



OAKRIDGE NEIGHBORHOOD AND NEIGHBORHOOD

SERVICES BOARD MEETING AGENDA

August 28, 2024- 7:30 -9 am

Hybrid Meeting

Join Zoom Meeting

<https://uso2web.zoom.us/j/8753011783?omn=83855304650>

Meeting ID: 875 301 1783

1. Call to Order/ Chairs Report Dr. Andrea McGuire

 2. Mission Moment Jamie Buelt

 3. Approval of Consent Agenda Board
 - a. June Board Minutes/Recap
 - b. July Financials

 4. Committee/Working Group Updates Mark Wiltse, Kristin Littlejohn
 - a. Finance/Development Committee Bethany Davis
 - b. Oak Academy Working Group Chris Irvine
 - c. Marketing Committee

 5. Audit & 990 Draft Approval Kristin Clayton/
Mark Wiltse

 6. CEO Update Kristin Clayton
 - a. Royal View Manor
 - b. Anawim
 - Approve Board Chair to sign NDA
 - c. Phase I and Phase II NEF disposition

 7. Other Business
 - a. Upcoming Events:
 - Jazz, Jewels, & Jeans Friday, September 13th 6 p.m. at Mainframe Studios
 - Oak Society Reception Thursday, November 7th Allora Café in Krause Gateway Center
- Closed Session
8. CEO Search Committee Joyce McDanel
 - a. Approval of Recommendation for CEO
 9. Adjourn



**Oakridge Neighborhood
June Board Meeting
June 25, 2024
Hybrid Meeting – Oakridge Neighborhood**

Attendance:

Dr. Andrea McGuire; Joyce McDanel; Diana Dubuisson; Skylar Mayberry-Mayes;

Remote Attendance:

Jamie Buelt;; Marcy Baker; Sharon Gaddy-Hanna; Timothy V Haight; Matt Haney; Michael A. Hutney; Nalo Johnson, PhD; Emily LeMay; Kuuku Saah; Martine Olson-Daniel; Marcy Baker; Erin Kuhl; Rona Berinobis; Kent Kramer;

Board Not In Attendance:

Mary Johnson; Albert Farr; Jessica Feeney; Mark Wiltse; Deidre Williams; Carol Bodensteiner

Staff Attendance:

Almardi Abdalla; Kristin Arnold; Kristin Clayton; Bethany Davis; Chris Irvine; Kristin Littlejohn; Pat Palmer; Sheri Fitzpatrick; SYEP Intern Muqados Ibrihimi;

I. Call to Order

- a) Dr. Andrea McGuire called the June 2024 Oakridge Board Meeting to order at 7:34 a.m.

II. Mission Moment

- a) Skylar Mayberry-Mayes, Executive Director of Grandview College spoke briefly about a memorable moment at the commencement ceremony for Des Moines Public Schools. Skylar was stopped by one of the graduates that recognized him from being part of the Oakridge. 7-8 students who were graduates, as well as Oakridge residents gathered together with Skylar for a picture. Skylar said there was such a sense of pride with these students and their accomplishment.

III. Consent Agenda Approval

- a) Dr. Andrea McGuire presented the following items for approval:
 - Board Meeting Minutes – April 2024
 - May Financials

Move: Martine Olsen-Daniel **Second:** Tim Haight **Status:** Passed

IV. Oak Academy Working Group Update

- a) Kudos to Bethany Davis for participation in a childcare panel for Fearless Focus- A look at solutions to Iowa's child care challenges, June 20, 2024
- b) Skylar Mayberry-Mayes & Bethany met with contacts at Grandview College
 - 1. Opportunity for Oakridge to assist Grandview students who may want to receive an early childcare endorsement—Grandview does not currently have an Early Childhood Education degree
 - 2. Grandview receptive for Oak Academy to attend and participate in ongoing job fairs
 - 3. Grandview receptive to a students know of job opportunities at Oakridge and highlighting Bethany as a Grandview Alumni
- c. Oak Academy Workgroup Meeting set for Friday, June 28th to discuss Oak Academy and to tour the facility
- d. Bethany is scheduled to meet with Dr. Ian Roberts, Superintendent of the DMPS to discuss opportunities for current teachers or teachers that may be retiring
- e. Oak Academy Working Group Updates
 - 1. Created a 1-page flyer with talking points for Oak Academy
 - 2. Great participation of all participants of the group
 - 3. Opportunity to use Kristin Arnold as a testimonial as having an Early Education Under graduate degree
- f. Oak Academy received a level 5 QR4K rating

IV. Committee Updates

- a) Search Committee Updates
 - 1. Timeline shared
 - 2. Formal Update to Search committee on 6/27/2024
 - 3. Update for Board in July
- b) Governance Committee
 - 1. Annual Review of Committee Charter
 - 2. Review of current Board Members with terms
 - i. Potential for 3 terms (3 years each) with permission to extend
 - ii. Board composition of 24 with maximum of 25
 - iii. Dates of individuals with upcoming year expiring
 - 3. Request for board members to share names of prospective members to the Governance Committee

V. Finance Committee Report

- a) Kristin Clayton presented an update of the Finance Committee meeting.
 - 1. Budget and cash flow projections reviewed
 - 2. Tuition revenue low due to staff shortage in Oak Academy
 - 3. Finance Committee to take a deeper dive at the committee level for cash flow through the end of the year
- b) Kristin presented Board Resolution to withdraw funds from Community Foundation Account for approval

Move: Tim Haight **Second:** Jamie Buelt **Status:** Passed

VI. CEO Update

- a) Incidents on Oakridge campus
 - 1. Injury resulting in death of an employees' child
 - i. Staff support and community education through media and positive community publicity
 - 2. Shooting of a teenage resident
 - i. Staff support, low publicity
 - ii. Police investigation continues
 - 3. Management team met to facilitate the following
 - i. Reaching out to Des Moines Police Department to build rapport and teamwork for security of Oakridge residents
 - ii. Reaching out to Mayor Connie Boesen to discuss need on campus
 - iii. July 3-6 the campus will be closed from 8 pm – 4 am for all non-residents
 - iv. Added security will be provided by Signal Security for weekends starting this July holiday weekend
 - v. New security cameras have been installed – offers better resolution and coverage
 - vi. Revision of shifts of the security staff
- b) Royal View Update
 - 1. City put out a new RFP - no obvious changes to original RFP
 - 2. Discussion regarding opportunity, lack of fit for Oakridge and possibility of Oakridge offering management skills should a new buyer emerge
 - 3. Decision to allow the deadline to pass without a bid from Oakridge
- c) Anawim
 - 1. Cynthia Latham and Kristin Clayton had an informal meeting and agreed to look at dates for each organizations Executive committees to meet and discuss opportunities.
 - 2. Executive team to receive a doodle poll to offer availability of meeting and date to be set for July.

