September 2023.	1,546,470
Note payable to bank. The note bears interest at LIBOR plus 2.15% per annum, fixed to 4.63% using a swap agreement (See Note 8) with equal monthly principal and interest payments totaling \$5,742, and a balloon payment of all unpaid principal at maturity, December 2027.	757,543
Note payable to City of Jacksonville. The note bears no interest with equal monthly principal payments totaling \$1,146 through maturity, June 2040.	250,934

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(7) Notes and Loans Payable, Continued

Note payable to bank. The note bears interest at LIBOR plus 2.15% per annum, fixed to 4.63% using a swap agreement (See Note 8) with equal monthly principal and interest payments totaling \$1,480, and a balloon payment of all unpaid principal at maturity, December 2027.	195,211
	\$ 6,758,017
Less current portion	321,539
	\$ 6,436,478

Following are maturities of long-term debt for each of the next five years and thereafter:

Year ending June 30,	
2023	\$ 321,539
2024	2,373,125
2025	177,781
2026	183,780
2027	191,650
Thereafter	3,510,142
	\$ 6,758,017

(8) Mortgages Payable

Mortgages payable consist of the following at June 30, 2022:

Mortgage payable, Florida Housing Finance Corporation. The note bears no interest and requires no principal payments over 16.50 years so long as certain requirements are complied with during their terms through maturity, February 2036.	\$ 3,649,544
Mortgage payable, Florida Housing Finance Corporation. The note bears no interest and requires no principal payments over 30 years so long as certain requirements are complied with during their terms through maturity, November 2024.	1,200,000

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(8) Mortgages Payable, Continued

Mortgage payable, Florida Housing Finance Corporation. The note bears no interest and requires no principal payments over 30 years so long as certain requirements are complied with during their terms through maturity, December 2030.	637,500
Mortgage payable, Housing Finance Authority of Hillsborough County. The note bears no interest and requires no principal payments over 20 years so long as certain requirements are complied with during their terms through maturity, May 2035.	1,000,000
Mortgage payable, Florida Housing Finance Corporation. The note bears no interest and requires no principal payments through maturity, June 2044, as long as certain requirements are complied with during the term of the mortgage.	674,556
State Apartment Incentive Loan payable to the Florida Housing Finance Corporation (SAIL Loan) for Arbor. See below for details.	140,957
Various mortgages payable, Florida Housing Finance Corporation. The notes bear no interest and require equal principal payments over 30 years so long as certain requirements are complied with during their terms through maturity, ranging from November 2024 through July 2039.	<u>23,532</u>
	\$ 7,326,089
Less current portion	<u>7,213</u>
	<u>\$ 7,318,876</u>

Mortgages entered into through the Florida Housing Finance Agency and the Housing Finance Authority of Hillsborough County have received capital advances for the purchase and rehabilitation of facilities used as apartment projects. The capital advances were provided through mortgage agreements for the funding sources. The mortgage agreements stated that they will bear no interest and payments are not required until maturity as long as the apartment projects remain available for low-income persons with disabilities.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(8) Mortgages Payable, Continued

In May 2014, Arbor entered into an agreement with the Florida Housing Finance Corporation to modify the terms of its existing loan agreement. Under the amended agreement the Partnership paid all deferred interest on the loan in the amount of \$95,069 and the interest rate on the loan was modified to reduce from 9% per annum to a fixed rate of 1% per annum. The amended Florida Housing Finance Corporation note has monthly installments of principal and interest of \$595 until maturity, June 1, 2044. The note payable balance was \$140,957 as of June 30, 2022.

(9) Bonds Payable

On November 2, 2015, the Organization entered into two credit facilities totaling \$10,838,000. Each facility will mature twenty years from the closing date. The lender will impute an “optional tender date” seven years from the closing date, unless the lender notifies the borrower in writing of its intention not to tender the credit facilities for payment in full at least 120 days prior to the optional tender date. Each facility will be subject to monthly payments of principal and interest, based on an amortization of 20 years. The advance basis of the credit facilities shall be the lesser of \$10,838,000 or an amount such that the aggregate principal amount of the combined loan facilities does not exceed 85% of the appraised fair market value of real properties located throughout the state of Florida.

Each facility will be cross-collateralized by a first real estate mortgage and an assignment of leases and rents on real property owned by the Organization located throughout the state of Florida, and will be cross defaulted with other indebtedness of the Organization in favor of the lender. Each facility will also be subject to a pledge of the Organization’s general revenues.

The two credit facilities are described as follows:

- (a) Tax exempt bank qualified term loan facility in the amount of \$7,268,000. The loan is subject to a floating rate of interest equal to 153 basis points plus 65% of 30 day LIBOR, adjusted monthly.
- (b) Taxable convertible term loan facility in the amount of \$3,570,000. The loan is subject to a floating rate of interest equal to 263 basis points plus 30 day LIBOR, adjusted monthly. This rate is subject to conversion to a tax-exempt rate upon the receipt of a Bond Counsel Opinion.

On December 1, 2015 the taxable convertible term loan facility was converted to tax exempt bonds. The Organization received \$3,570,000 through the issuance of the Pinellas County Industrial Development Revenue Bonds (Volunteers of America Project), Series 2015.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(9) Bonds Payable, Continued

Following are maturities of bonds payable for each of the next five years and thereafter:

Year ending June 30,			
2023		\$	441,586
2024			476,274
2025			512,650
2026			550,860
2027			591,040
Thereafter			6,120,459
		\$	8,692,869

(10) Interest Rate Swap Agreements

Swap Agreement on Bonds Payable

During the year ended June 30, 2016, the Organization entered into three interest rate swap agreements. The interest rate swaps effectively converted the interest rates as follows:

- (a) Tax exempt bank qualified term loan facility to a fixed rate of 3.213% on the notional amount. The agreement expires on January 11, 2025.
- (b) Taxable convertible term loan facility to a fixed rate of 3.18% on the notional amount. The agreement expires on December 20, 2025.

