

Application Form

Organization Information

An informational webinar about this application is available to watch.

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](#). Please pay attention to character limits.

Brief Project Descriptor

Please briefly describe this organization's request.

Organization Name*

Van Gogh's Palette dba Vincent House

Project Name*

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

Van Gogh's Villa

EIN*

59-3720139

Incorporation Year*

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

2003

Mission Statement*

What is your organization's mission statement?

Our mission at Vincent House is to assist, promote, and celebrate individuals recovering from a mental illness in their effort to improve social and vocational skills, and become employed in the community.

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

LUSSXZ7RYP5

Annual Operating Budget*

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

\$2,274,268.00

Amount Requested*

The maximum grant amount is \$500,000.

\$500,000.00

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.

Yes

Rent vs. Own*

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

Own

Parent Non-Profit/Subsidiaries:*

If your organization has a parent non-profit that has multiple subsidiaries, will multiple subsidiaries be applying in this process?

Example

Better Tomorrow is the parent non-profit of three organizations. Two of those organizations want to apply in this process. Both would select "Yes" on this question.

No

Request Specifics

Pinellas County Priority Areas*

For Round 2 of this funding process, the ARPA Nonprofit Capital Project Fund is prioritizing organizations that offer programming, and whose capital purchase is related to, the following areas:

- Individuals with Disabilities
- Food Security
- Specialized Healthcare
 - Mental Health
 - Dental Care
 - Substance Use Disorders
- Housing

Not offering programming in these areas does not disqualify you from applying. However, this prioritization will result in 10 bonus points being awarded to eligible requests when scored.

Does your organization and its proposed capital purchase fit into one of these areas?

Yes

Programming Background*

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

If you have indicated above that your programming and proposed purchase fit into the priority areas for this funding round, please be sure to describe the relevant programming.

Vincent House serves adults 18 years of age and older, with a diagnosis of a severe mental illness including schizophrenia, schizoaffective disorder, bipolar disorder, PTSD, major depression, and anxiety disorder.

Vincent House has been operating in Pinellas County for 20 years. All Vincent House participants, called members, are disabled, and many receive SSI or SSDI with income below 30% of median income.

Vincent House was the first accredited Clubhouse in the state of Florida and has been accredited by Clubhouse International for the past 20 years. Vincent House is Evidence-Based, Best Practice, as determined by the Substance Abuse and Mental Health Administration (SAMHSA). Vincent House offers a unique approach to mental health recovery through hands-on vocational rehabilitation.

Members, at their choosing, determine the frequency, and duration of time spent at the Clubhouse. 3 departments (units), each with their own responsibilities, work together in collaboration to run the program. Members work side-by-side with staff in the running of the Clubhouse, and through this process, members build their skillset, which can then be utilized at their future place of employment.

Through this restorative community, members have the opportunity to volunteer, build meaningful relationships, and pursue further education and/or employment. These lifestyle changes result in decreased rates of hospitalization, incarceration, homelessness, and isolation which can lead to suicide. Instead, our members develop confidence, self-esteem, employable skills and stamina to be productive members of society.

Today, Vincent House Pinellas has an 8,000 square foot state of the art facility with nearly 1000 lifetime members, an average daily attendance over 30 and support over 78 members working transitional, supportive and independent employment. Collectively, our members earned over \$745,237 in 2022 with a total of over \$8 Million earned by our members since opening our doors.

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.

According to a study by the Florida Behavioral Health Association regarding Mental Illness throughout the state of Florida, 61.4% of adults report not getting treatment for their mental illness. An estimated 1 in 4 adults live with a mental illness, many of whom isolate which can lead to suicide.

According to the Florida Department of Health, in 2020, the suicide rate per 100,000 population in Pinellas County was 16.5 compared to Florida at 13.1, with 175 lives lost to suicide.

According to the CDC for every suicide death there are:

4 hospitalizations for suicide attempts

8 emergency department visits related to suicide

27 self reported suicide attempts

275 people who seriously considered suicide (<https://www.cdc.gov/suicide/suicide-data-statistics.html>).

These are staggering numbers when extrapolated within just Pinellas County.

Incarceration rates among people with mental illness are high. According to The Florida Behavioral Health Association "comparing state-by-state incarceration rates and access to mental health care ranking shows a strong positive correlation between rates of adult who are in the criminal justice system and lack of access to mental health care."

(https://www.floridabha.org/wpcontent/uploads/2019/09/2019_FBHA_MH_in_FL_brochure.pdf). The Pinellas County Sheriff's Office has published (<https://pcsoweb.com/location-and-general-information>) the average daily jail population is 3,000, and Pinellas County Jail is the 28th largest jail in the nation. According to an ABC Action News article published January 10, 2020; it costs about \$125 a day for an inmate to be housed in the Pinellas County Jail.

Homelessness and mental health are closely related issues, as many people who are homeless suffer from mental health conditions. According to SAMSA and NAMI data, over 60% of people who are chronically homeless have experienced lifetime mental health problems.

Vincent House serves this population giving them a place to belong and tools to thrive.

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. Use numbers whenever possible. 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

Vincent House has multiple areas of negative impact arising from the COVID-19 pandemic.

Vincent House has experienced inflationary pressures in multiple ways:

Housing has been a priority in the past, but now it is urgent. Since COVID the rents have skyrocketed, causing the pool of decent affordable housing to dissipate.

1. Due to the rapid rise of housing costs, Vincent House increased salaries in an effort to keep staffing stable. Over the past 24 months, we have given an 18% pay increase to our Rehabilitation Generalist staff. Last year, Vincent House also covered a 39% increase in our health insurance costs so as not to pass that down to our staff.

2. Our members have lost housing at an alarming rate. Members currently need to rent a room rather than an apartment or studio or move into undesirable neighborhoods. Other members live in assisted living facilities (ALF) where they share a bedroom with one or sometimes two other residents, providing little dignity or privacy. The ALF takes their entire SSI/SSDI check and returns \$54.00 per month for all necessities, including clothing and toiletries. The last resort may be moving back with parents and possibly losing any independence they developed.

An example would be our current members, L & R, who roomed together. One member lived there for 15 years. The rent and utilities increased so high that it took both of their entire SSI checks of \$794 each, leaving nothing for food and other necessities. L is now renting a room in a mobile home, a far cry from the apartment she had for so many years.

Some members are at risk for homelessness and are currently couch surfing to find a place to spend the night. Unfortunately, some have experienced homelessness. The lack of a safe decent place to live and sleep can often result in the loss of stability and progress made toward a more stable life.

3. Members of Vincent House, along with staff, as a part of our Culinary Unit work, provide a nutritious meal every day. For many of our members, this is the only decent meal they eat. To continue to provide these nutritious meals we are operating at a loss in our food budget.

Due to funding, the ability to get parts, and the cost of new materials, necessary repairs have been delayed.

Finally, in addition to the rising costs Vincent House has experienced a 24% decrease in program funding from our managing entity Central Florida Behavioral Health. Our unrestricted fundraising is down over \$140,000. Our current operating budget requires \$268,000 from our reserves to balance.

Vincent House Staff and Board are working hard to offset losses with fundraising and seeking project funding through grants.

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 (March 2020). 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.

"No pandemic relief funding received"

Proposal Description*

The American Rescue Plan Act requires a request that is reasonable and proportional to the level of negative 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?

Vincent House is building a 6-unit apartment building on our owned and vacant property located at 37th Street and 67th Avenue N, Pinellas Park, Florida, within Census tract-249.08.

The units will be single occupancy with 665 square feet first-floor units and 873 square feet second-floor units. Two of the first-floor units, or 20%, will be fully ADA-compliant. 100% of the units in the project will be for individuals with special needs whose household income is fifty percent (50%) or less of Area Median Income (AMI) who need case management services in order to obtain and sustain independent community housing.

The following amenities are included in the development plans, and they include:

Assigned parking
Washer/Dryers in units
Porches/Decks
Picnic/BBQ facilities
Broadband hook-up

Vincent House Clubhouse provides the following amenities that are available to the residents of Van Gogh Villas:

Function Room
Exercise Room
Computer Center
In-House Bank
Video/Graphic Arts Room
Large Backyard Horticulture/Garden Area

There will be a security fence around the perimeter of the property with three (3) pedestrian gates. There will also be landscaping with lighting and motion detector lighting inside the perimeter and outside of the perimeter at the parking lot.

The development will be built with the following conservation and energy-efficient elements:

Insulated Impact Windows
Thermal Insulation -SIPS
Energy Efficient Air-conditioning
Energy Efficient Appliances

The current building plan calls for the builder to use the four basic elements of Green Building and their subcategories.

The 4 main elements include:

1. Increasing energy efficiency
2. Materials selected for building the structure
3. Increasing the efficiency of water usage both in and outside of the building
4. Improving air quality, which improves the health and productivity of the tenants

Van Gogh Villas is a new construction project and Vincent House certifies that the units have amenities that meet housing quality standards in the Housing Choice Voucher Program (HCV) as per the Inspection Checklist.

The apartment complex is planned to last a minimum of 50 years.

Most of the members of Vincent House are very low to low-income individuals and are on SSI or SSDI due to their disability. Vincent House members are being priced out of the current housing market. While right now we can only build 6 units in Pinellas County, it is just the start of building affordable housing for our members.

Number Served*

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

6

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**.

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.

The units will serve 6 members at one time. This is meant to be permanent housing for 6 members at a time, however, additional members could be served if/when members living in the units relocate.

Organizational Sustainability*

How does this project 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.

Immediately, these 6 units of housing will allow Vincent House to safely and securely house 6 of our most vulnerable members. It will increase membership, as people will learn we have housing, but the units themselves will not immediately increase our capacity to serve at Clubhouse.

In addition, Vincent House will gain experience in developing and maintaining affordable housing. This experience provides Vincent House a significantly greater chance of obtaining project-based Section 8 vouchers through HUD.

Once completed, Vincent House can leverage these units to obtain additional housing units, to rehab, or to build new. When occupied, and with Section 8 rents this project will cashflow and generate income for Vincent House. The proforma is uploaded to this application.

Project Specifics

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.

An initial meeting has been conducted with Pinellas Park and zoning has been confirmed. When we move to hire the developer permitting will be completed at that time.

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 should upload the Plan Set in the question below.

Yes

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.

Total Site Plan Vincent House Six Units.pdf

Construction Schedule/Timeline*

Given a spending deadline of December 31, 2026, give a detailed and **realistic construction schedule**/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 schedule.

Please include the following:

- 1. How the timeline/schedule was developed, and by whom.**
- 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, and an explanation of how the schedule was developed.

Vincent House is building a six-unit low-income housing development. This project will be put out to bid according to requirements. The project requires 20 months total to complete.

Estimated start date of August 2024; assumes successful bidding and awarding of development contract.

August 2024 (5 weeks): Schematic Design. This includes, prime architect structural engineer, MEP engineer, landscape architect, final construction cost estimator and Vincent House review and approval.

September 2024 (5 weeks): Design Development

October 2024-December 2024 (10 weeks): Construction Documents

December 2024-February 2025 (8 weeks): Permit Submission/Plan Review

December 2024 - January 2025 (4weeks): Bid and Negotiate

January 2025-February 2025 (4 weeks): Contractor Pre-construction work, coordination and site prep

February 2025-January 2026: Construction

March 2025-April 2025/September 25-October 2025/December 2025: Bulk Service Connections

October 2025-December 2025: Site Works: Road, sidewalk, parking, etc.

November 2025: Paving and paths

December 2025: Landscaping

January 2026: Final inspections

February 2026: Certificate of Occupation

March 2026: Leasing & Occupation

April 2026: Project Completion

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 six-unit affordable housing project being undertaken by Vincent House will be overseen by the building committee within the Van Gogh's Palette Board of Directors. This committee is headed by Van Gogh's Palette Chair of the Board, Mr. David Lambert Executive Vice President and General Manager for Withlacoochee Electric Coop and the Chairman of the Pasco County Housing Authority for the past 10 years. Mr. Lambert has extensive experience in development and management of affordable housing and has overseen the development of a Section 8 New Construction project and is currently overseeing the development of a 77-unit Project-Based Voucher Development for Veterans and Non-Elderly Disabled. This Development is exclusively for Special Needs Individuals and is project basing from the HUD/VASH and Mainstream Voucher Programs.

Bob Dillinger, a current Secretary of the Board of Directors of Vincent House was elected Public Defender for Pinellas and Pasco in 1996. He instituted a jail diversion program to help mentally ill clients successfully stay out of the criminal justice system. Mr. Dillinger was a part of the Pinellas County Housing Authority's takeover of a 10-unit housing facility called Redwoods, which was renamed the Home of Hope. In 2010 clients were moved into the units upon their graduation from jail diversion. The units were regularly monitored for

compliance with the no drugs or alcohol. When Bob retired in 2020 there was no recidivism of graduates from the Home of Hope.

In addition, Board Member, Mark Ballenger very recently retired Owner and Irrigation Specialist, Ballenger & Company, and donor of the two parcels of land to be developed will help to oversee the project. Mark is responsible for the design and implementation of major irrigation systems in subdivisions like Connerton and Asbel in Pasco County. He has extensive property development experience.

Karis Kaeser, Vincent House Executive Director, will be involved with the daily workings of the building project.

At this time Vincent House plans to engage Namaste' Homes, a local business, as the Developer for the project. Namaste' has extensive experience in developing, building and managing both low-income affordable housing and moderate-income workforce housing.

Cost Difference

Estimated Total Project Cost*

Please specify the total cost of this capital project/purchase.

Example: ABC Childcare is seeking funding for a new playground. ABC Childcare is asking PCF to fund \$20,000 for certain equipment and will seek other funding and donations for the remaining \$150,000 of the playground, for a total project cost of \$170,000. ABC Childcare would put \$170,000 below.

\$1,298,221.00

Cost Difference*

How does your organization plan to cover the cost of this project beyond the amount requested? Please also specify if your organization can carry out the potential ARPA-funded portion of this project without other funding being secured.

Vincent House has applied for and expects \$300,000 of HOME funding through Pinellas County Housing and Community Development.

Vincent House is running an active capital campaign that currently has \$100,000 committed to the project.

Vincent House will secure a mortgage for any remaining funds through Bank of America or other lender.

Vincent House plans to secure 6 project-based section 8 vouchers that will generate income that can be used to pay off a mortgage.

If necessary, Vincent House will use reserves to build the units.

Geographic Impact and Priority Populations

The ARPA Nonprofit Capital Project Fund seeks to offset the negative economic impact Pinellas nonprofits faced due to the COVID-19 pandemic. Organizations who serve disproportionately impacted communities will be considered as serving a priority population. There are several ways to determine if your clients were

disproportionately impacted.

Examples of disproportionately impacted communities include those who meet at least one of the following descriptions:

- Low- and moderate-income household and communities
- Households that qualify for federal assistance programs, such as SNAP and TANF
- Historically marginalized communities (BIPOC communities, persons with disabilities, LGBTQ+, religious minorities, and other communities that fit in the Equity definition provided on the ARPA website and application)
- Organization located or serve households within a Qualified Census Tract (QCTs)
 - Defined by U.S. Department of Housing and Urban Development (HUD)
 - To assess if your organization serves or is headquartered in a QCT, use this link. 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.

Benefits and Geography of Project*

Please describe how the communities/clients that will benefit from this capital purchase, and how they were disproportionately impacted by the pandemic according to the examples above.

Vincent House has served Pinellas for over 20 years, providing a safe place for adults with severe and persistent mental illnesses to learn work skills, develop relationships and connect with community. Participants in our program are called members and voluntarily participate in all aspects of running the Clubhouse from meal prep to banking, data processing, videography and more. The activities develop confidence, self-esteem and the stamina needed to return to paid employment.

100% of the units in the project are for individuals with special needs whose household income is fifty percent (50%) or less of Area Median Income (AMI) who need case management services in order to obtain and sustain independent community housing.

During the pandemic and in the three years following people living on SSI/SSDI have been priced out of the housing market as well as basic necessities like food. The Vincent House members who will be a part of this housing project live on monthly checks that put them at or below 50% or less of the AMI. Adults living with severe and persistent mental illness are underserved every day - but the pandemic compounded issues. Isolation, inflation, resource reduction due to closures, recession. It is imperative, as a community, that we provide affordable housing options for adults living with mental illness that does not include homelessness.

This project will be built in Census Tract 249.08.

The Poverty Rate for Census Tract 249.08, the location of the proposed new construction, is 7.1 %, way below the 20% threshold. The Poverty Rate is documented in the U.S. Census Bureau: American Community Survey SI 701-Poverty Status in the last 12 months. However, the goal of deconcentrating poverty and expanding housing and economic opportunities is happening around the site location of the proposed project. The area in which the proposed PBV development will be located will be undergoing significant revitalization. In 2020, Pinellas Park Community and Redevelopment Agency Adopted the 2020 Pinellas Park Community Redevelopment Plan to develop a brand-new Pinellas Park City Center. Included in the Plan is a new City Hall, Real Estate Opportunities, Utilities, Festival Street, Restaurant Row, Circulation and Parking, Inclusive Playground Area, and a Youth Park Complex including a multi-sport turf field; practice areas; kid's playground; press box building; restrooms; bleachers; curbs; sidewalks; and a parking lot.

Headquarters Location*

Please provide your organization's headquarters address as it appears on your Sunbiz account. To check your registration with Sunbiz, you may search their database.

4801 78TH AVENUE PINELLAS PARK, FL 33781

Project Location*

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

Two adjoining corner lots located at 37th Street and 67th Avenue N, Pinellas Park, Florida

Community Connection

PCF understands the value of authentic and diverse representation in philanthropy and in Pinellas County. To this end, we ask demographic and representation questions to gauge the human impact your organization has on the communities 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.

If your staff, board, executive leadership, or long-term volunteers have personal identities or experiences that allow for a meaningful connection with your clients, please feel free to describe this connection below. When possible, please use internal data or specific details to describe how your organization is representative and connected to the communities you serve.

Co-Founders, Elliott and Dianne Steele became interested in creating a facility that would help people living with a serious mental illness when their daughter was diagnosed with schizophrenia. They tried to find something that would help their daughter overcome the problems related to her diagnosis but could not find anything in the state of Florida.

The Steeles formed a Board of Directors, a 501(c)(3) corporation and began to advocate for a community that would dramatically change the lives of Floridians living with a mental illness. They found just what they wanted in the Clubhouse model, a place that provided hope, respect and dignity; a place where participants, called members, could practice work and then become employed in the community when they were ready.

It took nearly three years and endless hours of advocacy; meeting with family members, providers, Department of Children and Families, Agency for Health Care Administration, and elected officials. The efforts finally came to fruition when the Steeles received a call from the Department of

Children and Families in November 2002 that funding to start Vincent House would be available January 1, 2003.

The Steele's wasted no time looking for a storefront to rent, hiring staff, notifying potential members, finding equipment, furniture and other donated supplies. With an ice chest for a refrigerator and a grill for a stove, the doors to Vincent House opened on January 20, 2003.

Less than two years later, Vincent House became the first accredited Clubhouse in Florida, paving the way for more Clubhouses to follow.

From those humble beginnings, a new way to help people living with a mental illness blossomed. Members began to realize their potential and regained their self-confidence. Many became employed with the help of Vincent House while others returned to school. All found a place where they were wanted, needed and valued.

Although the Steeles had professional careers before Vincent House, they will tell you that seeing members' lives transform from one of hopelessness and despair to a life filled with love, friendship, happiness and employment makes their heart sing.

Today, Vincent House Pinellas has nearly 1000 members, an average daily attendance over 30 and support over 60 members working transitional, supportive and independent employment. Collectively, our members earned over \$450,000 in 2021 with a total of nearly \$8 Million earned since opening our doors.

Board Membership*

Do your board members consider themselves a member of one or more of the following populations?

- 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

Executive Level Leadership Team*

Does your executive leadership team consider themselves a member of one or more of the following populations?

- 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

None of the above

CEO/Executive Director*

Does your CEO/Executive Director consider themselves a member of one or more of the following populations?

- 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 disable

None of the above

Financial Overview

BIDS MUST BE DATED JULY 5, 2023 OR LATER.

- 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 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 questions below thoroughly.

Bid/Estimate #1*

PDF files are accepted.

Corrected_Presentation Vincent House Units.pdf

Bid/Estimate #2

PDF files are accepted.

Revised_Van Gogh Villiage Documents.pdf

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.

This project has not been put out to bid, there will be a competitive bidding process. Uploaded you will find an outline of the project as presented by Namaste' Builders.

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)

Unknown

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.

VH Budget09012023.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.

Please be sure all funding sources below are represented in the "Applicant Match" column in the Budget Summary you have uploaded above.

Vincent House has raised commitments of \$100,000 for this building project.

Vincent House expects an award through HOME investment partnership requested from HUD by the Pinellas County Housing and Community Development Department.

Vincent House expects donated services for irrigation, landscape design, and materials through Irrigation Specialist, Ballenger & Company.

If funding cannot be raised and/or there is a shortfall at the time of project start, Vincent House is prepared to take a building loan and subsequent mortgage on the building to ensure the completion of the project and the safety of our members.

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.

This project will not affect operating costs. The building project has its own budget, its own bank account. With project based section 8 vouchers, which are expected before construction begins, this project generates income for Vincent House.

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.

Van Gogh's Palette dba Vincent House (VH) is set up to handle and track ARPA funds along with any reimbursement grant funding. VH has extensive experience with CDBG funding as well as ARPA funding for a construction project through a Community Development Block Grant through Pasco County. VH uses QuickBooks and employs an outside CPA as well as an internal Director of Administration who conducts all billing and reimbursement activities. Vincent House has a separate bank account with Bank of America for the building project. No donations, grant awards or reimbursed payments will mingle with operating.

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"

N/A

Organization Documentation

Please reach out to PCF staff if you have trouble uploading the files below. We are able to assist with file conversion and file compression.

Organization Budget*

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

FY24 Vincent House Operating Budget Cost Center Details.xlsx

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.

Board Contact Information 2022-2023.xlsx

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.

Van Gogh 990 6.30.22.pdf

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.

Audit_Van Gogh's Palette, Inc. - 2022 Financial Statement.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 - Pinellas Community Foundation.pdf

Van Gogh's Palette dba Vincent House is fully insured.

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.

proforma and references for ARPA Grant.pdf

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?

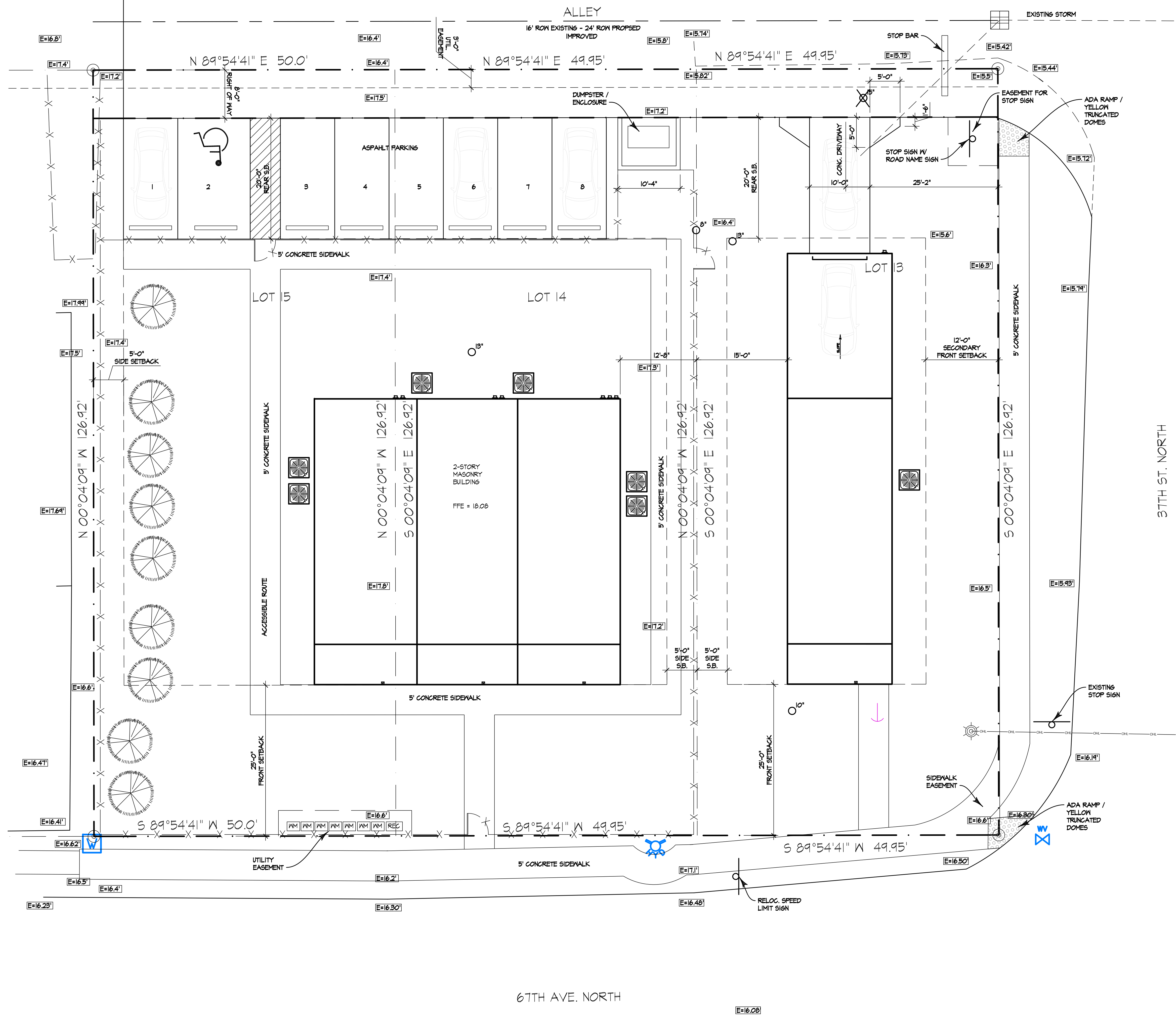
Thank you for your consideration.

File Attachment Summary

Applicant File Uploads

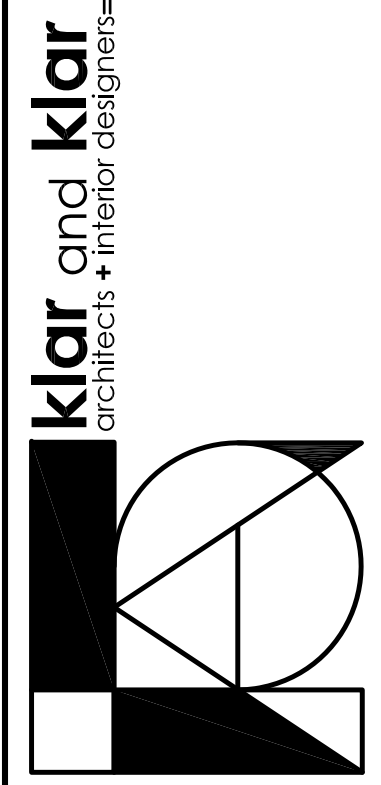
- Total Site Plan Vincent House Six Units.pdf
- Corrected_Presentation Vincent House Units.pdf
- Revised_Van Gogh Villiage Documents.pdf
- VH Budget09012023.pdf
- FY24 Vincent House Operating Budget Cost Center Details.xlsx
- Board Contact Information 2022-2023.xlsx
- Van Gogh 990 6.30.22.pdf
- Audit_Van Gogh's Palette, Inc. - 2022 Financial Statement.pdf
- COI - Pinellas Community Foundation.pdf
- proforma and refrences for ARPA Grant.pdf

**Vincent House six unit
apartment complex site plans.**



revision	by

37TH & 67TH
PINELLAS PARK
FL 33761



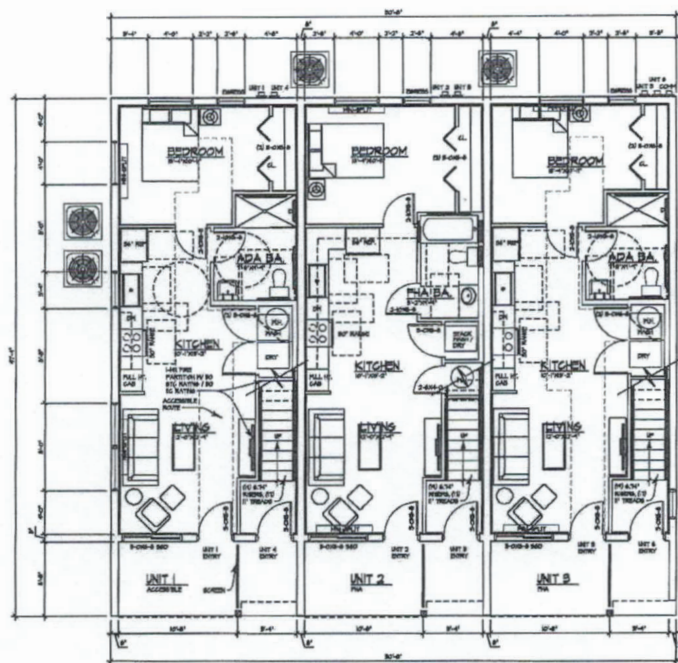
www.klarklar.com
28473 us 19 n
suite 602
clearwater, fl 33761
727-799-5420
American Institute of Architects
member firm
 Tim G. Knowles
 Kristina F. Novick

AA 0002321
 Preliminary
 Permitting Set
 Construction Set
Project No.: 08K04-15
Date: 2/15/2023
Drawn: SK/EP
Sheet:

SPI

ARCHITECTURAL SITE PLAN
1/8" = 1'-0"

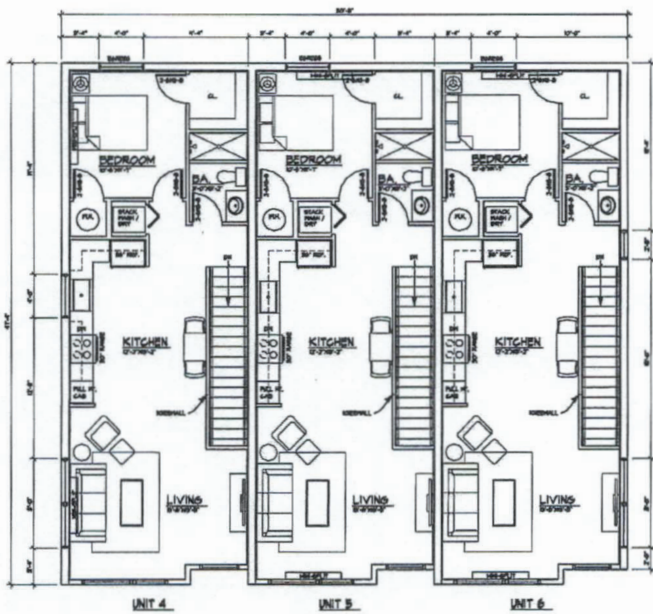
Copyright 2023. All rights reserved-no part of this document may be reproduced in any form without permission of Klar and Klar Architects, Inc.



SCHEMATIC FIRST FLOOR PLAN

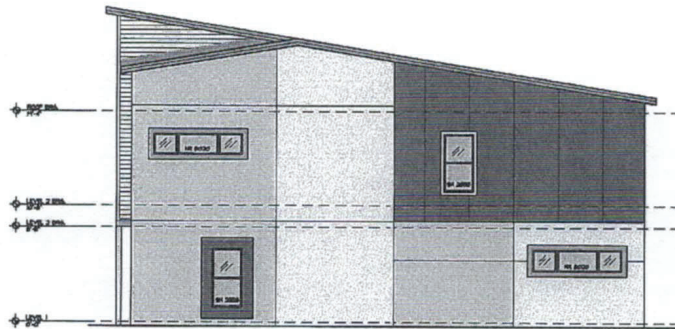
AREAS	
UNIT 1	400 SF
UNIT 2	400 SF
UNIT 3	400 SF
COMMON AREAS	400 SF
TOTAL UNIT AREA	1200 SF
TOTAL COMMON AREA	400 SF
TOTAL AREA	1600 SF

revision	by
klar and klar ARCHITECTS + INTERIORS	
35-725 19th Ave Suite 405 Brooklyn, NY 11231 727-779-5400	
Architects/Interior Architects of Architecture Member Firm	
<input checked="" type="checkbox"/> Tim S. Klar <input type="checkbox"/> Kristina F. Nestle	
AA 0000001	
<input checked="" type="checkbox"/> Preliminary	
<input type="checkbox"/> Permitting Set	
<input type="checkbox"/> Construction Set	
Project No. 1	0000001
Date:	05/03/00
Drawn:	SKP
Sheet:	
A.I.O.	