VII. Other Business

- a) Staff Farewell party set for June 26 at 2 pm
 - a. Kristin Arnold, VP of Strategic Planning is relocating to Austin, Texas
 - b. Basam Hagos, Case Manager , Adult & Family relocating to Dallas, Texas
 - c. Vicki Williams, Education Coordinator and Prepare to Care Coordinator is retiring

Meeting adjourned at 8:52 a.m.

Please contact Sheri FitzPatrick at sfitzpatrick@oakridgeneighborhood.org if you have any questions, corrections, or additions to this document.

Oakridge Neighborhood Services

Balance Sheet

	Current Period 07/31/2024	Prior Period 06/30/2024	Prior Year End 12/31/2023
Current Assets			
Operating Cash	81,931.59	(12,933.75)	97,720.24
Designated Cash	270,838.27	211,711.59	434,797.59
Account Receivables and Pledges	547,040.27	7,392.09	667,917.57
Due from Affiliate Entities	231,443.21	207,999.22	76,614.68
Prepaid Expense	12,960.09	12,960.09	16,847.95
Special Investment Fund - GDMCF	366,767.43	516,767.43	520,815.41
Wheels of Hope CD	60,450.00	60,450.00	60,450.00
Investment - Silver Oaks	219,941.00	219,941.00	219,941.00
Investment - ONS Ventures	1,360,414.00	1,360,414.00	1,360,414.00
Total Current Assets	3,151,785.86	2,584,701.67	3,455,518.44
Other Assets			
Housing Notes Receivable	3,703,759.00	3,703,759.00	3,703,759.00
Total Other Assets	3,703,759.00	3,703,759.00	3,703,759.00
Fixed Assets			
Fixed Assets	2,958,522.45	2,951,620.95	2,690,584.54
Less: Accumulated Depreciation	(1,692,507.53)	(1,674,895.24)	(1,572,732.87)
Total Fixed Assets	1,266,014.92	1,276,725.71	1,117,851.67
TOTAL ASSETS	8,121,559.78	7,565,186.38	8,277,129.11
Current Liabilities			
Accounts Payable	37,423.36	62,790.06	202,589.42
Accrued Expenses	229,469.12	229,469.12	247,777.71
Line of Credit	200,000.00	250,000.00	120,000.00
Deferred Revenue	53,507.96	53,507.96	53,507.96
Total Current Liabilities	520,400.44	595,767.14	623,875.09
TOTAL LIABILITIES	520,400.44	595,767.14	623,875.09
Net Assets	7,601,159.34	6,969,419.24	7,653,254.02
TOTAL NET ASSETS	7,601,159.34	6,969,419.24	7,653,254.02
TOTAL LIABILITIES AND NET ASSETS	8,121,559.78	7,565,186.38	8,277,129.11
BEGINNING BALANCE WITH CURRENT YEAR ADJUSTMENTS	7,653,254.02	7,653,254.02	8,080,773.36
NET SURPLUS/(DEFICIT)	(52,094.68)	(683,834.78)	(427,519.34)
ENDING NET ASSETS	7,601,159.34	6,969,419.24	7,653,254.02

Cash flow remains tight - around 1 month operating expense available, goal is 3 months

AR - United Way and Polk County started new fund years on 7/1/24, full revenue recorded as AR and then received monthly through June 2025

Due from affiliates - pay down as cash available, balance is starting to climb again, need to keep an eye on this

Prepaid Expense - includes insurance and workers comp policies which run 3/1-2/29

Special Investment Fund - received 5% distribution in Q1, took additional withdrawal of \$150,000 in July

Fixed Assets - Replaced roof in May for \$120,000 (received funds from United Way), Replaced Playground in June for \$100,000 (received funds from United Way)

Line of Credit - currently in renewal process

Oakridge Neighborhood Services

Income Statement - Comparative Summary

	Current Period			PY Period	Current Year-to-Date			Annual Bdgt	Prior YTD
	Actual	Budget	Change	Actual	Actual	Budget	Change	2024	Actual
	07/31/2024		Inc/(dec)	07/31/2023	07/31/2024		Inc/(dec)		07/31/2023
REVENUE									
Rental Income	6,362.93	6,370.00	(7.07)	6,341.24	44,540.51	44,590.00	(49.49)	76,400.00	44,388.68
Contributions: Corp/Individual	4,818.39	12,800.00	(7,981.61)	702.08	51,617.46	41,200.00	10,417.46	81,600.00	35,318.44
Contributions: Board Giving	1,511.92	1,000.00	511.92	0.00	17,601.62	16,500.00	1,101.62	27,500.00	15,124.56
Grants & Subsidies	928,326.46	1,003,604.50	(75,278.04)	853,144.56	1,753,544.84	1,863,291.50	(109,746.66)	2,484,465.00	1,878,235.66
Interest & Investment Income	221.55	216.67	4.88	304.90	23,169.96	1,516.69	21,653.27	2,600.00	30,307.82
Program Fees & Tuition	39,413.63	49,470.00	(10,056.37)	47,072.19	270,549.61	339,990.00	(69,440.39)	579,800.00	323,301.37
Special Event Income	21,000.00	17,000.00	4,000.00	17,150.00	82,484.25	79,000.00	3,484.25	205,000.00	79,181.39
Management Fees	19,255.71	17,500.00	1,755.71	16,180.40	132,238.90	122,500.00	9,738.90	210,000.00	116,412.59
Other Income	0.00	0.00	0.00	0.00	1,355.70	0.00	1,355.70	0.00	147.55
TOTAL REVENUE	1,020,910.59	1,107,961.17	(87,050.58)	940,895.37	2,377,102.85	2,508,588.19	(131,485.34)	3,667,365.00	2,522,418.06
EXPENSES									
Salaries & Wages	252,966.88	271,580.00	(18,613.12)	282,477.05	1,464,586.68	1,627,680.00	(163,093.32)	2,786,300.00	1,566,822.33
Taxes & Benefits	43,552.47	51,486.00	(7,933.53)	50,657.59	299,613.74	337,177.00	(37,563.26)	576,700.00	318,798.51
Telephone & Utilities	6,072.94	5,380.00	692.94	5,122.71	35,581.61	37,520.00	(1,938.39)	64,350.00	41,791.48
Insurance	3,957.49	5,670.00	(1,712.51)	3,425.95	46,585.55	39,690.00	6,895.55	68,090.00	35,911.32
Repairs, Maintenance & Supplies	7,314.34	3,537.00	3,777.34	6,013.75	32,690.52	39,759.00	(7,068.48)	57,450.00	55,389.29
Program Services	19,017.51	21,919.00	(2,901.49)	18,350.65	123,967.06	153,433.00	(29,465.94)	262,900.00	144,914.60
Contract Services	32,949.02	17,985.00	14,964.02	17,597.76	209,266.20	143,455.00	65,811.20	233,400.00	205,045.98
Special Event Expenses	1,000.00	7,500.00	(6,500.00)	9,795.00	21,498.73	31,000.00	(9,501.27)	60,900.00	30,450.40
Marketing & Communications	726.89	2,480.00	(1,753.11)	2,871.23	27,823.13	29,324.00	(1,500.87)	41,700.00	41,148.05
Other General Admin	4,000.66	2,460.00	1,540.66	3,260.13	26,309.65	17,220.00	9,089.65	29,500.00	45,300.56
Audit & Tax Return Expense	0.00	0.00	0.00	0.00	21,500.00	20,000.00	1,500.00	28,500.00	20,000.00
TOTAL EXPENSES	371,558.20	389,997.00	(18,438.80)	399,571.82	2,309,422.87	2,476,258.00	(166,835.13)	4,209,790.00	2,505,572.52
CHANGE IN NET ASSETS BEFORE DEPRECIATION	649,352.39	717,964.17	(68,611.78)	541,323.55	67,679.98	32,330.19	35,349.79	(542,425.00)	16,845.54
Depreciation	(17,612.29)	0.00	(17,612.29)	(12,460.00)	(119,774.66)	0.00	(119,774.66)	0.00	(77,057.20)
CHANGE IN NET ASSETS - DEPRECIATION	(17,612.29)	0.00	(17,612.29)	(12,460.00)	(119,774.66)	0.00	(119,774.66)	0.00	(77,057.20)
NET SURPLUS (DEFICIT)	631,740.10	717,964.17	(86,224.07)	528,863.55	(52,094.68)	32,330.19	(84,424.87)	(542,425.00)	(60,211.66)