The notional amount of the derivative financial instrument does not represent the actual amount exchanged by the parties, but instead represents the amount on which the contract is based (\$9,942,869 at June 30, 2022). The floating interest rate payments under these swap agreements are based on the Bond Market Association Index, adjusted weekly. The interest rate swaps incurred a market value gain of \$376,127 for the year ended June 30, 2022, which is included on the statement of activities as a special item. A total market value gain of \$157,546 as of June 30, 2022 has been incurred related to these agreements, which is included as a long-term liability on the statement of financial position. The liability is classified as long-term since management does not intend to settle it during the year ending June 30, 2022. Future changes in market value of the swaps will be an adjustment to interest expense. The floating interest rate payments under the swap agreements are modified monthly, on the 1st day of each month, commencing from the effective date to the termination date inclusive, subject to adjustment in accordance with the modified following business day convention. The interest rate swap agreements have a cancel option. They can be cancelled after the first calculation date on a monthly basis. The Organization must notify the lender two days before payment date to cancel the swap. On November 2, 2022, the Organization entered into three new interest rate swap agreements on its bonds payable modifying the terms of these three swap agreements (see Note 18).

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(10) Interest Rate Swap Agreements, Continued

Swap Agreement on Notes Payable

During the year ended June 30, 2017, the Organization entered into an interest rate swap agreement and converted the interest rate on a note payable to a fixed rate of 3.8% on the notional amount (\$1,539,802 at June 30, 2022). The agreement expires September 15, 2023.

During the year ended June 30, 2018, the Organization entered into two additional interest rate swap agreements and converted the interest rate on two notes payable to a fixed rate of 4.63% on the notional amount of (\$952,763 at June 30, 2022). These agreements expire on December 7, 2027.

The floating interest rate payments under the swap agreements are based on LIBOR, adjusted monthly. The interest rate swaps incurred a market value loss of \$77,588 for the year ended June 30, 2022 which is included on the statement of activities as a special item. A total market value gain of \$45,897 as of June 30, 2022 has been incurred related to these agreements, which is included as a long-term liability on the statement of financial position. The liability is classified as long-term since management does not intend to settle it during the year ending June 30, 2022. Future changes in market value of the swaps will be an adjustment to interest expense. The floating interest rate payments under the swap agreements are modified monthly, on the 1st day of each month, commencing from the effective date to the termination date inclusive, subject to adjustment in accordance with the modified following business day convention.

(11) Leases

The Organization is obligated under noncancelable operating leases for equipment, vehicles and office space. Rental expense for operating leases totaled \$313,302 for the year ended June 30, 2022 and is included as a component of occupancy and equipment rental and maintenance expenses on the accompanying statement of functional expenses. Following are minimum lease payments for each of the next five years and thereafter:

Year ending June 30,		
2023	\$	313,302
2024		317,264
2025		132,758
2026		106,677
2027		102,870

(12) Pension Plan

The Organization participates in a non-contributory defined benefit pension and retirement plan. The plan is administered through a commercial insurance company and covers all ministers commissioned through December 31, 1999. In July 2014 the Organization established a pension plan for the senior executives. Pension plan expense totaled \$197,326 for the year ended June 30, 2022. Because the plans are multi-

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(12) Pension Plan, Continued

employer plans, the accumulated benefits and net assets available for benefits as they relate solely to the Organization are not readily available.

The Organization began a profit-sharing plan during the year ended June 30, 2000. Contributions to the plan are done on a discretionary basis. There were no contributions made to the plan for the year ended June 30, 2022.

The Organization maintains a defined contribution pension plan covering substantially all Florida employees who work a minimum of 1,000 hours annually. The Organization contributes to the plan on a discretionary basis. The Organization made contributions to the plan totaling \$69,058 for the year ended June 30, 2022.

(13) Related Party Transactions

The Organization is affiliated with Innovare, LP (Innovare) through VOA, Inc. During the year ended June 30, 2022, the Organization has advanced Innovare \$2,170,450 to fund costs related to the construction of a 51 unit low-income housing tax credit project that is expected to begin operation by the end of 2023. This amount is included in due from affiliated entities in the combined state of financial position.

The Organization is affiliated with VOA, Inc., which provides supporting services and a pension plan to the Organization for a fee. Affiliate fees for the year ended June 30, 2022 totaled \$297,389 for administrative fees and \$29,739 for pension expense. Amounts due to VOA, Inc. at June 30, 2022 totaled \$12,798, which includes payments for administrative services, pension fees and other miscellaneous charges incurred. The Due to VOA, Inc. is included as a component of accounts payable on the statement of financial position. In addition to amounts due to VOA, Inc., VOAFI has certain related party debt agreements.

For the year ended June 30, 2022, the Organization received direct mail national program revenue totaling \$30,764 from VOA, Inc., which is included as a component of contributions revenue on the combined statement of activities. For the year ended June 30, 2022, the Organization also received vehicle donation national program revenue totaling \$2,738 from VOA, Inc.

Each of the combined corporations has limited transactions with one or more of the affiliate corporations and shares certain resources. VOAFI provides certain management services for the other organizations which are generally billed to each entity based on allowable management costs as dictated in applicable grants and third-party contracts. All significant intercompany balances and transactions have been eliminated.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(14) Grant Contingencies

The Organization receives significant financial assistance from federal and state agencies in the form of grants. Expenditures of funds under those programs require compliance with the grant agreements and are subject to audit. Any disallowed expenditures resulting from such audits become a liability of the Organization. In the opinion of management such adjustments, if any, are not expected to materially affect the financial condition of the Organization.

(15) Capital Advance Contingencies

Under the regulatory agreement entered into with HUD, 811 Manatee, 811 Bradenton, 811 Hillsborough, 811 Hillsborough II, 811 Hillsborough III, 811 Holiday Heights, 811 Highlands, 811 Pensacola and 811 Lake City (811 Properties) have received capital advances for the purchase of facilities to be used as apartment units for low-income, disabled persons as defined by Section 811 of the National Affordable Housing Act. The capital advances were provided through a mortgage agreement and no interest or principal payments are required as long as the apartment units remain available for low-income persons with disabilities, in accordance with Section 811 of the National Affordable Housing Act of 1990, the regulatory agreement and regulations. A total of \$10,109,449 in capital advances have been made to the 811 Properties, such amount is included as component of temporarily restricted net assets on the accompanying combined statement of financial position.