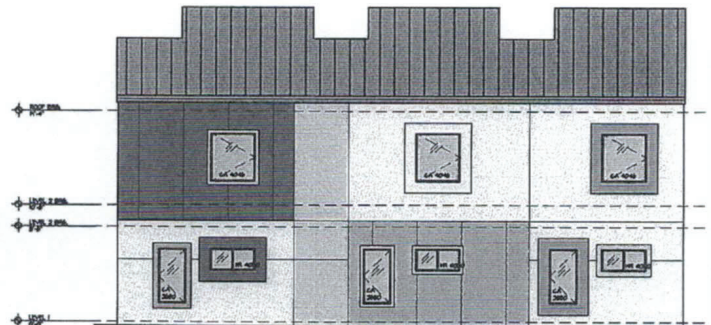


 SCHEMATIC SECOND FLOOR PLAN
DATE: 08/11/10

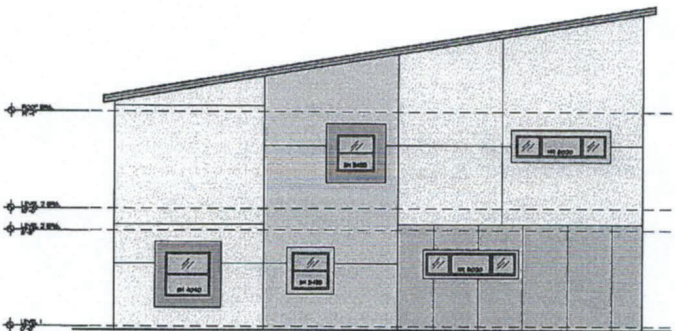
△	revision	by
△		
△		
△		
△		
△		
△		
△		
		
38472 sq ft 4848 sq ft Charlotte, NC 28211 703-299-6400		
Project Name: 37TH & 6TH 37TH & 6TH PHILLIPS PARK		
AA 000001 □ Preliminary □ Permitting Set □ Construction Set		
Date: 08/11/10 Sheet: 001 Scale: 1/8" = 1'-0"		
AI.1		



1
A2.0 SCHEMATIC SIDE ELEVATION
VIEW 01



1
A2.0 SCHEMATIC REAR ELEVATION
VIEW 02



1
A2.0 SCHEMATIC SIDE ELEVATION
VIEW 03



1
A2.0 SCHEMATIC FRONT ELEVATION
VIEW 04

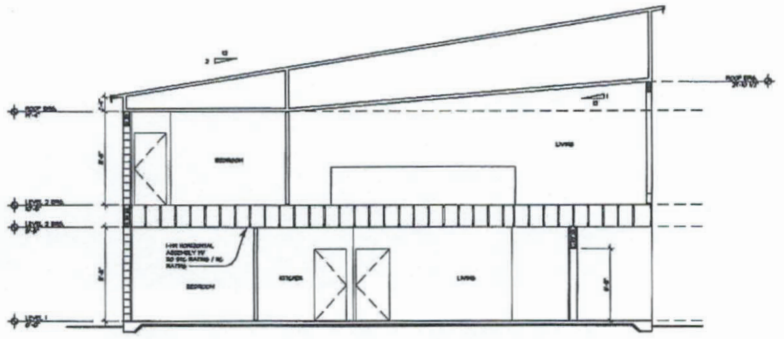
revision	by

37TH & 67TH
PINEBLISS PARK

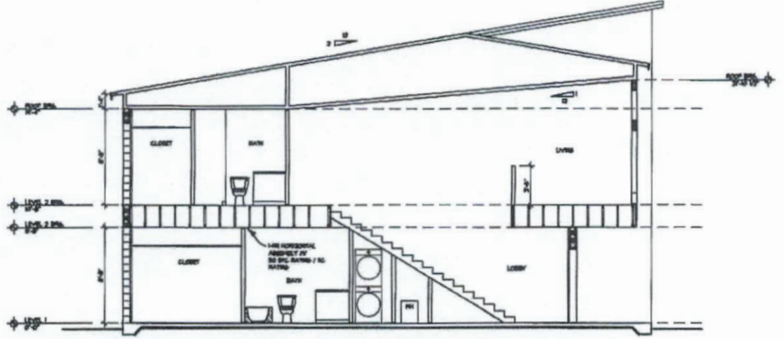
klar and klar
architects + interior designers

28472 sq ft
3450 sq ft
Electronics, E 33761
724-779-6200
OWNER: City of Irvine
PROJECT NO.: 19-000-0000
DATE: 08/20/2019
DRAWN: JWP

AA 0005221
 Preliminary
 Permitting Set
 Construction Set
 Final Set
 Date: 08/20/2019
 Drawn: JWP
 Scale: A2.0



BUILDING SECTION
1/1/10



BUILDING SECTION
1/1/10

revision	by

KLAR & KIR
PHILLAS PARK
P.L. 35761



28473 sq ft
 2010 IBC
 5/22/10
 737-779-4025

AA 000331
 Preliminary
 Permitting Set
 Construction Set
 Project No. PH...
 Date: 3/1/10
 Sheet: 0101
 Sheet



A Recovery through Work Partnership

October 13, 2023

Vincent House has partnered with Namaste Homes for several years. Namaste has consulted with Vincent House and acted as the developer for the 6-unit apartment building since the inception of the planning. They have presented to the city of Pinellas Park and walked Vincent House through the zoning process. The owner of Namaste Homes, Frederick Samson, has a heart for people living with Mental Illness and is very interested in Vincent House becoming successful in building affordable housing for the members.

Namaste Homes is committed to building workforce housing and has high-quality, small footprint, designs built throughout Pinellas County.

Vincent House worked with Namaste Homes to understand the cost of the project and obtained the initial bid from Namaste in February 2023, these costs were updated in August 2023 by Frederic Samson the principal owner of Namaste Homes. Frederick also worked with Vincent House to supply the construction timeline in, September of 2023.

It is Vincent House's hope to gain as much funding as possible in order to have the smallest mortgage possible so that our members can afford the rent. Ultimately it is our desire to have project-based section 8 vouchers assigned to the project. Namaste Homes provides us with much-needed affordable housing development experience to win these vouchers.

The need for safe, affordable housing is urgent. It is our hope that Vincent House will receive the ARPA funding requested and move forward with construction.

Regarding the total budget presented of \$1,298,221.00. Vincent House respectfully asks that the ARPA funding cover \$500,000 of the total \$784,380 of the hard costs of construction. If Vincent House should win funding, this project will immediately be put out to bid and Vincent House will move to secure a construction loan through Bank of America.

Vincent House reserves the right to fund some of this building project with our reserves if we cannot secure a loan with interest rates that make sense moving forward.

Thank you,

Karis Kaeser

Karis (Turner) Kaeser
Executive Director
727-916-1725
karis@vincenthouse.org



Vincent House 6-unit Residential Development

Corner of 67th Ave North
and 35th Street North
Pinellas Park, FL

Development Summary

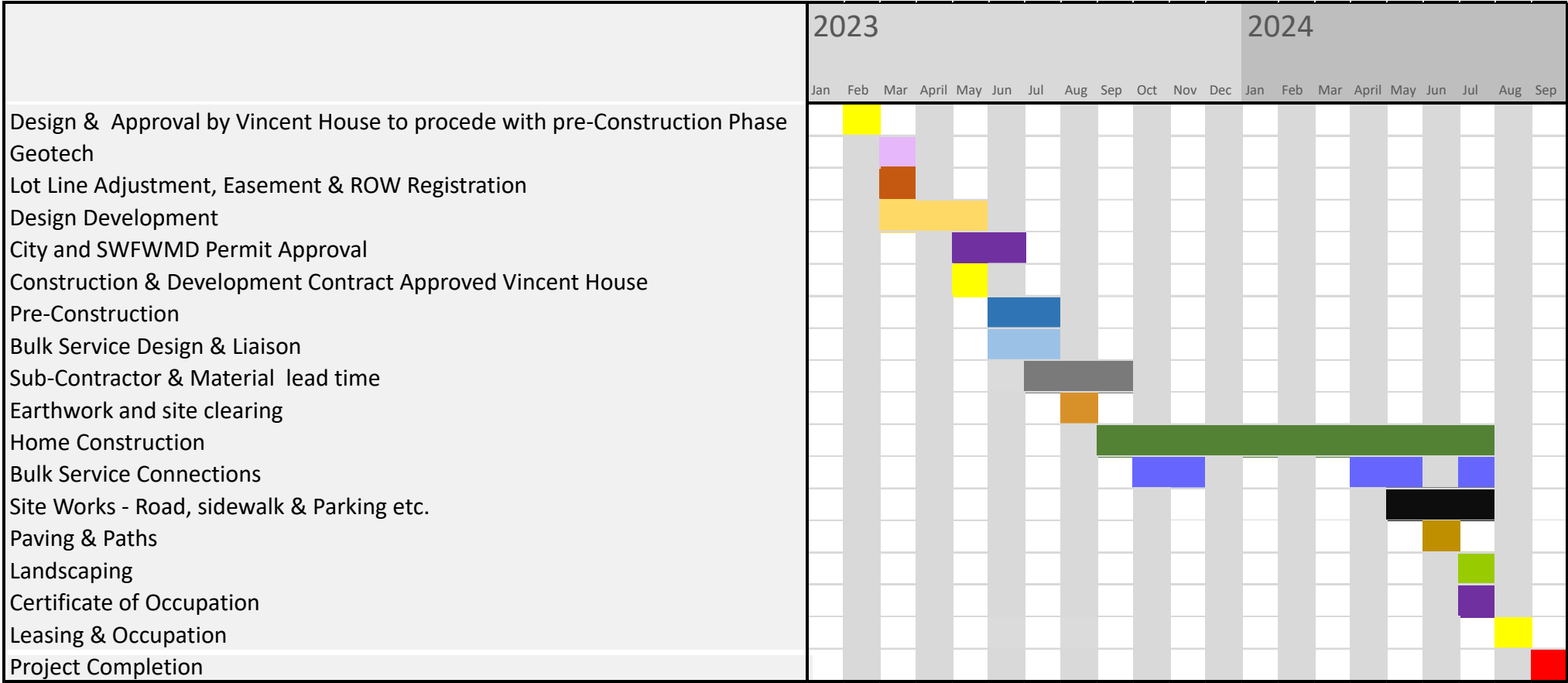
- 6 One Bedroom Appartements
- 1st floor – 3 Appartements 665sf (590sf Living)
- 2nd Floor 3 Appartements 873sf (769sf Living)
- Accessibility – 1 ADA Unit & 2 FHA Units
- Total building area – 4,620sf
- Parking – 8 bays

Summary

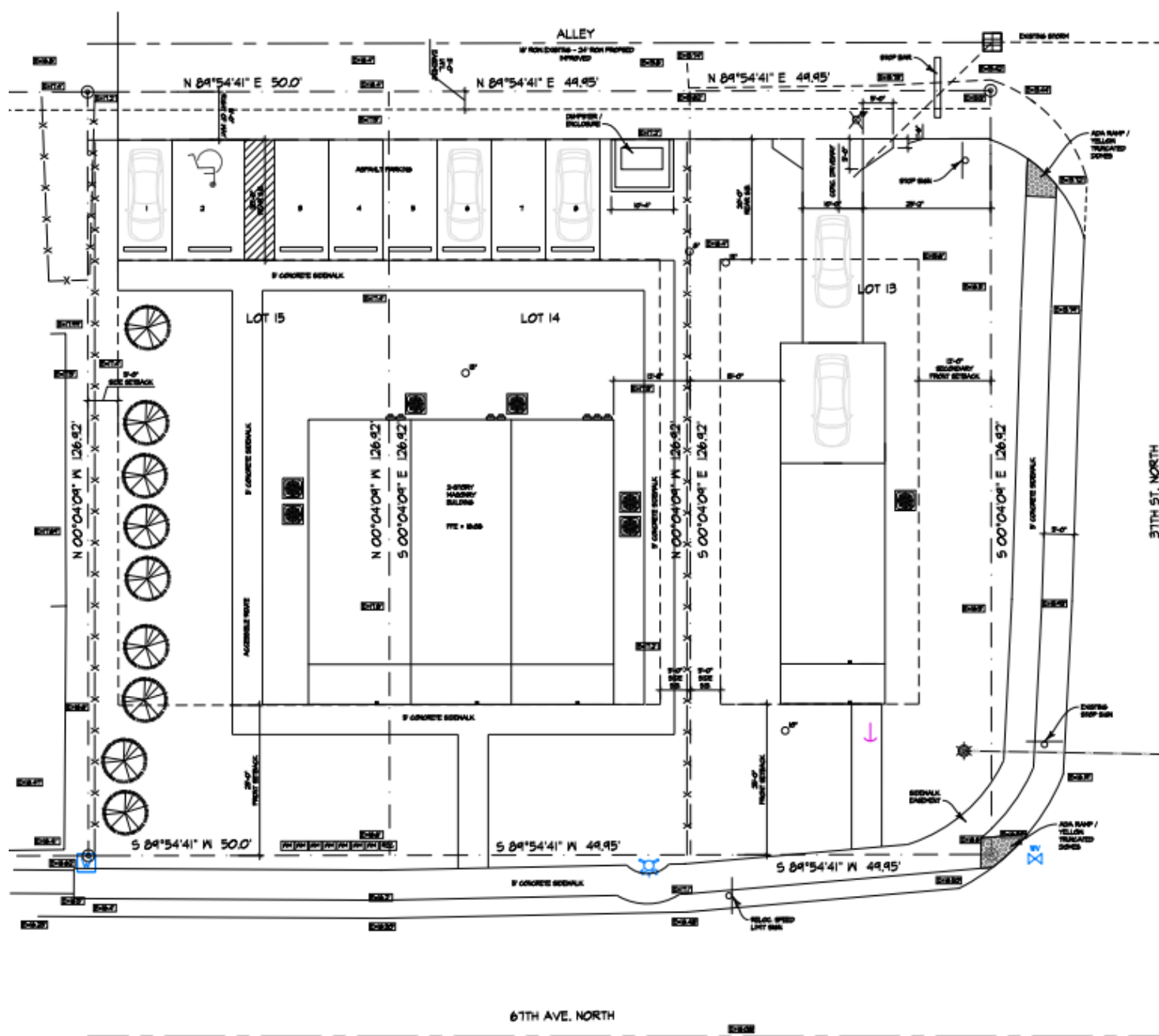


Development Schedule

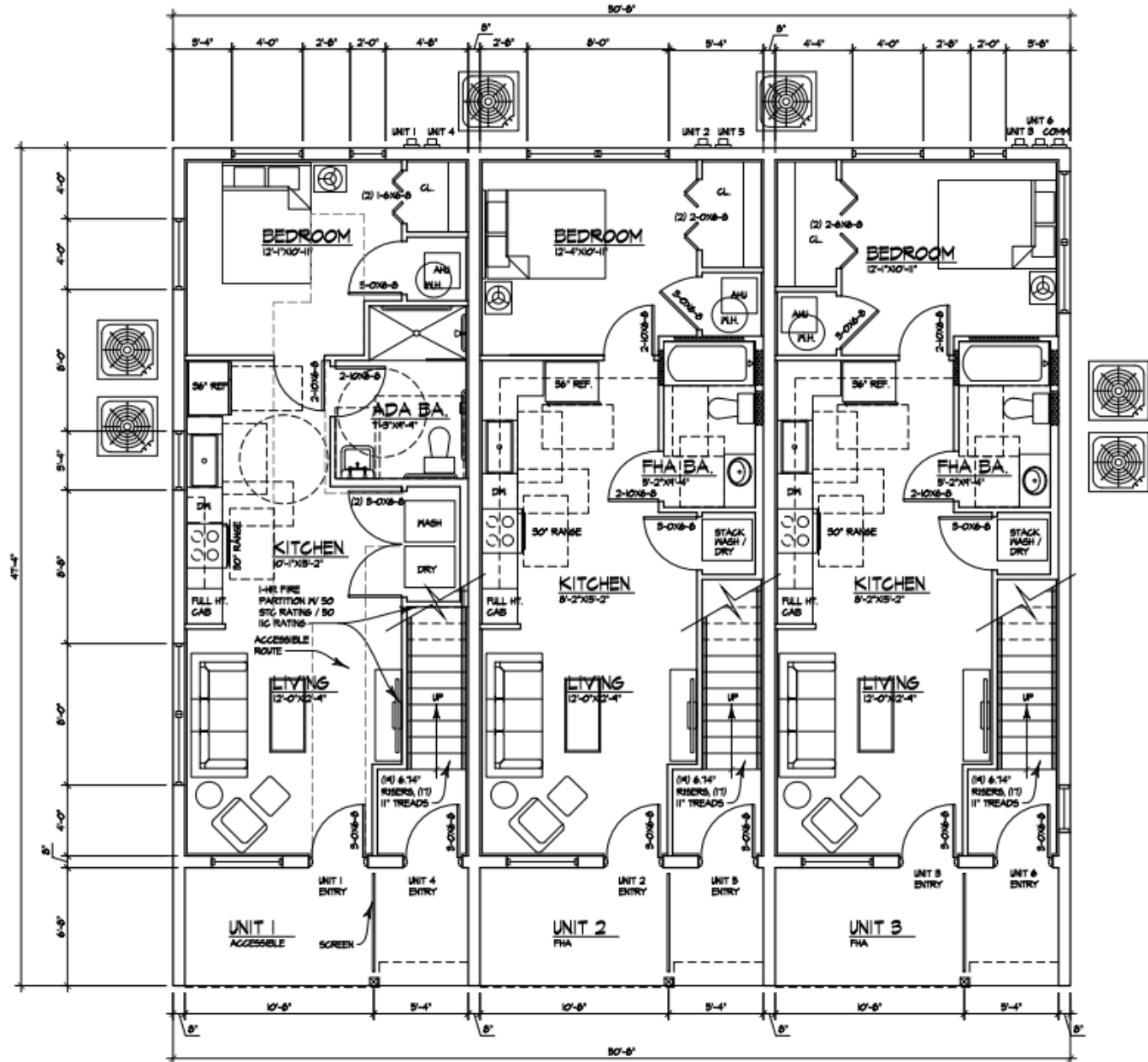
Timeline



Site Plan



1st Floor Plan



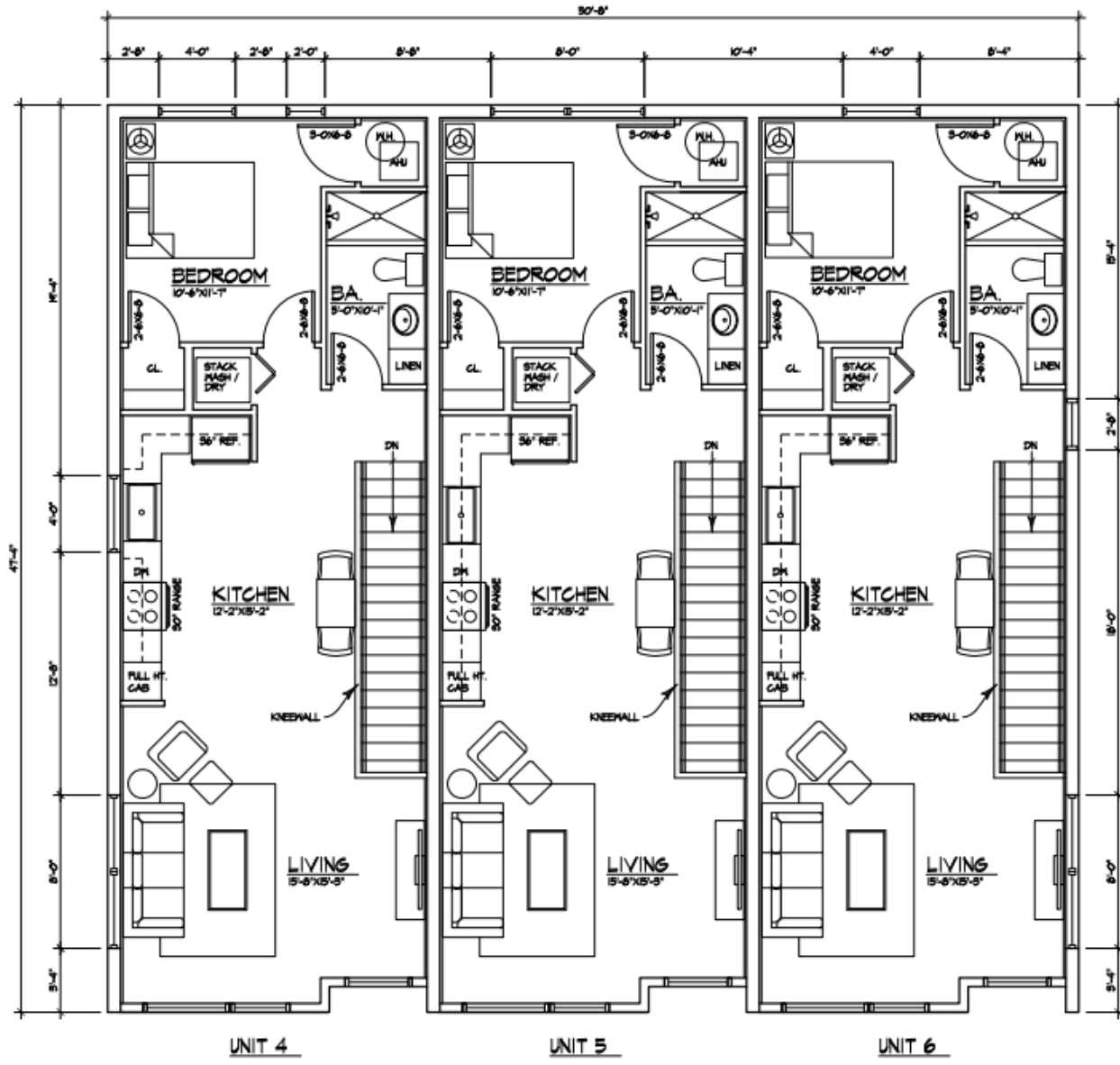
2/13/2023



SCHEMATIC FIRST FLOOR PLAN

1/4" = 1'-0"

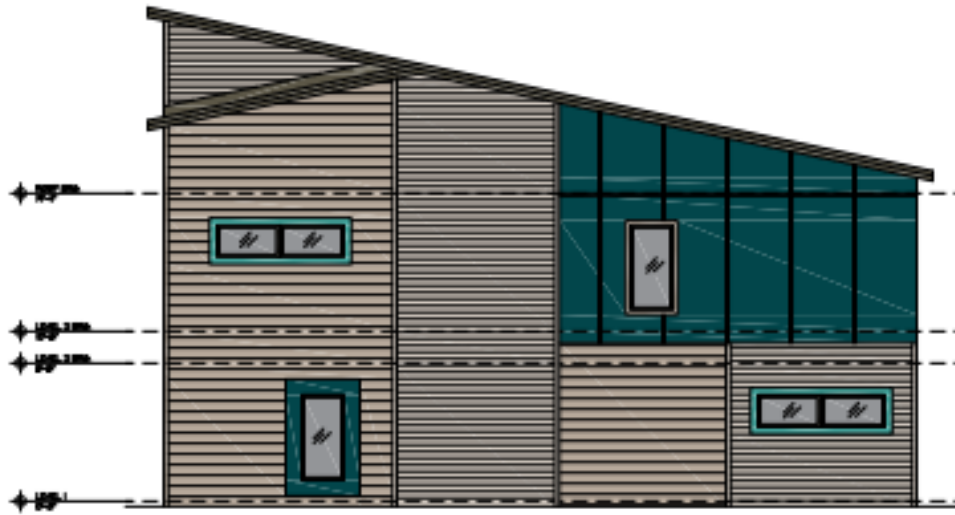
2nd Floor Plan



SCHEMATIC SECOND FLOOR PLAN

1/4" = 1'-0"

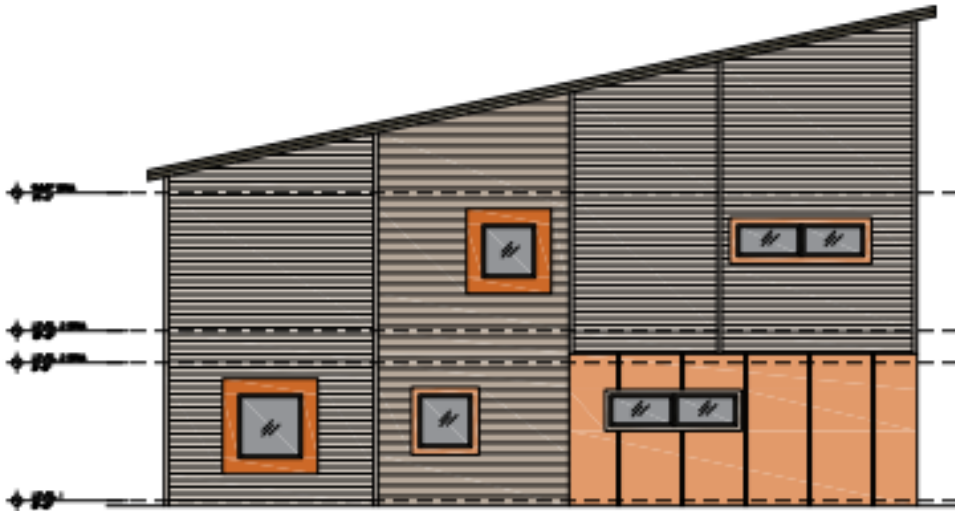
Elevations



SCHEMATIC SIDE ELEVATION



SCHEMATIC REAR ELEVATION

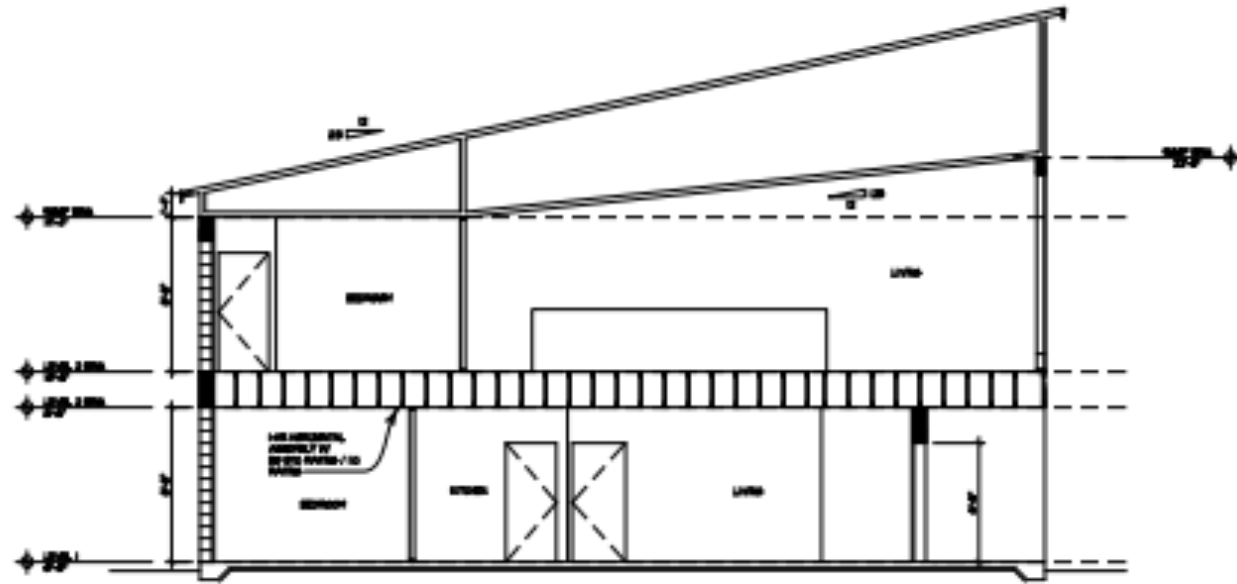


SCHEMATIC SIDE ELEVATION

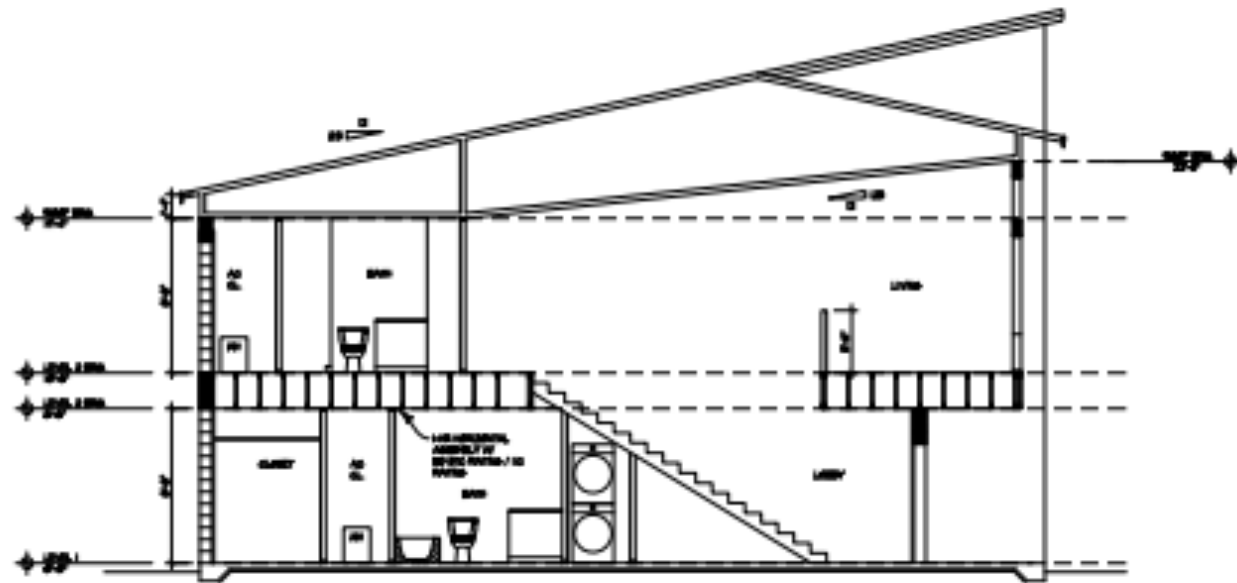


SCHEMATIC FRONT ELEVATION

Sections



BUILDING SECTION
SECTION



BUILDING SECTION
SECTION

Budget

Description	Project Cost	Per Unit Cost	Pes SF
Land Cost	\$ -	\$ -	\$ -
Site Works	\$ 135,500	\$ 22,583	\$ 29
Construction	\$ 915,924	\$ 152,654	\$ 199
Soft Costs	\$ 146,341	\$ 24,767	\$ 32
Contingency	\$ 50,000	\$ 8,333	\$ 11
Total Cost Development	\$ 1,247,765	\$ 208,337	\$ 270





A Recovery through Work Partnership

February 15, 2023

Pinellas County Housing Authority
Dean Robinson Administration Building
11479 Ulmerton Road
Largo, FL 33778

Dear Committee Members,

I am the current president of Van Gogh's Palette, Inc. (DBA Vincent House) Board of Directors. I was first introduced to Vincent House Pinellas over 10 years ago while attending a Discovery Tour of their beautiful facility. I soon began helping to expand this amazing model into Hernando and Pasco Counties.

We are now expanding into housing for our participants, called members, who greatly need low-income housing. We plan to develop six units about 1 1/2 miles from Vincent House for six members who meet the HUD requirements.

We received a commitment from Bank of America for \$1.2 million for this project, however the time lapsed. The same folks from Bank of America are currently running a new commitment and should have it completed in approximately two weeks.

The Van Gogh's Palette, Inc. Board of Directors is prepared to use some of our reserves for this project, if needed, to move forward in a timely manner.

Thank you so much for considering this request for proposal. The people we serve are most grateful.

Best Regards,

Handwritten signature of David Lambert
David Lambert, President
Van Gogh's Palette, Inc.

Board of Directors

President: David Lambert
Manager of Member Relations
Withlacoochee River Electric Cooperative

Vice President: Dr. Dan Strauss
Dean, College of Professional Studies
National University of Health Sciences

Secretary: Bob Dillinger
Public Defender, retired
Sixth Judicial Circuit

Treasurer: Elliott Steele
Co-Founder
Vincent House

Dorene Thomas
Chief of Police, retired
City of Pinellas Park

John Posey
Senior Vice President
UBS Financial

Dianne Steele
Co-Founder
Vincent House

Mark Ballenger
Irrigation Specialist
Ballenger & Company

Noreen Hodges
Marketing, retired
St. Petersburg College

Denise McCabe
President
McCabe Editing

Bill Mischler
Mayor, retired
City of Pinellas Park

Peter Kennedy
Chief Hospital Administrator
Florida Department of Children and Families

Toni Roach
Captain
Pasco Sheriff's Office

Shahra Lambert
Senior Advisor
NASA

John Ehlenbeck
Account Mgr/Mortgage Loan Originator, retired
BOA/Amerifirst Home Mortgage

True Michaels
Vincent House Member Representative

Martin Greif
President
SiteTuners

Commitment Letter

June 24, 2022

Van Gogh's Palette
4801 78th Ave N.
Pinellas Park, FL 33781

Attention: David Lambert, President

\$1,200,000 Credit Facility

Dear Mr. Lambert:

You have advised Bank of America, N.A. ("Bank of America" or the "Bank") that Van Gogh's Palette, Inc. (the "Borrower") seeks financing of a \$1,200,000 credit facility (the "Credit Facility"), as more fully described in the Summary of Terms and Conditions attached as Exhibit A hereto and incorporated herein by this reference (the "Summary of Terms"). Bank of America is pleased to offer its commitment to provide the Credit Facility (the "Commitment"), upon and subject to the terms and conditions set forth in this letter (this "Commitment Letter") and in the Summary of Terms.

The Commitment of Bank of America hereunder is subject to the satisfaction of each of the following conditions precedent in a manner acceptable to Bank of America: (a) the completion of a due diligence review and evaluation of the assets, environmental issues¹, liabilities (including contingent liabilities) and business of the Borrower (b) the accuracy and completeness of all representations that you and your affiliates make to Bank of America and your compliance with the terms of this Commitment Letter (including the Summary of Terms); (c) the negotiation, execution and delivery of definitive documentation for the Credit Facility consistent with the Summary of Terms and otherwise satisfactory to Bank of America; and (d) no change, occurrence or development shall have occurred or become known to Bank of America since March 31, 2022 that has had or could reasonably be expected to have a material adverse effect on the Borrower

By executing this Commitment Letter, you agree to reimburse Bank of America from time to time on demand for all reasonable out-of-pocket fees and expenses (including, but not limited to, (a) title fees and (b) due diligence expenses such as an appraisal) incurred before or after the date of this Commitment Letter in connection with the

Credit Facility, the preparation of the definitive documentation therefor and the other transactions contemplated hereby, whether or not the Credit Facility is consummated.

This Commitment Letter and the Summary of Terms are confidential and, except for disclosure on a confidential basis to your accountants, attorneys and other professional advisors retained by you in connection with the Credit Facility or as otherwise required by law, may not be disclosed in whole or in part to any person or entity without our prior written consent.

Bank of America hereby notifies you that pursuant to the requirements of the USA PATRIOT Act, Title III of Pub. L. 107-56 (signed into law October 26, 2001) (the "Act"), Bank of America is required to obtain, verify and record information that identifies you, which information includes your name and address and other information that will allow Bank of America to identify you in accordance with the Act.

This Commitment Letter may be executed in counterparts which, taken together, shall constitute an original. Delivery of an executed counterpart of this Commitment Letter by fax transmission or other electronic mail transmission (e.g. ".pdf" or ".tif") shall be effective as delivery of a manually executed counterpart thereof.

This Commitment Letter (including the Summary of Terms) embodies the entire agreement and understanding among Bank of America, you and your affiliates with respect to the Credit Facility and supersedes all prior agreements and understandings relating to the specific matters hereof. However, please note that the terms and conditions of the Commitment of Bank of America are not limited to those set forth herein or in the Summary of Terms. Those matters that are not covered or made clear herein or in the Summary of Terms are subject to mutual agreement of the parties. This Commitment Letter is not assignable by the Borrower without our prior written consent and is intended to be solely for the benefit of the parties hereto and the Indemnified Parties.