Contributions - above budgeted amounts, partially result of year end giving campaign letter and partially in honor of Teree

Grants & Subsidies - Received one-time \$42,000 funding for Oak Academy (not budgeted), UW SYEP increased \$50,000 (not budgeted),

Received \$120,000 and \$17,000 from United Way to pay for roof replacement and stove (not budgeted), did not get American Equity \$10,000

Did not get SYEP \$101,000 from City of DSM (some of this loss covered by UW increase, did have to reduce kids/hours as result)

Budgeted to receive Prairie Meadows \$100,000 (approved but not yet received) and Principal \$150,000 (approved \$100,000 not yet received)

Interest & Investment income - we do not budget for change in Community Foundation account

Program fees & tuition - significantly lower then expected for Oak Academy, enrollment is down, but still short staffed so not able to add new kids, room has temporarily been closed in response

Salaries & Wages/Taxes & Benefits - lower then budget primarily due to Oak Academy staff shortage (closed a room as a result) and no CEO or accountant pay currently

Program Services - departments are actively looking for ways to save funds as we know we are in a tight budget year

Contract Services - includes \$36,000 payments to Broadview Talent Partners for CEO Search, \$7,500 paid for 21st Century evaluation (entered as equal monthly payments)

Paid \$2,500 to fix lighting in and around Community Center (unbudgeted), Paying for temp accountant starting in June approximately \$4,000 per month unbudgeted

Working with consultant for development in order to build out donor database and automate grant writing and reporting process, unbudgeted, total contract is \$20,000

Oakridge Neighborhood Assoc LP

Balance Sheet HUD

	Current Period 07/31/2024	Prior Period 06/30/2024	Prior Year End 12/31/2023
Current Assets			
Cash in Bank	87,392.49	85,683.35	75,261.52
Account Receivables	117,929.50	116,768.50	147,747.42
Prepaid Expense	24,305.96	24,942.91	17,731.11
Total Current Assets	229,627.95	227,394.76	240,740.05
Other Assets			
Real Estate Tax Escrow	100,831.30	88,081.30	70,035.47
Reserve for Replacement	537,404.69	549,161.39	492,714.79
Operating Reserves	945,435.52	942,038.01	923,515.27
Revenue Deficit Reserves	142,108.19	141,597.51	138,813.36
Deferred Loan & Compliance Fees	35,900.74	36,578.07	40,642.05
Total Other Assets	1,761,680.44	1,757,456.28	1,665,720.94
Fixed Assets			
Fixed Assets	15,435,255.61	15,445,821.16	15,428,219.66
Less: Accumulated Depreciation	(10,946,398.41)	(10,890,290.86)	(10,497,142.75)
Total Fixed Assets	4,488,857.20	4,555,530.30	4,931,076.91
TOTAL ASSETS	6,480,165.59	6,540,381.34	6,837,537.90
Current Liabilities			
Accounts Payable	52,178.76	37,539.08	27,841.54
Due to ONS	163,757.43	152,967.16	50,164.38
Accrued Expenses	1,475,828.58	1,452,458.44	1,372,714.60
Tenant Security Deposits	44,286.00	44,041.00	43,232.00
Total Current Liabilities	1,736,050.77	1,687,005.68	1,493,952.52
Long Term Liabilities			
Flex Subsidy Loans	1,136,746.76	1,135,825.02	1,130,294.58
Notes Payable	5,468,085.28	5,469,180.39	5,475,605.07
Total Long Term Liabilities	6,604,832.04	6,605,005.41	6,605,899.65
TOTAL LIABILITIES	8,340,882.81	8,292,011.09	8,099,852.17
Limited Partner Capital - NEF	0.00	0.00	(0.25)
General Partner Capital - Newbury	(905,911.07)	(905,911.07)	(905,913.36)
General Partner Capital - ONS	(226,585.20)	(226,585.20)	(226,587.48)
Syndication Fees	(129,818.00)	(129,818.00)	(129,818.00)
Net Assets	(598,402.95)	(489,315.48)	4.82
TOTAL NET ASSETS	(1,860,717.22)	(1,751,629.75)	(1,262,314.27)
TOTAL LIABILITIES AND NET ASSETS	6,480,165.59	6,540,381.34	6,837,537.90