Provided that an 811 Property has remained available for occupancy by eligible families until the maturity date of its corresponding note, and the note has not otherwise become due and payable by reason of default under the note, mortgage or regulatory agreement, on that date the note will be deemed to be paid and discharged. If default occurs by the 811 Property under the terms of the mortgage agreement, the regulatory agreement, or regulations, at the option of the Secretary of HUD the entire principal sum of the note will at once become due and payable without notice. Interest, at various rates up to 7.75% per annum, would be payable on demand with respect to the payment of principal upon default. The mortgage agreements are collateralized by all land, buildings and equipment of the 811 Properties.

(16) Net Assets With Donor Restrictions

Net assets with donor restrictions consist of:

HUD 811 Grant Advances (See Note 15)	\$ 10,109,449
Transitional and Permanent Housing Grants	10,582,485
Arbor Place Grant Advance	<u>75,450</u>
	<u>\$ 20,767,384</u>

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Combined Financial Statements

June 30, 2022

(17) Liquidity

Financial assets available for general expenditure within one year are as follows as of June 30, 2022:

Cash and cash equivalents	\$ 413,497
Accounts receivable	2,983,814
Other current assets	<u>2,073</u>
	<u>\$ 3,399,384</u>

None of the financial assets are subject to donor or other contractual restrictions that make them unavailable for general expenditures within one year of the statement of financial position. VOA has a goal to maintain financial assets, which consist of cash and short-term investments, on hand to meet 30 days of normal operating expense, which are on average approximately \$60,000 daily.

On March 11, 2020, the World Health Organization declared the outbreak of a coronavirus (COVID-19) a pandemic. As a result, economic uncertainties have arisen which may negatively impact activities of the Organization. Other financial impacts could occur though such potential impact is unknown at this time. No adjustments or provisions were made in these financial statements related to COVID-19.

(18) Subsequent Events

Subsequent to June 30, 2022, the Organization entered into a contract and addendums to the contract to sell its corporate office located in St. Petersburg, Florida for \$1,880,000.

During October 2022, the Organization refinanced its line of credit with a bank increasing the available funds from \$600,000 to \$1,200,000 and extending the maturity date to September 2023 (see Note 5).

On November 2, 2022, the Organization entered into three interest rate swap agreements on its bonds payable. The interest rate swap agreements modified the terms of three existing swap agreements (see Note 10) as follows: converted the interest rate to 5.594% on the notional amount of \$5,615,867, converted the interest rate to 5.579% on the notional amount of \$2,909,000, and converted the interest rate to 5.882% on the notional amount of \$1,230,000. The new agreements expire on November 2, 2029.

SUPPLEMENTARY INFORMATION

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Combining Schedule - Statement of Financial Position Information

June 30, 2022

Assets	VOA - Florida	VOA - Miami	VOACHD - Broward	VOACHD - Jacksonville	VOACHD - Tampa Bay	VOA - Pensacola
Current assets:						
Cash and cash equivalents	\$ 317,757	5,171	2,839	152	-	-
Accounts receivable	2,460,299	493,755	-	58,335	5,751	55,296
Investments	464,467	-	-	-	-	-
Due from affiliated corporations	10,739,442	-	42,346	-	-	-
Prepaid expenses	505,045	3,799	-	-	-	16,951
Tax and insurance escrow	18,132	-	11,995	-	-	19,556
Other current assets	2,073	-	-	-	-	-
Total current assets	<u>14,507,215</u>	<u>502,725</u>	<u>57,180</u>	<u>58,487</u>	<u>5,751</u>	<u>91,803</u>
Property and equipment:						
Land	4,464,481	-	13,500	207,598	86,300	174,000
Buildings and improvements	37,181,214	10,532	72,502	2,686,405	879,980	3,030,818
Furnishings and equipment	4,024,936	43,903	-	57,927	5,100	24,550
Construction in progress	330,298	-	-	-	-	-
Less accumulated depreciation	(14,421,801)	(51,575)	(72,502)	(768,299)	(834,737)	(817,661)
Net property and equipment	<u>31,579,128</u>	<u>2,860</u>	<u>13,500</u>	<u>2,183,631</u>	<u>136,643</u>	<u>2,411,707</u>
Other assets:						
Restricted assets	203,280	676	8,923	59,493	36,139	37,719
Financing costs, net	1,158,440	-	-	-	12,080	14,689
Interest rate swap	190,796	-	-	-	-	12,647
Other	327,582	1,160	-	-	200	1,000
Total other assets	<u>1,880,098</u>	<u>1,836</u>	<u>8,923</u>	<u>59,493</u>	<u>48,419</u>	<u>66,055</u>
Total assets	<u>\$ 47,966,441</u>	<u>507,421</u>	<u>79,603</u>	<u>2,301,611</u>	<u>190,813</u>	<u>2,569,565</u>
Liabilities and Net Assets						
Current liabilities:						
Accounts payable	\$ 1,358,150	134,891	2,184	4,749	6,161	9,097
Construction payable	1,750	-	-	-	-	-
Accrued expenses	841,760	45,053	-	8,108	708	46,500
Due to affiliated corporations	-	3,454,008	-	430,727	441,416	1,788,503
Current installments of mortgages payable	-	-	-	-	1,456	-
Current installments of notes and loans payable	273,593	-	-	13,750	-	34,196
Current installments of bonds payable	441,586	-	-	-	-	-
Other current liabilities	254,734	-	750	-	-	-
Total current liabilities	<u>3,171,573</u>	<u>3,633,952</u>	<u>2,934</u>	<u>457,334</u>	<u>449,741</u>	<u>1,878,296</u>
Debt with related entity	-	-	-	-	-	-
Line of credit, non-current	2,578,444	-	-	-	-	-
Mortgages payable, non-current	5,849,544	-	-	-	22,076	637,500
Notes and loans payable, non-current	5,475,947	-	-	237,184	-	723,347
Bonds payable, non-current	8,251,283	-	-	-	-	-
Other long-term liabilities	92,242	-	-	4,718	4,316	371
Total liabilities	<u>25,419,033</u>	<u>3,633,952</u>	<u>2,934</u>	<u>699,236</u>	<u>476,133</u>	<u>3,239,514</u>
Net assets:						
Net assets without donor restrictions	13,487,358	(3,126,531)	76,669	79,940	(285,320)	(669,949)
Net assets with donor restrictions	9,060,050	-	-	1,522,435	-	-
Total net assets	<u>22,547,408</u>	<u>(3,126,531)</u>	<u>76,669</u>	<u>1,602,375</u>	<u>(285,320)</u>	<u>(669,949)</u>
Total liabilities and net assets	<u>\$ 47,966,441</u>	<u>507,421</u>	<u>79,603</u>	<u>2,301,611</u>	<u>190,813</u>	<u>2,569,565</u>

See accompanying independent auditors' report.