This Commitment Letter and all commitments and undertakings of Bank of America hereunder will expire at 5:00 p.m. on July 24, 2022 unless you execute this Commitment Letter and return it to us prior to that time (which may be by fax transmission or other electronic mail transmission), whereupon this Commitment Letter (including the Summary of Terms) shall become a binding agreement. Thereafter, all commitments and undertakings of Bank of America hereunder will expire on October 23, 2022, unless definitive documentation for the Credit Facility is executed and delivered prior to such date.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

We are pleased to have the opportunity to work with you in connection with the Credit Facility.

Very truly yours,

BANK OF AMERICA, N.A.

By: _____
Name: Pamela Schumacher
Title: SVP, Relationship Manager

ACCEPTED AND AGREED TO
AS OF THE DATE FIRST ABOVE WRITTEN:

Van Gogh's palette, Inc.

By: _____
Name: David Lambert
Title: President

Prepared by:
Return to: *Vanessa L Jones Pate*
Gulfside Title Services, LLC
7763 Starkey Road
Seminole, Florida 33777

File Number: 21-0220
S/P \$0.00

General Warranty Deed

Made this April 15, 2021 A.D. By Mark A. Ballenger & Susan L. Ballenger, husband and wife, individually & **Mark A. Ballenger and Susan L. Ballenger**, as Trustees of the **Mark & Susan Ballenger Trust Dated Sept. 7, 2017**, whose address is: 2335 64th Place N, Saint Petersburg, Florida 33702, hereinafter called the grantor, to **Van Gogh's Palette, Inc., a Florida Coporation**, whose post office address is: 4801 78th Ave., Pinellas Park, Florida 33781, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Pinellas County, Florida, viz:

Lot 14 Block 1, SUNSET VIEW SUBDIVISION, according to plat thereof as recorded in Plat Book 19, Page 4, of the Public Records of Pinellas County, Florida.

Parcel ID Number: 34-30-16-88272-001-0140

THIS PROPERTY IS A VACANT LOT AND THEREFOR NOT THE HOMESTEAD PROPERTY OF THE GRANTOR. GRANTORS FURTHER STATE THAT THIS PROPERTY BEING CONVEYED TO GRANTEE AS A GIFT/DONATION AND THAT NO CONSIDERATION HAS BEEN PAID IN CONNECTION WITH THIS DEED TO THE GRANTORS.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2020.

Prepared by:
Return to:
Gulfside Title Services, LLC
7763 Starkey Road
Seminole, Florida 33777

File Number: 21-0220
S/P \$0.00

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Wanda L. Nealy
Witness Printed Name WANDA L Nealy

Vanessa L. Jones-Pate
Witness Printed Name Vanessa L Jones - Pate

Mark A. Ballenger (Seal)
Mark A. Ballenger, as Trustee
Address: 2335 64th Place N, Saint Petersburg, Florida 33702

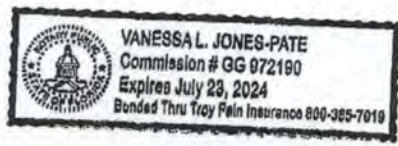
Mark A. Ballenger
Mark A. Ballenger, an Individual
2335 64th Place N, St Petersburg, FL 33702

Susan L. Ballenger (Seal)
Susan L. Ballenger, as Trustee
Address: 2335 64th Place N, Saint Petersburg, Florida 33702

Susan L. Ballenger
Susan L. Ballenger, an Individual
2335 64th Place N, St Petersburg, FL 33702

State of Florida
County of Pinellas

The foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization, this 15 day of April, 2021, by Mark A. Ballenger & Susan L. Ballenger, husband and wife, individually & Mark A Ballenger & Susan L. Ballenger, as Trustees of the Mark & Susan Ballenger Trust Dated Sept.7,2017, who is/are personally known to me or who has produced Valid ID as identification.



Vanessa L Jones - Pate
Notary Public
Print Name: Vanessa L Jones - Pate
My Commission Expires: _____

Prepared by:

Return to:

Gulfside Title Services, LLC

7763 Starkey Road

Seminole, Florida 33777

File Number: 21-0220

S/P \$0.00

General Warranty Deed

Made this April 15, 2021 A.D. By Mark A. Ballenger & Susan L. Ballenger, husband and wife, Individually & **Mark A. Ballenger and Susan L. Ballenger**, as Trustees of the **Mark & Susan Ballenger Trust Dated Sept.7,2017**, whose address is: 2335 64th Place N, Saint Petersburg, Florida 33702, hereinafter called the grantor, to **Van Gogh's Palette, Inc.**, a Florida Coporation, whose post office address is: 4801 78th Ave., Pinellas Park, Florida 33781, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Pinellas County, Florida, viz:

Lot 15 Block 1, SUNSET VIEW SUBDIVISION, according to plat thereof as recorded in Plat Book 19, Page 4, of the Public Records of Pinellas County, Florida.

Parcel ID Number: 34-30-16-88272-001-0150

THIS PROPERTY IS A VACANT LOT AND THEREFOR NOT THE HOMESTEAD PROPERTY OF THE GRANTOR. GRANTORS FURTHER STATE THAT THIS PROPERTY BEING CONVEYED TO GRANTEE AS A GIFT/DONATION AND THAT NO CONSIDERATION HAS BEEN PAID IN CONNECTION WITH THIS DEED TO THE GRANTORS.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2020.

Prepared by:
Return to:
Gulfside Title Services, LLC
7763 Starkey Road
Seminole, Florida 33777

File Number: 21-0220
S/P \$0.00

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Wanda L. Nealy
Witness Printed Name WANDA L. Nealy

Vanessa L. Jones-Pate
Witness Printed Name Vanessa L. Jones-Pate

Mark A. Ballenger (Seal)
Mark A. Ballenger, as Trustee
Address: 2335 64th Place N, Saint Petersburg, Florida 33702

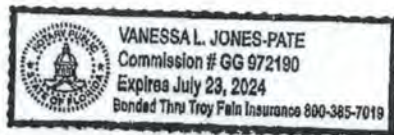
Mark A. Ballenger
Mark A. Ballenger, an Individual
2335 64th Place N, St Petersburg, FL 33702

Susan L. Ballenger (Seal)
Susan L. Ballenger, as Trustee
Address: 2335 64th Place N, Saint Petersburg, Florida 33702

Susan L. Ballenger
Susan L. Ballenger, an Individual
2335 64th Place N, St Petersburg, FL 33702

State of Florida
County of Pinellas

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 15 day of April, 2021, by Mark A. Ballenger & Susan L. Ballenger, husband and wife, individually & Mark A Ballenger & Susan L. Ballenger, as Trustees of the Mark & Susan Ballenger Trust Dated Sept.7,2017, who is/are personally known to me or who has produced Valid ID as identification.



Vanessa L. Jones-Pate
Notary Public
Print Name: Vanessa L. Jones-Pate
My Commission Expires: _____

Pinellas County Name Query

Click on the 18 digit parcel number to see General Information.
Click on the "X" to view the map or short legal description

Name matching "Van Gogh's Palette", records 1 through 4 of 4 [1:18 pm Thursday February 16]										
New Search:	<u>Owner Address</u>	<u>Parcel Number</u>	<u>Sub or Condo/PUD</u>	<u>Plat Book/Page</u>	<u>Advanced/Sales Criteria</u>	<u>OR Book/Page</u>				
Ownership	<u>Parcel Info</u>	<u>Property Address</u>	<u>Property Use</u>	<u>Map</u>	<u>Subdivision/Condo Name</u>	<u>Plat Book/Page</u>	<u>OR Book/Page</u>	<u>Tax Dist</u>	<u>Short Legal</u>	<u>Change Address</u>
VAN GOGH'S PALETTE INC	<u>34-30-16-88272-001-0140</u>	67TH AVE N	Vacant Residential - lot & acreage less than 5 acres	X	SUNSET VIEW	19/4	21493/0944	■ PPW	X	<input type="checkbox"/>
VAN GOGH'S PALETTE INC	<u>34-30-16-88272-001-0150</u>	67TH AVE N	Vacant Residential - lot & acreage less than 5 acres	X	SUNSET VIEW	19/4	21493/0946	■ PPW	X	<input type="checkbox"/>
VAN GOGH'S PALETTE INC	<u>28-30-16-69858-100-3103</u>	4801 78TH AVE N	Non-Profit Charitable Services	X	PINELLAS FARMS	H7/4	13946/0129	■ PPW	X	<input type="checkbox"/>
VAN GOGH'S PALETTE INC	<u>28-30-16-69858-100-3103</u>	4801 78TH AVE N	Non-Profit Charitable Services	X	PINELLAS FARMS	H7/4	13946/0129	■ PPW	X	<input type="checkbox"/>

New Search: Owner Address Parcel Number Sub or Condo / PUD Plat Book/Page Sale OR Book/Page

[Change address of selected parcels](#)

[Question/Comment about this page](#)

**Pre-Development Meeting Minutes
NAMASTE HOMES**

**Parcels #34-30-16-88272-001-0130, 34-30-16-88272-0140, 34-30-16-88272-001-0150
December 21, 2021 Virtual**

Present: Amanda Conte, Aaron Petersen, Chris Astleford, Dave Floyd, Dan Hubbard, Denise Sammons, Joel Graves, Lisa Hendrickson, Nick Colonna, Erica Lindquist, and James Gatti

Project Overview: Namaste Homes is proposing a 6-unit, 2-story, 1 bedroom each residential building and one single family home adjacent to this structure. Vincent House will be the owner, and the residential units will be rented. The 6-unit multi-family units are on 2 parcels and the SFR will be located on the 3rd parcel, numbers are noted above. Three conceptual drawings were provided for this meeting. (See attachments)

Erica Lindquist (Planning & Development Services):

- Based on the information provided, for 6 one-bedroom units a total of 9 parking spaces are required. A parking needs analysis can be submitted per Sec 18-1532.5 to request a reduced number of parking spaces.
- Alley must be 24 feet wide for two-way traffic. Right-of-way dedication will be required.
- Will there be a dumpster on site, or will each residence have individual garbage cans? See Sec 18-1530.20.
- Multi-modal impact fees:
 - Flat rate of \$1,679 for the single-family residence between 1,501 and 2,499 sq. ft.
 - Based on the information provided for the 6 one-bedroom units, the fee is \$753 per dwelling unit.
- Lot 15 and lot 14 must be combined through a lot line adjustment.
- Provide a landscape plan that meets Code.
- See attached notes for additional detailed comments prepared for this meeting.

Aaron Petersen (Construction Services):

- Provide SWFWMD ERP or exemption.
- Unity of title or lot line adjustment is needed for lots 14 and 15.
- Alley must be improved to meet minimum standards for a roadway if it is planned to be used.
- Rear right-of-way dedication may be needed so that the alley can be widened and developed to meet required minimum standards.
- My suggestion is to use 67th Avenue N. for the driveway connections and to have a front parking lot and move the building further back.
- 5' sidewalk required along adjacent right-of-ways.
- Utility plan needed.
- Show width of driveway.

**Pre-Development Meeting Minutes
NAMASTE HOMES**

**Parcels #34-30-16-88272-001-0130, 34-30-16-88272-0140, 34-30-16-88272-001-0150
December 21, 2021 Virtual**

- Show distance between driveway and east property line. 5' minimum required.
- Show distance between driveway and intersection radius. 30' minimum required.

Dave Floyd (Utilities):

- Property is already stubbed out for water and sewer.
- A master meter is planned for this project.

Dan Hubbard (Transportation/Stormwater):

- Provide an erosion control plan.
- Provide a track-out plan.
- Indicate your proposed grading for entire site.
- Driveway apron discussed.

Chris Astleford (Fire Prevention):

- We are currently following the 7th edition of the Florida Fire Prevention Code.
- Sprinkler and alarm systems are required for the multi-family structure.

Joel Graves (Building Development):

- This is not a plan review.
- We require 5 sets each civil and architectural plans and these can be submitted separately. We currently take about 10 business days for turnaround.
- We are using the 2020 Florida Building Code. R2 occupancy requirements are fire separation walls between all units, both horizontal and vertical.
- Handicap accessibility starts at the site with parking, signage, and an accessible path to the building. One handicap parking space, accessible to the building, is required.
- The finished floor requirements are 2 feet above the highest crown of the road. (67th Avenue).



December 21, 2021

I. GENERAL INFORMATION

- A. Address: N/A
- B. Parcel Numbers: 34-30-16-88272-001-0130; 34-30-16-88272-001-0140; and 34-30-16-88272-001-0150
- C. Request: Proposal for a 6-unit Residential Building and Single Family Home.
- D. Representative: Glenn Larkan with Namaste Homes
- E. CRA: Yes No

II. SITE AND VICINITY CHARACTERISTICS

- A. Zoning: "R-4" Duplex Residential District
- B. Land Use: RLM - Residential Low Medium
- C. Site Characteristics: Vacant / Undeveloped
- D. Development History: N/A
- E. Lot size: 19,166 square feet / 0.44 acres
- F. Vicinity Characteristics:

	ZONING	LAND USE	
NORTH	M-1	IL	Industrial Use (Vendor's Choice)
SOUTH	R-4	RLM R/O/R	Residential (Duplex) Duke Energy and PPWMD Utilities
EAST	T-1	RLM	Residential (Single-Family)
WEST	R-4	RLM	Residential (Duplex)

III. "R-4" DUPLEX RESIDENTIAL DISTRICT MINIMUM REQUIREMENTS

- A. Code Section: 18-1512
- B. Proposed Use: Single-Family Residential (Attached and Detached)
 Permitted Use Conditional Use Not Permitted
- C. Minimum Lot Area: 8,712 square feet; if a lot of record prior to September 26, 1963, 7,500 square feet is required for a two-family dwelling.
- D. Minimum Lot Width: 70 feet; 60 feet on lots of record prior to September 26, 1963. Lots with a width of less than 60 feet shall only be developed with a single-family detached dwelling.
- E. Minimum Lot Depth: 100 feet
- F. Minimum Setbacks:

For lots platted prior to September 26, 1963 the following shall apply:

- 1. Front Yard: 25 feet
- 2. Sec. Front Yard: 12 feet
- 3. Side Yard: 5 feet
- 4. Rear Yard: 20 feet

- G. **Maximum Lot Coverage:** 60 percent
- H. **Maximum Building Height:** 35 feet
- I. **Minimum Livable Floor Area:**
 - 1. Efficiency: 450 square feet.
 - 2. One-bedroom: 550 square feet.
 - 3. Two-bedroom: 650 square feet.
 - 4. Three-bedroom: 800 square feet.

IV. **SECTION 18-1532. OFF-STREET PARKING AND LOADING REGULATIONS**

A. **Sec. 18-1532.6. SPECIFICATIONS AND STANDARDS FOR PARKING LOT DEVELOPMENT**

(A) CIRCULATION

4. All off-street parking areas, with the exception of those required for attached or detached single-family homes, shall be designed so that no vehicle is required to back directly into a public street right-of-way (exclusive of alleys) to obtain egress, and so that no vehicle shall be required to use a public street right-of-way (exclusive of alleys) for direct movement into or out of individual parking spaces.

The establishment of new back-out parking for single-family homes is prohibited along collector and arterial roadways. Furthermore, no required parking spaces may be located directly in front of vehicular access openings to buildings; all such access bays must remain accessible.

B. **Sec. 18-1532.9. Minimum Off-Street Parking Requirements**

Section 18-1532.9(A):

SINGLE-FAMILY DWELLINGS. All single-family detached dwellings which are permitted for construction after November 13, 1986 shall be required to provide two (2) off-street parking spaces for each dwelling unit. Such off-street parking spaces shall adhere to the following:

- (a) Be paved with either asphalt, concrete or other suitable material as may be approved by the City Engineer, based upon sound engineering practices.*
- (b) Notwithstanding the provisions of Section 18-504(A), where a single-family detached dwelling has a driveway to an arterial or collector street, an on-site vehicular turn around area or circular drive shall be required.*

MULTI-FAMILY DWELLINGS

- a. Efficiency units: 1 space per dwelling unit.*
- b. Studio and one-bedroom units: 1.5 spaces per dwelling unit.*
- c. Two- or three-bedroom units: 2 spaces per dwelling unit.*
- d. Four- or more bedroom units: 3 spaces per dwelling unit.*

Based on the information provided, for 6 one-bedroom units a total of 9 spaces are required. The single family home required 2 spaces.

C. **Sec. 18-1532.5. ALTERNATIVE STANDARDS.**

(A) The City may approve a parking, loading and/or stacking space needs analysis justifying an alternative parking, loading or stacking generation rate(s) provided by a petitioner for development approval or change of use, if:

- 1. Such alternate rate or requirement is the result of unique operating characteristics of the proposed use or mix of uses;*
- 2. If there are distinctions between the demand generated by the proposed use(s) and the standard(s) set forth herein for the most similar use(s) contained in this Section;*
- 3. Or, where the petitioner produces recent, professionally acceptable data and analysis demonstrating that an alternate generation rate(s) is more appropriate for a class of use than that contained in this Section.*

V. Section 18-1530.20. DUMPSTER AND ENCLOSURE REQUIREMENTS

(A) LOCATION.

1. All dumpsters shall be located on the lot that the dumpster(s) serves.
2. No dumpster shall be located within any public or private right-of-way, or visibility triangle, as set forth in Section 18-1503.11.
3. All dumpsters and their enclosures shall be set back a minimum of five (5) feet from any property or street line, unless a buffer of greater dimension is required elsewhere in this Code, in which case the dumpsters shall not encroach into the buffer.
4. All dumpsters shall be located for ease of direct pickup by the collection vehicle, as determined by the City Manager. The factors to be used in this determination shall include, but not be limited to: Abutting uses; direction of traffic flow; width of drive aisles; location of dumpsters in relation to driveway(s); size of collection vehicle; size of dumpsters; physical constraints of the site; and the existence of overhead electric or communication lines, or overhead tree limbs.
5. The City Manager may allow the use of dumpsters on rollers. In such case, the rolling dumpster does not have to comply with Subsection (A) 4. above, but shall be located so as to have clear, unobstructed access from its enclosure to the collection vehicle.
6. When abutting a residential zoning district, no dumpster or trash enclosure shall be located within ten (10) feet of such abutting residential zoning district.

(B) STANDARDS.

1. All dumpsters shall be located on a concrete pad of adequate thickness and size.
2. All dumpsters shall be screened from view from public rights-of-way and from abutting or functionally abutting residential or mixed-use zoning districts by a six (6) feet high opaque enclosure of wood, masonry or other suitable materials.
The use of chain link fencing with any form of shielding inserts (plastic, wood, fiberglass metal, etc.) shall not be allowed.
The City Manager may waive this screening requirement when there is an intervening building or structure that provides an equal or greater measure of screening or when buffering requirements of this Code require a solid, six (6) feet high wall or fence along a property line.
3. Gates shall be required for the dumpster enclosure and shall be solid. The City Manager may waive the requirement for solid gates if, by the direction or angle of the dumpster enclosure, the dumpster will not be viewed from any public right-of-way or from any abutting or functionally abutting residential or mixed-use zoning district. Gates shall have a minimum opening width of ten (10) feet, unless a rolling dumpster has been approved in Subsection (A)5. above.
4. It shall be the property owner's responsibility to repair and maintain dumpster enclosures in accordance with the requirements of this Section.
5. Dumpsters and their enclosures shall be situated on a lot for ease of pickup by sanitation collection vehicles.
6. Dumpster enclosures on lots abutting a residentially zoned lot shall be set back at least ten (10) feet from the residentially zoned lot line(s).

(C) SITES UNDER REDEVELOPMENT.

1. Any lot that has a dumpster(s) that does not meet the standards of this Section shall be brought into compliance with all requirements of this Section with the issuance of a building permit for any non-maintenance construction, excluding interior construction, or the issuance of an engineering permit, when the construction exceeds either of:
 - (a) Twenty (20) percent of the total square footage of the existing gross floor area and/or vehicular use area (or combination thereof); or
 - (b) Thirty (30) percent of the total square footage of the existing gross floor area and/or vehicular use area (or combination thereof), when the lot upon which the construction is proposed does not meet minimum lot requirements for the zoning district in which it is located.

In meeting this requirement, a violation of another Code requirement cannot be created.

(D) ALTERNATIVE PRACTICE.

1. The use of individual garbage cans may be allowed by the City Manager when it can be demonstrated there is no need for a dumpster. This shall be handled and approved on a case-by-case basis. Should individual garbage cans be allowed, the cans shall be kept in a location approved by the City Manager. The can location shall be screened by a minimum forty-two (42) inches high solid fence or wall when the approved location will be visible from a public right-of-way or from an abutting or functionally abutting residential or mixed-use zoning district.

2. Any change from individual garbage cans to a dumpster shall be submitted and reviewed as an amendment to the approved site plan and the dumpster shall meet the requirements of this Section.

(E) **WAIVERS.**

1. In any case where the strict application of the requirements of this Section present an undue hardship, the City Manager may waive one (1) or more of the requirements. The City Manager may, in his discretion, refer an application for waiver of dumpster requirements to the City Council, or if a subject parcel is located in the Community Redevelopment District, the Community Redevelopment Agency.
2. In determining whether to waive any requirements, the deciding authority shall consider the following criteria: character of the immediately surrounding development; size, configuration, and natural features of the land to be developed; adequacy of off-site improvements; traffic impacts; and nature of the proposed development.

VI. LANDSCAPING REGULATIONS

A. Streetscape Buffers:

Pursuant to Section 18-1533.15(B), single-family attached, multi-family, mobile home parks (T-2) and other residential uses:

1. A total landscaped area equal to at least 5 square feet for each linear foot of lot frontage shall be required.
2. Such areas shall be required to contain 1 tree for each 50 linear feet of lot frontage, or fraction thereof. For lots located within the Community Redevelopment Area, this requirement shall be 1 tree for each 35 linear feet of lot frontage or fraction thereof.
3. In addition to (A) 3. above, planting areas at least 20 square feet in size containing groupings of shrubs, trees, etc. shall be placed intermittently along the facade of each dwelling unit or at the ends of each building. Such areas shall contain a minimum of 3 shrubs and 1 tree per dwelling unit, which may be achieved with 1 or more planting areas per grade level dwelling unit.

B. Perimeter Landscape Buffers:

Pursuant to Section 18-1533.16 and Table 1533-3:

1. **Minimum Buffer Width:**
 - o North: 6 feet
 - o East: 5 feet
 - o South: 3 feet, but 5 feet average
 - o West: 3 feet, but 5 feet average
2. **Buffer Placement:**
 - o North: Parallel and abutting to the entire length of lot line
 - o East: Parallel and abutting to the entire length of lot line
 - o South: Between VUA and lot lines and street lines
 - o West: Between VUA and lot lines and street lines
3. **Minimum Tree Requirement:**
 - o North: 1 tree per 35 linear feet
 - o East: 1 tree per 35 linear feet
 - o South: 1 tree per 35 linear feet
 - o West: 1 tree per 35 linear feet
4. **Continuous Hedge Required:** Yes

C. Interior VUA Landscape Buffer: See Section 18-1533.17

VII. FLOODPLAIN MANAGEMENT

- A. FIRM #:** 12103C0208J
- B. Coastal High Hazard Area:** Yes No

C. Floodzones: X and X-shaded

VIII. **TRANSPORTATION IMPACT FEE**

A. Multi-Modal Impact Fee District: 10

B. CRA: Yes No

C. Estimated Fee: Based on the information provided for the single-family residence, the will be a flat rate of \$1,679 since it is proposed to be between 1,501 and 2,499 sq. ft.

Based on the information provided for the 6 one-bedroom units, the fee is \$753 per dwelling unit which equals a total of \$4,518.

IX. **PLANNING AND ZONING DEPARTMENT CONTACTS**

Erica Lindquist, AICP
Planning & Development Services Manager
(727) 369-5650, elindquist@pinellas-park.com

Megan Montesino,
Principal Planner – Development Review
(727) 369-5628, mmontesino@pinellas-park.com

X. **COMMUNITY DEVELOPMENT AGENCY (CRA)**

If within the CRA, please contact Nicole Tikkanen for a possible Façade Improvement Grant:

Nicole Tikkanen,
CRA Technician
727-369-5615, ntikkanen@pinellas-park.com

XI. **ATTACHMENTS**

- Aerial Map
- Zoning Map
- Land Use Plan Map
- Flood Insurance Rate Map
- Concept Plan
- Floor Plans

Notes:

1. *Based on the information provided, for 6 one-bedroom units a total of 9 parking spaces are required. A parking needs analysis can be submitted per Sec 18-1532.5 to request a reduced # of parking spaces.*
2. *Alley must be 24 feet wide for two-way traffic. Right-of-way dedication will be required.*
3. *Will there be a dumpster on site, or will each residence have individual garbage cans? See Sec 18-1530.20.*
4. *Multi-modal impact fees:*
 - *flat rate of \$1,679 for the single-family residence between 1,501 and 2,499 sq. ft.*
 - *Based on the information provided for the 6 one-bedroom units, the fee is \$753 per dwelling unit.*
5. *Lot 15 and lot 14 must be combined through a lot line adjustment.*
6. *Provide a landscape plan that meets Code.*

City of
PINELLAS PARK

Planning & Development Services Division
City Hall P.O. BOX 1100
PINELLAS PARK, FL 33780-1100



FLORIDA

PHONE • (727) 369-5631

CITY OF PINELLAS PARK
PLANNING & DEVELOPMENT SERVICES DIVISION
CERTIFICATION OF PRESENT ZONING

ZONING "IN CONFORMANCE"
WITH LAND USE PLAN

August 31, 2022

Namaste Homes LLC
3020 49th St. N.
St. Petersburg, FL 33710
ATTN: Glenn Larkan

RE: Pinellas County Property Appraiser Tax IDs 34-30-16-88272-001-0130, 34-30-16-88272-001-0140, and 34-30-16-88272-001-0150

This is to certify that the properties referenced by the above Pinellas County Property Appraiser Tax I.D. Numbers are presently zoned Duplex Residential (R-4) and are designated on the Land Use Plan Map as Residential Low Medium (RLM). According to the provisions of the Pinellas Park adopted Land Use Plan, said zoning and land use permits development in accordance with the R-4 Zoning District requirements. A copy of said R-4 regulations is attached.

The proposed development on the above properties includes one single family home and six single-family attached "flat" style units. This has been determined to be a permitted use. It cannot be determined at this time, without detailed site plan review, if the proposed development would meet all current Code requirements or if any variance or conditional use applications are required.

This certification is valid as of the above-indicated date and continues valid until modified or amended by official action of the Pinellas Park City Council through land use amendment or revision of the zoning regulations.

CITY OF PINELLAS PARK

BY: _____

Erica Lindquist

Planning & Development Services Director

PRECAUTIONARY NOTE: Conformance with Land Development Code and/or Comprehensive Plan does not guarantee that property can be used for any specific use. Other factors such as: concurrency provision for utilities, traffic, drainage facilities, solid waste and open space/recreation or provisions for fire hydrants, parking requirements or other regulations such as the Subdivision Article of the City may result in prohibitive development costs or other limitations that may prevent the property from being used as originally planned. Moreover, development permits may be denied if amendments to the Zoning Code affecting the above property, although not enacted, are pending.

SECTION 18-1512. "R-4" DUPLEX RESIDENTIAL DISTRICT

Sec. 18-1512.1. STATEMENT OF INTENT.

The "R-4" Duplex Residential District is established to identify and stabilize those geographic areas within the City of Pinellas Park that are appropriate for the development and maintenance of a low-medium density and medium density residential environment, through the construction of single-family detached dwellings and large lot duplex dwellings. Such development to include accessory uses and public facilities customary for such an environment. This district is appropriate for areas designated on the Official Land Use Plan Map as Residential Low Medium (RLM), Residential Medium (RM), or Community Redevelopment District (CRD).

(Ord. No. 3748, § 3, 10-28-2010; Ord. No. 4079, § 1(Att. A)39., 3-14-2019)

Sec. 18-1512.2. DENSITY REGULATIONS.

A maximum density of ten (10) dwelling units per net acre shall be permitted with a Land Use Plan Map designation of Residential Low Medium (RLM). A maximum density of eleven and six-tenths (11.6) dwelling units per net acre shall be permitted with a Land Use Plan Map designation of Residential Medium (RM) or Community Redevelopment District (CRD).

For lots located within the Residential Low Medium (RLM) and Residential Medium (RM) Land Use Plan Map categories, public/semi-public uses, (except Public Educational Facilities) shall not exceed a maximum area of five (5) gross acres. Ancillary nonresidential or Transportation/Utility uses shall not exceed a maximum of three (3) acres. Any such use, alone or when added to existing abutting or functionally abutting like uses, which exceeds the threshold stated above, shall require a Land Use Plan Map amendment to Institutional (I), Transportation/Utility (T/U) or other future land use plan category(as appropriate), which shall include such use and all abutting or functionally abutting like uses. Office: Personal Service/Office Support: Retail Commercial uses, singularly or combined with abutting or functionally abutting uses shall not exceed one (1) acre. Any exceedance of this threshold shall require a Land Use Plan Map amendment to a category that permits the use.

(Ord. No. 3748, § 3, 10-28-2010; Ord. No. 4079, § 1(Att. A)40., 3-14-2019)

Sec. 18-1512.3. PERMITTED AND CONDITIONAL USES.

No building or land in the "R-4" District shall be used, and no building shall be hereafter erected, structurally altered or enlarged, except for the permitted and conditional uses listed below. The uses listed as conditional uses may be permitted if their site locations and proposed development site plans are first approved, as provided in the procedure for approval of conditional uses under Section 18-1531, "Conditional Use Regulations", of this Article. Permitted (P) and conditional (C) uses shall be subject to the conditions established in the following Table 18-1512.3 and other applicable conditions of this district and Article.

Table 18-1512.3: Authorized Land Uses in R-4 District

Land Use	Approval Type	Conditions
RESIDENTIAL AND ACCOMMODATION USES		
Dwellings, Duplex	P	
Dwellings, Single-family Attached	P	

Dwellings, Single-family Detached	P	
Community Residential Home	P	Limited to fourteen (14) or fewer residents. Subject to section 18-1530.9
Shelter Home	C	Limited to fourteen (14) or fewer residents; subject to sections 18-1530.19 and 18-1531
COMMERCIAL USES		
Low Impact Office (Personal Service/Office Support or Retail Commercial use)	C	Subject to section 18-1531
TRANSPORTATION, COMMUNICATION AND UTILITY USES		
Electric Power Distribution Substations	P	Subject to section 18-1530.24
Off-street parking lots as part of a contiguous non-residential use	C	Subject to section 18-1531
Utilities, public and private	C	Subject to section 18-1531
ARTS, ENTERTAINMENT AND RECREATION USES		
Recreation/Open Space	C	
EDUCATION, PUBLIC ADMINISTRATION, HEALTH CARE AND OTHER INSTITUTIONAL USES		
Community Facility	C	Subject to section 18-1531
Day Care Center—Type 1	P	
Day Care Center—Type 2	C	Subject to section 18-1531
Educational Institutions (elementary, middle, senior)	C	Subject to section 18-1531
Place of Worship	C	Subject to section 18-1531
Public Educational Facilities	P	
AGRICULTURE AND OTHER USES		
Accessory Uses (section 18-1530)	P/C	Subject to section 18-1531
Community Association	P	
Home Occupations	P	Section 18-1530.12

(Ord. No. 3748, § 3, 10-28-2010; Ord. No. 3928, § 8, 1-22-2015; Ord. No. 4079, § 1(Att. A)41., 3-14-2019)

Sec. 18-1512.4. DIMENSIONAL AND AREA REGULATIONS.

(A) MINIMUM LOT REQUIREMENTS.

1. Lot Area: Eight thousand seven hundred twelve (8,712) square feet; if a lot of record prior to September 26, 1963, seven thousand five hundred (7,500) square feet is required for a two-family dwelling.
2. Lot Width: Seventy (70) feet; sixty (60) feet on lots of record prior to September 26, 1963. Lots with a width of less than sixty (60) feet shall only be developed with a single-family detached dwelling.
3. Lot Depth: One hundred (100) feet.

(B) MINIMUM YARD SETBACK REQUIREMENTS.

1. For lots platted prior to September 26, 1963 the following shall apply:

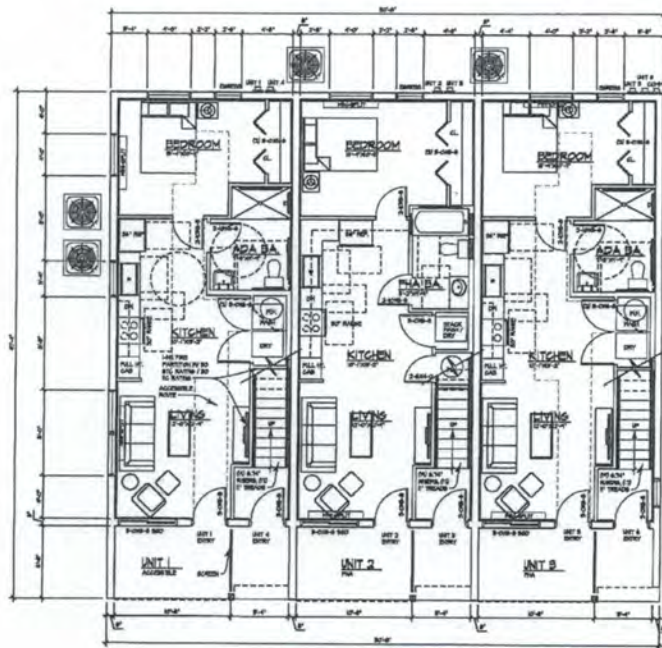
-
- (a) Front Yard Setback: Twenty-five (25) feet.
 - (b) Secondary Front Yard Setback: Twelve (12) feet.
 - (c) Side Yard Setback: Five (5) feet.
 - (d) Rear Yard Setback: Twenty (20) feet.
2. For lots platted on or after September 26, 1963 the following shall apply:
 - (a) Front Yard Setback: Twenty-five (25) feet.
 - (b) Secondary Front Yard Setback: Twenty-five (25) feet.
 - (c) Side Yard Setback: Eight (8) feet.
 - (d) Rear Yard Setback: Twenty (20) feet.
 3. For single-family detached development see "R-1" Single-family Residential District for yard regulations.
 4. For corner, double frontage and multiple frontage lots, see Section 18-1503.7, "Yard Determinations."
 5. Refer to Section 18-1503.8 for measurement of yard setbacks on lots adjacent to rights-of-way of insufficient width.
 6. Refer to Section 18-1504.3(G)(2) for special yard setbacks to apply for additions to buildings in existence as of August 14, 1997.
- (C) MINIMUM LIVEABLE FLOOR AREA. (per dwelling unit)
1. Efficiency: Four hundred fifty (450) square feet.
 2. One-bedroom: Five hundred fifty (550) square feet.
 3. Two-bedroom: Six hundred fifty (650) square feet.
 4. Three-bedroom: Eight hundred (800) square feet.
- (D) MINIMUM BUILDING SEPARATION. See Section 18-1530.17, "Minimum Building Separation."
- (E) MAXIMUM BUILDING HEIGHT. Thirty-five (35) feet. See Section 18-1503.13, "Exclusion from Height Limits", for height limit exclusions.
- (F) MAXIMUM LOT COVERAGE. Residential Uses: Sixty (60) percent. Nonresidential Uses: Sixty-five (65) percent in RLM; seventy-five (75) percent in RM or CRD.
- (G) FLOOR AREA RATIO.
1. Nonresidential Uses:
 - (a) Forty hundredths (0.40) when assigned RLM, RM or CRD land use.