Oakridge Neighborhood Assoc LP

Income Statement - Comparative Summary

	Current Period			PY Period	Current Year-to-Date			Annual Bdgt	Prior YTD
	Actual	Budget	Change	Actual	Actual	Budget	Change	2024	Actual
	07/31/2024		Inc/(dec)	07/31/2023	07/31/2024		Inc/(dec)		07/31/2023
REVENUE									
Tenant Rent Revenue	46,359.00	60,755.00	(14,396.00)	56,663.00	342,090.00	425,285.00	(83,195.00)	729,062.00	335,632.00
HUD Rent Subsidy	96,427.00	83,669.00	12,758.00	71,579.00	622,169.00	585,683.00	36,486.00	1,004,035.00	545,356.00
Interest & Investment Income	3,923.32	5,667.00	(1,743.68)	3,767.94	40,937.33	39,669.00	1,268.33	68,000.00	34,456.70
Other Income	0.00	39.00	(39.00)	0.00	7,569.84	273.00	7,296.84	462.00	462.00
TOTAL REVENUE	146,709.32	150,130.00	(3,420.68)	132,009.94	1,012,766.17	1,050,910.00	(38,143.83)	1,801,559.00	915,906.70
EXPENSES									
Salaries & Wages	41,553.15	37,098.00	4,455.15	35,566.90	297,209.91	278,237.00	18,972.91	482,279.00	268,901.76
Taxes & Benefits	11,152.80	9,454.00	1,698.80	8,758.37	73,164.79	67,943.00	5,221.79	116,987.00	63,434.81
Rent Expense	2,482.00	2,482.00	0.00	2,482.00	17,374.00	17,374.00	0.00	29,784.00	17,374.00
Communications & Utilities	23,768.84	16,511.00	7,257.84	15,748.04	117,563.41	115,577.00	1,986.41	198,127.00	105,362.80
Insurance	10,151.20	7,654.00	2,497.20	6,524.86	71,664.99	53,578.00	18,086.99	91,849.00	50,924.22
Real Estate Taxes	8,900.00	10,079.00	(1,179.00)	10,750.00	62,300.00	70,553.00	(8,253.00)	120,954.00	75,250.00
Office & Security Supplies	1,181.56	877.00	304.56	573.29	4,994.59	6,139.00	(1,144.41)	10,532.00	5,890.62
Maintenance, Supplies & Repairs	25,110.21	13,710.00	11,400.21	10,638.23	124,146.94	95,970.00	28,176.94	164,513.00	80,226.69
Professional/Contract Services	48,899.57	26,389.00	22,510.57	27,029.30	251,597.43	187,573.00	64,024.43	319,536.00	175,103.11
Other Admin Expense	354.34	1,298.00	(943.66)	1,101.20	7,753.90	9,086.00	(1,332.10)	15,570.00	5,056.10
Audit Expense	0.00	0.00	0.00	0.00	13,100.00	12,000.00	1,100.00	19,500.00	14,145.00
Interest Expense	3,186.05	3,333.00	(146.95)	3,267.47	22,506.16	23,334.00	(827.84)	40,003.00	23,010.90
TOTAL EXPENSES	176,739.72	128,885.00	47,854.72	122,439.66	1,063,376.12	937,364.00	126,012.12	1,609,634.00	884,680.01
CHANGE IN NET ASSETS BEFORE DEPRECIATION	(30,030.40)	21,245.00	(51,275.40)	9,570.28	(50,609.95)	113,546.00	(164,155.95)	191,925.00	31,226.69
NON-OPERATING EXPENSES									
6600 Depreciation Expense	66,673.10	65,167.00	1,506.10	65,002.51	461,105.21	456,169.00	4,936.21	782,000.00	455,017.57
6825 Interest - 2nd Mortgage	1,416.16	1,416.00	0.16	1,416.16	9,913.12	9,912.00	1.12	16,993.00	9,913.12
6830 Interest - Other Notes Payable	10,967.81	10,500.00	467.81	10,476.57	76,774.67	73,500.00	3,274.67	126,000.00	73,335.99
7141 Interst - Seller Note	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL NON-OPERATING EXPENSES	79,057.07	77,083.00	1,974.07	76,895.24	547,793.00	539,581.00	8,212.00	924,993.00	538,266.68
NET SURPLUS (DEFICIT)	(109,087.47)	(55,838.00)	(53,249.47)	(67,324.96)	(598,402.95)	(426,035.00)	(172,367.95)	(733,068.00)	(507,039.99)

Vacancies 15 10%
 2 - Efficiencies; 1 - One Bedroom; 6 - Two Bedrooms; 5 - Three Bedrooms; 1 - Five Bedrooms

Rental revenue is down as result of mix of units that are vacant (higher priced units have more vacant than normal)
 Salaries and Wages - reallocated Pat's salary to be higher percentage housing, reduce ONS allocation
 Insurance increased by more than budgeted due to increase in building values and increase in rates
 Maintenance/Repairs - needing to replace more appliances than in previous years due to age
 Professional services - spending more on Signal contract then budgeted, also costs related to inspections

Oakridge Neighborhood Assoc Phase II LP

Balance Sheet HUD

	Current Period 07/31/2024	Prior Period 06/30/2024	Prior Year End 12/31/2023
Current Assets			
Cash in Bank	87,713.77	89,585.64	129,666.12
Account Receivables	45,311.48	46,154.95	43,941.09
Prepaid Expense	24,305.96	24,942.91	17,731.11
Total Current Assets	157,331.21	160,683.50	191,338.32
Other Assets			
Real Estate Tax Escrow	84,394.61	74,389.61	59,351.03
Reserve for Replacement	471,903.47	483,660.17	487,481.61
Operating Reserves	875,837.55	872,690.15	855,530.95
Revenue Deficit Reserves	289,900.71	288,858.92	283,179.26
Deferred Loan & Compliance Fees	34,274.59	34,921.30	38,801.56
Total Other Assets	1,756,310.93	1,754,520.15	1,724,344.41
Fixed Assets			
Fixed Assets	15,706,602.18	15,706,602.18	15,685,566.23
Less: Accumulated Depreciation	(11,086,912.73)	(11,019,348.17)	(10,625,170.55)
Total Fixed Assets	4,619,689.45	4,687,254.01	5,060,395.68
TOTAL ASSETS	6,533,331.59	6,602,457.66	6,976,078.41
Current Liabilities			
Accounts Payable	43,387.17	32,276.25	19,017.01
Due to ONS	46,733.04	38,880.69	11,156.64
Accrued Expenses	2,052,211.77	2,026,722.04	1,920,488.66
Tenant Security Deposits	42,366.00	42,626.00	44,761.00
Total Current Liabilities	2,184,697.98	2,140,504.98	1,995,423.31
Long Term Liabilities			
Flex Subsidy Loans	1,331,218.63	1,330,129.38	1,323,593.88
Notes Payable	5,595,706.10	5,596,854.71	5,603,593.22
Total Long Term Liabilities	6,926,924.73	6,926,984.09	6,927,187.10
TOTAL LIABILITIES	9,111,622.71	9,067,489.07	8,922,610.41
General Partner Capital - Newbury	(1,263,674.23)	(1,263,674.23)	(1,263,673.06)
General Partner Capital - ONS	(582,785.77)	(582,785.77)	(582,784.59)
Syndication Fees	(100,072.00)	(100,072.00)	(100,072.00)
Net Assets	(631,759.12)	(518,499.41)	(2.35)
TOTAL NET ASSETS	(2,578,291.12)	(2,465,031.41)	(1,946,532.00)
TOTAL LIABILITIES AND NET ASSETS	6,533,331.59	6,602,457.66	6,976,078.41