Schedule 1

HUD 811 Corporations	Subtotals	Limited Partnership	Total	Eliminations	Combined Totals
87,578	413,497	-	413,497	-	\$ 413,497
436	3,073,872	80,918	3,154,790	(170,976)	2,983,814
-	464,467	-	464,467	-	464,467
31,919	10,813,707	-	10,813,707	(8,643,257)	2,170,450
71,807	597,602	16,503	614,105	-	614,105
19,149	68,832	20,771	89,603	-	89,603
-	2,073	-	2,073	-	2,073
<u>210,889</u>	<u>15,434,050</u>	<u>118,192</u>	<u>15,552,242</u>	<u>(8,814,233)</u>	<u>6,738,009</u>
885,780	5,831,659	37,000	5,868,659	-	5,868,659
9,828,290	53,689,741	2,387,555	56,077,296	-	56,077,296
71,584	4,228,000	-	4,228,000	-	4,228,000
-	330,298	969,444	1,299,742	-	1,299,742
(3,776,805)	(20,743,380)	(1,475,526)	(22,218,906)	-	(22,218,906)
<u>7,008,849</u>	<u>43,336,318</u>	<u>1,918,473</u>	<u>45,254,791</u>	<u>-</u>	<u>45,254,791</u>
477,634	823,864	88,231	912,095	-	912,095
-	1,185,209	-	1,185,209	-	1,185,209
-	203,443	-	203,443	-	203,443
-	329,942	45,775	375,717	(300,000)	75,717
<u>477,634</u>	<u>2,542,458</u>	<u>134,006</u>	<u>2,676,464</u>	<u>(300,000)</u>	<u>2,376,464</u>
<u>7,697,372</u>	<u>61,312,826</u>	<u>2,170,671</u>	<u>63,483,497</u>	<u>(9,114,233)</u>	<u>\$ 54,369,264</u>
319,836	1,835,068	55,022	1,890,090	(745,766)	1,144,324
-	1,750	-	1,750	-	1,750
51,917	994,046	8,161	1,002,207	-	1,002,207
-	6,114,654	1,687,763	7,802,417	(7,802,417)	-
-	1,456	5,757	7,213	-	7,213
-	321,539	-	321,539	-	321,539
-	441,586	-	441,586	-	441,586
-	255,484	500	255,984	-	255,984
<u>371,753</u>	<u>9,965,583</u>	<u>1,757,203</u>	<u>11,722,786</u>	<u>(8,548,183)</u>	<u>3,174,603</u>
-	-	-	-	-	-
-	2,578,444	-	2,578,444	-	2,578,444
-	6,509,120	809,756	7,318,876	-	7,318,876
-	6,436,478	-	6,436,478	-	6,436,478
-	8,251,283	-	8,251,283	-	8,251,283
286,912	388,559	7,257	395,816	(266,050)	129,766
<u>658,665</u>	<u>34,129,467</u>	<u>2,574,216</u>	<u>36,703,683</u>	<u>(8,814,233)</u>	<u>27,889,450</u>
(3,070,742)	6,491,425	(478,995)	6,012,430	(300,000)	5,712,430
10,109,449	20,691,934	75,450	20,767,384	-	20,767,384
<u>7,038,707</u>	<u>27,183,359</u>	<u>(403,545)</u>	<u>26,779,814</u>	<u>(300,000)</u>	<u>26,479,814</u>
<u>7,697,372</u>	<u>61,312,826</u>	<u>2,170,671</u>	<u>63,483,497</u>	<u>(9,114,233)</u>	<u>\$ 54,369,264</u>

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Combining Schedule - Statement of Activities Information

Year ended June 30, 2022

	<u>VOA - Florida</u>	<u>VOA - Miami</u>	<u>VOACHD - Broward</u>	<u>VOACHD - Jacksonville</u>	<u>VOACHD - Tampa Bay</u>
Revenue from operations:					
Public support received directly:					
Contributions	\$ 361,091	1,107	-	-	-
Restricted contributions	49,970	-	-	-	-
Contributed services, property and material, in-kind	1,022,189	27,473	-	4,980	-
Special events, net of direct benefit costs	138,280	-	-	-	-
Total public support	<u>1,571,530</u>	<u>28,580</u>	<u>-</u>	<u>4,980</u>	<u>-</u>
Revenue and grants from governmental agencies	<u>12,797,528</u>	<u>2,031,858</u>	<u>-</u>	<u>204,526</u>	<u>-</u>
Other revenue:					
Program service fees	2,910,122	172,086	35,716	63,348	101,932
Rental income	259,894	-	-	-	-
Other operating revenue	2,438,662	12,052	6	784	9
Total other revenue	<u>5,608,678</u>	<u>184,138</u>	<u>35,722</u>	<u>64,132</u>	<u>101,941</u>
Total revenues from operations	<u>19,977,736</u>	<u>2,244,576</u>	<u>35,722</u>	<u>273,638</u>	<u>101,941</u>
Expenses:					
Operating expenses:					
Promoting self-sufficiency	15,419,264	2,314,145	-	398,790	-
Fostering independence	3,381,328	-	32,516	-	123,128
Total program services	<u>18,800,592</u>	<u>2,314,145</u>	<u>32,516</u>	<u>398,790</u>	<u>123,128</u>
Management and general Fundraising activities	1,090,450	-	-	-	-
Total supporting services	<u>1,301,155</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Total operating expenses	<u>20,101,747</u>	<u>2,314,145</u>	<u>32,516</u>	<u>398,790</u>	<u>123,128</u>
Change in net assets before other revenue and (expenses)	<u>(124,011)</u>	<u>(69,569)</u>	<u>3,206</u>	<u>(125,152)</u>	<u>(21,187)</u>
Other revenues and (expenses):					
Capital contributions					
Gain (loss) on sale of property and equipment	42,540	-	-	-	-
Unrealized gain (loss) on investments	(110,143)	-	-	-	-
Fair value gain (loss) adjustment on interest rate swap	352,205	-	-	-	-
Total other revenues and (expenses)	<u>284,602</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Change in net assets	160,591	(69,569)	3,206	(125,152)	(21,187)
Net assets, beginning of year	<u>22,386,817</u>	<u>(3,056,962)</u>	<u>73,463</u>	<u>1,727,527</u>	<u>(264,133)</u>
Net assets, end of year	<u>\$ 22,547,408</u>	<u>(3,126,531)</u>	<u>76,669</u>	<u>1,602,375</u>	<u>(285,320)</u>

See accompanying independent auditors' report.