(Ord. No. 3748, § 3, 10-28-2010)

Sec. 18-1512.5. ADDITIONAL REGULATIONS.

- (A) FENCES. See Section 18-1530.10, "Fences, Walls and Hedges" for fence regulations and setbacks.
- (B) LANDSCAPING AND BUFFERING. See Section 18-1533, "Landscaping Regulations."
- (C) DUMPSTER ENCLOSURES (See Section 18-1530.20, "Dumpsters"), AND ALSO SUPPLEMENTAL USE REGULATIONS (See Section 18-1530, "Accessory Use and Supplementary District Regulations").

(D) OFF-STREET PARKING AND LOADING. See Section 18-1532, "Parking and Loading Regulations."
(Ord. No. 3748, § 3, 10-28-2010)



SCHEMATIC FIRST FLOOR PLAN
 10/1/07

AREAS	
UNIT 1	500 SF
UNIT 2	500 SF
UNIT 3	500 SF
TOTAL UNIT	1500 SF
COMMON AREAS	500 SF
TOTAL AREA	2000 SF
TOTAL UNIT	1500 SF
TOTAL COMMON	500 SF

revision	by

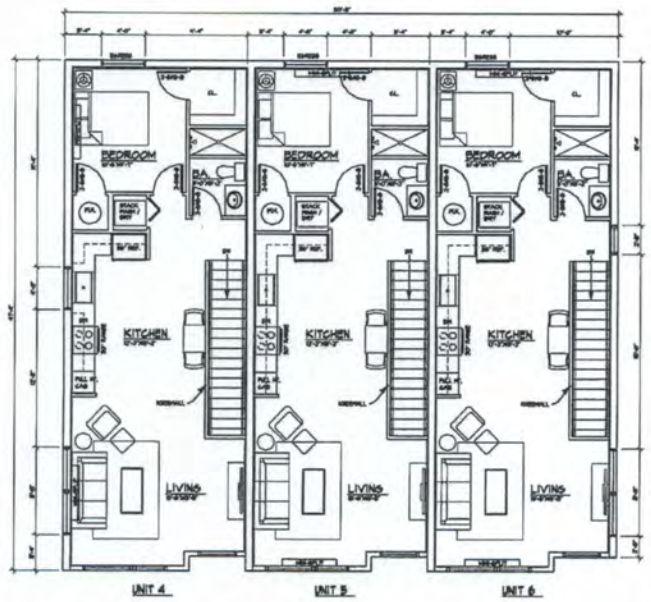
37TH & 67TH
 PINELLAS PARK
 FL 33761



28473 sq ft
 July 02
 Charlotte, NC 28761
 703-779-8400

Tim G. Skelton
 Kristina Y. Neale

AA 000021
 Preliminary
 Permitting Set
 Construction Set
 Project No. 000000
 Date: 10/1/07
 Sheet: 001
 A.I.O.



SCHEMATIC SECOND FLOOR PLAN
 07-11-10

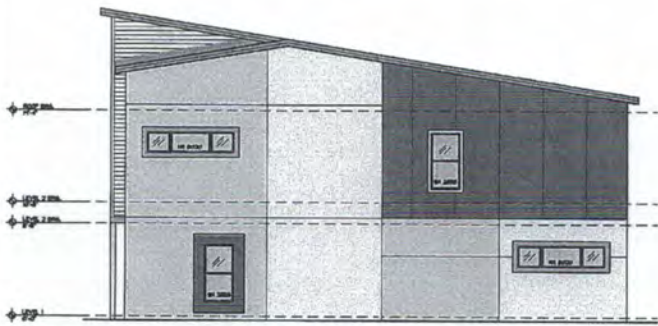
Δ	revision	by

31TH & 61TH
PINELAG PARK

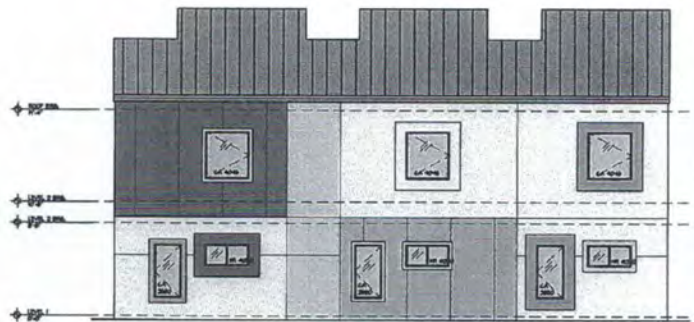


28473 sq ft
 4000 sq ft
 28473 sq ft
 4000 sq ft
 28473 sq ft
 4000 sq ft

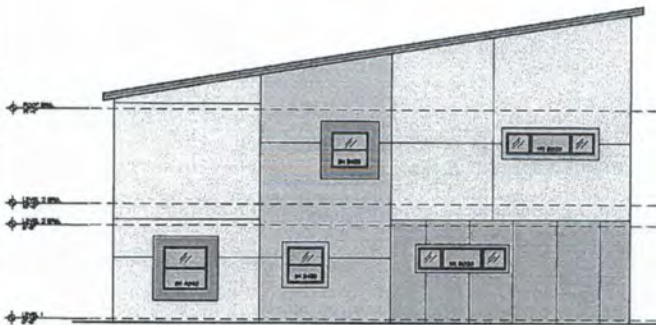
ALL DIMENSIONS
 [Symbol] Preliminary
 [Symbol] Permitting Set
 [Symbol] Construction Set
 Project No. 07-11-10
 Date: 08/09/10
 Drawn: [Symbol]
 Check: [Symbol]
 Name: A.I.J.



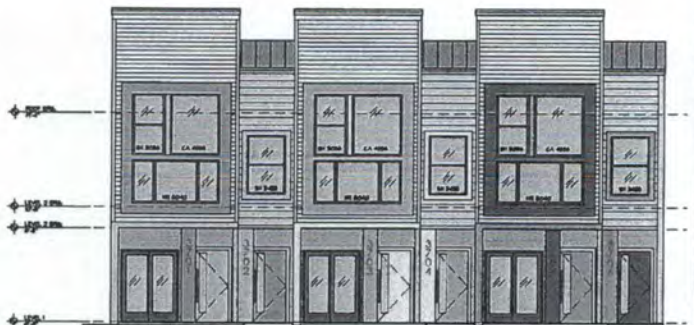
SCHEMATIC SIDE ELEVATION



SCHEMATIC REAR ELEVATION



SCHEMATIC SIDE ELEVATION



SCHEMATIC FRONT ELEVATION

Δ	revised	by
Δ		
Δ		
Δ		
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31TH & 67TH
PINELAG PARK

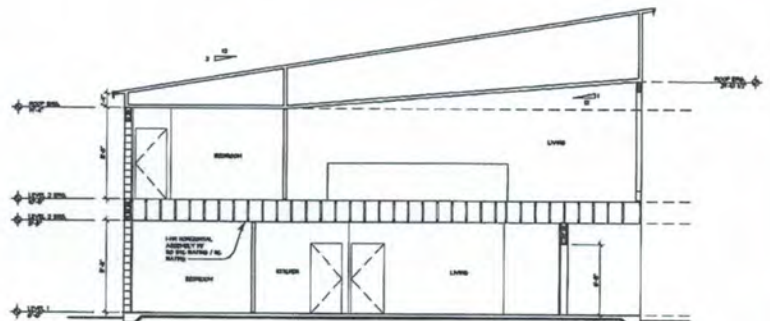
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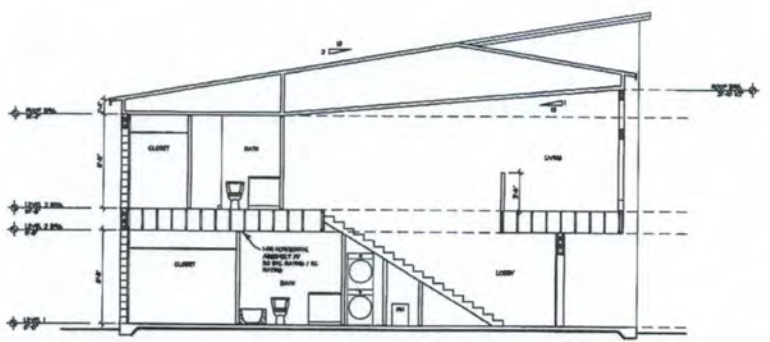
26473 sq ft
1818 sq ft
CLEARANCE: 12.375'
73739-1-000

AA 000001
 Preliminary
 Permitting Set
 Construction Set
 Project No.: 000001
 Date: 04/20/08
 Sheet: 0001

A2.0



BUILDING SECTION
A2.1



BUILDING SECTION
A2.2

revision	BY

317TH & 67TH
PINELLAS PARK, FL 33751



28422 sq ft
address
contract: 033741
727-579-4400
owner: Robert S. Klar
 Steven L. Klar
 Timothy B. Klar

ALL NOTES:
 Production
 Permitting Set
 Construction Set
Project No: 033741
Date: 04/08/08
Status: SHOP
Sheet:

A2.1

Van Gogh Villas Proforma

A Project of Van Gogh's Palette, Inc. DBA Vincent House

Van Gogh's Palette, Inc. DBA Vincent House proudly provides this Proforma for the building of affordable housing for Pinellas County residents living with a serious and persistent mental illness.

This Proforma assumes receiving Section 8 funding since the people living in this housing will likely be on SSI or SSDI and generally have an income of less than 50% of median income for Pinellas County. These are people priced out of the housing market due to the recent high cost of rentals in the County.

This Proforma includes a mortgage of \$1 million at 7% interest for 30 years. Cash from reserves and other income includes reserves, grants, and private donations.

Vincent Housing Proforma

Income	Section 8 Vouchers	Monthly	Year 1	Year 2	Year 3	Year 4	Year 5
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Vacancy loss @ 3%		7,020.00	84,240.00	86,767.20	89,370.00	92,051.10	94,812.60
Total Rental Revenue		(211.00)	(2,532.00)	(2,607.96)	(2,686.20)	(2,766.79)	(2,849.79)
Cash from reserves and other income		6,809.00	81,708.00	84,159.24	86,683.80	89,284.31	91,962.81
Total Revenue		11,809.00	141,708.00	144,159.24	146,683.80	149,284.31	151,962.81
Administrative Expenses							
Management Fee		500.00	6,000.00	6,180.00	6,365.40	6,556.36	6,753.02
Audit		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Accounting		250.00	3,000.00	3,090.00	3,182.70	3,278.18	3,376.52
Legal		50.00	600.00	618.00	636.54	655.64	675.31
Other		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.60
Utilities - common areas and office							
Electric		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Security		50.00	600.00	618.00	636.54	655.64	675.31
Maintenance							
Labor		150.00	1,800.00	1,854.00	1,909.62	1,966.91	2,025.92
Materials		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Contracts (Lawn & Pest)		600.00	7,200.00	7,416.00	7,638.48	7,867.63	8,103.66
Insurance							
Property		500.00	6,000.00	6,180.00	6,365.40	6,556.36	6,753.02
Liability		250.00	3,000.00	3,090.00	3,182.70	3,278.18	3,376.52
Other		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Other General Expense (Maintenance)		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Mortgage		6,653.00	79,836.00	82,231.08	84,698.01	87,238.95	89,856.12
Total Operating Expenses		9,703.00	116,436.00	119,929.08	123,526.95	127,232.74	131,049.66
Cash Flow after Operating and Debt Services		2,106	25,272	24,231	23,157	22,052	20,913

Attachment H



16 February 2023

Pinellas County Housing Authority
11479 Ulmerton Road
Largo, FL 33778

Dear PCHA RFP Committee Members,

I am Michael Dunleavy, President of DigiGone. My company has been a proud partner of Vincent House for nearly 10 years.

We are a transitional employer, providing a safe environment for our team members (we consider individuals with challenges who are participating in the Vincent House program as part of our team and treat them as family) the opportunity to practice and hone their skills in an active but controlled work environment. The Vincent House transitional program is very well designed and managed for team members' success. Using well established teaching and mentoring principals, it guides our team members to the next step in learning and practicing new skills at their pace, so they can then graduate at the level where they are ready to handle a part of full-time job in the community. Skills and responsibilities that you and I take for granted can be very daunting for our members. Following checklists, learning how to perform what you and I consider a simple task, work an appliance, come to work on time, present themselves properly in a social and work environment. These area life changing events for our team members and a herculean effort by many people who work behind the scenes to ensure our team member can become a productive self-supporting member of society.

Speaking of that herculean effort, I want to discuss their staff. A Vincent House staff member is a mother, a father, a teacher, a nurse, a confidant, a MacGyver and much more all rolled into one person. That staff member must have that magical touch to reach into the mind of others who are battling all types of mental challenges, gain their trust and walk with them through their journey to success. I cannot emphasize enough the importance of this person. Vincent House needs intelligent, empathetic, communicative staff members possessing the skills to play all of the roles I described above in order for our team members to successfully integrate back into society. It is hard enough finding an employee to take your order at McDonalds, just ask any McDonalds manager. Now imagine trying to find a person who meets our requirements to become a Vincent House Staff member yes, I can hear your response, impossible. But, through constant networking, and relentless searching Elliot and his leadership team are fortunate enough to be able to find those golden nuggets, but they need more.

In order to teach, mentor and support team members, you have to have locations where they manage a structured, learning environment that provides safety, security, constant inspiration, fosters hope, 'can do' attitudes and the feeling of belonging. These locations serve as a center point for everyone, team members, staff, business partners, board members and of course

8084 118th Ave, Largo, FL 33773
+1-727-544-2327

family members of our team. They also serve as locations to showcase what Vincent House does, its contribution to the community and the impact it has on our team members. Although these facilities are managed by the staff, they are very successfully operated and maintained by our team members as part of their learning and growing process and are a continual showcase of what Vincent House represents. You must attend one of their events in order to appreciate what I am describing. You will then have a much better appreciation of what Vincent House provides our team members and the community.

Vincent House truly cares about our team members and their reintegration into the community. They are always looking for various ways they can assist our team members negotiate challenges that are presented. One major challenge we are facing nationally is affordable housing. So as a continuation of their holistic member development, Vincent House is building affordable housing for our members who have been priced out of the rental market and will manage the housing using the same high-quality standards they maintain with my business and their present facility.

I invite you to our facility on a Friday and meet with myself, our team and our Vincent House team member. I am more than happy to take you to Vincent House and introduce you to their amazing staff, the founder but more importantly our team members and the various learning resources they are using. I challenge you not to be impressed and touched by the amazing, life-changing work these wonderful people are doing for our team members.

As a small business owner, a service-related disabled combat veteran and a community leader, I invite you to support Vincent House, I implore you to support Vincent House. This is an investment into many individual's future.

Please do not hesitate to call my cell (727-460-1632) or email me (mdunleavy@digigone.com) if you have any questions or if you want to come by and visit.

I appreciate your time and consideration.

Have a grand day!

Sincerely,

A handwritten signature in black ink, appearing to read "Michael Dunleavy". The signature is fluid and cursive, with the first name "Michael" being more prominent than the last name "Dunleavy".

Michael Dunleavy
President



ELLEN FONTANA

CERTIFIED PUBLIC ACCOUNTANT

Ellen Fontana CPA, LLC
2431 North McMullen Booth Road
Suite 309
Clearwater, FL 33759
Telephone: 727.431.0354
Fax: 727.499.9569
www.ellenfontanacpa.com

Dean Robinson
PCHA
Administration Building
11479 Ulmerton Road
Largo, FL 33778

February 20, 2023

Dear Dean,

We have had a long-term relationship with Van Gogh's Palette, Inc. (the "Organization"). I was previously Van Gogh's auditor (back to the year ended June 30, 2008) and now are their external CPA and bookkeeper. Over all the years, the Organization is always receptive to any recommendations provided by us and/or the auditors and has shown integrity in financial processes as evidence by hiring an external CPA to maintain their books and records.

Sincerely,

Ellen Fontana
Managing Member

BAYFIRST

2/15/2023

To: Pinellas County Housing Authority Committee Members

This letter is to inform the current banking relationship between Van Gogh's Palette Inc and BayFirst Financial. The account has been active and in great standing since 1/25/2019. We value the relationship and what Van Gogh's Palette represents and does in the community. If you have any questions, please contact me.

Maidiel Valdivia



Branch Manager

BayFirst Financial

727-399-5641

MaidieV@BayfirstFinancial.com

PINELLAS PARK
5250 Park Boulevard
Pinellas Park, Florida 33781
Phone: 727.399.5617

www.BayFirstFinancial.com



Your Full Service Property
Management Company

February 16th, 2023

RE: Section 8 experience

Davis Clarke (DC Property Management) has a great experience with section 8 rental housing. In the past 7 years since my ownership of the company, we handled more than 25 section 8 housing vouchers from mostly Pasco County Housing Authority and Tampa Housing Authority.

In my 28 year career as a Real Estate Professional, I have dealt with over a dozen of section 8 vouchers and currently have 3 vouchers on my personal rentals with the St Petersburg Housing Authority and the Tampa Housing Authority.

We are very aware of the process required in handling the program, the pre-inspection process and ongoing yearly inspections.

If you have any additional questions regarding our qualification to handle the section 8 program, please feel free to contact me.

Sincerely,

A handwritten signature in black ink, appearing to read 'Frederic Samson', written over a light blue horizontal line.

Frederic Samson

Broker-Owner

References and Housing Vouchers Section 8

As a Property Manager for over 90 different Landlords and 200 properties, we have many references available for you. We have also worked with the Pasco Housing Authority and the Tampa Housing Authority on the voucher program for some of our managed properties over the years. Our Sister Company Namaste Homes also currently have voucher program on a few of their rentals.

Owners:

James Downey- 727-580-1513
Michael Kingsford- 914-548-2243
David DeGroot 727-637-7361
Bret Sapp 727-798-0238

Bret Sapp

1300 Royal Palm Dr South, Gulfport, FL 33707 * 727-798-0238 * bret@baysidedredging.com

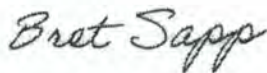
February 16, 2023

Fred Samson
Davis-Clarke, Inc.
d/b/a DC Property Management
PO Box 30
New Port Richey, FL 34656
PH:727-849-6507

Dear Sir/Madam,

It is my pleasure to recommend Davis-Clarke, Inc. for property management services. They manage two of my properties, one since 2017, and they do a fantastic job. They handle everything from a to z for me. My property manager found renters, handled all the contract negotiations, took care of repairs as they came up, and always get my direct deposits every month. It's stress free and makes owning multiple rental properties feasible. I have referred Davis Clarke, Inc to three other family members and they are very happy with the service as well. I have no doubt that you will be satisfied with their services. Feel free to contact me should you have any questions.

Sincerely,



Bret Sapp



A Recovery through Work Partnership
4801 78 Avenue
Pinellas Park, FL 33781

CERTIFICATION

Van Gogh's Palette DBA as Vincent House certifies that the owner and other project principles are not on the U.S. General Services Administration list of parties excluded from Federal procurement and non-procurement programs.

Name and Title: Elliott Steele
Treasurer, Van Gogh's Palette

Signature: Elliott Steele

Date: February 15, 2023

Vincent House 6 Units

	No.	Size each	sf
1 bed Apartments 1st Floor	3	665	1,995
1 bed Apartments 2nd Floor	3	873	2,619
	6	769	4,614
Catogary	Total	Per Unit	Per sf
land	\$ -	\$ -	\$ -
Total Land Cost	\$ -	\$ -	\$ -
Hard Costs			
Demolition Tree Removal	\$ -	\$ -	\$ -
Mobilization & General Conditions	\$ 6,000	\$ 1,000	\$ 1.30
Layout and as built markup	\$ 3,000	\$ 500	\$ 0.65
Alley paving, Parking Area	\$ 27,000	\$ 4,500	\$ 5.85
Marking, Car Stops & Traffic Signs	\$ 2,500	\$ 417	\$ 0.54
Erosion Control and Soil Tracking	\$ 5,000	\$ 833	\$ 1.08
Earthworks	\$ 6,000	\$ 1,000	\$ 1.30
Sewer	\$ 12,000	\$ 2,000	\$ 2.60
Storm Water	\$ 6,000	\$ 1,000	\$ 1.30
City Sidewalk	\$ 7,000	\$ 1,167	\$ 1.52
Temp Site Fence	\$ 5,000	\$ 833	\$ 1.08
Unit Paving/Paths	\$ 15,000	\$ 2,500	\$ 3.25
Landscaping incl Outdoor Lighting	\$ 20,000	\$ 3,333	\$ 4.33
Post Box, Garbage Enclosure, cycle rack etc.	\$ 8,000	\$ 1,333	\$ 1.73
Perimeter Fencing	\$ 35,000	\$ 5,833	\$ 7.59
Site Work Contingency	\$ 10,000	\$ 1,667	\$ 2.17
Total Site Works	\$ 167,500	\$ 27,917	\$ 36.30
Construction Hard Costs Residential	\$ 784,380	\$ 130,730	\$ 170.00
Contractor's fee Namaste Construction	\$ 150,000	\$ 25,000	\$ 32.51
Total Construction	\$ 934,380	\$ 155,730	\$ 202.51
Soft Costs			
Transfer Costs & Legal Land Purchase not included	\$ -	\$ -	\$ -
Impact fee Public Transport	\$ 2,259	\$ 753	\$ 0.49
Impact Fee Sewer	\$ 4,200	\$ 700	\$ 0.91
Professional Fees Klar & Klar	\$ 35,000	\$ 5,833	\$ 7.59
Professional Fees Civil	\$ 10,000	\$ 1,667	\$ 2.17
Professional Fees Hunter Booth	\$ 5,000	\$ 833	\$ 1.08
Additional Professional Fees TBD	\$ 3,000	\$ 500	\$ 0.65
Building Setout & Final As Build Survey	\$ 6,000	\$ 1,000	\$ 1.30
Building Permits	\$ 7,000	\$ 1,167	\$ 1.52
Utility Connections Water and backflow valve	\$ 5,382	\$ 897	\$ 1.17
Electrical Cable/connection fee	\$ 8,000	\$ 1,333	\$ 1.73
Legal Development Agreement & other	\$ 4,000	\$ 667	\$ 0.87
Real Estate tax during Construction not included	\$ -	\$ -	\$ -
Survey Site By Owner not included	\$ -	\$ -	\$ -
Geotech Testing	\$ 2,500	\$ 417	\$ 0.54
Lot Line Adjustment and registration of easements etc	\$ 2,500	\$ 417	\$ 0.54
Insurance on Construction And Completed Units	\$ 6,000	\$ 1,000	\$ 1.30
Printing & Other	\$ 1,000	\$ 167	\$ 0.22
Miscellaneous	\$ 2,500	\$ 417	\$ 0.54
Contingency	\$ 50,000	\$ 8,333	\$ 10.84
Development Overhead Namaste Homes	\$ 42,000	\$ 7,000	\$ 9.10
Interest During Construction not included	\$ -	\$ -	\$ -
Total Soft Costs	\$ 196,341	\$ 33,100	\$ 42.55
Total Cost Development	\$ 1,298,221	\$ 216,747	\$ 281
Description	Project Cost	Per Unit Cost	Pes SF
Land Cost	\$ -	\$ -	\$ -
Site Works	\$ 167,500	\$ 27,917	\$ 36
Construction	\$ 934,380	\$ 155,730	\$ 203
Soft Costs	\$ 146,341	\$ 24,767	\$ 32
Contingency	\$ 50,000	\$ 8,333	\$ 11
Total Cost Development	\$ 1,298,221	\$ 216,747	\$ 281

Van Gogh's Palette, Inc.
Budget Overview: Budget 23-24 - FY24 F
 July 2023 - June 2024

	Admin	Fundraising
Income		
4000000 Use of VGP Reserves	164,424.00	0.00
Contributions		
304200 Contributions Unrestricted		200,000.00
Total Contributions	\$ -	\$ 200,000.00
Income from Grants and Fees		
304040 Grant Income - Miscellaneous		100,000.00
304042 Grant Income- Lutheran Services Program Fees		
304045 Grant Income - Bank of America		
304049 Grant - Cares		
304070 Div. of Vocational Rehab		
304100 DCF Program Fees Central Florida Behavioral Network		
Total Income from Grants and Fees	\$ -	\$ 100,000.00
Investment Income		
304090 Interest Income	20,000.00	
304091 Dividend Income	500.00	
Total Investment Income	\$ 20,500.00	\$ -
Program Revenue		
304020 Sales of Food - Kitchen		
304030 Snack Bar - Casey's Cafe		
304032 Social Activity Program		
304038 Attire		
304039 Transportation Income		
304906 Merchandise Sales		
Total Program Revenue	\$ -	\$ -
Total Income	\$ 184,924.00	\$ 300,000.00
Gross Profit	\$ 184,924.00	\$ 300,000.00
Expenses		
Advertising/Promotional		
Facility/Repair and Maintenance		
306000 Rent		
307030 Electricity & Gas		
307150 R&M - Facilities/Equip		
307151 Facility Maint. Contracts		
307160 Water, Sewer and Trash		
307230 Cleaning & Paper Supplies		
307235 Security Services		
Total Facility/Repair and Maintenance	\$ -	\$ -
Fundraising/Development		1,000.00
305160 Advertising and Marketing		10,000.00
306051 Open House Reception		10,000.00
316050 Fundraising		10,000.00
Total Fundraising/Development	\$ -	\$ 31,000.00

Operations		
305025 Bank Service Charge	200.00	
305026 Investment Fee	5,000.00	
305155 Insurance - Liability	12,000.00	
305162 Donations to Other Organization		
305165 Dues, Books & Subscriptions	3,000.00	
305230 Printing & Publications	1,000.00	10,000.00
305235 Office Supplies	1,500.00	
305550 Telephone & Internet	600.00	
305676 Postage & Shipping	300.00	1,000.00
306500 Contingency Expenses	1,000.00	
355024 Credit Card/Merchant Fees	600.00	
355153 Insurance D&O	3,600.00	
355680 Permits & Licenses		400.00
Total Operations	\$ 28,800.00	\$ 11,400.00
Personnel		
305013 Salary and Wages	115,355.00	60,000.00
305020 Transportation Reimbursement	500.00	
305099 F.I.C.A Tax Expense	5,382.00	
305110 SUTA Tax Expense	150.00	
305148 Insurance - Disability	736.00	
305149 Insurance - Group Benefits	14,437.00	
305151 Retirement Plan Contributions	5,265.00	
305157 Insurance - Workers Comp	2,334.00	
305163 Training - Staff & Member	5,000.00	
305166 Education Seminars/Conferences	3,000.00	
307240 Meal & Travel Expenses	1,000.00	
307245 Recruiting Expenses	400.00	
Total Personnel	\$ 153,559.00	\$ 60,000.00
Professional Fee Expenses		
305170 Accounting Fees	25,000.00	
305172 Audit & Tax Fees	18,000.00	
305175 Payroll Processing Fees	3,588.00	
305236 IT Contracts	7,100.00	
315171 Legal Fees	500.00	
Total Professional Fee Expenses	\$ 54,188.00	\$ -
Program Expenses		
305029 Food & Beverage Exp- Kitchen		
305030 Food and Beverage Exp - Casey's		
305032 Social Activity Program Expense		
305033 Bus Pass/Client Transportation Expenses		
305036 Kitchen Smallware		
305037 Attire Expense		
305159 Insurance Auto		
305240 Repairs & Maint Vehicles		
305245 Vehicle Fuel and Tolls		
Total Program Expenses	\$ -	\$ -
Total Expenses	\$ 236,547.00	\$ 102,400.00
Net Operating Income	\$ (51,623.00)	\$ 197,600.00

Net Income

\$ (51,623.00) \$ 197,600.00

Wednesday, Sep 13, 2023 07:19:07 AM GMT-7 - Accru

P&L Classes

Hernando	Pasco	VH Pinellas	TOTAL
9,858.00	52,000.00	42,586.00	268,868.00
			0.00
50,000.00	50,000.00	50,000.00	350,000.00
\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 350,000.00
			0.00
	30,000.00	50,000.00	180,000.00
450,000.00			450,000.00
	25,000.00		25,000.00
	70,000.00		70,000.00
15,000.00	15,000.00	50,000.00	80,000.00
	350,000.00	440,000.00	790,000.00
\$ 465,000.00	\$ 490,000.00	\$ 540,000.00	\$ 1,595,000.00
			0.00
			20,000.00
			500.00
\$ -	\$ -	\$ -	\$ 20,500.00
			0.00
8,000.00	8,000.00	10,000.00	26,000.00
4,500.00		3,600.00	8,100.00
		400.00	400.00
100.00		2,000.00	2,100.00
3,200.00			3,200.00
100.00			100.00
\$ 15,900.00	\$ 8,000.00	\$ 16,000.00	\$ 39,900.00
\$ 540,758.00	\$ 600,000.00	\$ 648,586.00	\$ 2,274,268.00
\$ 540,758.00	\$ 600,000.00	\$ 648,586.00	\$ 2,274,268.00
	500.00	500.00	1,000.00
	1,000.00		1,000.00
31,050.00			31,050.00
6,500.00	15,000.00	30,000.00	51,500.00
6,000.00	40,000.00	20,000.00	66,000.00
1,000.00	15,000.00	12,000.00	28,000.00
	9,000.00	4,000.00	13,000.00
3,750.00	1,000.00	4,000.00	8,750.00
	2,000.00	1,000.00	3,000.00
\$ 48,300.00	\$ 83,000.00	\$ 71,000.00	\$ 202,300.00
			1,000.00
5,000.00	500.00	1,000.00	16,500.00
		500.00	10,500.00
			10,000.00
\$ 5,000.00	\$ 500.00	\$ 1,500.00	\$ 38,000.00

				0.00
				200.00
				5,000.00
36,000.00	36,000.00	36,000.00		120,000.00
200.00	200.00	300.00		700.00
7,500.00	7,000.00	5,000.00		22,500.00
1,000.00	3,500.00	2,500.00		18,000.00
4,000.00	3,500.00	2,000.00		11,000.00
3,000.00	12,000.00	6,500.00		22,100.00
1,000.00	500.00	1,000.00		3,800.00
1,000.00	1,000.00	1,000.00		4,000.00
				600.00
		3,600.00		7,200.00
100.00	100.00	2,000.00		2,600.00
\$ 53,800.00	\$ 63,800.00	\$ 59,900.00	\$ 217,700.00	
				0.00
300,000.00	330,000.00	450,000.00		1,255,355.00
500.00	500.00	1,000.00		2,500.00
22,950.00	25,245.00	35,000.00		88,577.00
500.00	500.00	1,000.00		2,150.00
1,840.00	2,208.00	2,944.00		7,728.00
25,502.00	19,126.00	34,878.00		93,943.00
7,755.00	9,530.00	13,040.00		35,590.00
3,890.00	4,668.00	6,224.00		17,116.00
10,000.00	10,000.00	10,000.00		35,000.00
6,000.00	6,000.00	10,000.00		25,000.00
3,000.00	3,000.00	3,000.00		10,000.00
800.00	800.00	2,000.00		4,000.00
\$ 382,737.00	\$ 411,577.00	\$ 569,086.00	\$ 1,576,959.00	
				0.00
				25,000.00
				18,000.00
				3,588.00
21,300.00	21,300.00	30,000.00		79,700.00
1,000.00	1,000.00	1,000.00		3,500.00
\$ 22,300.00	\$ 22,300.00	\$ 31,000.00	\$ 129,788.00	
				0.00
13,175.00	11,000.00	12,000.00		36,175.00
3,278.00		4,000.00		7,278.00
3,616.00	500.00	1,200.00		5,316.00
		500.00		500.00
2,000.00	500.00	2,000.00		4,500.00
500.00	100.00	1,500.00		2,100.00
10,000.00	10,000.00	20,000.00		40,000.00
1,462.00	1,500.00	3,000.00		5,962.00
3,190.00	2,500.00	1,000.00		6,690.00
\$ 37,221.00	\$ 26,100.00	\$ 45,200.00	\$ 108,521.00	
\$ 549,358.00	\$ 607,777.00	\$ 778,186.00	\$ 2,274,268.00	
\$ (8,600.00)	\$ (7,777.00)	\$ (129,600.00)	\$ -	

\$	(8,600.00)	\$	(7,777.00)	\$	(129,600.00)	\$	-
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al Basis

First	Last	Position
David	Lambert	President
Dan	Strauss	Vice President
Bob	Dillinger	Secretary
Elliott	Steele	Treasurer
Mark	Ballenger	Member
John	Ehlenbeck	Member
Martin	Greif	Member
Noreen	Hodges	Member
Shahra	Lambert	Member
Denise	McCabe	Member
Bill	Mischler	Member
Peter	Kennedy	Member
John	Posey	Member
Toni	Roach	Member
Dianne	Steele	Member
Dorene	Thomas	Member

Credentials	Street Address
Executive Vice President and General Manager, Withlacoochee River Electric Cooperative	14519 E
Dean, College of Professional Studies National University of Health Sciences	8875 11
Public Defender (retired), Sixth Judicial Court	14250 4
Co-Founder Vincent House	11800 P
Irrigation Specialist, Ballenger & Company	2335 64
Account Mgr/Mortgage Loan Originator (retired), BOA/Amerifirst Home Mortgage	23245 C
President, SiteTuners	
Marketing (retired), St. Petersburg College	4556 Gr
Senior Advisor, NASA	14519 E
President, McCabe Editing	8733 M
Mayor (retired), City of Pinellas Park	3455 93
Chief Hospital Administrator, Florida Department of Children and Families	6000 49
Senior Vice President, UBS Financial	6125 Pa
Captain, Pasco Sheriff's Office	14809 H
Co-Founder Vincent House	11800 P
Chief of Police (retired), City of Pinellas Park	3845 43

City	Zip	Phone	Email
Spring Hill	34610	727-505-3179	dlambert@
Seminole	33772	727-946-8072	dstrauss@r
Clearwater	33762	727-424-7301	bdilling@ac
Seminole	33772	727-543-5021	vincenthou
St. Petersburg	33702	727-522-5951	mark@ballk
Brooksville	34601	352-799-1048	ehlenbeckj
Tampa	33605	813-967-8284 Ext. 500	marty@site
Clearwater	33762	n	hodgesnh@
Spring Hill	34610	727-514-5726	Anderson4r
Largo	33777	727-420-6240	dpmccabe@
Pinellas Park	33782	727-563-0925	billmischler
St. Petersburg	33709	727-521-5004	peter.kenne
Gulfport	33707	727-412-1165	jposey1@ta
Spring Hill	34610	352-346-2228	Troach@pa
Seminole	33772	727-543-5021	dianne@vir
St. Petersburg	33714	727-656-0870	thomasdor

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[ol.com](#)
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[engerirrigation.com](#)
[ohn@gmail.com](#)
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[@yahoo.com](#)
[nelson@gmail.com](#)
[@ij.net](#)
[r@aol.com](#)
[edy@myflfamilies.com](#)
[ampabay.rr.com](#)
[ascosheriff.org](#)
[ncenthouse.org](#)
[enej@gmail.com](#)

Return of Organization Exempt From Income Tax

Under section 501(c), 527, or 4947(a)(1) of the Internal Revenue Code (except private foundations)

2021

Department of the Treasury
Internal Revenue Service

▶ Do not enter social security numbers on this form as it may be made public.