Oakridge Neighborhood Assoc Phase II LP

Income Statement - Comparative Summary

	Current Period			PY Period	Current Year-to-Date			Annual Bdgt	Prior YTD
	Actual	Budget	Change	Actual	Actual	Budget	Change	2024	Actual
	07/31/2024		Inc/(dec)	07/31/2023	07/31/2024		Inc/(dec)		07/31/2023
REVENUE									
Tenant Rent Revenue	43,179.00	48,541.00	(5,362.00)	45,611.00	342,099.00	339,787.00	2,312.00	582,494.00	331,825.00
HUD Rent Subsidy	94,562.00	88,682.00	5,880.00	95,962.00	634,967.00	620,774.00	14,193.00	1,064,175.00	618,088.00
Interest & Investment Income	4,205.42	5,750.00	(1,544.58)	3,802.99	41,722.35	40,250.00	1,472.35	69,000.00	34,712.36
Other Income	60.00	289.00	(229.00)	670.66	8,237.38	2,023.00	6,214.38	3,470.00	990.66
TOTAL REVENUE	142,006.42	143,262.00	(1,255.58)	146,046.65	1,027,025.73	1,002,834.00	24,191.73	1,719,139.00	985,616.02
EXPENSES									
Salaries & Wages	42,470.22	37,715.00	4,755.22	36,430.90	302,355.01	282,862.00	19,493.01	490,294.00	281,104.84
Taxes & Benefits	11,503.05	9,772.00	1,731.05	9,813.36	75,535.39	70,309.00	5,226.39	121,073.00	70,936.64
Rent Expense	2,482.00	2,482.00	0.00	2,482.00	17,374.00	17,374.00	0.00	29,784.00	17,374.00
Communications & Utilities	24,964.29	13,133.00	11,831.29	13,206.74	88,818.80	91,931.00	(3,112.20)	157,586.00	87,861.66
Insurance	10,151.20	7,654.00	2,497.20	6,524.86	71,664.99	53,578.00	18,086.99	91,849.00	50,924.23
Real Estate Taxes	6,475.00	7,784.00	(1,309.00)	8,350.00	45,325.00	54,488.00	(9,163.00)	93,410.00	58,450.00
Office & Security Supplies	1,420.89	877.00	543.89	647.73	5,776.61	6,139.00	(362.39)	10,532.00	6,270.86
Maintenance, Supplies & Repairs	20,663.23	13,251.00	7,412.23	10,563.83	168,614.51	92,757.00	75,857.51	159,012.00	79,511.82
Professional/Contract Services	46,697.70	24,351.00	22,346.70	28,150.44	245,672.14	173,307.00	72,365.14	295,061.00	179,335.89
Other Admin Expense	465.69	1,070.00	(604.31)	1,392.53	6,970.31	7,490.00	(519.69)	12,850.00	5,475.68
Audit Expense	0.00	0.00	0.00	0.00	14,100.00	12,000.00	2,100.00	19,500.00	14,545.00
Interest Expense	3,364.40	3,455.00	(90.60)	3,442.38	23,679.06	24,185.00	(505.94)	41,455.00	24,222.47
TOTAL EXPENSES	170,657.67	121,544.00	49,113.67	121,004.77	1,065,885.82	886,420.00	179,465.82	1,522,406.00	876,013.09
CHANGE IN NET ASSETS BEFORE DEPRECIATION	(28,651.25)	21,718.00	(50,369.25)	25,041.88	(38,860.09)	116,414.00	(155,274.09)	196,733.00	109,602.93
NON-OPERATING EXPENSES									
Depreciation Expense	67,564.56	66,417.00	1,147.56	66,246.17	473,591.73	464,919.00	8,672.73	797,000.00	463,723.19
Interest - 2nd Mortgage	1,531.50	1,533.00	(1.50)	1,531.49	10,720.50	10,731.00	(10.50)	18,400.00	10,720.43
Interest - Other Notes Payable	15,512.40	14,800.00	712.40	14,795.37	108,586.80	103,600.00	4,986.80	177,600.00	103,567.59
Interest - Seller Note	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL NON-OPERATING EXPENSES	84,608.46	82,750.00	1,858.46	82,573.03	592,899.03	579,250.00	13,649.03	993,000.00	578,011.21
NET SURPLUS (DEFICIT)	(113,259.71)	(61,032.00)	(52,227.71)	(57,531.15)	(631,759.12)	(462,836.00)	(168,923.12)	(796,267.00)	(468,408.28)

Vacancies 9 6%
 2 - Efficiencies; 1 - One Bedroom; 3 - Two Bedrooms; 3 - Three Bedrooms

Salaries and Wages - reallocated Pat's salary to be higher percentage housing, reduce ONS allocation
 Insurance increased by more than budgeted due to increase in building values and increase in rates
 Maintenance/Repairs - needing to replace more appliances than in previous years due to age; had water valve break required \$60,000 repair
 Professional services - spending more on Signal contract than budgeted, also costs related to inspections

Silver Oaks Associates, LP

Balance Sheet HUD

	Current Period 07/31/2024	Prior Period 06/30/2024	Prior Year End 12/31/2023
Current Assets			
Cash in Bank	33,421.94	28,898.31	33,182.44
Account Receivables	649.03	499.03	508.66
Prepaid Expense	7,490.12	7,663.47	5,964.70
Total Current Assets	41,561.09	37,060.81	39,655.80
Other Assets			
Reserve for Replacement	115,948.36	114,534.76	106,127.87
Operating Reserves	132,666.95	132,547.44	131,890.22
Deferred Loan & Compliance Fees	19,590.27	19,674.71	20,181.35
Total Other Assets	268,205.58	266,756.91	258,199.44
Fixed Assets			
Fixed Assets	6,609,465.86	6,609,465.86	6,600,469.58
Less: Accumulated Depreciation	(2,231,794.15)	(2,215,239.02)	(2,116,112.50)
Total Fixed Assets	4,377,671.71	4,394,226.84	4,484,357.08
TOTAL ASSETS	4,687,438.38	4,698,044.56	4,782,212.32
Current Liabilities			
Accounts Payable	5,813.93	6,015.97	4,777.27
Due to ONS	8,258.77	3,457.40	2,534.69
Accrued Expenses	147,954.51	145,368.79	144,137.47
Tenant Security Deposits	8,400.00	8,400.00	8,000.00
Total Current Liabilities	170,427.21	163,242.16	159,449.43
Long Term Liabilities			
Notes Payable	879,570.66	880,614.83	887,372.75
Total Long Term Liabilities	879,570.66	880,614.83	887,372.75
TOTAL LIABILITIES	1,049,997.87	1,043,856.99	1,046,822.18
Limited Partner Capital - NEF	3,551,976.00	3,551,976.00	3,551,976.00
General Partner Capital - Newbury	(47.43)	(47.43)	(48.00)
General Partner Capital - ONS	219,941.57	219,941.57	219,941.00
Syndication Fees	(36,480.00)	(36,480.00)	(36,480.00)
Net Assets	(97,949.63)	(81,202.57)	1.14
TOTAL NET ASSETS	3,637,440.51	3,654,187.57	3,735,390.14
TOTAL LIABILITIES AND NET ASSETS	4,687,438.38	4,698,044.56	4,782,212.32