Schedule 2

<u>VOA - Pensacola</u>	<u>HUD 811 Corporations</u>	<u>Subtotal</u>	<u>Limited Partnership</u>	<u>Total</u>	<u>Eliminations</u>	<u>Combined Totals</u>
0	-	362,198	200	362,398	-	\$ 362,398
-	-	49,970	63,476	113,446	-	113,446
36,935	-	1,091,577	765	1,092,342	-	1,092,342
-	-	138,280	-	138,280	-	138,280
<u>36,935</u>	<u>-</u>	<u>1,642,025</u>	<u>64,441</u>	<u>1,706,466</u>	<u>-</u>	<u>1,706,466</u>
<u>570,889</u>	<u>13,310</u>	<u>15,618,111</u>	<u>563,126</u>	<u>16,181,237</u>	<u>-</u>	<u>16,181,237</u>
96,344	1,156,212	4,535,760	137,219	4,672,979	(391,232)	4,281,747
-	-	259,894	-	259,894	-	259,894
86	1,411	2,453,010	269	2,453,279	(1,204,211)	1,249,068
<u>96,430</u>	<u>1,157,623</u>	<u>7,248,664</u>	<u>137,488</u>	<u>7,386,152</u>	<u>(1,595,443)</u>	<u>5,790,709</u>
<u>704,254</u>	<u>1,170,933</u>	<u>24,508,800</u>	<u>765,055</u>	<u>25,273,855</u>	<u>(1,595,443)</u>	<u>23,678,412</u>
779,760						
779,760	-	18,911,959	-	18,911,959	(1,129,899)	17,782,060
-	1,209,534	4,746,506	200,439	4,946,945	(337,291)	4,609,654
<u>779,760</u>	<u>1,209,534</u>	<u>23,658,465</u>	<u>200,439</u>	<u>23,858,904</u>	<u>(1,467,190)</u>	<u>22,391,714</u>
-	119,253	1,209,703	9,000	1,218,703	(128,253)	1,090,450
-	-	210,705	-	210,705	-	210,705
-	119,253	1,420,408	9,000	1,429,408	(128,253)	1,301,155
<u>779,760</u>	<u>1,328,787</u>	<u>25,078,873</u>	<u>209,439</u>	<u>25,288,312</u>	<u>(1,595,443)</u>	<u>23,692,869</u>
<u>(75,506)</u>	<u>(157,854)</u>	<u>(570,073)</u>	<u>555,616</u>	<u>(14,457)</u>	<u>-</u>	<u>(14,457)</u>
		-	-	-		-
-	-	42,540	-	42,540	-	42,540
-	-	(110,143)	-	(110,143)	-	(110,143)
<u>(53,665)</u>	<u>-</u>	<u>298,540</u>	<u>-</u>	<u>298,540</u>	<u>-</u>	<u>298,540</u>
<u>(53,665)</u>	<u>-</u>	<u>230,937</u>	<u>-</u>	<u>230,937</u>	<u>-</u>	<u>230,937</u>
<u>(129,171)</u>	<u>(157,854)</u>	<u>(339,136)</u>	<u>555,616</u>	<u>216,480</u>	<u>-</u>	<u>216,480</u>
<u>(540,778)</u>	<u>7,196,561</u>	<u>27,522,495</u>	<u>(959,161)</u>	<u>26,563,334</u>	<u>(300,000)</u>	<u>26,263,334</u>
<u>(669,949)</u>	<u>7,038,707</u>	<u>27,183,359</u>	<u>(403,545)</u>	<u>26,779,814</u>	<u>(300,000) \$</u>	<u>26,479,814</u>

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Schedule of Eliminations

Year ended June 30, 2022

Expenses:	
Pension expense	\$ 29,739
National administrative fees	<u>297,389</u>
Total expenses to national organization	<u><u>\$ 327,128</u></u>
Liabilities -	
Due to VOA, Inc.	<u><u>\$ 12,798</u></u>

Note: This schedule is strictly for the use and purposes of the VOA National Office and is not a substitute for the combined financial statements.

See accompanying independent auditors' report.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Schedule of National Fees Calculation

Year ended June 30, 2022

Total revenue per the combined statement of activities	\$ 23,909,349
Less:	
Duplicated revenues	763,414
In-kind contributions	1,092,342
Capital contributions or grants	261,327
Encumbered financing	1,170,933
Custodial or third party payments	5,520,943
Investment earnings and capital gains	230,937
	14,869,453
Adjusted revenue	14,869,453
National administrative and pension fee percentage	2.20%
Total administrative and pension fees due to national organization	327,128
Total administrative and pension fees paid to national organization	314,330
Due to national organization	\$ (12,798)

Note: This schedule is strictly for the use and purposes of the VOA National Office and is not a substitute for the combined financial statements.