▶ Go to www.irs.gov/Form990 for instructions and the latest information.

Open to Public Inspection

A For the **2021** calendar year, or tax year beginning **Jul 1**, 2021, and ending **Jun 30**, 2022

B Check if applicable:
 Address change
 Name change
 Initial return
 Final return/terminated
 Amended return
 Application pending

C Name of organization Van Gogh's Palette, Inc.
 Doing business as _____
 Number and street (or P.O. box if mail is not delivered to street address) Room/suite
4801 - 78th Ave N
 City or town, state or province, country, and ZIP or foreign postal code
Pinellas Park, FL 33781

D Employer identification number
59-3720139

E Telephone number
(727) 541-0359

F Name and address of principal officer:
Elliott Steele, 4801- 78th Ave N, Pinellas Park, FL 33781

G Gross receipts \$1,673,963.

H(a) Is this a group return for subordinates? Yes No
H(b) Are all subordinates included? Yes No
 If "No," attach a list. See instructions.
H(c) Group exemption number ▶ _____

I Tax-exempt status: 501(c)(3) 501(c) () ◀ (insert no.) 4947(a)(1) or 527

J Website: ▶ vincenthouse.org

K Form of organization: Corporation Trust Association Other ▶ _____

L Year of formation: 2001 **M** State of legal domicile: FL

Part I Summary

Activities & Governance	1	Briefly describe the organization's mission or most significant activities: <u>Promote, assist, and celebrate individuals recovering from mental illnesses and other disabilities in their effort to improve social and vocational</u>		
	2	Check this box <input type="checkbox"/> if the organization discontinued its operations or disposed of more than 25% of its net assets.		
	3	Number of voting members of the governing body (Part VI, line 1a)	3	17
	4	Number of independent voting members of the governing body (Part VI, line 1b)	4	15
	5	Total number of individuals employed in calendar year 2021 (Part V, line 2a)	5	32
	6	Total number of volunteers (estimate if necessary)	6	35
	7a	Total unrelated business revenue from Part VIII, column (C), line 12	7a	0.
b	Net unrelated business taxable income from Form 990-T, Part I, line 11	7b	0.	
Revenue	8	Contributions and grants (Part VIII, line 1h)	Prior Year	Current Year
	9	Program service revenue (Part VIII, line 2g)	1,874,368.	1,633,640.
	10	Investment income (Part VIII, column (A), lines 3, 4, and 7d)	31,624.	52,209.
	11	Other revenue (Part VIII, column (A), lines 5, 6d, 8c, 9c, 10c, and 11e)	132,514.	-16,304.
	12	Total revenue—add lines 8 through 11 (must equal Part VIII, column (A), line 12)	2,038,707.	1,673,963.
Expenses	13	Grants and similar amounts paid (Part IX, column (A), lines 1-3)	300.	54,021.
	14	Benefits paid to or for members (Part IX, column (A), line 4)		
	15	Salaries, other compensation, employee benefits (Part IX, column (A), lines 5-10)	960,696.	1,062,883.
	16a	Professional fundraising fees (Part IX, column (A), line 11e)		
	b	Total fundraising expenses (Part IX, column (D), line 25) ▶ <u>5,102.</u>		
	17	Other expenses (Part IX, column (A), lines 11a-11d, 11f-24e)	732,047.	632,907.
	18	Total expenses. Add lines 13-17 (must equal Part IX, column (A), line 25)	1,693,043.	1,749,811.
19	Revenue less expenses. Subtract line 18 from line 12	345,664.	-75,848.	
Net Assets or Fund Balances	20	Total assets (Part X, line 16)	Beginning of Current Year	End of Year
	21	Total liabilities (Part X, line 26)	3,323,762.	3,225,087.
	22	Net assets or fund balances. Subtract line 21 from line 20	113,299.	90,472.
			3,210,463.	3,134,615.

Part II Signature Block

Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than officer) is based on all information of which preparer has any knowledge.

Sign Here

Signature of officer: _____ Date: 12/21/2022

Elliott Steele, Treasurer
Type or print name and title

Paid Preparer Use Only

Print/Type preparer's name: Ellen Fontana Preparer's signature: Fontana Date: 01/16/2023 Check if self-employed PTIN: P01327163

Firm's name ▶ Ellen Fontana CPA LLC Firm's EIN ▶ 45-3841539

Firm's address ▶ 2451 McMullen Booth Road #309, Clearwater, FL 33759 Phone no. (727) 431-0354

May the IRS discuss this return with the preparer shown above? See instructions Yes No

Part III Statement of Program Service Accomplishments

Check if Schedule O contains a response or note to any line in this Part III

1 Briefly describe the organization's mission:
Promote, assist, and celebrate
individuals recovering from mental illnesses and other
disabilities in their effort to improve social and vocational

2 Did the organization undertake any significant program services during the year which were not listed on the prior Form 990 or 990-EZ? Yes No
If "Yes," describe these new services on Schedule O.

3 Did the organization cease conducting, or make significant changes in how it conducts, any program services? Yes No
If "Yes," describe these changes on Schedule O.

4 Describe the organization's program service accomplishments for each of its three largest program services, as measured by expenses. Section 501(c)(3) and 501(c)(4) organizations are required to report the amount of grants and allocations to others, the total expenses, and revenue, if any, for each program service reported.

4a (Code: _____) (Expenses \$ 1,578,092. including grants of \$ 0.) (Revenue \$ 52,209.)
Vincent House operates a "recovery through work partnership" for adults living
with severe and persistent mental illnesses. Vocational training is offered in a
wide range of career fields including customer service, graphic design, food
services, data entry, phone reception, banking, retail sales, janitorial, and
landscaping. Vincent House offers job placement services through its career and
learning center. Vincent House also offers nutritional and wellness services
including breakfast, lunch, and dinner to its members.

4b (Code: _____) (Expenses \$ _____ including grants of \$ _____) (Revenue \$ _____)

4c (Code: _____) (Expenses \$ _____ including grants of \$ _____) (Revenue \$ _____)

4d Other program services (Describe on Schedule O.)
(Expenses \$ _____ including grants of \$ _____) (Revenue \$ _____)

4e Total program service expenses **▶** 1,578,092.

Part IV Checklist of Required Schedules

	Yes	No
1 Is the organization described in section 501(c)(3) or 4947(a)(1) (other than a private foundation)? <i>If "Yes," complete Schedule A</i>	1 X	
2 Is the organization required to complete <i>Schedule B, Schedule of Contributors</i> ? See instructions	2 X	
3 Did the organization engage in direct or indirect political campaign activities on behalf of or in opposition to candidates for public office? <i>If "Yes," complete Schedule C, Part I</i>	3	X
4 Section 501(c)(3) organizations. Did the organization engage in lobbying activities, or have a section 501(h) election in effect during the tax year? <i>If "Yes," complete Schedule C, Part II</i>	4	X
5 Is the organization a section 501(c)(4), 501(c)(5), or 501(c)(6) organization that receives membership dues, assessments, or similar amounts as defined in Rev. Proc. 98-19? <i>If "Yes," complete Schedule C, Part III</i>	5	X
6 Did the organization maintain any donor advised funds or any similar funds or accounts for which donors have the right to provide advice on the distribution or investment of amounts in such funds or accounts? <i>If "Yes," complete Schedule D, Part I</i>	6	X
7 Did the organization receive or hold a conservation easement, including easements to preserve open space, the environment, historic land areas, or historic structures? <i>If "Yes," complete Schedule D, Part II</i>	7	X
8 Did the organization maintain collections of works of art, historical treasures, or other similar assets? <i>If "Yes," complete Schedule D, Part III</i>	8	X
9 Did the organization report an amount in Part X, line 21, for escrow or custodial account liability, serve as a custodian for amounts not listed in Part X; or provide credit counseling, debt management, credit repair, or debt negotiation services? <i>If "Yes," complete Schedule D, Part IV</i>	9 X	
10 Did the organization, directly or through a related organization, hold assets in donor-restricted endowments or in quasi endowments? <i>If "Yes," complete Schedule D, Part V</i>	10 X	
11 If the organization's answer to any of the following questions is "Yes," then complete Schedule D, Parts VI, VII, VIII, IX, or X, as applicable.		
a Did the organization report an amount for land, buildings, and equipment in Part X, line 10? <i>If "Yes," complete Schedule D, Part VI</i>	11a X	
b Did the organization report an amount for investments—other securities in Part X, line 12, that is 5% or more of its total assets reported in Part X, line 16? <i>If "Yes," complete Schedule D, Part VII</i>	11b	X
c Did the organization report an amount for investments—program related in Part X, line 13, that is 5% or more of its total assets reported in Part X, line 16? <i>If "Yes," complete Schedule D, Part VIII</i>	11c	X
d Did the organization report an amount for other assets in Part X, line 15, that is 5% or more of its total assets reported in Part X, line 16? <i>If "Yes," complete Schedule D, Part IX</i>	11d	X
e Did the organization report an amount for other liabilities in Part X, line 25? <i>If "Yes," complete Schedule D, Part X</i>	11e	X
f Did the organization's separate or consolidated financial statements for the tax year include a footnote that addresses the organization's liability for uncertain tax positions under FIN 48 (ASC 740)? <i>If "Yes," complete Schedule D, Part X</i>	11f X	
12a Did the organization obtain separate, independent audited financial statements for the tax year? <i>If "Yes," complete Schedule D, Parts XI and XII</i>	12a X	
b Was the organization included in consolidated, independent audited financial statements for the tax year? <i>If "Yes," and if the organization answered "No" to line 12a, then completing Schedule D, Parts XI and XII is optional</i>	12b	X
13 Is the organization a school described in section 170(b)(1)(A)(ii)? <i>If "Yes," complete Schedule E</i>	13	X
14a Did the organization maintain an office, employees, or agents outside of the United States?	14a	X
b Did the organization have aggregate revenues or expenses of more than \$10,000 from grantmaking, fundraising, business, investment, and program service activities outside the United States, or aggregate foreign investments valued at \$100,000 or more? <i>If "Yes," complete Schedule F, Parts I and IV.</i>	14b	X
15 Did the organization report on Part IX, column (A), line 3, more than \$5,000 of grants or other assistance to or for any foreign organization? <i>If "Yes," complete Schedule F, Parts II and IV</i>	15	X
16 Did the organization report on Part IX, column (A), line 3, more than \$5,000 of aggregate grants or other assistance to or for foreign individuals? <i>If "Yes," complete Schedule F, Parts III and IV.</i>	16	X
17 Did the organization report a total of more than \$15,000 of expenses for professional fundraising services on Part IX, column (A), lines 6 and 11e? <i>If "Yes," complete Schedule G, Part I. See instructions</i>	17	X
18 Did the organization report more than \$15,000 total of fundraising event gross income and contributions on Part VIII, lines 1c and 8a? <i>If "Yes," complete Schedule G, Part II</i>	18	X
19 Did the organization report more than \$15,000 of gross income from gaming activities on Part VIII, line 9a? <i>If "Yes," complete Schedule G, Part III</i>	19	X
20a Did the organization operate one or more hospital facilities? <i>If "Yes," complete Schedule H</i>	20a	X
b If "Yes" to line 20a, did the organization attach a copy of its audited financial statements to this return?	20b	
21 Did the organization report more than \$5,000 of grants or other assistance to any domestic organization or domestic government on Part IX, column (A), line 1? <i>If "Yes," complete Schedule I, Parts I and II</i>	21 X	

Part IV Checklist of Required Schedules *(continued)*

	Yes	No
22 Did the organization report more than \$5,000 of grants or other assistance to or for domestic individuals on Part IX, column (A), line 2? <i>If "Yes," complete Schedule I, Parts I and III</i>		X
23 Did the organization answer "Yes" to Part VII, Section A, line 3, 4, or 5, about compensation of the organization's current and former officers, directors, trustees, key employees, and highest compensated employees? <i>If "Yes," complete Schedule J</i>		X
24a Did the organization have a tax-exempt bond issue with an outstanding principal amount of more than \$100,000 as of the last day of the year, that was issued after December 31, 2002? <i>If "Yes," answer lines 24b through 24d and complete Schedule K. If "No," go to line 25a</i>		X
b Did the organization invest any proceeds of tax-exempt bonds beyond a temporary period exception?		
c Did the organization maintain an escrow account other than a refunding escrow at any time during the year to defease any tax-exempt bonds?		
d Did the organization act as an "on behalf of" issuer for bonds outstanding at any time during the year?		
25a Section 501(c)(3), 501(c)(4), and 501(c)(29) organizations. Did the organization engage in an excess benefit transaction with a disqualified person during the year? <i>If "Yes," complete Schedule L, Part I</i>		X
b Is the organization aware that it engaged in an excess benefit transaction with a disqualified person in a prior year, and that the transaction has not been reported on any of the organization's prior Forms 990 or 990-EZ? <i>If "Yes," complete Schedule L, Part I</i>		X
26 Did the organization report any amount on Part X, line 5 or 22, for receivables from or payables to any current or former officer, director, trustee, key employee, creator or founder, substantial contributor, or 35% controlled entity or family member of any of these persons? <i>If "Yes," complete Schedule L, Part II</i>		X
27 Did the organization provide a grant or other assistance to any current or former officer, director, trustee, key employee, creator or founder, substantial contributor or employee thereof, a grant selection committee member, or to a 35% controlled entity (including an employee thereof) or family member of any of these persons? <i>If "Yes," complete Schedule L, Part III</i>		X
28 Was the organization a party to a business transaction with one of the following parties (see the Schedule L, Part IV, instructions for applicable filing thresholds, conditions, and exceptions):		
a A current or former officer, director, trustee, key employee, creator or founder, or substantial contributor? <i>If "Yes," complete Schedule L, Part IV</i>		X
b A family member of any individual described in line 28a? <i>If "Yes," complete Schedule L, Part IV</i>		X
c A 35% controlled entity of one or more individuals and/or organizations described in line 28a or 28b? <i>If "Yes," complete Schedule L, Part IV</i>		X
29 Did the organization receive more than \$25,000 in non-cash contributions? <i>If "Yes," complete Schedule M</i>		X
30 Did the organization receive contributions of art, historical treasures, or other similar assets, or qualified conservation contributions? <i>If "Yes," complete Schedule M</i>		X
31 Did the organization liquidate, terminate, or dissolve and cease operations? <i>If "Yes," complete Schedule N, Part I</i>		X
32 Did the organization sell, exchange, dispose of, or transfer more than 25% of its net assets? <i>If "Yes," complete Schedule N, Part II</i>		X
33 Did the organization own 100% of an entity disregarded as separate from the organization under Regulations sections 301.7701-2 and 301.7701-3? <i>If "Yes," complete Schedule R, Part I</i>		X
34 Was the organization related to any tax-exempt or taxable entity? <i>If "Yes," complete Schedule R, Part II, III, or IV, and Part V, line 1</i>		X
35a Did the organization have a controlled entity within the meaning of section 512(b)(13)?		X
b If "Yes" to line 35a, did the organization receive any payment from or engage in any transaction with a controlled entity within the meaning of section 512(b)(13)? <i>If "Yes," complete Schedule R, Part V, line 2</i>		
36 Section 501(c)(3) organizations. Did the organization make any transfers to an exempt non-charitable related organization? <i>If "Yes," complete Schedule R, Part V, line 2</i>		X
37 Did the organization conduct more than 5% of its activities through an entity that is not a related organization and that is treated as a partnership for federal income tax purposes? <i>If "Yes," complete Schedule R, Part VI</i>		X
38 Did the organization complete Schedule O and provide explanations on Schedule O for Part VI, lines 11b and 19? Note: All Form 990 filers are required to complete Schedule O	X	

Part V Statements Regarding Other IRS Filings and Tax Compliance

Check if Schedule O contains a response or note to any line in this Part V

	Yes	No
1a Enter the number reported in box 3 of Form 1096. Enter -0- if not applicable		
b Enter the number of Forms W-2G included on line 1a. Enter -0- if not applicable		
c Did the organization comply with backup withholding rules for reportable payments to vendors and reportable gaming (gambling) winnings to prize winners?	X	

Part V Statements Regarding Other IRS Filings and Tax Compliance (continued)

Yes No

Table with 3 main columns: Question, Yes, No. Rows include 2a (employees reported), 2b (federal employment tax returns), 3a (unrelated business gross income), 3b (Form 990-T), 4a (foreign financial accounts), 5a-5c (prohibited tax shelter transactions), 6a-6b (charitable contributions), 7 (organizations receiving deductible contributions), 8 (sponsoring organizations), 9 (sponsoring organizations), 10 (Section 501(c)(7) organizations), 11 (Section 501(c)(12) organizations), 12a-12b (Section 4947(a)(1) non-exempt charitable trusts), 13 (Section 501(c)(29) qualified nonprofit health insurance issuers), 14a-14b (indoor tanning services), 15 (section 4960 tax), 16 (section 4968 excise tax), 17 (Section 501(c)(21) organizations).

Part VI Governance, Management, and Disclosure. For each "Yes" response to lines 2 through 7b below, and for a "No" response to line 8a, 8b, or 10b below, describe the circumstances, processes, or changes on Schedule O. See instructions. Check if Schedule O contains a response or note to any line in this Part VI

Section A. Governing Body and Management

		Yes	No
1a	Enter the number of voting members of the governing body at the end of the tax year If there are material differences in voting rights among members of the governing body, or if the governing body delegated broad authority to an executive committee or similar committee, explain on Schedule O.		
	1a 17		
b	Enter the number of voting members included on line 1a, above, who are independent		
	1b 15		
2	Did any officer, director, trustee, or key employee have a family relationship or a business relationship with any other officer, director, trustee, or key employee?	X	
3	Did the organization delegate control over management duties customarily performed by or under the direct supervision of officers, directors, trustees, or key employees to a management company or other person?		X
4	Did the organization make any significant changes to its governing documents since the prior Form 990 was filed?		X
5	Did the organization become aware during the year of a significant diversion of the organization's assets?		X
6	Did the organization have members or stockholders?		X
7a	Did the organization have members, stockholders, or other persons who had the power to elect or appoint one or more members of the governing body?		X
b	Are any governance decisions of the organization reserved to (or subject to approval by) members, stockholders, or persons other than the governing body?		X
8	Did the organization contemporaneously document the meetings held or written actions undertaken during the year by the following:		
a	The governing body?	X	
b	Each committee with authority to act on behalf of the governing body?	X	
9	Is there any officer, director, trustee, or key employee listed in Part VII, Section A, who cannot be reached at the organization's mailing address? If "Yes," provide the names and addresses on Schedule O		X

Section B. Policies (This Section B requests information about policies not required by the Internal Revenue Code.)

		Yes	No
10a	Did the organization have local chapters, branches, or affiliates?		X
b	If "Yes," did the organization have written policies and procedures governing the activities of such chapters, affiliates, and branches to ensure their operations are consistent with the organization's exempt purposes?		
10b			
11a	Has the organization provided a complete copy of this Form 990 to all members of its governing body before filing the form?	X	
b	Describe on Schedule O the process, if any, used by the organization to review this Form 990.		
12a	Did the organization have a written conflict of interest policy? If "No," go to line 13	X	
b	Were officers, directors, or trustees, and key employees required to disclose annually interests that could give rise to conflicts?	X	
c	Did the organization regularly and consistently monitor and enforce compliance with the policy? If "Yes," describe on Schedule O how this was done.	X	
12c		X	
13	Did the organization have a written whistleblower policy?		X
14	Did the organization have a written document retention and destruction policy?	X	
15	Did the process for determining compensation of the following persons include a review and approval by independent persons, comparability data, and contemporaneous substantiation of the deliberation and decision?		
a	The organization's CEO, Executive Director, or top management official	X	
b	Other officers or key employees of the organization	X	
	If "Yes" to line 15a or 15b, describe the process on Schedule O. See instructions.		
16a	Did the organization invest in, contribute assets to, or participate in a joint venture or similar arrangement with a taxable entity during the year?		X
b	If "Yes," did the organization follow a written policy or procedure requiring the organization to evaluate its participation in joint venture arrangements under applicable federal tax law, and take steps to safeguard the organization's exempt status with respect to such arrangements?		
16b			

Section C. Disclosure

- 17** List the states with which a copy of this Form 990 is required to be filed ► FL
- 18** Section 6104 requires an organization to make its Forms 1023 (1024 or 1024-A, if applicable), 990, and 990-T (section 501(c)(3)s only) available for public inspection. Indicate how you made these available. Check all that apply.
 Own website Another's website Upon request Other (explain on Schedule O)
- 19** Describe on Schedule O whether (and if so, how) the organization made its governing documents, conflict of interest policy, and financial statements available to the public during the tax year.
- 20** State the name, address, and telephone number of the person who possesses the organization's books and records ►
 Karis Turner, 11145 Denton Avenue, Hudson, FL 34667 (727) 916-1725

Part VII Compensation of Officers, Directors, Trustees, Key Employees, Highest Compensated Employees, and Independent Contractors

Check if Schedule O contains a response or note to any line in this Part VII

Section A. Officers, Directors, Trustees, Key Employees, and Highest Compensated Employees

1a Complete this table for all persons required to be listed. Report compensation for the calendar year ending with or within the organization's tax year.

- List all of the organization's **current** officers, directors, trustees (whether individuals or organizations), regardless of amount of compensation. Enter -0- in columns (D), (E), and (F) if no compensation was paid.
- List all of the organization's **current** key employees, if any. See the instructions for definition of "key employee."
- List the organization's five **current** highest compensated employees (other than an officer, director, trustee, or key employee) who received reportable compensation (box 5 of Form W-2, Form 1099-MISC, and/or box 1 of Form 1099-NEC) of more than \$100,000 from the organization and any related organizations.
- List all of the organization's **former** officers, key employees, and highest compensated employees who received more than \$100,000 of reportable compensation from the organization and any related organizations.
- List all of the organization's **former directors or trustees** that received, in the capacity as a former director or trustee of the organization, more than \$10,000 of reportable compensation from the organization and any related organizations.

See the instructions for the order in which to list the persons above.

Check this box if neither the organization nor any related organization compensated any current officer, director, or trustee.

(A) Name and title	(B) Average hours per week (list any hours for related organizations below dotted line)	(C) Position (do not check more than one box, unless person is both an officer and a director/trustee)						(D) Reportable compensation from the organization (W-2/1099-MISC/1099-NEC)	(E) Reportable compensation from related organizations (W-2/1099-MISC/1099-NEC)	(F) Estimated amount of other compensation from the organization and related organizations
		Individual trustee or director	Institutional trustee	Officer	Key employee	Highest compensated employee	Former			
(1) Mark Ballenger Board Member	1.00	X					0.	0.	0.	
(2) Noreen Hodges Board Member	1.00	X					0.	0.	0.	
(3) Denise McCabe Board Member	1.00	X					0.	0.	0.	
(4) Bill Mischler Board Member	1.00	X					0.	0.	0.	
(5) Peter Kennedy Board Member	1.00	X					0.	0.	0.	
(6) Dorene Thomas Board Member	1.00	X					0.	0.	0.	
(7) Dianne Steele Board Member	1.00	X					46,153.	0.	0.	
(8) John Posey Board Member	1.00	X					0.	0.	0.	
(9) Toni Roach Board Member	1.00	X					0.	0.	0.	
(10) Shahra Anderson-Lambert Board Member	1.00	X					0.	0.	0.	
(11) True Michaels Board Member	1.00	X					0.	0.	0.	
(12) John Ehlenbeck Board Member	1.00	X					0.	0.	0.	
(13) Martin Greif Board Member	1.00	X					0.	0.	0.	
(14) David Lambert President	2.00	X		X			0.	0.	0.	

Part VII Section A. Officers, Directors, Trustees, Key Employees, and Highest Compensated Employees (continued)

(A) Name and title	(B) Average hours per week (list any hours for related organizations below dotted line)	(C) Position (do not check more than one box, unless person is both an officer and a director/trustee)						(D) Reportable compensation from the organization (W-2/1099-MISC/1099-NEC)	(E) Reportable compensation from related organizations (W-2/1099-MISC/1099-NEC)	(F) Estimated amount of other compensation from the organization and related organizations
		Individual trustee or director	Institutional trustee	Officer	Key employee	Highest compensated employee	Former			
(15) Dan Strauss Vice President	2.00	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	0.	0.	0.
(16) Elliott Steele Treasurer	2.00	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	46,153.	0.	0.
(17) Bob Dillinger Secretary	2.00	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	0.	0.	0.
(18)		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
(19)		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
(20)		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
(21)		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
(22)		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
(23)		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
(24)		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
(25)		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			
1b Subtotal								92,306.	0.	0.
c Total from continuation sheets to Part VII, Section A										
d Total (add lines 1b and 1c)								92,306.	0.	0.

2 Total number of individuals (including but not limited to those listed above) who received more than \$100,000 of reportable compensation from the organization **▶** 0

	Yes	No
3 Did the organization list any former officer, director, trustee, key employee, or highest compensated employee on line 1a? <i>If "Yes," complete Schedule J for such individual</i>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4 For any individual listed on line 1a, is the sum of reportable compensation and other compensation from the organization and related organizations greater than \$150,000? <i>If "Yes," complete Schedule J for such individual</i>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
5 Did any person listed on line 1a receive or accrue compensation from any unrelated organization or individual for services rendered to the organization? <i>If "Yes," complete Schedule J for such person</i>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Section B. Independent Contractors

1 Complete this table for your five highest compensated independent contractors that received more than \$100,000 of compensation from the organization. Report compensation for the calendar year ending with or within the organization's tax year.

(A) Name and business address	(B) Description of services	(C) Compensation

2 Total number of independent contractors (including but not limited to those listed above) who received more than \$100,000 of compensation from the organization **▶** 0

Part VIII Statement of Revenue

Check if Schedule O contains a response or note to any line in this Part VIII

			(A) Total revenue	(B) Related or exempt function revenue	(C) Unrelated business revenue	(D) Revenue excluded from tax under sections 512-514	
Contributions, Gifts, Grants, and Other Similar Amounts	1a	Federated campaigns	1a				
	b	Membership dues	1b				
	c	Fundraising events	1c				
	d	Related organizations	1d				
	e	Government grants (contributions)	1e	103,813.			
	f	All other contributions, gifts, grants, and similar amounts not included above	1f	1,529,827.			
	g	Noncash contributions included in lines 1a-1f	1g	\$			
	h	Total. Add lines 1a-1f ▶		1,633,640.			
	Program Service Revenue			Business Code			
2a		Social Activity	900099	8,576.	8,576.	0.	
b		Member dues	900099	13,295.	13,295.	0.	
c		Food training sales	900099	30,338.	30,338.	0.	
d						
e						
f		All other program service revenue					
g	Total. Add lines 2a-2f ▶		52,209.				
Other Revenue	3	Investment income (including dividends, interest, and other similar amounts) ▶		-16,304.	0.	0.	
	4	Income from investment of tax-exempt bond proceeds ▶					
	5	Royalties ▶					
	6a	Gross rents	(i) Real				
			(ii) Personal				
	b	Less: rental expenses	6b				
	c	Rental income or (loss)	6c				
	d	Net rental income or (loss) ▶					
	7a	Gross amount from sales of assets other than inventory	(i) Securities				
			(ii) Other				
	b	Less: cost or other basis and sales expenses	7b				
	c	Gain or (loss)	7c				
	d	Net gain or (loss) ▶					
8a	Gross income from fundraising events (not including \$ _____ of contributions reported on line 1c). See Part IV, line 18	8a					
b	Less: direct expenses	8b					
c	Net income or (loss) from fundraising events ▶						
9a	Gross income from gaming activities. See Part IV, line 19	9a					
b	Less: direct expenses	9b					
c	Net income or (loss) from gaming activities ▶						
10a	Gross sales of inventory, less returns and allowances						
b	Less: cost of goods sold	10b					
c	Net income or (loss) from sales of inventory ▶						
Miscellaneous Revenue			Business Code				
	11a	Credit card rewards	900099	4,286.	4,286.	0.	
	b	Loss on disposal of asset	900099	-546.	-546.	0.	
	c	Miscellaneous	900099	678.	678.	0.	
	d	All other revenue					
e	Total. Add lines 11a-11d ▶		4,418.				
12	Total revenue. See instructions ▶		1,673,963.	56,627.	0.	-16,304.	

Part IX Statement of Functional Expenses

Section 501(c)(3) and 501(c)(4) organizations must complete all columns. All other organizations must complete column (A).

Check if Schedule O contains a response or note to any line in this Part IX

Do not include amounts reported on lines 6b, 7b, 8b, 9b, and 10b of Part VIII.

	(A) Total expenses	(B) Program service expenses	(C) Management and general expenses	(D) Fundraising expenses
1 Grants and other assistance to domestic organizations and domestic governments. See Part IV, line 21	54,021.	54,021.		
2 Grants and other assistance to domestic individuals. See Part IV, line 22				
3 Grants and other assistance to foreign organizations, foreign governments, and foreign individuals. See Part IV, lines 15 and 16				
4 Benefits paid to or for members				
5 Compensation of current officers, directors, trustees, and key employees	92,306.	36,683.	55,623.	0.
6 Compensation not included above to disqualified persons (as defined under section 4958(f)(1)) and persons described in section 4958(c)(3)(B)				
7 Other salaries and wages	789,257.	754,176.	35,081.	0.
8 Pension plan accruals and contributions (include section 401(k) and 403(b) employer contributions)	16,779.	15,096.	1,683.	0.
9 Other employee benefits	94,654.	89,583.	5,071.	0.
10 Payroll taxes	69,887.	62,995.	6,892.	0.
11 Fees for services (nonemployees):				
a Management				
b Legal	1,400.	0.	1,400.	0.
c Accounting	40,007.	0.	40,007.	0.
d Lobbying				
e Professional fundraising services. See Part IV, line 17				
f Investment management fees				
g Other. (If line 11g amount exceeds 10% of line 25, column (A), amount, list line 11g expenses on Schedule O.)	1,307.	1,307.	0.	0.
12 Advertising and promotion				
13 Office expenses	14,501.	14,159.	342.	0.
14 Information technology	72,576.	72,510.	66.	0.
15 Royalties				
16 Occupancy	28,077.	28,077.	0.	0.
17 Travel	2,914.	2,621.	5.	288.
18 Payments of travel or entertainment expenses for any federal, state, or local public officials				
19 Conferences, conventions, and meetings				
20 Interest				
21 Payments to affiliates				
22 Depreciation, depletion, and amortization	94,750.	94,750.	0.	0.
23 Insurance	88,636.	85,060.	3,576.	0.
24 Other expenses. Itemize expenses not covered above. (List miscellaneous expenses on line 24e. If line 24e amount exceeds 10% of line 25, column (A), amount, list line 24e expenses on Schedule O.)				
a Dues & subscriptions	17,602.	17,602.	0.	0.
b Bank & cc fees	1,281.	0.	1,281.	0.
c Payroll fees	6,612.	0.	6,612.	0.
d Repairs & maintenance	91,889.	91,889.	0.	0.
e All other expenses	171,355.	157,563.	8,978.	4,814.
25 Total functional expenses. Add lines 1 through 24e	1,749,811.	1,578,092.	166,617.	5,102.
26 Joint costs. Complete this line only if the organization reported in column (B) joint costs from a combined educational campaign and fundraising solicitation. Check here <input type="checkbox"/> if following SOP 98-2 (ASC 958-720)				

Part X Balance Sheet

Check if Schedule O contains a response or note to any line in this Part X

		(A) Beginning of year		(B) End of year
Assets	1 Cash—non-interest-bearing	516,186.	1	431,848.
	2 Savings and temporary cash investments	592,427.	2	621,770.
	3 Pledges and grants receivable, net	112,111.	3	154,009.
	4 Accounts receivable, net		4	
	5 Loans and other receivables from any current or former officer, director, trustee, key employee, creator or founder, substantial contributor, or 35% controlled entity or family member of any of these persons		5	
	6 Loans and other receivables from other disqualified persons (as defined under section 4958(f)(1)), and persons described in section 4958(c)(3)(B)		6	
	7 Notes and loans receivable, net		7	
	8 Inventories for sale or use		8	
	9 Prepaid expenses and deferred charges	46,772.	9	65,137.
	10a Land, buildings, and equipment: cost or other basis. Complete Part VI of Schedule D	10a 2,137,140.		
	b Less: accumulated depreciation	10b 903,341.	1,314,246.	10c 1,233,799.
	11 Investments—publicly traded securities	742,020.	11	718,524.
	12 Investments—other securities. See Part IV, line 11		12	
	13 Investments—program-related. See Part IV, line 11		13	
	14 Intangible assets		14	
	15 Other assets. See Part IV, line 11		15	
16 Total assets. Add lines 1 through 15 (must equal line 33)		3,323,762.	16	3,225,087.
Liabilities	17 Accounts payable and accrued expenses	101,448.	17	82,125.
	18 Grants payable		18	
	19 Deferred revenue		19	
	20 Tax-exempt bond liabilities		20	
	21 Escrow or custodial account liability. Complete Part IV of Schedule D	11,851.	21	8,347.
	22 Loans and other payables to any current or former officer, director, trustee, key employee, creator or founder, substantial contributor, or 35% controlled entity or family member of any of these persons		22	
	23 Secured mortgages and notes payable to unrelated third parties		23	
	24 Unsecured notes and loans payable to unrelated third parties	0.	24	
	25 Other liabilities (including federal income tax, payables to related third parties, and other liabilities not included on lines 17–24). Complete Part X of Schedule D	0.	25	0.
	26 Total liabilities. Add lines 17 through 25		113,299.	26
Net Assets or Fund Balances	Organizations that follow FASB ASC 958, check here <input checked="" type="checkbox"/> and complete lines 27, 28, 32, and 33.			
	27 Net assets without donor restrictions	2,938,658.	27	2,893,477.
	28 Net assets with donor restrictions	271,805.	28	241,138.
	Organizations that do not follow FASB ASC 958, check here <input type="checkbox"/> and complete lines 29 through 33.			
	29 Capital stock or trust principal, or current funds		29	
	30 Paid-in or capital surplus, or land, building, or equipment fund		30	
	31 Retained earnings, endowment, accumulated income, or other funds		31	
	32 Total net assets or fund balances		3,210,463.	32
33 Total liabilities and net assets/fund balances		3,323,762.	33	3,225,087.