Silver Oaks Associates, LP

Income Statement - Comparative Summary

	Current Period			PY Period	Current Year-to-Date			Annual Bdgt	Prior YTD
	Actual	Budget	Change	Actual	Actual	Budget	Change	2024	Actual
	07/31/2024		Inc/(dec)	07/31/2023	07/31/2024		Inc/(dec)		07/31/2023
REVENUE									
Tenant Rent Revenue	27,570.00	28,190.00	(620.00)	26,244.00	194,217.00	197,330.00	(3,113.00)	338,283.00	185,132.00
Interest & Investment Income	230.39	209.00	21.39	204.54	1,438.44	1,463.00	(24.56)	2,500.00	1,521.25
Other Income	25.00	4.00	21.00	25.00	100.00	28.00	72.00	50.00	25.00
TOTAL REVENUE	27,825.39	28,403.00	(577.61)	26,473.54	195,755.44	198,821.00	(3,065.56)	340,833.00	186,678.25
EXPENSES									
Salaries & Wages	4,961.22	4,917.00	44.22	4,798.62	36,656.62	36,881.00	(224.38)	63,927.00	35,478.75
Taxes & Benefits	1,313.32	1,192.00	121.32	1,236.98	9,313.07	8,599.00	714.07	14,805.00	8,786.89
Rent Expense	998.93	987.00	11.93	977.24	6,992.51	6,909.00	83.51	11,844.00	6,840.68
Communications & Utilities	6,934.54	5,818.00	1,116.54	4,963.05	35,239.42	40,726.00	(5,486.58)	69,817.00	39,235.35
Insurance	3,325.60	2,515.00	810.60	2,176.81	21,226.25	17,605.00	3,621.25	30,176.00	16,548.06
Real Estate Taxes	350.00	350.00	0.00	592.50	2,450.00	2,450.00	0.00	4,200.00	4,147.50
Office & Security Supplies	9.17	818.00	(808.83)	1,887.45	1,048.12	5,726.00	(4,677.88)	9,820.00	3,143.70
Maintenance, Supplies & Repairs	5,933.88	3,396.00	2,537.88	2,026.71	23,161.67	23,772.00	(610.33)	40,764.00	22,427.20
Professional/Contract Services	3,725.21	3,808.00	(82.79)	3,572.29	30,248.52	27,904.00	2,344.52	46,946.00	30,921.94
Other Admin Expense	218.51	227.00	(8.49)	156.68	1,833.66	1,589.00	244.66	2,714.00	1,349.86
Audit Expense	0.00	0.00	0.00	0.00	8,125.00	7,600.00	525.00	11,600.00	9,150.00
Interest Expense	84.44	84.00	0.44	84.44	591.08	588.00	3.08	1,013.00	591.08
TOTAL EXPENSES	27,854.82	24,112.00	3,742.82	22,472.77	176,885.92	180,349.00	(3,463.08)	307,626.00	178,621.01
CHANGE IN NET ASSETS BEFORE DEPRECIATION	(29.43)	4,291.00	(4,320.43)	4,000.77	18,869.52	18,472.00	397.52	33,207.00	8,057.24
NON-OPERATING EXPENSES									
Depreciation Expense	16,555.13	17,917.00	(1,361.87)	17,754.13	115,681.65	125,419.00	(9,737.35)	215,000.00	124,278.91
Interest - Other Notes Payable	162.50	162.00	0.50	162.50	1,137.50	1,134.00	3.50	1,950.00	1,137.50
Amortization Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL NON-OPERATING EXPENSES	16,717.63	18,079.00	(1,361.37)	17,916.63	116,819.15	126,553.00	(9,733.85)	216,950.00	125,416.41
NET SURPLUS (DEFICIT)	(16,747.06)	(13,788.00)	(2,959.06)	(13,915.86)	(97,949.63)	(108,081.00)	10,131.37	(183,743.00)	(117,359.17)

Vacancies 1 1%

1 - Two Bedrooms

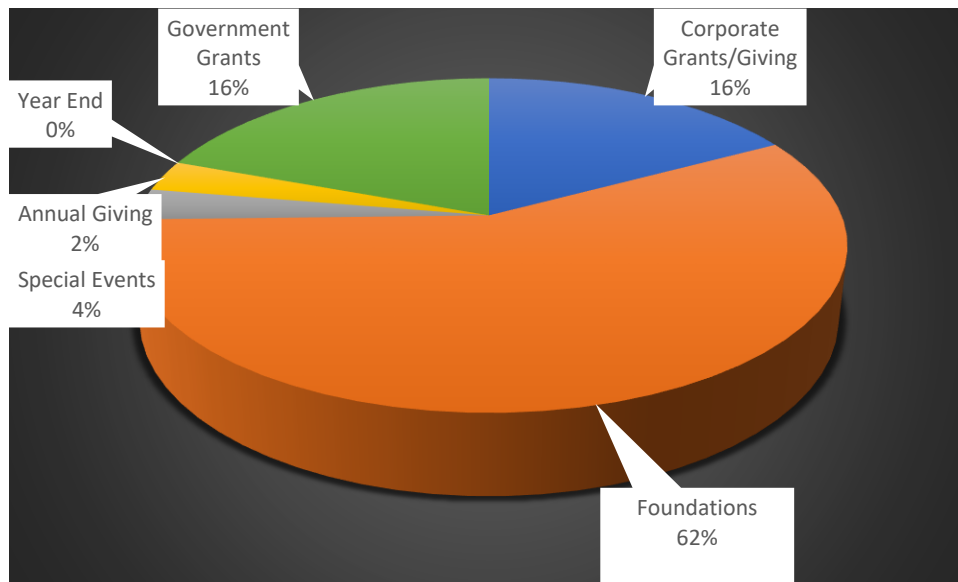


Development Report: January – August 15, 2024

Corporate Giving	\$342,500.00	16%
Foundations	\$1,515,387.73	62%
Special Events	\$105,489.50	4%
Annual Giving	\$59,769.16	2%
Year End	0	0%
Government Grants	\$386,816.50	16%
Total	\$2,451,962.89	100.00%

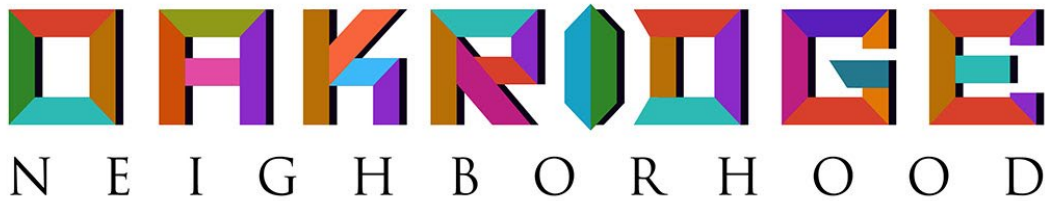
TCJ Endowment Contributions	\$7,621.25
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Percentage of Funds Raised By Category January - June 2024