See accompanying independent auditors' report.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**
Schedule of Expenditures of Federal Awards
and State Financial Assistance
Year ended June 30, 2022

Federal/State Agency, Pass-through Entity Federal Program/State Project	CFDA CSFA No.	Contract Grant Number	Grant Award Amount	Grant Period	Expenditures for Year Ended June 30, 2022
Federal Awards					
U.S. Department of Housing and Urban Development:					
Direct Program:					
Permanent Housing 2 Hogar	14.235	FL0192L4D002013	953,684	07/01/21-06/30/22	\$ 879,120
Permanent Housing (Broward)	14.235	FL0247L4D011912	424,506	08/01/20-07/31/21	27,770
Permanent Housing (Broward)	14.235	FL0247L4D012013	443,416	08/01/21-07/31/22	406,464
Permanent Housing (Lake City)	14.235	FL0159L4H182013	171,909	07/01/21-06/30/22	171,909
Total Program					<u>1,485,263</u>
<i>Pass-through from Dade County Homeless Trust</i>					
Permanent Housing 2 "Hogar 2"	14.239	FL0191L4D002013	1,195,684	07/01/21-06/30/22	1,152,738
<i>Pass through from State of Florida Department of Children and Family Services:</i>					
Emergency Solutions Grant (Panama City)	14.231	BPZ11	260,500	07/1/21-06/30/22	261,634
Emergency Solutions Grant (Cocoa)	14.231	GPZ48	481,256	07/1/2-06/30/22	482,562
Emergency Housing Voucher	14.231	GPZ48	388,400	12/01/21-12/30/22	139,321
Total Program					<u>883,517</u>
Continium of Care Program	14.267	19-CP-HIP-VOA-01	180,000	07/1/21-09/30/21	35,968
Continium of Care Program	14.267	22-CP-HCS-4860-01	79,673	10/01/21-09/30/22	2,090
Total Program					<u>38,058</u>
Total U.S. Department of Housing and Urban Development					
					<u>3,559,576</u>
U.S. Department of Veterans Affairs:					
Direct Program:					
VA Homeless Providers Grant and Per Diem Program					
Per Diem (Bay Pines)	64.024	VOAJ992-1335-516-PD-21-0	—	7/01/21-09/30/21	101,317
Per Diem (Bay Pines)	64.024	VOAJ992-1335-516-PD-21-0	—	10/01/21-06/30/22	295,754
Per Diem (Bay Pines)	64.024	VOAJ992-1335-516-PD-21-0	—	7/01/21-09/30/21	85,196
Per Diem (Bay Pines)	64.024	VOAJ992-1335-516-PD-21-0	—	10/01/21-06/30/22	251,681
Per Diem (Gulf Coast Healthcare)	64.024	VOAJ992-1446-520-PD-21-0	—	7/01/21-09/30/21	128,668
Per Diem (Gulf Coast Healthcare)	64.024	VOAJ992-1446-520-PD-21-0	—	10/01/21-06/30/22	442,221
Per Diem (Miami)	64.024	VOAJ992-1342-546-PD-21-0	—	7/01/21-09/30/21	47,065
Per Diem (Miami)	64.024	VOAJ992-1342-546-PD-21-0	—	10/01/21-06/30/22	173,429
Per Diem (Miami)	64.024	VOAJ992-1342-546-PD-21-0	—	7/01/21-09/30/21	99,121
Per Diem (Miami)	64.024	VOAJ992-1342-546-PD-21-0	—	10/01/21-06/30/22	373,774
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	7/01/21-09/30/21	118,886
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	10/01/21-06/30/22	361,913
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	7/01/21-09/30/21	44,620
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	10/01/21-06/30/22	125,418
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	7/01/21-09/30/21	225,593
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	10/01/21-06/30/22	671,506
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	7/01/21-09/30/21	211,019
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	10/01/21-06/30/22	588,471
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	7/01/21-09/30/21	104,512
Per Diem (North Florida)	64.024	VOAJ992-1350-573-PD-21-0	—	10/01/21-06/30/22	300,679
Per Diem (Orlando)	64.024	VOAJ992-1364-675-PD-21-0	—	7/01/21-09/30/21	304,152
Per Diem (Orlando)	64.024	VOAJ992-1364-675-PD-21-0	—	10/01/21-06/30/22	866,348
Per Diem (Tampa)	64.024	VOAJ992-1356-673-PD-21-0	—	7/01/21-09/30/21	50,858
Per Diem (Tampa)	64.024	VOAJ992-1356-673-PD-21-0	—	10/01/21-06/30/22	177,063
Service Center (Miami)	64.024	VOAJ992-1341-546-SC-21-0	—	7/01/21-09/30/21	6,925
Service Center (Miami)	64.024	VOAJ992-1341-546-SC-21-0	—	10/01/21-06/30/22	19,163
Total Program					<u>6,175,352</u>

See accompanying notes to schedule of expenditures of federal awards and state financial assistance.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**
Schedule of Expenditures of Federal Awards
and State Financial Assistance (Continued)
Year ended June 30, 2022

Federal/State Agency, Pass-through Entity Federal Program/State Project	CFDA CSFA No.	Contract Grant Number	Grant Award Amount	Grant Period	Expenditures for Year Ended June 30, 2022
Federal Awards, Continued					
U.S. Department of Veterans Affairs, Continued:					
Direct Program:					
Supportive Services for Veteran Family					
North Florida & Brevard County	64.033	2018-FL-187SS	1,827,681	09/01/21-09/30/23	\$ 228,050
North Florida & Brevard County	64.033	2018-FL-187-C2	2,164,879	10/01/20-09/30/21	334,236
North Florida & Brevard County	64.033	2018-FL-187-21	2,997,768	07/01/21-06/30/22	2,722,403
Total Program					<u>3,284,689</u>
Total U.S. Department of Veterans Affairs					<u>9,460,041</u>
U.S. Department of Labor:					
Direct program:					
Homeless Veterans Reintegration					
Program (South Region)	17.805	HV-33826-HV-0	407,458	07/01/20-04/30/22	198,778
	17.805	HV-33826-HV-1	391,080	07/01/21-06/30/22	160,333
Total U.S. Department of Labor					<u>359,111</u>
U.S. Department of Health and Human Services:					
<i>Pass-through from State of Florida Department of Children and Family Services:</i>					
Pass-through Central Florida Behavioral Health Network:					
Block Grants for Community Mental Health Services	93.958	QB054-21	1,654,133	07/01/21-06/30/22	1,644,197
Pass-through LSF Health Systems, LLC:					
Block Grants for Community Mental Health Services	93.958	ME014	204,526	07/01/21-06/30/22	204,526
Total Program					<u>1,848,723</u>
Pass-through Central Care Health System:					
Block Grants for Prevention and Treatment of Substance Abuse	93.959	VOA23	156,215	07/01/21-06/30/22	107,917
Pass-through LSF Health Systems LLC:					
Block Grants for Prevention and Treatment of Substance Abuse	93.959	ME014	71,840	07/01/21-06/30/22	71,840
Total Program					<u>179,757</u>
Total Department of Children and Family Services					<u>2,028,480</u>
Total Expenditures of Federal Awards					<u>\$ 15,407,208</u>
State Financial Assistance					
Challenge Grant (Lake City)	60.021	CP006	16,700	07/01/21-06/30/22	\$ 16,700
SHIP Rental Assistance/Rapid Re-Housing (City of Maimi Gardens)	40.901		45,000	10/09/20-10/08/21	1,862
Miami-Dade County Homeless Trust - SHIP Match Program	40.901	PC-1920-SHIPMATCH-2	135,000	10/1/20-09/30/21	3,369
Miami-Dade County Homeless Trust - Rapid Rehousing Program	40.901	KP009-8	184,855	05/01/21-06/30/22	165,166
Total Expenditures of State Financial Assistance					<u>\$ 187,097</u>