Part XI Reconciliation of Net Assets

Check if Schedule O contains a response or note to any line in this Part XI

1	Total revenue (must equal Part VIII, column (A), line 12)	1	1,673,963.
2	Total expenses (must equal Part IX, column (A), line 25)	2	1,749,811.
3	Revenue less expenses. Subtract line 2 from line 1	3	-75,848.
4	Net assets or fund balances at beginning of year (must equal Part X, line 32, column (A))	4	3,210,463.
5	Net unrealized gains (losses) on investments	5	
6	Donated services and use of facilities	6	
7	Investment expenses	7	
8	Prior period adjustments	8	
9	Other changes in net assets or fund balances (explain on Schedule O)	9	
10	Net assets or fund balances at end of year. Combine lines 3 through 9 (must equal Part X, line 32, column (B))	10	3,134,615.

Part XII Financial Statements and Reporting

Check if Schedule O contains a response or note to any line in this Part XII

	Yes	No
1 Accounting method used to prepare the Form 990: <input type="checkbox"/> Cash <input checked="" type="checkbox"/> Accrual <input type="checkbox"/> Other _____ If the organization changed its method of accounting from a prior year or checked "Other," explain on Schedule O.		
2a Were the organization's financial statements compiled or reviewed by an independent accountant? If "Yes," check a box below to indicate whether the financial statements for the year were compiled or reviewed on a separate basis, consolidated basis, or both: <input type="checkbox"/> Separate basis <input type="checkbox"/> Consolidated basis <input type="checkbox"/> Both consolidated and separate basis		X
b Were the organization's financial statements audited by an independent accountant? If "Yes," check a box below to indicate whether the financial statements for the year were audited on a separate basis, consolidated basis, or both: <input checked="" type="checkbox"/> Separate basis <input type="checkbox"/> Consolidated basis <input type="checkbox"/> Both consolidated and separate basis	X	
c If "Yes" to line 2a or 2b, does the organization have a committee that assumes responsibility for oversight of the audit, review, or compilation of its financial statements and selection of an independent accountant? If the organization changed either its oversight process or selection process during the tax year, explain on Schedule O.	X	
3a As a result of a federal award, was the organization required to undergo an audit or audits as set forth in the Single Audit Act and OMB Circular A-133?		X
b If "Yes," did the organization undergo the required audit or audits? If the organization did not undergo the required audit or audits, explain why on Schedule O and describe any steps taken to undergo such audits.		

**SCHEDULE A
(Form 990)**

Department of the Treasury
Internal Revenue Service

Public Charity Status and Public Support

Complete if the organization is a section 501(c)(3) organization or a section 4947(a)(1) nonexempt charitable trust.

▶ Attach to Form 990 or Form 990-EZ.

▶ Go to www.irs.gov/Form990 for instructions and the latest information.

OMB No. 1545-0047

2021

**Open to Public
Inspection**

Name of the organization Van Gogh's Palette, Inc.	Employer identification number 59-3720139
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Part I Reason for Public Charity Status. (All organizations must complete this part.) See instructions.

The organization is not a private foundation because it is: (For lines 1 through 12, check only one box.)

- 1 A church, convention of churches, or association of churches described in **section 170(b)(1)(A)(i)**.
- 2 A school described in **section 170(b)(1)(A)(ii)**. (Attach Schedule E (Form 990).)
- 3 A hospital or a cooperative hospital service organization described in **section 170(b)(1)(A)(iii)**.
- 4 A medical research organization operated in conjunction with a hospital described in **section 170(b)(1)(A)(iii)**. Enter the hospital's name, city, and state:
- 5 An organization operated for the benefit of a college or university owned or operated by a governmental unit described in **section 170(b)(1)(A)(iv)**. (Complete Part II.)
- 6 A federal, state, or local government or governmental unit described in **section 170(b)(1)(A)(v)**.
- 7 An organization that normally receives a substantial part of its support from a governmental unit or from the general public described in **section 170(b)(1)(A)(vi)**. (Complete Part II.)
- 8 A community trust described in **section 170(b)(1)(A)(vi)**. (Complete Part II.)
- 9 An agricultural research organization described in **section 170(b)(1)(A)(ix)** operated in conjunction with a land-grant college or university or a non-land-grant college of agriculture (see instructions). Enter the name, city, and state of the college or university:
- 10 An organization that normally receives (1) more than 33¹/₃% of its support from contributions, membership fees, and gross receipts from activities related to its exempt functions, subject to certain exceptions; and (2) no more than 33¹/₃% of its support from gross investment income and unrelated business taxable income (less section 511 tax) from businesses acquired by the organization after June 30, 1975. See **section 509(a)(2)**. (Complete Part III.)
- 11 An organization organized and operated exclusively to test for public safety. See **section 509(a)(4)**.
- 12 An organization organized and operated exclusively for the benefit of, to perform the functions of, or to carry out the purposes of one or more publicly supported organizations described in **section 509(a)(1)** or **section 509(a)(2)**. See **section 509(a)(3)**. Check the box on lines 12a through 12d that describes the type of supporting organization and complete lines 12e, 12f, and 12g.
 - a **Type I.** A supporting organization operated, supervised, or controlled by its supported organization(s), typically by giving the supported organization(s) the power to regularly appoint or elect a majority of the directors or trustees of the supporting organization. **You must complete Part IV, Sections A and B.**
 - b **Type II.** A supporting organization supervised or controlled in connection with its supported organization(s), by having control or management of the supporting organization vested in the same persons that control or manage the supported organization(s). **You must complete Part IV, Sections A and C.**
 - c **Type III functionally integrated.** A supporting organization operated in connection with, and functionally integrated with, its supported organization(s) (see instructions). **You must complete Part IV, Sections A, D, and E.**
 - d **Type III non-functionally integrated.** A supporting organization operated in connection with its supported organization(s) that is not functionally integrated. The organization generally must satisfy a distribution requirement and an attentiveness requirement (see instructions). **You must complete Part IV, Sections A and D, and Part V.**
 - e Check this box if the organization received a written determination from the IRS that it is a Type I, Type II, Type III functionally integrated, or Type III non-functionally integrated supporting organization.
- f Enter the number of supported organizations
- g Provide the following information about the supported organization(s).

(i) Name of supported organization	(ii) EIN	(iii) Type of organization (described on lines 1-10 above (see instructions))	(iv) Is the organization listed in your governing document?		(v) Amount of monetary support (see instructions)	(vi) Amount of other support (see instructions)
			Yes	No		
(A)						
(B)						
(C)						
(D)						
(E)						
Total						

Part II Support Schedule for Organizations Described in Sections 170(b)(1)(A)(iv) and 170(b)(1)(A)(vi)

(Complete only if you checked the box on line 5, 7, or 8 of Part I or if the organization failed to qualify under Part III. If the organization fails to qualify under the tests listed below, please complete Part III.)

Section A. Public Support

Calendar year (or fiscal year beginning in) ▶	(a) 2017	(b) 2018	(c) 2019	(d) 2020	(e) 2021	(f) Total
1 Gifts, grants, contributions, and membership fees received. (Do not include any "unusual grants.")	2,446,880.	1,232,383.	1,492,507.	1,874,368.	1,633,640.	8,679,778.
2 Tax revenues levied for the organization's benefit and either paid to or expended on its behalf						
3 The value of services or facilities furnished by a governmental unit to the organization without charge						
4 Total. Add lines 1 through 3	2,446,880.	1,232,383.	1,492,507.	1,874,368.	1,633,640.	8,679,778.
5 The portion of total contributions by each person (other than a governmental unit or publicly supported organization) included on line 1 that exceeds 2% of the amount shown on line 11, column (f)						32,382.
6 Public support. Subtract line 5 from line 4						8,647,396.

Section B. Total Support

Calendar year (or fiscal year beginning in) ▶	(a) 2017	(b) 2018	(c) 2019	(d) 2020	(e) 2021	(f) Total
7 Amounts from line 4	2,446,880.	1,232,383.	1,492,507.	1,874,368.	1,633,640.	8,679,778.
8 Gross income from interest, dividends, payments received on securities loans, rents, royalties, and income from similar sources	14,061.	47,155.	-9,741.	129,514.	-16,304.	164,685.
9 Net income from unrelated business activities, whether or not the business is regularly carried on						
10 Other income. Do not include gain or loss from the sale of capital assets (Explain in Part VI.)	33,540.	16,541.	3,412.	3,201.	4,418.	61,112.
11 Total support. Add lines 7 through 10						8,905,575.
12 Gross receipts from related activities, etc. (see instructions)					12	394,073.
13 First 5 years. If the Form 990 is for the organization's first, second, third, fourth, or fifth tax year as a section 501(c)(3) organization, check this box and stop here ▶ <input type="checkbox"/>						

Section C. Computation of Public Support Percentage

14 Public support percentage for 2021 (line 6, column (f), divided by line 11, column (f))	14	97.1 %
15 Public support percentage from 2020 Schedule A, Part II, line 14	15	96.68 %
16a 33 1/3% support test—2021. If the organization did not check the box on line 13, and line 14 is 33 1/3% or more, check this box and stop here. The organization qualifies as a publicly supported organization ▶ <input checked="" type="checkbox"/>		
b 33 1/3% support test—2020. If the organization did not check a box on line 13 or 16a, and line 15 is 33 1/3% or more, check this box and stop here. The organization qualifies as a publicly supported organization ▶ <input type="checkbox"/>		
17a 10%-facts-and-circumstances test—2021. If the organization did not check a box on line 13, 16a, or 16b, and line 14 is 10% or more, and if the organization meets the facts-and-circumstances test, check this box and stop here. Explain in Part VI how the organization meets the facts-and-circumstances test. The organization qualifies as a publicly supported organization ▶ <input type="checkbox"/>		
b 10%-facts-and-circumstances test—2020. If the organization did not check a box on line 13, 16a, 16b, or 17a, and line 15 is 10% or more, and if the organization meets the facts-and-circumstances test, check this box and stop here. Explain in Part VI how the organization meets the facts-and-circumstances test. The organization qualifies as a publicly supported organization ▶ <input type="checkbox"/>		
18 Private foundation. If the organization did not check a box on line 13, 16a, 16b, 17a, or 17b, check this box and see instructions ▶ <input type="checkbox"/>		

Part III Support Schedule for Organizations Described in Section 509(a)(2)

(Complete only if you checked the box on line 10 of Part I or if the organization failed to qualify under Part II. If the organization fails to qualify under the tests listed below, please complete Part II.)

Section A. Public Support

Calendar year (or fiscal year beginning in) ►	(a) 2017	(b) 2018	(c) 2019	(d) 2020	(e) 2021	(f) Total
1 Gifts, grants, contributions, and membership fees received. (Do not include any "unusual grants.")						
2 Gross receipts from admissions, merchandise sold or services performed, or facilities furnished in any activity that is related to the organization's tax-exempt purpose						
3 Gross receipts from activities that are not an unrelated trade or business under section 513						
4 Tax revenues levied for the organization's benefit and either paid to or expended on its behalf						
5 The value of services or facilities furnished by a governmental unit to the organization without charge						
6 Total. Add lines 1 through 5						
7a Amounts included on lines 1, 2, and 3 received from disqualified persons						
b Amounts included on lines 2 and 3 received from other than disqualified persons that exceed the greater of \$5,000 or 1% of the amount on line 13 for the year						
c Add lines 7a and 7b						
8 Public support. (Subtract line 7c from line 6.)						

Section B. Total Support

Calendar year (or fiscal year beginning in) ►	(a) 2017	(b) 2018	(c) 2019	(d) 2020	(e) 2021	(f) Total
9 Amounts from line 6						
10a Gross income from interest, dividends, payments received on securities loans, rents, royalties, and income from similar sources						
b Unrelated business taxable income (less section 511 taxes) from businesses acquired after June 30, 1975						
c Add lines 10a and 10b						
11 Net income from unrelated business activities not included on line 10b, whether or not the business is regularly carried on						
12 Other income. Do not include gain or loss from the sale of capital assets (Explain in Part VI.)						
13 Total support. (Add lines 9, 10c, 11, and 12.)						
14 First 5 years. If the Form 990 is for the organization's first, second, third, fourth, or fifth tax year as a section 501(c)(3) organization, check this box and stop here <input type="checkbox"/>						

Section C. Computation of Public Support Percentage

15 Public support percentage for 2021 (line 8, column (f), divided by line 13, column (f))	15	%
16 Public support percentage from 2020 Schedule A, Part III, line 15	16	%

Section D. Computation of Investment Income Percentage

17 Investment income percentage for 2021 (line 10c, column (f), divided by line 13, column (f))	17	%
18 Investment income percentage from 2020 Schedule A, Part III, line 17	18	%

19a 33 1/3% support tests—2021. If the organization did not check the box on line 14, and line 15 is more than 33 1/3%, and line 17 is not more than 33 1/3%, check this box and **stop here.** The organization qualifies as a publicly supported organization

b 33 1/3% support tests—2020. If the organization did not check a box on line 14 or line 19a, and line 16 is more than 33 1/3%, and line 18 is not more than 33 1/3%, check this box and **stop here.** The organization qualifies as a publicly supported organization

20 Private foundation. If the organization did not check a box on line 14, 19a, or 19b, check this box and see instructions

Part IV Supporting Organizations

(Complete only if you checked a box in line 12 on Part I. If you checked box 12a, Part I, complete Sections A and B. If you checked box 12b, Part I, complete Sections A and C. If you checked box 12c, Part I, complete Sections A, D, and E. If you checked box 12d, Part I, complete Sections A and D, and complete Part V.)

Section A. All Supporting Organizations

		Yes	No
1	Are all of the organization's supported organizations listed by name in the organization's governing documents? <i>If "No," describe in Part VI how the supported organizations are designated. If designated by class or purpose, describe the designation. If historic and continuing relationship, explain.</i>		
2	Did the organization have any supported organization that does not have an IRS determination of status under section 509(a)(1) or (2)? <i>If "Yes," explain in Part VI how the organization determined that the supported organization was described in section 509(a)(1) or (2).</i>		
3a	Did the organization have a supported organization described in section 501(c)(4), (5), or (6)? <i>If "Yes," answer lines 3b and 3c below.</i>		
3b	Did the organization confirm that each supported organization qualified under section 501(c)(4), (5), or (6) and satisfied the public support tests under section 509(a)(2)? <i>If "Yes," describe in Part VI when and how the organization made the determination.</i>		
3c	Did the organization ensure that all support to such organizations was used exclusively for section 170(c)(2)(B) purposes? <i>If "Yes," explain in Part VI what controls the organization put in place to ensure such use.</i>		
4a	Was any supported organization not organized in the United States ("foreign supported organization")? <i>If "Yes," and if you checked box 12a or 12b in Part I, answer lines 4b and 4c below.</i>		
4b	Did the organization have ultimate control and discretion in deciding whether to make grants to the foreign supported organization? <i>If "Yes," describe in Part VI how the organization had such control and discretion despite being controlled or supervised by or in connection with its supported organizations.</i>		
4c	Did the organization support any foreign supported organization that does not have an IRS determination under sections 501(c)(3) and 509(a)(1) or (2)? <i>If "Yes," explain in Part VI what controls the organization used to ensure that all support to the foreign supported organization was used exclusively for section 170(c)(2)(B) purposes.</i>		
5a	Did the organization add, substitute, or remove any supported organizations during the tax year? <i>If "Yes," answer lines 5b and 5c below (if applicable). Also, provide detail in Part VI, including (i) the names and EIN numbers of the supported organizations added, substituted, or removed; (ii) the reasons for each such action; (iii) the authority under the organization's organizing document authorizing such action; and (iv) how the action was accomplished (such as by amendment to the organizing document).</i>		
5b	Type I or Type II only. Was any added or substituted supported organization part of a class already designated in the organization's organizing document?		
5c	Substitutions only. Was the substitution the result of an event beyond the organization's control?		
6	Did the organization provide support (whether in the form of grants or the provision of services or facilities) to anyone other than (i) its supported organizations, (ii) individuals that are part of the charitable class benefited by one or more of its supported organizations, or (iii) other supporting organizations that also support or benefit one or more of the filing organization's supported organizations? <i>If "Yes," provide detail in Part VI.</i>		
7	Did the organization provide a grant, loan, compensation, or other similar payment to a substantial contributor (as defined in section 4958(c)(3)(C)), a family member of a substantial contributor, or a 35% controlled entity with regard to a substantial contributor? <i>If "Yes," complete Part I of Schedule L (Form 990).</i>		
8	Did the organization make a loan to a disqualified person (as defined in section 4958) not described on line 7? <i>If "Yes," complete Part I of Schedule L (Form 990).</i>		
9a	Was the organization controlled directly or indirectly at any time during the tax year by one or more disqualified persons, as defined in section 4946 (other than foundation managers and organizations described in section 509(a)(1) or (2))? <i>If "Yes," provide detail in Part VI.</i>		
9b	Did one or more disqualified persons (as defined on line 9a) hold a controlling interest in any entity in which the supporting organization had an interest? <i>If "Yes," provide detail in Part VI.</i>		
9c	Did a disqualified person (as defined on line 9a) have an ownership interest in, or derive any personal benefit from, assets in which the supporting organization also had an interest? <i>If "Yes," provide detail in Part VI.</i>		
10a	Was the organization subject to the excess business holdings rules of section 4943 because of section 4943(f) (regarding certain Type II supporting organizations, and all Type III non-functionally integrated supporting organizations)? <i>If "Yes," answer line 10b below.</i>		
10b	Did the organization have any excess business holdings in the tax year? <i>(Use Schedule C, Form 4720, to determine whether the organization had excess business holdings.)</i>		

Part IV Supporting Organizations (continued)

		Yes	No
11	Has the organization accepted a gift or contribution from any of the following persons?		
a	A person who directly or indirectly controls, either alone or together with persons described on lines 11b and 11c below, the governing body of a supported organization?	11a	
b	A family member of a person described on line 11a above?	11b	
c	A 35% controlled entity of a person described on line 11a or 11b above? If "Yes" to line 11a, 11b, or 11c, provide detail in Part VI .	11c	

Section B. Type I Supporting Organizations

		Yes	No
1	Did the governing body, members of the governing body, officers acting in their official capacity, or membership of one or more supported organizations have the power to regularly appoint or elect at least a majority of the organization's officers, directors, or trustees at all times during the tax year? If "No," describe in Part VI how the supported organization(s) effectively operated, supervised, or controlled the organization's activities. If the organization had more than one supported organization, describe how the powers to appoint and/or remove officers, directors, or trustees were allocated among the supported organizations and what conditions or restrictions, if any, applied to such powers during the tax year.	1	
2	Did the organization operate for the benefit of any supported organization other than the supported organization(s) that operated, supervised, or controlled the supporting organization? If "Yes," explain in Part VI how providing such benefit carried out the purposes of the supported organization(s) that operated, supervised, or controlled the supporting organization.	2	

Section C. Type II Supporting Organizations

		Yes	No
1	Were a majority of the organization's directors or trustees during the tax year also a majority of the directors or trustees of each of the organization's supported organization(s)? If "No," describe in Part VI how control or management of the supporting organization was vested in the same persons that controlled or managed the supported organization(s).	1	

Section D. All Type III Supporting Organizations

		Yes	No
1	Did the organization provide to each of its supported organizations, by the last day of the fifth month of the organization's tax year, (i) a written notice describing the type and amount of support provided during the prior tax year, (ii) a copy of the Form 990 that was most recently filed as of the date of notification, and (iii) copies of the organization's governing documents in effect on the date of notification, to the extent not previously provided?	1	
2	Were any of the organization's officers, directors, or trustees either (i) appointed or elected by the supported organization(s) or (ii) serving on the governing body of a supported organization? If "No," explain in Part VI how the organization maintained a close and continuous working relationship with the supported organization(s).	2	
3	By reason of the relationship described on line 2, above, did the organization's supported organizations have a significant voice in the organization's investment policies and in directing the use of the organization's income or assets at all times during the tax year? If "Yes," describe in Part VI the role the organization's supported organizations played in this regard.	3	

Section E. Type III Functionally Integrated Supporting Organizations

1	Check the box next to the method that the organization used to satisfy the Integral Part Test during the year (see instructions).		
a	<input type="checkbox"/> The organization satisfied the Activities Test. Complete line 2 below.		
b	<input type="checkbox"/> The organization is the parent of each of its supported organizations. Complete line 3 below.		
c	<input type="checkbox"/> The organization supported a governmental entity. Describe in Part VI how you supported a governmental entity (see instructions).		
2	Activities Test. Answer lines 2a and 2b below.		
a	Did substantially all of the organization's activities during the tax year directly further the exempt purposes of the supported organization(s) to which the organization was responsive? If "Yes," then in Part VI identify those supported organizations and explain how these activities directly furthered their exempt purposes, how the organization was responsive to those supported organizations, and how the organization determined that these activities constituted substantially all of its activities.	2a	
b	Did the activities described on line 2a, above, constitute activities that, but for the organization's involvement, one or more of the organization's supported organization(s) would have been engaged in? If "Yes," explain in Part VI the reasons for the organization's position that its supported organization(s) would have engaged in these activities but for the organization's involvement.	2b	
3	Parent of Supported Organizations. Answer lines 3a and 3b below.		
a	Did the organization have the power to regularly appoint or elect a majority of the officers, directors, or trustees of each of the supported organizations? If "Yes" or "No," provide details in Part VI .	3a	
b	Did the organization exercise a substantial degree of direction over the policies, programs, and activities of each of its supported organizations? If "Yes," describe in Part VI the role played by the organization in this regard.	3b	

Part V Type III Non-Functionally Integrated 509(a)(3) Supporting Organizations

- 1** Check here if the organization satisfied the Integral Part Test as a qualifying trust on Nov. 20, 1970 (*explain in Part VI*). **See instructions.** All other Type III non-functionally integrated supporting organizations must complete Sections A through E.

Section A—Adjusted Net Income		(A) Prior Year	(B) Current Year (optional)
1	Net short-term capital gain	1	
2	Recoveries of prior-year distributions	2	
3	Other gross income (see instructions)	3	
4	Add lines 1 through 3.	4	
5	Depreciation and depletion	5	
6	Portion of operating expenses paid or incurred for production or collection of gross income or for management, conservation, or maintenance of property held for production of income (see instructions)	6	
7	Other expenses (see instructions)	7	
8	Adjusted Net Income (subtract lines 5, 6, and 7 from line 4)	8	
Section B—Minimum Asset Amount		(A) Prior Year	(B) Current Year (optional)
1	Aggregate fair market value of all non-exempt-use assets (see instructions for short tax year or assets held for part of year):		
a	Average monthly value of securities	1a	
b	Average monthly cash balances	1b	
c	Fair market value of other non-exempt-use assets	1c	
d	Total (add lines 1a, 1b, and 1c)	1d	
e	Discount claimed for blockage or other factors (<i>explain in detail in Part VI</i>):		
2	Acquisition indebtedness applicable to non-exempt-use assets	2	
3	Subtract line 2 from line 1d.	3	
4	Cash deemed held for exempt use. Enter 0.015 of line 3 (for greater amount, see instructions).	4	
5	Net value of non-exempt-use assets (subtract line 4 from line 3)	5	
6	Multiply line 5 by 0.035.	6	
7	Recoveries of prior-year distributions	7	
8	Minimum Asset Amount (add line 7 to line 6)	8	
Section C—Distributable Amount			Current Year
1	Adjusted net income for prior year (from Section A, line 8, column A)	1	
2	Enter 0.85 of line 1.	2	
3	Minimum asset amount for prior year (from Section B, line 8, column A)	3	
4	Enter greater of line 2 or line 3.	4	
5	Income tax imposed in prior year	5	
6	Distributable Amount. Subtract line 5 from line 4, unless subject to emergency temporary reduction (see instructions).	6	
7	<input type="checkbox"/> Check here if the current year is the organization's first as a non-functionally integrated Type III supporting organization (see instructions).		

Part V Type III Non-Functionally Integrated 509(a)(3) Supporting Organizations (continued)

Section D—Distributions		Current Year
1	Amounts paid to supported organizations to accomplish exempt purposes	1
2	Amounts paid to perform activity that directly furthers exempt purposes of supported organizations, in excess of income from activity	2
3	Administrative expenses paid to accomplish exempt purposes of supported organizations	3
4	Amounts paid to acquire exempt-use assets	4
5	Qualified set-aside amounts (prior IRS approval required—provide details in Part VI)	5
6	Other distributions (describe in Part VI). See instructions.	6
7	Total annual distributions. Add lines 1 through 6.	7
8	Distributions to attentive supported organizations to which the organization is responsive (provide details in Part VI). See instructions.	8
9	Distributable amount for 2021 from Section C, line 6	9
10	Line 8 amount divided by line 9 amount	10

Section E—Distribution Allocations (see instructions)	(i) Excess Distributions	(ii) Underdistributions Pre-2021	(iii) Distributable Amount for 2021
1 Distributable amount for 2021 from Section C, line 6			
2 Underdistributions, if any, for years prior to 2021 (reasonable cause required—explain in Part VI). See instructions.			
3 Excess distributions carryover, if any, to 2021			
a From 2016			
b From 2017			
c From 2018			
d From 2019			
e From 2020			
f Total of lines 3a through 3e			
g Applied to underdistributions of prior years			
h Applied to 2021 distributable amount			
i Carryover from 2016 not applied (see instructions)			
j Remainder. Subtract lines 3g, 3h, and 3i from line 3f.			
4 Distributions for 2021 from Section D, line 7: \$			
a Applied to underdistributions of prior years			
b Applied to 2021 distributable amount			
c Remainder. Subtract lines 4a and 4b from line 4.			
5 Remaining underdistributions for years prior to 2021, if any. Subtract lines 3g and 4a from line 2. For result greater than zero, explain in Part VI . See instructions.			
6 Remaining underdistributions for 2021. Subtract lines 3h and 4b from line 1. For result greater than zero, explain in Part VI . See instructions.			
7 Excess distributions carryover to 2022. Add lines 3j and 4c.			
8 Breakdown of line 7:			
a Excess from 2017 . . .			
b Excess from 2018 . . .			
c Excess from 2019 . . .			
d Excess from 2020 . . .			
e Excess from 2021 . . .			

Part VI **Supplemental Information.** Provide the explanations required by Part II, line 10; Part II, line 17a or 17b; Part III, line 12; Part IV, Section A, lines 1, 2, 3b, 3c, 4b, 4c, 5a, 6, 9a, 9b, 9c, 11a, 11b, and 11c; Part IV, Section B, lines 1 and 2; Part IV, Section C, line 1; Part IV, Section D, lines 2 and 3; Part IV, Section E, lines 1c, 2a, 2b, 3a, and 3b; Part V, line 1; Part V, Section B, line 1e; Part V, Section D, lines 5, 6, and 8; and Part V, Section E, lines 2, 5, and 6. Also complete this part for any additional information. (See instructions.)

Pt II Ln 10: Other Income Part II, Line 10 Description: Legal Settlement 2017:

31060. Description: Credit card refunds 2017: 2947. 2021: 4286. Description:

Miscellaneous 2017: -467. 2018: 420. 2019: 450. 2020: 201. 2021: 678. Description:

Reimbursements 2018: 2000. 2019: 462. Description: Gain/loss on disposal of assets

2018: 14121. 2020: 3000. 2021: -546. Description: Insurance reimb. 2019: 2500.

Schedule B (Form 990)

Department of the Treasury Internal Revenue Service

Schedule of Contributors

Attach to Form 990 or Form 990-PF. Go to www.irs.gov/Form990 for the latest information.

OMB No. 1545-0047

2021

Table with 2 columns: Name of the organization (Van Gogh's Palette, Inc.) and Employer identification number (59-3720139)

Organization type (check one):

Filers of:

Section:

- Form 990 or 990-EZ: [X] 501(c)(3) organization, [] 4947(a)(1) nonexempt charitable trust, [] 527 political organization
Form 990-PF: [] 501(c)(3) exempt private foundation, [] 4947(a)(1) nonexempt charitable trust, [] 501(c)(3) taxable private foundation

Check if your organization is covered by the General Rule or a Special Rule.

Note: Only a section 501(c)(7), (8), or (10) organization can check boxes for both the General Rule and a Special Rule. See instructions.

General Rule

- [] For an organization filing Form 990, 990-EZ, or 990-PF that received, during the year, contributions totaling \$5,000 or more (in money or property) from any one contributor. Complete Parts I and II. See instructions for determining a contributor's total contributions.

Special Rules

- [X] For an organization described in section 501(c)(3) filing Form 990 or 990-EZ that met the 33 1/3% support test...
[] For an organization described in section 501(c)(7), (8), or (10) filing Form 990 or 990-EZ that received from any one contributor...
[] For an organization described in section 501(c)(7), (8), or (10) filing Form 990 or 990-EZ that received from any one contributor...

Caution: An organization that isn't covered by the General Rule and/or the Special Rules doesn't file Schedule B (Form 990), but it must answer "No" on Part IV, line 2, of its Form 990; or check the box on line H of its Form 990-EZ or on its Form 990-PF, Part I, line 2, to certify that it doesn't meet the filing requirements of Schedule B (Form 990).

Name of organization Van Gogh's Palette, Inc.	Employer identification number 59-3720139
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Part I **Contributors** (see instructions). Use duplicate copies of Part I if additional space is needed.

(a) No.	(b) Name, address, and ZIP + 4	(c) Total contributions	(d) Type of contribution
1	State of Florida Division of Vocational Rehabilitation 11351 Ulmerton Rd Ste 123, Largo FL 33778	\$ 78,813.	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
2	Central Florida Behavioral Health Network Inc 719 South US Highway 301 Tampa FL 33619	\$ 883,547.	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
3	Lutheran Services Florida 3627 W. Waters Ave Tampa FL 33614	\$ 386,774.	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
4	Tampa Bay Lightning 8312 N Saulray St Tampa FL 33604	\$ 40,000.	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
-----	----- ----- -----	\$ -----	Person <input type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
-----	----- ----- -----	\$ -----	Person <input type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)

Name of organization Van Gogh's Palette, Inc.	Employer identification number 59-3720139
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Part II **Noncash Property** (see instructions). Use duplicate copies of Part II if additional space is needed.

(a) No. from Part I	(b) Description of noncash property given	(c) FMV (or estimate) <small>(See instructions.)</small>	(d) Date received
-----	----- ----- -----	\$ -----	-----
(a) No. from Part I	(b) Description of noncash property given	(c) FMV (or estimate) <small>(See instructions.)</small>	(d) Date received
-----	----- ----- -----	\$ -----	-----
(a) No. from Part I	(b) Description of noncash property given	(c) FMV (or estimate) <small>(See instructions.)</small>	(d) Date received
-----	----- ----- -----	\$ -----	-----
(a) No. from Part I	(b) Description of noncash property given	(c) FMV (or estimate) <small>(See instructions.)</small>	(d) Date received
-----	----- ----- -----	\$ -----	-----
(a) No. from Part I	(b) Description of noncash property given	(c) FMV (or estimate) <small>(See instructions.)</small>	(d) Date received
-----	----- ----- -----	\$ -----	-----
(a) No. from Part I	(b) Description of noncash property given	(c) FMV (or estimate) <small>(See instructions.)</small>	(d) Date received
-----	----- ----- -----	\$ -----	-----

Name of organization Van Gogh's Palette, Inc.	Employer identification number 59-3720139
--	--

Part III **Exclusively religious, charitable, etc., contributions to organizations described in section 501(c)(7), (8), or (10) that total more than \$1,000 for the year from any one contributor.** Complete columns (a) through (e) and the following line entry. For organizations completing Part III, enter the total of *exclusively* religious, charitable, etc., contributions of **\$1,000 or less** for the year. (Enter this information once. See instructions.) ▶ \$ _____
 Use duplicate copies of Part III if additional space is needed.