Corporate, Foundation, and Government Donation Amounts

Prairie Meadows (2 – Summer Blast/Roof)	\$100,000.00	Corporate
Principal – Unrestricted Operating	\$100,000.00	Corporate
Wells Fargo - Workforce	\$45,000.00	Corporate
EMC Insurance Foundation	\$40,000.00	Corporate
Bank of America – YSEP	\$30,000.00	Corporate
Bankers Trust - YSEP	\$30,000.00	Corporate
John Deere Financial - Unrestricted	\$25,000.00	Corporate
John Deere Financial – Wheels of Hope	\$12,500.00	Corporate
Best Buy Foundation – FY24 Tech Center	\$155,000.00	Foundation
United Way - K-12	\$132,525.00	Foundation
United Way - Middle School	\$130,000.00	Foundation
Best Buy Foundation – FY23 Tech Center	\$120,000.00	Foundation
United Way – ARPA Variety Center Roof	\$120,000.00	Foundation
United Way - Family & Workforce	\$86,640.00	Foundation
United Way - Hope	\$83,250.00	Foundation
United Way - Oak Academy	\$80,718.75	Foundation
Variety Club - YSEP	\$68,000.00	Foundation
Polk County Housing Trust Fund	\$65,000.00	Foundation
United Way - Summer Youth Employment	\$31,750.00	Foundation
United Way - Prepared 2 Care	\$29,000.00	Foundation
Mendenhall Speers Charitable Fund	\$10,000.00	Foundation
United Way of Central Iowa (p2C)	\$7,250.00	Foundation
Polk County Housing Trust Fund	\$5,833.33	Foundation
Bravo - Passport To Culture	\$5,000.00	Foundation
Haney Family Charitable Fund – Hope	\$4,500.00	Foundation
United Way – ARPA Freezer Grant	\$4,327.08	Foundation
Will & Sarabeth Anderson Family Fund	\$3,000.00	Foundation
Sabbag Family Endowment	\$2,500.00	Foundation
BWA – Tech Center	\$2,000.00	Foundation
United Way of Central Iowa - p2C	\$1,629.48	Foundation
Mid-Iowa Health Foundation	\$1,000.00	Foundation
United Way - Garden Grant	\$1,000.00	Foundation
UWCI Designated Giving	\$470.25	Foundation
United Way - Oak Academy	\$416.92	Foundation
Alicia and David Claypool	\$250.00	Foundation
United Way Oak Academy	\$201.92	Foundation
Grateful Foundation (Matt Ostanik)	\$125.00	Foundation
State of Iowa - 21st Century CLC (annual)	\$275,000.00	Government
State of Iowa - Shared Visions (partial)	\$57,816.50	Government
State of Iowa - ARPA	\$42,000.00	Government
ARPA Grant DMPS Preschool	\$12,000.00	Government
Polk County	\$2,000.00	Government



Communications Update

6/18/24 – 8/26/24

Earned Media

- Pitched and handled media relations inquiries for “Inhale...Exhale” dedication
- Pitched “STEAM on the Ridge” coverage to media; facilitated interviews
- Helped prep Bethany Davis for “Fearless” panel on childcare in Iowa
- “What’s Going on at Oakridge” to media

Paid Media

- Registered for Business Publications 2024-25 Nonprofit Gold Package

Shared Media

- Daily social media channel monitoring, response and engagement, plus invitations to potential new followers
- Organic and paid social media content development and post sharing on topics including: Oak Studio, resident and staff profiles, Jazz Jewels & Jeans, National Night Out, Mainframe Studios installation dedication, back to school events, KCCI employee book drive, resident clothing and household item giveaway, Menace soccer clinic, etc.
- Facebook, Instagram, Twitter, LinkedIn, YouTube

Owned Media

- Developed comprehensive one sheeter of Oakridge Neighborhood offerings for use at resource fairs, orientations, recertifications, etc.
- Completed website updates and refinements
- Facilitated development of new patch identity for Public Safety team

- Developed and distributed June, July, August and two special edition external newsletters
- Developed and distributed July and August employee newsletters
- Developed, translated and distributed June and July resident newsletters
- Facilitating all details of Employee of Month program
- Asset curation including Summer Blast Camp, National Night Out, Oak Studio, Summer Youth Employment Program, Mainframe Studios installation dedication, KCCI employee book donation, STEAM on the Ridge, back to school events, etc.

Misc.

- Served as employee representative for President and CEO search committee; outlined announcement communications recommendations
- Mentored Youth Summer Employment Program intern (one week)
- Nominated Vernon Johnson for Middleton Award for Children's Advocacy (By Degrees Foundation)
- Facilitated Communications board committee session on new ways for communicating Oakridge offerings to those in the community who could use our housing and services
- Captured Cabinet meeting notes; sharing with full staff

Events

- Implementing all tactics of Jazz, Jewels & Jeans marketing communications plan
- Developed Oak Society marketing communications plan
- Prepped and participated in World Food and Music Festival Resource Fair
- Participated in community conversation partner discussion with Edmunds Elementary representatives and others
- Coordinating United Way Day of Action at Oakridge Neighborhood; helped facilitate other volunteer opportunities

Community Relations

- Al Éxito! – board of directors, executive committee, secretary, marketing communications committee
- The Consortium – professional women's organization – executive committee, membership chair

Results

Earned Media *(note: many news stories noted can additionally be found in media online and social channels, further maximizing exposure)*

- “Teree Caldwell-Johnson honored with posthumous National Civic League award,” Des Moines Business Record, 6/14/24
- “Oakridge Neighborhood is seeking a new CEO,” Axios, 6/18/24
- “Serving the ‘continuum of workforce’ at the Jacobson Institute,” Business Record Daily, 6/18/24
- “17-year-old critically injured in Oakridge Neighborhood shooting,” WHO13.com, 6/22/24
- “Des Moines police: 17-year-old hospitalized after shooting on Oakridge Avenue,” KCCI-TV, 6/22/24
- “DMPD respond to a shooting incident near UnityPoint Methodist,” WeAreIowa.com, 6/22/24
- “17-year-old critically injured in Oakridge Neighborhood shooting,” MSN, 6/22/24
- “Fearless Focus on child care: No solutions are simple...”, Fearless, 6/24/24
- “Housing trust award \$400,000 in grants to 11 programs,” Business Record Daily, 6/26/24
- “VIDEO: Fearless Focus panelists on child care...”, 6/26/24, Business Record Daily
- “Oakridge Neighborhood launches search for new CEO,” 6/28/24, Des Moines Business Record
- “How to help find DM’s next chief of police,” Des Moines Register, 6/30/24
- “Innovating Dreams,” Innovation Magazine, July 2024
- “Fearless Focus on Child Care,” Des Moines Business Record, 7/5/24
- “Innovating Dreams,” Business Record Daily, 7/24
- “Jazz, Jewels & Jeans,” WHO-13 community calendar, July – September
- “Jazz, Jewels & Jeans,” Des Moines Register community calendar, July – September