See accompanying notes to schedule of expenditures of federal awards and state financial assistance.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Notes to Schedule of Expenditures of Federal Awards and State Financial Assistance

June 30, 2022

(1) Summary of Significant Accounting Policies

A summary of the significant accounting policies applied in the preparation of the accompanying Schedule of Expenditures of Federal Awards and State Financial Assistance follows:

(a) Basis of Presentation

The accompanying Schedule of Expenditures of Federal Awards and State Financial Assistance has been presented on a basis of funding source (grantor agency).

(b) Basis of Accounting

The Schedule of Expenditures of Federal Awards and State Financial Assistance is prepared using the accrual basis of accounting for federal awards and state financial assistance. Under the accrual basis of accounting, revenues are generally recognized when they are earned. Usually, the expenditure is the prime factor in determining eligibility as revenue and is recognized when the expenditure is made.

(c) Indirect Cost Rate

The Organization has elected to use the 10-percent de minimis indirect cost rate allowed under the Uniform Guidance.

(d) Subrecipients

Of the federal expenditures presented in the Schedule, the Organization provided no awards to subrecipients.

**VOLUNTEERS OF AMERICA
OF FLORIDA, INC.
AND AFFILIATED CORPORATIONS**

Schedule of Findings and Questioned Costs –
Federal Programs and State Projects

June 30, 2022

(1) Summary of Auditors' Results

- (a) The type of report issued on the financial statements: Unmodified
- (b) Reportable conditions or material weaknesses in internal control disclosed by the audit of the financial statements: None noted
- (c) Noncompliance which is material to the financial statements: None noted
- (d) Reportable conditions or material weaknesses in internal control over major federal programs and/or state projects: None noted
- (e) The type of report issued on compliance for major federal programs and/or state projects: Unmodified
- (f) Audit findings relative to the major federal programs and state projects: None noted
- (g) Federal Program:
 - Major Program: VA Homeless Providers
 - CFDA #: 64.024
 - Agency: U.S. Department of Veterans Affairs

 - Major Program: Emergency Solutions
 - CFDA #: 14.231
 - Agency: U.S. Department of Housing and Urban Development
- (h) Dollar threshold used to distinguish between Type A and Type B programs: Federal Programs - \$750,000; State Projects - \$750,000
- (i) Auditee qualifies as a low risk auditee: No

(2) Findings Relating to the Financial Statements Reported in Accordance with Government Auditing Standards: None

(3) Current Year Findings and Questioned Costs relating to Federal Awards and State Financial Assistance: None. There are no items noted related to federal or state financial assistance required to be reported in a management letter pursuant to Rules of the Auditor General.



**Report on Internal Control over Financial Reporting and on
Compliance and Other Matters Based on an Audit of Financial Statements
Performed in Accordance with *Government Auditing Standards***

Independent Auditors' Report

The Board of Directors
Volunteers of America of Florida, Inc.
and affiliated corporations:

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the combined financial statements of Volunteers of America of Florida, Inc. and affiliated corporations, which comprise the combined statement of financial position as of June 30, 2022, and the related statement of activities and changes in net assets and cash flows for the year then ended, and the related notes to the combined financial statements, and have issued our report thereon dated December 9, 2022.

Internal Control over Financial Reporting

In planning and performing our audit of the combined financial statements, we considered Volunteers of America of Florida, Inc. and affiliated corporation's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of Volunteers of America of Florida, Inc. and affiliated corporation's internal control. Accordingly, we do not express an opinion on the effectiveness of Volunteers of America of Florida, Inc. and affiliated corporation's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention to those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

Davis Group, P.A.
Certified Public Accountants & Advisors
P.O. Box 3271, Orlando, Florida 32802
Phone: 407-434-7900 Fax: 407-434-7910

Compliance and Other Matters

As part of obtaining reasonable assurance about whether Volunteers of America of Florida, Inc. and affiliated corporation's combined financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

A handwritten signature in cursive script that reads "Davis Group, P.A.".

Davis Group, P.A.
Orlando, FL
December 9, 2022



**Report on Compliance for Each Major Federal Program and Report on
Internal Control over Compliance in Accordance with the Uniform
Guidance and Chapter 10.650, Rules of the Auditor General**

Independent Auditors' Report

The Board of Directors
Volunteers of America of Florida, Inc.
and affiliated corporations:

Report on Compliance for Each Major Federal Program and State Project

We have audited the Volunteers of America of Florida, Inc. (a not-for-profit organization) and affiliated corporations' compliance with the types of compliance requirements described in the U.S. Office of Management and Budget (OMB) *Compliance Supplement*, and the requirements described in the *Department of Financial Services' State Project Compliance Supplement*, that could have a direct and material effect on each of Volunteers of America of Florida, Inc. and affiliated corporations' major federal programs and state projects for the year ended June 30, 2022. Volunteers of America of Florida, Inc. and affiliated corporation's major federal programs and state projects are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

Management's Responsibility

Management is responsible for the compliance requirements of laws, regulations, contracts, and grants applicable to its federal programs and state projects.