(a) No. from Part I	(b) Purpose of gift	(c) Use of gift	(d) Description of how gift is held
-----	----- ----- -----	----- ----- -----	----- ----- -----

(e) Transfer of gift	
Transferee's name, address, and ZIP + 4	Relationship of transferor to transferee
----- ----- -----	----- ----- -----

(a) No. from Part I	(b) Purpose of gift	(c) Use of gift	(d) Description of how gift is held
-----	----- ----- -----	----- ----- -----	----- ----- -----

(e) Transfer of gift	
Transferee's name, address, and ZIP + 4	Relationship of transferor to transferee
----- ----- -----	----- ----- -----

(a) No. from Part I	(b) Purpose of gift	(c) Use of gift	(d) Description of how gift is held
-----	----- ----- -----	----- ----- -----	----- ----- -----

(e) Transfer of gift	
Transferee's name, address, and ZIP + 4	Relationship of transferor to transferee
----- ----- -----	----- ----- -----

(a) No. from Part I	(b) Purpose of gift	(c) Use of gift	(d) Description of how gift is held
-----	----- ----- -----	----- ----- -----	----- ----- -----

(e) Transfer of gift	
Transferee's name, address, and ZIP + 4	Relationship of transferor to transferee
----- ----- -----	----- ----- -----

SCHEDULE D (Form 990)

Supplemental Financial Statements

OMB No. 1545-0047

Complete if the organization answered "Yes" on Form 990, Part IV, line 6, 7, 8, 9, 10, 11a, 11b, 11c, 11d, 11e, 11f, 12a, or 12b. Attach to Form 990.

2021

Open to Public Inspection

Department of the Treasury Internal Revenue Service

Go to www.irs.gov/Form990 for instructions and the latest information.

Name of the organization: Van Gogh's Palette, Inc. Employer identification number: 59-3720139

Part I Organizations Maintaining Donor Advised Funds or Other Similar Funds or Accounts.

Complete if the organization answered "Yes" on Form 990, Part IV, line 6.

Table with 3 columns: Line number, (a) Donor advised funds, (b) Funds and other accounts. Includes rows for total number, aggregate value, and yes/no questions about donor advisement.

Part II Conservation Easements.

Complete if the organization answered "Yes" on Form 990, Part IV, line 7.

Table with 3 columns: Line number, Description, and Held at the End of the Tax Year. Includes rows for purpose of easements, acreage, and monitoring expenses.

Part III Organizations Maintaining Collections of Art, Historical Treasures, or Other Similar Assets.

Complete if the organization answered "Yes" on Form 990, Part IV, line 8.

Table with 3 columns: Line number, Description, and Amount. Includes rows for art collection reporting requirements and revenue/assets for financial gain.

Part III Organizations Maintaining Collections of Art, Historical Treasures, or Other Similar Assets *(continued)*

3 Using the organization's acquisition, accession, and other records, check any of the following that make significant use of its collection items (check all that apply):

- a** Public exhibition
- b** Scholarly research
- c** Preservation for future generations
- d** Loan or exchange program
- e** Other _____

4 Provide a description of the organization's collections and explain how they further the organization's exempt purpose in Part XIII.

5 During the year, did the organization solicit or receive donations of art, historical treasures, or other similar assets to be sold to raise funds rather than to be maintained as part of the organization's collection? Yes No

Part IV Escrow and Custodial Arrangements.

Complete if the organization answered "Yes" on Form 990, Part IV, line 9, or reported an amount on Form 990, Part X, line 21.

1a Is the organization an agent, trustee, custodian or other intermediary for contributions or other assets not included on Form 990, Part X? Yes No

b If "Yes," explain the arrangement in Part XIII and complete the following table:

	Amount
1c Beginning balance	
1d Additions during the year	
1e Distributions during the year	
1f Ending balance	

2a Did the organization include an amount on Form 990, Part X, line 21, for escrow or custodial account liability? Yes No

b If "Yes," explain the arrangement in Part XIII. Check here if the explanation has been provided on Part XIII

Part V Endowment Funds.

Complete if the organization answered "Yes" on Form 990, Part IV, line 10.

	(a) Current year	(b) Prior year	(c) Two years back	(d) Three years back	(e) Four years back
1a Beginning of year balance	742,020.	634,669.	639,350.	601,724.	744,810.
b Contributions	24,978.	27,563.	9,822.	31,807.	0.
c Net investment earnings, gains, and losses	39,227.	112,542.	-9,741.	54,093.	8,877.
d Grants or scholarships	81,385.	27,372.			
e Other expenditures for facilities and programs				43,621.	147,395.
f Administrative expenses	6,316.	5,382.	4,762.	4,653.	4,568.
g End of year balance	718,524.	742,020.	634,669.	639,350.	601,724.

2 Provide the estimated percentage of the current year end balance (line 1g, column (a)) held as:

- a** Board designated or quasi-endowment 100. %
- b** Permanent endowment %
- c** Term endowment %

The percentages on lines 2a, 2b, and 2c should equal 100%.

3a Are there endowment funds not in the possession of the organization that are held and administered for the organization by:

	Yes	No
(i) Unrelated organizations	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(ii) Related organizations	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b If "Yes" on line 3a(ii), are the related organizations listed as required on Schedule R?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

4 Describe in Part XIII the intended uses of the organization's endowment funds.

Part VI Land, Buildings, and Equipment.

Complete if the organization answered "Yes" on Form 990, Part IV, line 11a. See Form 990, Part X, line 10.

Description of property	(a) Cost or other basis (investment)	(b) Cost or other basis (other)	(c) Accumulated depreciation	(d) Book value
1a Land	0.	235,151.		235,151.
b Buildings		1,292,384.	527,094.	765,290.
c Leasehold improvements				
d Equipment		429,414.	250,767.	178,647.
e Other		180,191.	125,480.	54,711.
Total. Add lines 1a through 1e. (Column (d) must equal Form 990, Part X, column (B), line 10c.)				1,233,799.

Part VII Investments—Other Securities.

Complete if the organization answered "Yes" on Form 990, Part IV, line 11b. See Form 990, Part X, line 12.

(a) Description of security or category (including name of security)	(b) Book value	(c) Method of valuation: Cost or end-of-year market value
(1) Financial derivatives		
(2) Closely held equity interests		
(3) Other _____		
(A) _____		
(B) _____		
(C) _____		
(D) _____		
(E) _____		
(F) _____		
(G) _____		
(H) _____		
Total. (Column (b) must equal Form 990, Part X, col. (B) line 12.) . ▶		

Part VIII Investments—Program Related.

Complete if the organization answered "Yes" on Form 990, Part IV, line 11c. See Form 990, Part X, line 13.

(a) Description of investment	(b) Book value	(c) Method of valuation: Cost or end-of-year market value
(1)		
(2)		
(3)		
(4)		
(5)		
(6)		
(7)		
(8)		
(9)		
Total. (Column (b) must equal Form 990, Part X, col. (B) line 13.) . ▶		

Part IX Other Assets.

Complete if the organization answered "Yes" on Form 990, Part IV, line 11d. See Form 990, Part X, line 15.

(a) Description	(b) Book value
(1)	
(2)	
(3)	
(4)	
(5)	
(6)	
(7)	
(8)	
(9)	
Total. (Column (b) must equal Form 990, Part X, col. (B) line 15.) ▶	

Part X Other Liabilities.

Complete if the organization answered "Yes" on Form 990, Part IV, line 11e or 11f. See Form 990, Part X, line 25.

1. (a) Description of liability	(b) Book value
(1) Federal income taxes	
(2) None	0.
(3)	
(4)	
(5)	
(6)	
(7)	
(8)	
(9)	
Total. (Column (b) must equal Form 990, Part X, col. (B) line 25.) ▶	0.

2. Liability for uncertain tax positions. In Part XIII, provide the text of the footnote to the organization's financial statements that reports the organization's liability for uncertain tax positions under FASB ASC 740. Check here if the text of the footnote has been provided in Part XIII .

Part XI Reconciliation of Revenue per Audited Financial Statements With Revenue per Return.

Complete if the organization answered "Yes" on Form 990, Part IV, line 12a.

1	Total revenue, gains, and other support per audited financial statements		1	1,674,440.
2	Amounts included on line 1 but not on Form 990, Part VIII, line 12:			
a	Net unrealized gains (losses) on investments	2a		
b	Donated services and use of facilities	2b	477.	
c	Recoveries of prior year grants	2c		
d	Other (Describe in Part XIII.)	2d		
e	Add lines 2a through 2d		2e	477.
3	Subtract line 2e from line 1		3	1,673,963.
4	Amounts included on Form 990, Part VIII, line 12, but not on line 1:			
a	Investment expenses not included on Form 990, Part VIII, line 7b	4a		
b	Other (Describe in Part XIII.)	4b		
c	Add lines 4a and 4b		4c	
5	Total revenue. Add lines 3 and 4c . (This must equal Form 990, Part I, line 12.)		5	1,673,963.

Part XII Reconciliation of Expenses per Audited Financial Statements With Expenses per Return.

Complete if the organization answered "Yes" on Form 990, Part IV, line 12a.

1	Total expenses and losses per audited financial statements		1	1,750,288.
2	Amounts included on line 1 but not on Form 990, Part IX, line 25:			
a	Donated services and use of facilities	2a	477.	
b	Prior year adjustments	2b		
c	Other losses	2c		
d	Other (Describe in Part XIII.)	2d		
e	Add lines 2a through 2d		2e	477.
3	Subtract line 2e from line 1		3	1,749,811.
4	Amounts included on Form 990, Part IX, line 25, but not on line 1:			
a	Investment expenses not included on Form 990, Part VIII, line 7b	4a		
b	Other (Describe in Part XIII.)	4b		
c	Add lines 4a and 4b		4c	
5	Total expenses. Add lines 3 and 4c . (This must equal Form 990, Part I, line 18.)		5	1,749,811.

Part XIII Supplemental Information.

Provide the descriptions required for Part II, lines 3, 5, and 9; Part III, lines 1a and 4; Part IV, lines 1b and 2b; Part V, line 4; Part X, line 2; Part XI, lines 2d and 4b; and Part XII, lines 2d and 4b. Also complete this part to provide any additional information.

Pt IV, Line 2b: Member bank funds held by the Organization.

Pt X, Line 2: The Organization is not aware of any tax positions it has taken that are subject to a significant degree of uncertainty. Tax years after 2018 remain subject to examination by federal and state taxing authorities.

Pt V, Line 4: The goal of the endowment is to provide financial support for the initiatives of the Organization in perpetuity. Initiatives include scholarships (Sponsor a Life), program services, and capital improvement. The objective of the endowment portfolio is to generate a long-term, total rate of return that will permit real growth in endowment assets while funding an annual payout rate that is expected to equal roughly 3% of the trailing 12-month average market value of the endowment.

**SCHEDULE I
(Form 990)**

Department of the Treasury
Internal Revenue Service

**Grants and Other Assistance to Organizations,
Governments, and Individuals in the United States**

Complete if the organization answered "Yes" on Form 990, Part IV, line 21 or 22.

▶ Attach to Form 990.

▶ Go to www.irs.gov/Form990 for the latest information.

OMB No. 1545-0047

2021

**Open to Public
Inspection**

Name of the organization

Van Gogh's Palette, Inc.

Employer identification number

59-3720139

Part I General Information on Grants and Assistance

- 1** Does the organization maintain records to substantiate the amount of the grants or assistance, the grantees' eligibility for the grants or assistance, and the selection criteria used to award the grants or assistance? **Yes** **No**
- 2** Describe in Part IV the organization's procedures for monitoring the use of grant funds in the United States.

Part II Grants and Other Assistance to Domestic Organizations and Domestic Governments. Complete if the organization answered "Yes" on Form 990, Part IV, line 21, for any recipient that received more than \$5,000. Part II can be duplicated if additional space is needed.

1 (a) Name and address of organization or government	(b) EIN	(c) IRC section (if applicable)	(d) Amount of cash grant	(e) Amount of noncash assistance	(f) Method of valuation (book, FMV, appraisal, other)	(g) Description of noncash assistance	(h) Purpose of grant or assistance
(1) Vincent Academy Adventure Coast Inc. 7473 Forest Oaks Blvd. Spring Hill FL 34606	81-5253878	501c3	50,000.				social services
(2)							
(3)							
(4)							
(5)							
(6)							
(7)							
(8)							
(9)							
(10)							
(11)							
(12)							

2 Enter total number of section 501(c)(3) and government organizations listed in the line 1 table ▶ 1

3 Enter total number of other organizations listed in the line 1 table ▶

**SCHEDULE O
(Form 990)**

Department of the Treasury
Internal Revenue Service

Supplemental Information to Form 990 or 990-EZ

Complete to provide information for responses to specific questions on
Form 990 or 990-EZ or to provide any additional information.

▶ Attach to Form 990 or Form 990-EZ.

▶ Go to www.irs.gov/Form990 for the latest information.

OMB No. 1545-0047

2021

**Open to Public
Inspection**

Name of the organization

Van Gogh's Palette, Inc.

Employer identification number

59-3720139

Pt VI, Line 11b: Form 990 reviewed by Board prior to filing.

Pt VI, Line 15a: Salary determined based on data of comparable agencies, approved
by the Board and contemporaneously documented.

Pt VI, Line 15b: Salary determined based on data of comparable agencies, approved
by the Board and contemporaneously documented.

Pt VI, Line 18: Form 1023 and Form 990 available upon request. 990 also available
on Guidestar.

Pt VI, Line 19: Governing documents, conflict of interest policy, and financial
statements available upon request.

Pt VI, Line 12c: The VGP Board of Directors addresses conflicts of interest
per FL State Statute. In addition, per the by-laws, adopted October 2016, the
Board adopted the Robert's Rules of Order Newly Revised, in which protocol is
given for addressing same.

Pt VI, Line 2: Dianne and Elliott Steele are husband and wife. David and Shahra
Lambert are husband and wife.

IRS e-file Signature Authorization for a Tax Exempt Entity

For calendar year 2021, or fiscal year beginning Jul 1, 2021, and ending Jun 30, 2022

2021

Department of the Treasury
Internal Revenue Service

▶ Do not send to the IRS. Keep for your records.
▶ Go to www.irs.gov/Form8879TE for the latest information.

Name of filer <u>Van Gogh's Palette, Inc.</u>	EIN or SSN <u>59-3720139</u>
Name and title of officer or person subject to tax <u>Elliott Steele, Treasurer</u>	

Part I Type of Return and Return Information

Check the box for the return for which you are using this Form 8879-TE and enter the applicable amount, if any, from the return. Form 8038-CP and Form 5330 filers may enter dollars and cents. For all other forms, enter whole dollars only. If you check the box on line 1a, 2a, 3a, 4a, 5a, 6a, 7a, 8a, 9a, or 10a below, and the amount on that line for the return being filed with this form was blank, then leave line 1b, 2b, 3b, 4b, 5b, 6b, 7b, 8b, 9b, or 10b, whichever is applicable, blank (do not enter -0-). But, if you entered -0- on the return, then enter -0- on the applicable line below. Do not complete more than one line in Part I.

1a Form 990 check here . . . ▶ <input checked="" type="checkbox"/>	b Total revenue, if any (Form 990, Part VIII, column (A), line 12) . . .	1b	<u>1,673,963.</u>
2a Form 990-EZ check here . . . ▶ <input type="checkbox"/>	b Total revenue, if any (Form 990-EZ, line 9)	2b	_____
3a Form 1120-POL check here ▶ <input type="checkbox"/>	b Total tax (Form 1120-POL, line 22)	3b	_____
4a Form 990-PF check here . . . ▶ <input type="checkbox"/>	b Tax based on investment income (Form 990-PF, Part V, line 5) . . .	4b	_____
5a Form 8868 check here . . . ▶ <input type="checkbox"/>	b Balance due (Form 8868, line 3c)	5b	_____
6a Form 990-T check here . . . ▶ <input type="checkbox"/>	b Total tax (Form 990-T, Part III, line 4)	6b	_____
7a Form 4720 check here . . . ▶ <input type="checkbox"/>	b Total tax (Form 4720, Part III, line 1)	7b	_____
8a Form 5227 check here . . . ▶ <input type="checkbox"/>	b FMV of assets at end of tax year (Form 5227, Item D)	8b	_____
9a Form 5330 check here . . . ▶ <input type="checkbox"/>	b Tax due (Form 5330, Part II, line 19)	9b	_____
10a Form 8038-CP check here ▶ <input type="checkbox"/>	b Amount of credit payment requested (Form 8038-CP, Part III, line 22)	10b	_____

Part II Declaration and Signature Authorization of Officer or Person Subject to Tax

Under penalties of perjury, I declare that I am an officer of the above entity or I am a person subject to tax with respect to (name of entity) _____, (EIN) _____ and that I have examined a copy of the 2021 electronic return and accompanying schedules and statements, and, to the best of my knowledge and belief, they are true, correct, and complete. I further declare that the amount in Part I above is the amount shown on the copy of the electronic return. I consent to allow my intermediate service provider, transmitter, or electronic return originator (ERO) to send the return to the IRS and to receive from the IRS (a) an acknowledgement of receipt or reason for rejection of the transmission, (b) the reason for any delay in processing the return or refund, and (c) the date of any refund. If applicable, I authorize the U.S. Treasury and its designated Financial Agent to initiate an electronic funds withdrawal (direct debit) entry to the financial institution account indicated in the tax preparation software for payment of the federal taxes owed on this return, and the financial institution to debit the entry to this account. To revoke a payment, I must contact the U.S. Treasury Financial Agent at 1-888-353-4537 no later than 2 business days prior to the payment (settlement) date. I also authorize the financial institutions involved in the processing of the electronic payment of taxes to receive confidential information necessary to answer inquiries and resolve issues related to the payment. I have selected a personal identification number (PIN) as my signature for the electronic return and, if applicable, the consent to electronic funds withdrawal.

PIN: check one box only

I authorize Ellen Fontana CPA LLC to enter my PIN

2	0	1	3	9
---	---	---	---	---

 as my signature

ERO firm name Enter five numbers, but do not enter all zeros

on the tax year 2021 electronically filed return. If I have indicated within this return that a copy of the return is being filed with a state agency(ies) regulating charities as part of the IRS Fed/State program, I also authorize the aforementioned ERO to enter my PIN on the return's disclosure consent screen.

As an officer or person subject to tax with respect to the entity, I will enter my PIN as my signature on the tax year 2021 electronically filed return. If I have indicated within this return that a copy of the return is being filed with a state agency(ies) regulating charities as part of the IRS Fed/State program, I will enter my PIN on the return's disclosure consent screen.

Signature of officer or person subject to tax ▶ *Elliott Steele* Date ▶ 5/2/21/22

Part III Certification and Authentication

ERO's EFIN/PIN. Enter your six-digit electronic filing identification number (EFIN) followed by your five-digit self-selected PIN.

5	0	9	1	7	4	0	9	1	7	4
---	---	---	---	---	---	---	---	---	---	---

Do not enter all zeros

I certify that the above numeric entry is my PIN, which is my signature on the 2021 electronically filed return indicated above. I confirm that I am submitting this return in accordance with the requirements of Pub. 4163, Modernized e-File (MeF) Information for Authorized IRS e-file Providers for Business Returns.

ERO's signature ▶ *E Fontana* Date ▶ 1/16/23

**ERO Must Retain This Form – See Instructions
Do Not Submit This Form to the IRS Unless Requested To Do So**

FINANCIAL STATEMENTS AND INDEPENDENT AUDITORS' REPORT

VAN GOGH'S PALETTE, INC.

June 30, 2022

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RIVERO, GORDIMER & COMPANY, P.A.

Member
American Institute of Certified Public Accountants
Florida Institute of Certified Public Accountants

Herman V. Lazzara
Sam A. Lazzara
Kevin R. Bass
Jonathan E. Stein
Stephen G. Douglas
Marc D. Sasser, of Counsel
Cesar J. Rivero, in Memoriam (1942-2017)

Michael E. Helton
James K. O'Connor
David M. Bohnsack
Julie A. Davis

INDEPENDENT AUDITORS' REPORT

Board of Directors
Van Gogh's Palette, Inc.

Opinion

We have audited the accompanying financial statements of Van Gogh's Palette, Inc. (a nonprofit organization), which comprise the statement of financial position as of June 30, 2022, and the related statements of activities and cash flows for the year then ended, and the related notes to the financial statements.

In our opinion, the financial statements referred to above present fairly, in all material respects, the financial position of Van Gogh's Palette, Inc 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. 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 Van Gogh's Palette, Inc. and to meet our other ethical responsibilities in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

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 Van Gogh's Palette, Inc.'s ability to continue as a going concern within one year after the date that the financial statements are available to be issued.



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 generally accepted 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 generally accepted auditing standards, 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 Van Gogh's Palette, Inc.'s 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 Van Gogh's Palette, Inc.'s ability to continue as a going concern for a reasonable period of time.

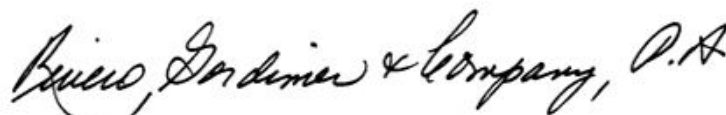
We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control related matters that we identified during the audit.

Other Matters

Other Information

The supplementary information listed in the table of contents is presented for purposes of additional analysis and is not a required part of the financial statements. Such information has not been subjected to the auditing procedures applied in the audit of the basic financial statements and accordingly, we do not express an opinion or provide any assurance on it.

Tampa, Florida
November 30, 2022



Van Gogh's Palette, Inc.

STATEMENT OF FINANCIAL POSITION

June 30, 2022

ASSETS

CURRENT ASSETS

Cash	\$ 1,017,143
Grants and accounts receivable	154,009
Prepaid expenses	61,732
Total current assets	<u>1,232,884</u>

Beneficial interest in assets held by others	36,475
Investments - endowment	718,524
Property and equipment, net of accumulated depreciation	1,233,799
Deposits	<u>3,405</u>

TOTAL ASSETS	<u><u>\$ 3,225,087</u></u>
--------------	----------------------------

LIABILITIES AND NET ASSETS

CURRENT LIABILITIES

Accounts payable and accrued expenses	\$ 40,383
Member and staff cash deposits	8,347
Accrued payroll and benefits	41,742
Total current liabilities	<u>90,472</u>

Total liabilities	<u>90,472</u>
-------------------	---------------

NET ASSETS

Without donor restrictions	
Operating	2,174,953
Endowment	718,524
Total unrestricted net assets	<u>2,893,477</u>

With donor restrictions	<u>241,138</u>
-------------------------	----------------

Total net assets	<u>3,134,615</u>
------------------	------------------

TOTAL LIABILITIES AND NET ASSETS	<u><u>\$ 3,225,087</u></u>
----------------------------------	----------------------------

The accompanying notes are an integral part of this statement.

Van Gogh's Palette, Inc.

STATEMENT OF ACTIVITIES AND CHANGES IN NET ASSETS

For the year ended June 30, 2022

	<u>Without Donor Restrictions</u>	<u>With Donor Restrictions</u>	<u>Total</u>
Support and revenue			
Grant and contract revenue	\$ 1,455,518	\$ -	\$ 1,455,518
Contributions	147,122	31,000	178,122
Member dues	13,295	-	13,295
In-kind donations	477	-	477
Food sales	30,338	-	30,338
Other social activity revenue	8,576	-	8,576
Investment loss	(16,304)	-	(16,304)
Other income	4,964	-	4,964
Loss on disposal of assets	(546)	-	(546)
Net assets released from restriction	<u>61,667</u>	<u>(61,667)</u>	<u>-</u>
Total support and revenue	<u>1,705,107</u>	<u>(30,667)</u>	<u>1,674,440</u>
Expenses			
Program services	1,578,475	-	1,578,475
Supporting services	<u>171,813</u>	<u>-</u>	<u>171,813</u>
Total expenses	<u>1,750,288</u>	<u>-</u>	<u>1,750,288</u>
Change in net assets	(45,181)	(30,667)	(75,848)
Net assets at beginning of year	<u>2,938,658</u>	<u>271,805</u>	<u>3,210,463</u>
Net assets at end of year	<u>\$ 2,893,477</u>	<u>\$ 241,138</u>	<u>\$ 3,134,615</u>

The accompanying notes are an integral part of this statement.

Van Gogh's Palette, Inc.

STATEMENT OF FUNCTIONAL EXPENSES

For the year ended June 30, 2022

	Program Services				Supporting Services			Total
	Vincent House Pinellas	Vincent House Hernando	Vincent House Pasco	Total Program Services	Management and General	Fundraising	Total Supporting Services	
Salaries	\$ 368,371	\$ 193,553	\$ 228,935	\$ 790,859	\$ 90,704	\$ -	\$ 90,704	\$ 881,563
Payroll Taxes	29,252	15,579	18,164	62,995	6,892	-	6,892	69,887
Employee Insurance and other benefits	52,896	28,283	23,500	104,679	6,754	-	6,754	111,433
Total salaries, wages and related expenses	450,519	237,415	270,599	958,533	104,350	-	104,350	1,062,883
General expenses								
Vincent House activities	20,440	13,727	13,720	47,887	-	-	-	47,887
Fundraising and open house expenses	-	-	-	-	-	4,814	4,814	4,814
Liability insurance	31,303	21,090	32,667	85,060	3,576	-	3,576	88,636
Utilities	32,372	4,044	28,180	64,596	-	-	-	64,596
Facility repairs and maintenance	37,949	6,654	41,177	85,780	-	-	-	85,780
Donations to other organizations	300	53,200	521	54,021	-	-	-	54,021
Vehicle repairs and maintenance	2,521	1,375	2,213	6,109	-	-	-	6,109
Telephone and internet	6,349	2,213	10,957	19,519	2,196	-	2,196	21,715
Office expenses	3,364	8,551	2,244	14,159	342	-	342	14,501
IT contracts	26,640	25,936	19,934	72,510	66	-	66	72,576
Professional fees	381	343	583	1,307	41,501	-	41,501	42,808
Printing and publications	1,186	2,691	3,688	7,565	-	-	-	7,565
Cleaning and paper supplies	4,288	2,317	781	7,386	-	-	-	7,386
Rent	-	28,077	-	28,077	-	-	-	28,077
Meal and travel	2,237	228	156	2,621	5	288	293	2,914
Transportation expense	1,641	2,711	2,339	6,691	129	-	129	6,820
Dues and subscriptions	9,142	4,349	4,111	17,602	-	-	-	17,602
Payroll processing fees	-	-	-	-	6,612	-	6,612	6,612
Credit card/merchant fees	-	-	-	-	78	-	78	78
Bank charges	-	-	-	-	1,203	-	1,203	1,203
Investment fees	-	-	-	-	6,316	-	6,316	6,316
Miscellaneous	3,229	390	683	4,302	337	-	337	4,639
Total expenses before depreciation	633,861	415,311	434,553	1,483,725	166,711	5,102	171,813	1,655,538
Depreciation	42,482	8,853	43,415	94,750	-	-	-	94,750
Total expenses	\$ 676,343	\$ 424,164	\$ 477,968	\$ 1,578,475	\$ 166,711	\$ 5,102	\$ 171,813	\$ 1,750,288

The accompanying notes are an integral part of this statement.

Van Gogh's Palette, Inc.

STATEMENT OF CASH FLOWS

For the year ended June 30, 2022

Cash flows from operating activities	
Change in net assets	<u>\$ (75,848)</u>
Adjustments to reconcile change in net assets to net cash provided by operating activities	
Depreciation	94,750
Loss on disposal of assets	546
Realized and unrealized gains on investments	25,348
Net change in beneficial interest in assets held by others	3,770
Noncash donation of securities	(24,978)
Increase in grants accounts receivable	(45,303)
Increase in prepaid expenses	(14,960)
Decrease in accounts payable and accrued expenses	(2,288)
Decrease in member and staff cash deposits	(3,504)
Decrease in accrued payroll and benefits	(17,035)
Total adjustments	<u>16,346</u>
Net cash used by operating activities	<u>(59,502)</u>
Cash flows from investing activities	
Purchase of investments	(164,073)
Proceeds from sale of investments	187,199
Purchase of property and equipment	<u>(14,849)</u>
Net cash provided by investing activities	<u>8,277</u>
Net decrease in cash and cash equivalents	(51,225)
Cash and cash equivalents at beginning of year	<u>1,068,368</u>
Cash and cash equivalents at end of year	<u>\$ 1,017,143</u>
Noncash investing activities	
Noncash donation of securities	<u>\$ 24,978</u>
Supplemental disclosure of cash flow information	
Income taxes paid	<u>\$ -</u>
Interest paid	<u>\$ -</u>

The accompanying notes are an integral part of this statement.

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS

June 30, 2022

NOTE A - NATURE OF THE ORGANIZATION AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

A description of the organization and a summary of the significant accounting policies consistently applied in the preparation of the accompanying financial statements follows:

1. Background Information

Van Gogh's Palette, Inc. (the "Organization") is a social and vocational recovery program for adults living with mental health illnesses. The Organization is one of the International Center for Clubhouse Development (ICCD) clubhouse model. The Organization is one of nearly 400 ICCD Clubhouses worldwide. The Organization serves members living throughout the Tampa Bay region. The Organization currently operates three clubhouses: Vincent House in Pinellas County, Florida; Vincent House in Hernando County, Florida; and Vincent House in Pasco County, Florida.

2. Basis of Accounting

The financial statements, presented on the accrual basis of accounting, have been prepared to focus on the Organization as a whole, and to present balances and transactions according to the existence or absence of donor-imposed restrictions. This has been accomplished by classification of assets, liabilities, and net assets into two self-balancing net asset groups as follow:

- With Donor Restriction - Net assets with donor restrictions are net assets subject to donor-imposed stipulations that may be fulfilled by actions of the Organization to meet the stipulations, that may become undesignated by the passage of time, or that require net assets to be permanently maintained, thereby restricting the use of principal.
- Without Donor Restriction - Net assets without donor restrictions are net assets not subject to donor-imposed restrictions or the donor-imposed restrictions have expired. These net assets are available for use at the discretion of the Board of Trustees (the Board) and/or management for general operating purposes.

3. Liquidity

Assets and liabilities are presented in the accompanying statement of financial position according to their nearness of conversion to cash and, their maturity and resulting use of cash, respectively.

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2022

NOTE A - NATURE OF THE ORGANIZATION AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - Continued

4. Promises to Give

Unconditional promises to give that are expected to be collected within one year are recorded at net realizable value. Unconditional promises to give that are expected to be collected in future years are recorded at present value of their estimated future cash flows. The discounts on those amounts are computed using a market interest rate applicable to the years in which the promises are received. Amortization of the discounts is included in contribution revenue. Conditional promises to give are not included until the conditions are substantially met.

5. Endowment

The Organization's endowment was created to provide financial support for the initiatives of the Organization in perpetuity. The endowment is funds designated by the Board of Directors. Net assets associated with endowment funds, including funds designated by the Board of Directors to function as endowments, are classified and reported based on the existence or absence of donor-imposed restrictions.

6. Property and Equipment

Property and equipment are stated at cost, if purchased, or at estimated fair value at the date of receipt if acquired by gift. Depreciation is calculated using the straight-line method over the estimated useful lives of the respective assets. Major renewals and betterments are capitalized. Maintenance, repairs and minor renewals are expensed as incurred. It is the policy of the Organization to maintain all property and equipment in good condition.

Property acquired with governmental funds is considered to be owned by the Organization while used in the program for which it was purchased or in future authorized programs; however, its disposition as well as the ownership of any proceeds therefrom, is subject to applicable regulations.

7. Member and Staff Cash Deposits

The Organization operates an internal bank as experiential training for members. Cash deposits owned by members and staff are recognized as a liability.

8. Deferred Revenue

Certain grant awards are reimbursement-based awards. Funds received but unexpended are deferred until expended.

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2022

NOTE A - NATURE OF THE ORGANIZATION AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - Continued

9. Accrued Benefits

Accrued benefits represent vested vacation leave. Vacation leave is charged as an expense in the period in which it is earned by the employee.

10. Donated Services and Materials

Donated services are recorded at their estimated fair value if the services received create or enhance non-financial assets or the services require specialized skills, are provided by individuals possessing those skills, and would typically need to be purchased if not provided by donation.

11. Functional Allocation of Expenses

The cost of providing the various programs and other activities have been summarized on a functional basis in the statement of functional expenses. Accordingly, certain costs have been allocated among the programs and supporting services benefited.

12. Use of Estimates

The presentation of financial statements in conformity with accounting principles generally accepted in the United States requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of increases or decreases in net assets during the period. Actual results could differ from those estimates.

13. Income Taxes

Income taxes are not provided for in the consolidated financial statements since the Organization is exempt from federal and state income taxes under Section 501(c)(3) of the Internal Revenue Code and similar state provisions. Management is not aware of any activities that would jeopardize the Organization's tax-exempt status.

The Organization is not aware of any tax positions it has taken that are subject to a significant degree of uncertainty. Tax years after 2018 remain subject to examination by federal and state taxing authorities.

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2022

NOTE B - LIQUIDITY AND AVAILABILITY OF RESOURCES

The following reflects the Organization's financial assets as of June 30, 2022, reduced by amounts not available for general use because of contractual or donor-imposed restrictions within one year of the balance sheet date. Amounts not available include amounts restricted by time or purpose, amounts restricted by donors in perpetuity, and amounts designated by the board to meet future liabilities that could be drawn upon if the board approves that action.

Cash and cash equivalents	\$ 1,017,143
Grants and accounts receivable	154,009
Investments	<u>718,524</u>
Total financial assets available within one year	1,889,676
Less:	
Amounts unavailable to management without Board's approval:	
Board designated endowment	<u>(718,524)</u>
Total amounts unavailable to management without Board's approval	<u>(718,524)</u>
Total financial assets available to management for expenditure within one year	<u><u>\$ 1,171,152</u></u>

NOTE C - FAIR VALUE OF FINANCIAL INSTRUMENTS

The Financial Accounting Standards Board Accounting Standards Codification (ASC) *820 Fair Value Measurements and Disclosures* defines fair value, establishes a framework for measuring fair value, establishes a fair value hierarchy based on the quality of inputs used to measure fair value, and expanded disclosures about fair value measurements.

ASC *820 Fair Value Measurements and Disclosures* establishes a hierarchy for inputs used in measuring fair value that maximizes the use of observable inputs when available. Observable inputs are those that market participants would use in pricing the asset or liability based on the best information available in the circumstances.

The fair value hierarchy gives the highest priority to quoted prices in active markets for identical assets or liabilities (Level 1) and the lowest priority to unobservable inputs (Level 3). If the inputs used to measure the financial instruments fall within different levels of the hierarchy, the categorization is based on the lowest level input that is significant to the fair value measurement of the instrument.

Level 1 Inputs that utilized quoted prices (unadjusted) in active markets for identical assets or liabilities that the Organization has the ability to access.

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2022

NOTE C - FAIR VALUE OF FINANCIAL INSTRUMENTS - Continued

Level 2 Inputs that include quoted prices for similar assets and liabilities in active markets and inputs that are observable for the asset or liability, either directly or indirectly, for substantially the full term of the financial instrument.

Level 3 Inputs that are unobservable inputs for the asset or liability, which are typically based on an entity's own assumptions, as there is little, if any, related market activity.

Fair value estimates discussed herein are based upon certain market assumptions and pertinent information available to management as of June 30, 2022.

The fair values of net assets measured on a recurring basis at June 30, 2022 are as follows:

	<u>Level 1</u>	<u>Level 2</u>	<u>Level 3</u>
Equities	\$ 413,349	\$ -	\$ -
Cash and money market funds	305,175	-	-
Beneficial interest in assets held by others	<u>-</u>	<u>36,475</u>	<u>-</u>
	<u>\$ 718,524</u>	<u>\$ 36,475</u>	<u>\$ -</u>

NOTE D - BENEFICIAL INTEREST IN ASSETS HELD BY OTHERS

During 2016, the Organization established a beneficial interest in a non-endowment reserve fund held by the Community Foundation of Tampa Bay ("CFTB"). Distributions from the fund are in accordance with the policy established by the CFTB's Board of Trustees for agency reserve funds. CFTB has powers of modification or removal of the fund. The fair value of the beneficial interest was \$36,475 as of June 30, 2022.

NOTE E - BOARD DESIGNATED ENDOWMENT

The Organization established a board designated endowment during the fiscal year ended June 30, 2015. The goal of the endowment is to provide financial support for the initiatives of the Organization in perpetuity. Initiatives include scholarships (Sponsor a Life), program services, and capital improvement.

The objective of the endowment portfolio is to generate a long-term, total rate of return that will permit real growth in endowment assets while funding an annual payout rate that is expected to equal roughly 3% of the trailing 12-month average market value of the endowment.

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2022

NOTE E - BOARD DESIGNATED ENDOWMENT - Continued

The original value of the endowment as of June 30, 2022 was board designated and is reported as unrestricted net assets. Endowment net asset composition by type of fund as of June 30, 2022:

	<u>Without Donor Restriction</u>
Board - designated endowment funds	<u>\$ 718,524</u>

Changes in endowment net assets for the year ended June 30, 2022 consist of:

Endowment net assets, June 30, 2021	\$ 742,020
Investment return	
Interest and dividends	13,879
Administrative fees	(6,316)
Realized and unrealized gains and losses	<u>25,348</u>
Total investment income	<u>32,911</u>
Contributions	<u>24,978</u>
Distributions	<u>(81,385)</u>
Endowment net assets, June 30, 2022	<u>\$ 718,524</u>

NOTE F - PROPERTY AND EQUIPMENT

Property and equipment consist of the following at June 30, 2022:

		<u>Estimated Useful Live</u>
Land	\$ 235,151	-
Building and improvements	1,292,384	7 to 39 years
Furniture, fixtures and equipment	429,414	3 to 15 years
Vehicles	171,191	5 years
Construction in process	9,000	-
	<u>2,137,140</u>	
Less accumulated depreciation	<u>(903,341)</u>	
	<u>\$ 1,233,799</u>	

Depreciation expense was \$94,750 for the year ended June 30, 2022.

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2022

NOTE G - NET ASSETS WITH DONOR RESTRICTIONS

Net assets with donor restrictions consisted of assets that are subject to the passing of time of \$225,138 as of June 30, 2022.

In 2004, the Organization was granted a Community Development Block Grant to acquire a facility to expand vocational programs serving persons with severe and persistent mental illness. The grantor issued a land use restriction agreement, specifically that the activities from the property shall be for the benefit of children, teenagers, and citizens of the same neighborhood. The land use restriction expires eighteen years from date of execution, December 15, 2021. Since the Organization must operate the building for a specified purpose for a stated period of time, the grant funds are recorded as donor restricted revenue and are amortized over eighteen years, the land use restriction period.

As of June 30, 2022, net assets with donor restricted net assets related to the building are as follows:

Funds provided to acquire property	\$ 300,000
Cumulative expiration of time restrictions	<u>(292,362)</u>
	<u>\$ 7,638</u>

In fiscal year 2010, the Organization was granted an additional \$600,000 of Community Development Block Grant funds to expand the facility. The land use restriction on these funds expires twenty years from date of execution, September 17, 2029.

As of June 30, 2022, net assets with donor restricted net assets related to this grant are as follows:

Funds provided to acquire property	\$ 600,000
Cumulative expiration of time restrictions	<u>(382,500)</u>
	<u>\$ 217,500</u>

As of June 30, 2022 net assets with donor restrictions consist of the following:

Net assets subject to expenditure for a specified purpose or period	\$ 16,000
Net assets subject to the passage of time	<u>225,138</u>
Total net assets with donor restrictions	<u>\$ 241,138</u>

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2022

NOTE G - NET ASSETS WITH DONOR RESTRICTIONS - Continued

Net assets were released from donor restrictions by occurrence of the passage of time or other events specified by donors. The net assets released from restrictions are as follows:

Net assets released due to the passage of time	\$	46,667
Net assets released for specific purpose		<u>15,000</u>
Total net assets released from restrictions	\$	<u><u>61,667</u></u>

NOTE H - GRANT REVENUE

The Organization receives support from several grantors under various contracts. Grant revenue consisted of the following during year ended June 30, 2022:

<u>Grantor</u>		
Central Florida Behavioral Health Network	\$	883,547
Luthern Services Florida		386,774
State of Florida, Department of Education - Vocational Rehabilitation		78,813
Pinellas County Social Action Grant		25,000
Bank of America		30,000
Other		<u>51,384</u>
	\$	<u><u>1,455,518</u></u>

NOTE I - IN-KIND REVENUE AND EXPENSE

Certain services are provided to the Organization gratis or at a cost substantially less than fair market value. The difference between that actual charge and the estimated fair market value is reflected as in-kind revenue and expense in the accompanying financial statements. For the year ended June 30, 2022, in-kind revenue and expense consisted of \$477 of accounting services.

Volunteers have donated substantial time to the Organization in various capacities. However, these services are not reflected in the financial statements since the services do not require specialized skills. The value of other contributed services meeting the requirements for recognition in the financial statements was not material and has not been reflected in the financial statements.

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2022

NOTE J - PENSION PLAN

The Organization has established a 401k retirement savings plan for all employees who meet minimum employment qualifications. The Organization did not provide any contributions to the Plan for the year ended June 30, 2022.

NOTE K - LEASES

The Organization leases space in Hernando County for the Vincent House Hernando location. The lease is a one-year lease with an option to renew for two additional one-year leases. The following schedule of future non-cancellable lease payment is as follows:

<u>Year ended June 30,</u>	
2023	<u>\$ 22,510</u>
Total future minimum lease payments	<u>\$ 22,510</u>

NOTE L - CONCENTRATIONS

Financial instruments that potentially subject the Organization to concentrations of credit risk consist principally of cash and cash equivalents, grants receivable and prepaid expenses. The Organization manages its risk with cash and cash equivalents through the use of high credit worthy financial institutions. All cash accounts are insured by the Federal Deposit Insurance Corporation (FDIC) up to \$250,000. At June 30, 2022 the Organization's cash accounts exceeded this threshold by approximately \$420,000. The Organization has not experienced any losses from its deposits.

NOTE M - COMMITMENTS AND CONTINGENCIES

The Organization may be subject to audit examination by funding sources to determine compliance with grant conditions. On the event that expenditures would be disallowed, repayment could be required. Management believes the Organization is in compliance with terms of its grant agreements.

NOTE N - MATCHING REQUIREMENTS

The Organization has met all federal and state matching requirements which are included in contract QD1A9 with Central Florida Behavioral Health Network, Inc. and contract LS061 with Lutheran Services Florida, Inc.

Van Gogh's Palette, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2022

NOTE O - SUBSEQUENT EVENTS

The Organization has evaluated events and transactions occurring subsequent to June 30, 2022 as of November 30, 2022 which is the date the financial statements were available to be issued.

SUPPLEMENTARY INFORMATION

Van Gogh's Palette, Inc.

SCHEDULE OF STATE EARNINGS (UNAUDITED)

For the year ended June 30, 2022

1	Total Expenditures	\$ 1,750,288
2	Less Other State and Federal Funds	\$ (386,774)
3	Less Non-Match SAMH Funds	\$ (13,295)
4	Less Unallowable Costs per 65E-14, F.A.C.	\$ -
5	Total Allowable Expenditures (Sum of lines 1, 2, 3, and 4)	\$ 1,350,219
6	Maximum Available Earnings (Line 5 times 75%)	\$ 1,012,664
7	Amount of State Funds Requiring Match	\$ 5,667
8	Amount Due to Department (if negative) * (Subtract line 7 from line 6)	\$ 1,006,997

* The Organization has met the State's matching requirements. Accordingly, no funds are refundable to the State of Florida.

Van Gogh's Palette, Inc.

SCHEDULE OF RELATED PARTY TRANSACTION ADJUSTMENTS (UNAUDITED)

For the year ended June 30, 2022

This schedule is not applicable for Van Gogh's Palette, Inc. for the year ended June 30, 2022.

Van Gogh's Palette, Inc.

SCHEDULE OF BED-DAY AVAILABILITY PAYMENTS (UNAUDITED)

For the year ended June 30, 2022

This schedule is not applicable for Van Gogh's Palette, Inc. for the year ended June 30, 2022.

Van Gogh's Palette, Inc.

SCHEDULE OF PROGRAM/COST CENTER ACTUAL EXPENSES AND REVENUES (UNAUDITED)

For the year ended June 30, 2022

Provider Name:	<u>Van Gogh's Palette, Inc.</u>				
Audit Period	<u>07/01/21 TO 06/30/22</u>				
PART I: ACTUAL REVENUES					
	STATE SAMH-FUNDED COST CENTERS				
	MENTAL HEALTH				
FUNDING SOURCES & REVENUES	Clubhouse Services	Total for State Funded SAMH Cost Centers	Total All SAMH Cost Centers	Total Non-SAMH Cost Center	Total Funding
IA. STATE SAMH FUNDING					
Current Year Funding					
<u>Expenditure Report</u>	<u>Provider Subcontract Number</u>	<u>Funding Source</u>			
MH000	QG053	F / S	\$ 483,547	\$ 483,547	\$ 483,547
MHEMP	QG053	F / S	300,000	300,000	300,000
Total Current Year Funding			783,547	783,547	783,547
Carry Forward Funding					
<u>Expenditure Report</u>	<u>Provider Subcontract Number</u>	<u>Funding Source</u>			
MH009	QG053	F / S	100,000	100,000	100,000
TOTAL STATE SAMH FUNDING			\$ 883,547	\$ 883,547	\$ 883,547
IB. OTHER GOVT. FUNDING					
(1) Other State Agency Funding			\$ 386,774	\$ 386,774	\$ 386,774
(2) Medicaid			-	-	-
(3) Local Government			103,813	103,813	103,813
(4) Federal Grants and Contracts			-	-	-
(5) In-Kind from Local Government			-	-	-
TOTAL OTHER GOVT. FUNDING			\$ 490,587	\$ 490,587	\$ 490,587
IC. ALL OTHER REVENUES					
(1) 1st & 2nd Party Payments			\$ 13,295	\$ 13,295	\$ 13,295
(2) 3rd Party Payments			-	-	-
(3) Medicare			-	-	-
(4) Contributions and Donations			178,122	178,122	178,122
(5) Other			125,739	125,739	125,739
(6) In-kind			-	-	-
TOTAL ALL OTHER REVENUES			\$ 317,156	\$ 317,156	\$ 317,156
TOTAL FUNDING =			\$ 1,691,290	\$ 1,691,290	\$ 1,691,290

Van Gogh's Palette, Inc.

SCHEDULE OF PROGRAM/COST CENTER ACTUAL EXPENSES AND REVENUES (UNAUDITED) -
CONTINUED

For the year ended June 30, 2022

Provider Name: <u>Van Gogh's Palette, Inc.</u>					
Audit Period: <u>07/01/21 TO 06/30/22</u>					
PART II: ACTUAL EXPENSES					
STATE SAMH-FUNDED COST CENTERS					
Mental Health					
EXPENSE CATEGORIES	Clubhouse Services	Total for State Funded SAMH Cost Centers	Total All SAMH Cost Centers	Administration	Total Expenses
IIA. PERSONNEL EXPENSES					
(1) Salaries	\$ 790,859	\$ 790,859	\$ 790,859	\$ 90,704	\$ 881,563
(2) Fringe Benefits	167,674	167,674	167,674	13,646	181,320
TOTAL PERSONNEL EXPENSES	\$ 958,533	\$ 958,533	\$ 958,533	\$ 104,350	\$ 1,062,883
IIB. OTHER EXPENSES					
(1) Building Occupancy	\$ 197,972	\$ 197,972	\$ 197,972	\$ 2,196	\$ 200,168
(2) Professional Services	73,817	73,817	73,817	41,567	115,384
(3) Travel	15,421	15,421	15,421	422	15,843
(4) Equipment	-	-	-	-	-
(5) Client Support / Food Services	47,887	47,887	47,887	-	47,887
(6) Medical and Pharmacy	-	-	-	-	-
(7) Subcontracted Services	-	-	-	-	-
(8) Insurance	85,060	85,060	85,060	3,576	88,636
(9) Interest Paid	-	-	-	-	-
(10) Operating Supplies and Expenses	29,110	29,110	29,110	342	29,452
(11) Other	116,654	116,654	116,654	19,360	136,014
(12) Donated Items	54,021	54,021	54,021	-	54,021
TOTAL OTHER EXPENSES	\$ 619,942	\$ 619,942	\$ 619,942	\$ 67,463	\$ 687,405
TOTAL PERSONNEL AND OTHER EXPENSES	\$ 1,578,475	\$ 1,578,475	\$ 1,578,475	\$ 171,813	\$ 1,750,288
IIC. DISTRIBUTED INDIRECT COSTS					
Administration	\$ 171,813	\$ 171,813	\$ 171,813	\$ (171,813)	\$ -
TOTAL ACTUAL OPER. EXPENSES	\$ 1,750,288	\$ 1,750,288	\$ 1,750,288	\$ -	\$ 1,750,288
IIID. UNALLOWABLE COSTS	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL ALLOWABLE OPER. EXPENSES	\$ 1,750,288	\$ 1,750,288	\$ 1,750,288	\$ -	\$ 1,750,288
IIIE. CAPITAL EXPENDITURES	\$ -	\$ -	\$ -	\$ 14,849	\$ 14,849

Van Gogh's Palette, Inc.

SCHEDULE OF PROGRAM/COST CENTER ACTUAL EXPENSES AND REVENUES (UNAUDITED) -
CONTINUED

For the year ended June 30, 2022

Provider Name: Van Gogh's Palette, Inc.

Audit Period 07/01/21 TO 06/30/22

PART III: UNEARNED FUNDS, FUNDING ALLOCATIONS, AND EXCESS FUNDS

	STATE-DESIGNATED SAMH COST CENTERS		
	STATE SAMH-FUNDED COST CENTERS		
	MENTAL HEALTH	SUBSTANCE ABUSE	Totals for State SAMH Funded Cost Centers
III.A. Unearned Funds	\$ -	\$ -	\$ -
III.B. Funding Allocations	-	-	-
III.C. Excess Funds	\$ -	\$ -	\$ -



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

9/13/2023

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 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 ARCW Insurance 9067 Belcher Road Pinellas Park FL 33782	CONTACT NAME: Candace Zubee PHONE (A/C, No, Ext): (727) 544-8841 FAX (A/C, No): (727) 544-8842 E-MAIL ADDRESS: candace@arcwinsurance.com
	INSURER(S) AFFORDING COVERAGE INSURER A: Capitol Specialty Insurance Corporation INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:
INSURED Van Gogh's Palette, Inc., DBA: Vincent House 4801 78th Avenue Pinellas Park FL 33781	NAIC # 10328

COVERAGES

CERTIFICATE NUMBER: CL2363006966

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 checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:	X		HS02967146-05	7/1/2023	7/1/2024	EACH OCCURRENCE	\$ 1,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	\$ 100,000
							MED EXP (Any one person)	\$ 5,000
							PERSONAL & ADV INJURY	\$ 1,000,000
							GENERAL AGGREGATE	\$ 3,000,000
							PRODUCTS - COMP/OP AGG	\$ 3,000,000
								\$
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS						COMBINED SINGLE LIMIT (Ea accident)	\$
							BODILY INJURY (Per person)	\$
							BODILY INJURY (Per accident)	\$
							PROPERTY DAMAGE (Per accident)	\$
								\$
A	<input type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> DED <input type="checkbox"/> RETENTION \$			HS20212451-03	7/1/2023	7/1/2024	EACH OCCURRENCE	\$ 1,000,000
							AGGREGATE	\$ 1,000,000
								\$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				PER STATUTE	OTH-ER
							E.L. EACH ACCIDENT	\$
							E.L. DISEASE - EA EMPLOYEE	\$
							E.L. DISEASE - POLICY LIMIT	\$
A	Prof/Sexual Misconduct Liab Claims Made			HS02967146-05	7/1/2023	7/1/2024	Each Claim	\$1,000,000
							Aggregate	\$3,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Pinellas Community Foundation is named as an additional insured with regard to the general liability policies.

CERTIFICATE HOLDER**CANCELLATION**

Pinellas Community Foundation 17755 US Highway 19 N Suite 150 Clearwater, FL 33764	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 Chuck Wasson/CAZUBE 
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Van Gogh Villas Proforma

A Project of Van Gogh's Palette, Inc. DBA Vincent House

Van Gogh's Palette, Inc. DBA Vincent House proudly provides this Proforma for the building of affordable housing for Pinellas County residents living with a serious and persistent mental illness.

This Proforma assumes receiving Section 8 funding since the people living in this housing will likely be on SSI or SSDI and generally have an income of less than 50% of median income for Pinellas County. These are people priced out of the housing market due to the recent high cost of rentals in the County.

This Proforma includes a mortgage of \$1 million at 7% interest for 30 years. Cash from reserves and other income includes reserves, grants, and private donations.

Vincent Housing Proforma

Income	Section 8 Vouchers	Monthly	Year 1	Year 2	Year 3	Year 4	Year 5
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Rental Income 1 - Bedroom	\$1,170.00	1,170.00	14,040.00	14,461.20	14,895.00	15,341.85	15,802.10
Vacancy loss @ 3%		7,020.00	84,240.00	86,767.20	89,370.00	92,051.10	94,812.60
Total Rental Revenue		(211.00)	(2,532.00)	(2,607.96)	(2,686.20)	(2,766.79)	(2,849.79)
Cash from reserves and other income		5,000.00	60,000.00	84,159.24	86,683.80	89,284.31	91,962.81
Total Revenue		11,809.00	141,708.00	144,159.24	146,683.80	149,284.31	151,962.81
Administrative Expenses							
Management Fee		500.00	6,000.00	6,180.00	6,365.40	6,556.36	6,753.02
Audit		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Accounting		250.00	3,000.00	3,090.00	3,182.70	3,278.18	3,376.52
Legal		50.00	600.00	618.00	636.54	655.64	675.31
Other		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.60
Utilities - common areas and office							
Electric		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Security		50.00	600.00	618.00	636.54	655.64	675.31
Maintenance							
Labor		150.00	1,800.00	1,854.00	1,909.62	1,966.91	2,025.92
Materials		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Contracts (Lawn & Pest)		600.00	7,200.00	7,416.00	7,638.48	7,867.63	8,103.66
Insurance							
Property		500.00	6,000.00	6,180.00	6,365.40	6,556.36	6,753.02
Liability		250.00	3,000.00	3,090.00	3,182.70	3,278.18	3,376.52
Other		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Other General Expense (Maintenance)		100.00	1,200.00	1,236.00	1,273.08	1,311.27	1,350.61
Mortgage		6,653.00	79,836.00	82,231.08	84,698.01	87,238.95	89,856.12
Total Operating Expenses		9,703.00	116,436.00	119,929.08	123,526.95	127,232.74	131,049.66
Cash Flow after Operating and Debt Services		2,106	25,272	24,231	23,157	22,052	20,913



16 February 2023

Pinellas County Housing Authority
11479 Ulmerton Road
Largo, FL 33778

Dear PCHA RFP Committee Members,

I am Michael Dunleavy, President of DigiGone. My company has been a proud partner of Vincent House for nearly 10 years.

We are a transitional employer, providing a safe environment for our team members (we consider individuals with challenges who are participating in the Vincent House program as part of our team and treat them as family) the opportunity to practice and hone their skills in an active but controlled work environment. The Vincent House transitional program is very well designed and managed for team members' success. Using well established teaching and mentoring principals, it guides our team members to the next step in learning and practicing new skills at their pace, so they can then graduate at the level where they are ready to handle a part of full-time job in the community. Skills and responsibilities that you and I take for granted can be very daunting for our members. Following checklists, learning how to perform what you and I consider a simple task, work an appliance, come to work on time, present themselves properly in a social and work environment. These area life changing events for our team members and a herculean effort by many people who work behind the scenes to ensure our team member can become a productive self-supporting member of society.

Speaking of that herculean effort, I want to discuss their staff. A Vincent House staff member is a mother, a father, a teacher, a nurse, a confidant, a MacGyver and much more all rolled into one person. That staff member must have that magical touch to reach into the mind of others who are battling all types of mental challenges, gain their trust and walk with them through their journey to success. I cannot emphasize enough the importance of this person. Vincent House needs intelligent, empathetic, communicative staff members possessing the skills to play all of the roles I described above in order for our team members to successfully integrate back into society. It is hard enough finding an employee to take your order at McDonalds, just ask any McDonalds manager. Now imagine trying to find a person who meets our requirements to become a Vincent House Staff member yes, I can hear your response, impossible. But, through constant networking, and relentless searching Elliot and his leadership team are fortunate enough to be able to find those golden nuggets, but they need more.

In order to teach, mentor and support team members, you have to have locations where they manage a structured, learning environment that provides safety, security, constant inspiration, fosters hope, 'can do' attitudes and the feeling of belonging. These locations serve as a center point for everyone, team members, staff, business partners, board members and of course

8084 118th Ave, Largo, FL 33773
+1-727-544-2327

family members of our team. They also serve as locations to showcase what Vincent House does, its contribution to the community and the impact it has on our team members. Although these facilities are managed by the staff, they are very successfully operated and maintained by our team members as part of their learning and growing process and are a continual showcase of what Vincent House represents. You must attend one of their events in order to appreciate what I am describing. You will then have a much better appreciation of what Vincent House provides our team members and the community.

Vincent House truly cares about our team members and their reintegration into the community. They are always looking for various ways they can assist our team members negotiate challenges that are presented. One major challenge we are facing nationally is affordable housing. So as a continuation of their holistic member development, Vincent House is building affordable housing for our members who have been priced out of the rental market and will manage the housing using the same high-quality standards they maintain with my business and their present facility.

I invite you to our facility on a Friday and meet with myself, our team and our Vincent House team member. I am more than happy to take you to Vincent House and introduce you to their amazing staff, the founder but more importantly our team members and the various learning resources they are using. I challenge you not to be impressed and touched by the amazing, life-changing work these wonderful people are doing for our team members.

As a small business owner, a service-related disabled combat veteran and a community leader, I invite you to support Vincent House, I implore you to support Vincent House. This is an investment into many individual's future.

Please do not hesitate to call my cell (727-460-1632) or email me (mdunleavy@digigone.com) if you have any questions or if you want to come by and visit.

I appreciate your time and consideration.

Have a grand day!

Sincerely,

A handwritten signature in black ink that reads "Michael Dunleavy". The signature is stylized with a large, sweeping initial "M" and a long, horizontal stroke extending to the right.

Michael Dunleavy
President



ELLEN FONTANA

CERTIFIED PUBLIC ACCOUNTANT

Ellen Fontana CPA, LLC
2451 North McMullen Booth Road
Suite 309
Clearwater, FL 33759
Telephone: 727.431.0354
Fax: 727.499.9569
www.ellenfontanacpa.com

Dean Robinson
PCHA
Administration Building
11479 Ulmerton Road
Largo, FL 33778

February 20, 2023

Dear Dean,

We have had a long-term relationship with Van Gogh's Palette, Inc. (the "Organization"). I was previously Van Gogh's auditor (back to the year ended June 30, 2008) and now are their external CPA and bookkeeper. Over all the years, the Organization is always receptive to any recommendations provided by us and/or the auditors and has shown integrity in financial processes as evidence by hiring an external CPA to maintain their books and records.

Sincerely,

Ellen Fontana
Managing Member

BAYFIRST

2/15/2023

To: Pinellas County Housing Authority Committee Members

This letter is to inform the current banking relationship between Van Gogh's Palette Inc and BayFirst Financial. The account has been active and in great standing since 1/25/2019. We value the relationship and what Van Gogh's Palette represents and does in the community. If you have any questions, please contact me.

Maidiel Valdivia



Branch Manager

BayFirst Financial

727-399-5641

MaidielV@BayfirstFinancial.com

PINELLAS PARK
5250 Park Boulevard
Pinellas Park, Florida 33781
Phone: 727.399.5617

www.BayFirstFinancial.com



Clubhouse International

Creating Community: Changing the World of Mental Health

International Standards for Clubhouse Programs™

The International Standards for Clubhouse Programs, consensually agreed upon by the worldwide Clubhouse community, define the Clubhouse Model of rehabilitation. The principles expressed in these Standards are at the heart of the Clubhouse community's success in helping people with mental illness to stay out of hospitals while achieving social, financial, educational and vocational goals. The Standards also serve as a "bill of rights" for members and a code of ethics for staff, board and administrators. The Standards insist that a Clubhouse is a place that offers respect and opportunity to its members.

The Standards provide the basis for assessing Clubhouse quality, through the Clubhouse International Accreditation process.

Every two years the worldwide Clubhouse community reviews these Standards, and amends them as deemed necessary. The process is coordinated by the Clubhouse International Standards Review Committee, made up of members and staff of Accredited Clubhouses from around the world.

MEMBERSHIP

1. Membership is voluntary and without time limits.
2. The Clubhouse has control over its acceptance of new members. Membership is open to anyone with a history of mental illness, unless that person poses a significant and current threat to the general safety of the Clubhouse community.
3. Members choose the way they utilize the Clubhouse, and the staff with whom they work. There are no agreements, contracts, schedules, or rules intended to enforce participation of members.
4. All members have equal access to every Clubhouse opportunity with no differentiation based on diagnosis or level of functioning.
5. Members at their choice are involved in the writing of all records reflecting their participation in the Clubhouse. All such records are to be signed by both member and staff.
6. Members have a right to immediate re-entry into the Clubhouse community after any length of absence, unless their return poses a threat to the Clubhouse community.
7. The Clubhouse provides an effective reach out system to members who are not attending, becoming isolated in the community or hospitalized.

RELATIONSHIPS

8. All Clubhouse meetings are open to both members and staff. There are no formal member only meetings or formal staff only meetings where program decisions and member issues are discussed.
9. Clubhouse staff are sufficient to engage the membership, yet few enough to make carrying out their responsibilities impossible without member involvement.

10. Clubhouse staff have generalist roles. All staff share employment, housing, evening and weekend, holiday and unit responsibilities. Clubhouse staff do not divide their time between Clubhouse and other major work responsibilities that conflict with the unique nature of member/staff relationships.
11. Responsibility for the operation of the Clubhouse lies with the members and staff and ultimately with the Clubhouse director. Central to this responsibility is the engagement of members and staff in all aspects of Clubhouse operation.

SPACE

12. The Clubhouse has its own identity, including its own name, mailing address and telephone number.
13. The Clubhouse is located in its own physical space. It is separate from any mental health center or institutional settings, and is impermeable to other programs. The Clubhouse is designed to facilitate the work-ordered day and at the same time be attractive, adequate in size, and convey a sense of respect and dignity.
14. All Clubhouse space is member and staff accessible. There are no staff only or member only spaces.

WORK-ORDERED DAY

15. The work-ordered day engages members and staff together, side-by-side, in the running of the Clubhouse. The Clubhouse focuses on strengths, talents and abilities; therefore, the work-ordered day must not include medication clinics, day treatment or therapy programs within the Clubhouse.
16. The work done in the Clubhouse is exclusively the work generated by the Clubhouse in the operation and enhancement of the Clubhouse community. No work for outside individuals or agencies, whether for pay or not, is acceptable work in the Clubhouse. Members are not paid for any Clubhouse work, nor are there any artificial reward systems.
17. The Clubhouse is open at least five days a week. The work-ordered day parallels typical working hours.
18. The Clubhouse is organized into one or more work units, each of which has sufficient staff, members and meaningful work to sustain a full and engaging work-ordered day. Unit meetings are held to foster relationships as well as to organize and plan the work of the day.
19. All work in the Clubhouse is designed to help members regain self worth, purpose and confidence; it is not intended to be job specific training.
20. Members have the opportunity to participate in all the work of the Clubhouse, including administration, research, enrollment and orientation, reach out, hiring, training and evaluation of staff, public relations, advocacy and evaluation of Clubhouse effectiveness.

EMPLOYMENT

21. The Clubhouse enables its members to return to paid work through Transitional Employment, Supported Employment and Independent Employment; therefore, the Clubhouse does not provide employment to members through in-house businesses, segregated Clubhouse enterprises or sheltered workshops.

Transitional Employment

22. The Clubhouse offers its own Transitional Employment program, which provides as a right of membership opportunities for members to work on job placements in the labor market. As a defining characteristic of a

Clubhouse Transitional Employment program, the Clubhouse guarantees coverage on all placements during member absences. In addition the Transitional Employment program meets the following basic criteria.

- a. The desire to work is the single most important factor determining placement opportunity.
- b. Placement opportunities will continue to be available regardless of the level of success in previous placements.
- c. Members work at the employer's place of business.
- d. Members are paid the prevailing wage rate, but at least minimum wage, directly by the employer.
- e. Transitional Employment placements are drawn from a wide variety of job opportunities.
- f. Transitional Employment placements are part-time and time-limited, generally 15 to 20 hours per week and from six to nine months in duration.
- g. Selection and training of members on Transitional Employment is the responsibility of the Clubhouse, not the employer.
- h. Clubhouse members and staff prepare reports on TE placements for all appropriate agencies dealing with members' benefits.
- i. Transitional Employment placements are managed by Clubhouse staff and members and not by TE specialists.
- j. There are no TE placements within the Clubhouse. Transitional Employment placements at an auspice agency must be off site from the Clubhouse and meet all of the above criteria.

Supported and Independent Employment

23. The Clubhouse offers its own Supported and Independent Employment Programs to assist members to secure, sustain, and better their employment. As a defining characteristic of Clubhouse Supported Employment, the Clubhouse maintains a relationship with the working member and the employer. Members and staff in partnership determine the type, frequency and location of desired supports.
24. Members who are working independently continue to have available all Clubhouse supports and opportunities including advocacy for entitlements, and assistance with housing, clinical, legal, financial and personal issues, as well as participation in evening and weekend programs.

EDUCATION

25. The Clubhouse assists members to reach their vocational and educational goals by helping them take advantage of educational opportunities in the community. When the Clubhouse also provides an in-house education program, it significantly utilizes the teaching and tutoring skills of members.

FUNCTIONS OF THE HOUSE

26. The Clubhouse is located in an area where access to local transportation can be assured, both in terms of getting to and from the program and accessing TE opportunities. The Clubhouse provides or arranges for effective alternatives whenever access to public transportation is limited.
27. Community support services are provided by members and staff of the Clubhouse. Community support activities are centered in the work unit structure of the Clubhouse. They include helping with entitlements, housing and advocacy, promoting healthy lifestyles, as well as assistance in accessing quality medical, psychological, pharmacological and substance abuse services in the community.

28. The Clubhouse provides assistance, activities and opportunities designed to help members develop and maintain healthy lifestyles.
29. The Clubhouse is committed to securing a range of choices of safe, decent and affordable housing including independent living opportunities for all members. The Clubhouse has access to opportunities that meet these criteria, or if unavailable, the Clubhouse develops its own housing program. Clubhouse housing programs meet the following basic criteria.
 - a. Members and staff manage the program together.
 - b. Members who live there do so by choice.
 - c. Members choose the location of their housing and their roommates.
 - d. Policies and procedures are developed in a manner consistent with the rest of the Clubhouse culture.
 - e. The level of support increases or decreases in response to the changing needs of the member.
 - f. Members and staff actively reach out to help members keep their housing, especially during periods of hospitalization.
30. The Clubhouse conducts an objective evaluation of its effectiveness, including Clubhouse International Accreditation.
31. The Clubhouse director, members, staff and other appropriate persons participate in a comprehensive two or three week training program in the Clubhouse Model at a certified training base.
32. The Clubhouse has recreational and social programs during evenings and on weekends. Holidays are celebrated on the actual day they are observed.

FUNDING, GOVERNANCE AND ADMINISTRATION

33. The Clubhouse has an independent board of directors, or if it is affiliated with a sponsoring agency, has a separate advisory board comprised of individuals uniquely positioned to provide financial, legal, legislative, employment development, consumer and community support and advocacy for the Clubhouse.
34. The Clubhouse develops and maintains its own budget, approved by the board or supported by an advisory board, which provides input and recommendations prior to the beginning of the fiscal year and routinely monitors it during the year.
35. Staff salaries are competitive with comparable positions in the mental health field.
36. The Clubhouse has the support of appropriate mental health authorities and all necessary licenses and accreditations. The Clubhouse collaborates with people and organizations that can increase its effectiveness in the broader community.
37. The Clubhouse holds open forums and has procedures which enable members and staff to actively participate in decision making, generally by consensus, regarding governance, policy making, and the future direction and development of the Clubhouse.

Clubhouse International

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