Auditor's Responsibility

Our responsibility is to express an opinion on compliance for each of Volunteers of America of Florida, Inc. and affiliated corporation's major federal programs and state projects based on our audit of the types of compliance requirements referred to above. We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; the audit requirements of Title 2 U.S. Code of Federal Regulations (CFR) Part 200, Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards (Uniform Guidance); and Chapter 10.650, Rules of the Auditor General. Those standards, the Uniform Guidance and Chapter 10.650, Rules of the Auditor General, require that we plan and perform the audit to obtain reasonable assurance about whether noncompliance with the types of compliance requirements referred to above that could have a direct and material effect on a major federal program or state project occurred. An audit includes examining, on a test basis, evidence about Volunteers of America of Florida, Inc. and affiliated corporation's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances.

Davis Group, P.A.
Certified Public Accountants & Advisors
P.O. Box 3271, Orlando, Florida 32802
Phone: 407-434-7900 Fax: 407-434-7910

We believe that our audit provides a reasonable basis for our opinion on compliance for each major federal program and state project. However, our audit does not provide a legal determination on Volunteers of America of Florida, Inc. and affiliated corporation's compliance.

Opinion on Each Major Federal Program and State Project

In our opinion, Volunteers of America of Florida, Inc. and affiliated corporations complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on its major federal programs and state projects for the year ended June 30, 2022.

Report on Internal Control over Compliance

Management of Volunteers of America of Florida, Inc. and affiliated corporations is responsible for establishing and maintaining effective internal control over compliance with the types of compliance requirements referred to above. In planning and performing our audit, we considered Volunteers of America of Florida, Inc. and affiliated corporations' internal control over compliance with the types of requirements that could have a direct and material effect on each major federal program or state project as a basis for designing auditing procedures that are appropriate in the circumstances for the purpose of expressing an opinion on compliance for each major federal program and state project and to test and report on internal control over compliance in accordance with the Uniform Guidance and Chapter 10.650, Rules of the Auditor General, but not for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, we do not express an opinion on the effectiveness of Volunteers of America of Florida, Inc. and affiliated corporations' internal control over compliance.

A deficiency in internal control over compliance exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct noncompliance with a type of compliance requirement of a federal program or state project on a timely basis. A *material weakness in internal control over compliance* is a deficiency, or a combination of deficiencies in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a federal program or state project will not be prevented, or detected and corrected on a timely basis. A *significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a federal program or state project that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over compliance was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies. We did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance and Chapter 10.650, Rules of the Auditor General. Accordingly, this report is not suitable for any other purpose.



Davis Group, P.A.
Orlando, FL
December 9, 2022



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

5/31/2022

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER First Florida Insurance Brokers 100 South Ashley Drive, Suite 250 Tampa, FL 33602	CONTACT NAME: Maegan Tyler or Jon Rivera PHONE (A/C, No, Ext): (813) 902-3502 FAX (A/C, No): (813) 223-3932	
	E-MAIL ADDRESS: maegan.tyler@ffinsbr.com	
INSURER(S) AFFORDING COVERAGE		NAIC #
INSURER A : Florida Insurance Trust		27272
INSURED Volunteers Of America Of Florida, Inc. 405 Central Avenue Suite 100 St. Petersburg, FL 33701-3866	INSURER B :	
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

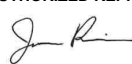
COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER:			FITGL-35279-2022	6/1/2022	6/1/2023	EACH OCCURRENCE \$ DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 1,000,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 3,000,000 PRODUCTS - COMP/OP AGG \$ 3,000,000 \$
A	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY			FITAU-35279-2022	6/1/2022	6/1/2023	COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ 1,000,000 BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ 1,000,000 \$
A	<input type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> OCCUR <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$			FITXS-35279-2022	6/1/2022	6/1/2023	EACH OCCURRENCE \$ 4,000,000 AGGREGATE \$ \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) <input type="checkbox"/> Y / N If yes, describe under DESCRIPTION OF OPERATIONS below		N / A	FITWC-35279-2022	6/1/2022	6/1/2023	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ 2,000,000 E.L. DISEASE - EA EMPLOYEE \$ 2,000,000 E.L. DISEASE - POLICY LIMIT \$
A	Employment Practices			FITDO-35279-2022	6/1/2022	6/1/2023	Per Occurrence \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Professional Liability, Abuse & Molestation Liability & Employee Benefits Liability are Claims-Made with a retroactive date of 07/01/2004.

Evidence of Insurance.

CERTIFICATE HOLDER Volunteers of America of Florida, Inc. 405 Central Avenue, Suite 100 Saint Petersburg, FL 33701	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE 



ADDITIONAL REMARKS SCHEDULE

AGENCY First Florida Insurance Brokers		NAMED INSURED Volunteers of America of Florida, Inc. 405 Central Avenue, Suite 100 St. Petersburg, FL 33701	
POLICY NUMBER FITGL-35279-2020		EFFECTIVE DATE: 06/01/2020	
CARRIER Additional Remark	NAIC CODE		

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,
 FORM NUMBER: Acord 25 FORM TITLE: Certificate of Liability Insurance

Additional Named Insureds:

- Volunteers of America of Florida, Inc.
- Volunteers of America of Miami, Inc.
- Volunteers of America Community Housing & Development Corporation of Tampa Bay Area, Inc.
- Volunteers of America Community Housing & Development Corporation of Broward, Inc.
- Volunteers of America Community Housing & Development Corporation of Jacksonville, Inc.
- VOA Arbor Apartments, Inc.
- Hillsborough County VOA Living Center III, Inc.
- Holiday Heights VOA Living Center, Inc.
- VOA Arbor Place Apartments, Ltd.
- VOA Little Havana, Ltd.
- VOA Little Havana Affordable Housing, Inc.
- VOA of Puerto Rico, Inc.
- Pensacola VOA Living Center, Inc.
- Hillsborough County VOA Living Centers, Inc.
- Hillsborough County VOA Living Center II, Inc.
- Manatee County VOA Living Center, Inc.
- Bradenton VOA Living Center, Inc.
- Highland County VOA Living Center, Inc.
- Volunteers of America of Florida-Pensacola Veterans, Inc.
- Lake City VOA Living Center, Inc.
- Arbor Place Apartments, Ltd.
- Volunteers Of America Of Florida, Inc.
- VOAF Phoenix, LLC
- Innovare St. Pete, LLC
- Panama City Phoenix, LP
- Innovare, LP