- “Jazz, Jewels & Jeans,” Business Record community calendar, July – September
- “Jazz, Jewels & Jeans,” CATCH Des Moines community calendar, July - September
- “Fearless Focus on child care: No solutions are simple...”, Business Record Daily, 7/1/24
- “A Des Moines DART bus now bears the faces of two prominent community activists,” Des Moines Register, 7/2/24
- “A Des Moines DART bus now bears the faces of 2 prominent community activists,” Fearless, 7/8/24
- “New permanent art...”, Axios, 7/15/24
- “Des Moines’ new skyline art to be dedicated to Teree Caldwell-Johnson,” Business Record Daily, 7/16/24
- “Des Moines’ new skyline art to be dedicated to Teree Caldwell-Johnson,” Fearless, 7/22/24
- “STEAM on the Ridge,” KCCI-TV, 7/26/24
- “Inhale...Exhale...”, Des Moines Business Record, 7/26/24
- “A new rooftop art installation is coming to Mainframe Studios,” WeArelowa 5 TV, 8/1/24
- “Inhale...Exhale...”, Axios, 8/1/24
- “Inhale...Exhale...”, KCCI-TV, 8/2/24 (multiple)
- “Inhale...Exhale...”, WHO-TV, 8/2/24
- “Inhale...Exhale...”, WeArelowa 5 TV, 8/2/24
- “Photos: Artist Jordan Weber unveils new public art installation,” Des Moines Register, 8/3/24
- “Events in Des Moines,” KCCI-TV, 8/2/24
- “List of Central Iowa events celebrating National Night Out on Aug. 6,” Business Record Daily, 8/5/24

- “List of Central Iowa events celebrating National Night Out on Aug. 6,” kcci.com, 8/5/24
- “Innovating dreams,” innovationIOWA Weekly, 8/15/24

Paid Media

- “Fearless Focus: Child Care,” Des Moines Business Record, 6/14/24
- “Where children achieve...”, dsmWeekly, 6/19/24
- “Where children achieve...”, dsmWealth, 6/20/24
- “Where children achieve...” dsmWeekly, 6/26/24
- “Tell your nonprofit’s...story,” Business Record Daily, 6/28/24
- “Jazz, Jewels & Jeans,” dsm magazine, July/August 2024
- “Fearless Focus: Child Care,” Des Moines Business Record, 7/5/24
- “Jazz, Jewels & Jeans,” Facebook, 7/22 – 7/28/24, \$50, 9,864 impressions, 6,025 reach, 492 link clicks

Owned Media

- External Newsletter
 - Audience 1,340 (re-calibrated to include only currently subscribed vs. total contacts)
 - Open rate/external newsletters sent during this period: 51.8, 39.5, 33.2, 32.2

Shared Media

- Facebook
 - Followers 2,931, **up 77** from 2,854 since 6/17/24
- Instagram
 - Followers 1,105, **up 11** from 1,094 since 6/17/24
- Twitter
 - Followers 387, **up 4** from 383 since 6/17/24
- LinkedIn
 - Connections 900, **up 22** from 878 since 6/17/24

- YouTube
 - Channel subscribers 153, **up 3** from 150 since 6/17/24

Anecdotal

- “Great newsletter once again. So much fun news – well done.” – internal newsletter
- “Love this!” – internal newsletter
- “Good edition!” – internal newsletter

HOMES OF OAKRIDGE HUMAN SERVICES, INC.
AND SUBSIDIARIES d/b/a OAKRIDGE
NEIGHBORHOOD SERVICES

CONSOLIDATED FINANCIAL STATEMENTS AND
INDEPENDENT AUDITOR'S REPORT

DECEMBER 31, 2023 AND 2022

DRAFT

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INDEPENDENT AUDITOR'S REPORT

To the Board of Directors
Homes of Oakridge Human Services, Inc. and Subsidiaries
d/b/a Oakridge Neighborhood Services

Opinion

We have audited the accompanying consolidated financial statements of Homes of Oakridge Human Services, Inc. and Subsidiaries d/b/a Oakridge Neighborhood Services (a nonprofit organization), which comprise the consolidated statements of financial position as of December 31, 2023 and 2022, the related consolidated statements of activities, functional expenses, and cash flows for the years then ended, and the related notes to the consolidated financial statements.

In our opinion, the consolidated financial statements referred to above present fairly, in all material respects, the financial position of Homes of Oakridge Human Services, Inc. and Subsidiaries d/b/a Oakridge Neighborhood Services as December 31, 2023 and 2022, and the changes in its net assets and its cash flows for the years then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinion

We conducted our audits 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 Consolidated Financial Statements section of our report. We are required to be independent of Homes of Oakridge Human Services, Inc. and Subsidiaries d/b/a Oakridge Neighborhood Services and to meet our other ethical responsibilities in accordance with the relevant ethical requirements relating to our audits. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Change in Accounting Principle

As discussed in Note A to the consolidated financial statements, Homes of Oakridge Human Services, Inc. and Subsidiaries adopted Financial Accounting Standards Board Accounting Standards Update (ASU) No. 2016-13, *Financial Instruments – Credit Losses* and all related amendments. Our opinion is not modified with respect to this matter.

Responsibilities of Management for the Consolidated Financial Statements

Management is responsible for the preparation and fair presentation of the consolidated 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 consolidated financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the consolidated financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about Homes of Oakridge Human Services, Inc. and Subsidiaries d/b/a Oakridge Neighborhood Services' ability to continue as a going concern within one year after the date that the consolidated financial statements are issued.

Auditor's Responsibilities for the Audit of the Consolidated Financial Statements

Our objectives are to obtain reasonable assurance about whether the consolidated 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, including omissions, 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 consolidated 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 consolidated 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 consolidated 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 Homes of Oakridge Human Services, Inc. and Subsidiaries d/b/a Oakridge Neighborhood Services' 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 consolidated financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about Homes of Oakridge Human Services, Inc. and Subsidiaries d/b/a Oakridge Neighborhood Services' 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.

West Des Moines, Iowa
December 31, 2023

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
CONSOLIDATED STATEMENTS OF FINANCIAL POSITION
DECEMBER 31, 2023 AND 2022

<u>ASSETS</u>	2023	2022
Cash and cash equivalents	\$ 255,139	\$ 779,922
Cash and cash equivalents (donor restricted)	277,378	290,667
Total cash and cash equivalents	532,517	1,070,589
Program receivables	22,760	16,475
Grants receivable (donor restricted)	368,253	202,538
United Way of Central Iowa allocation receivable (donor restricted)	276,904	230,350
Prepaid expenses	23,864	19,156
Accounts receivable - affiliated organizations	63,921	125,135
Beneficial interest in Greater Des Moines Community Foundation	520,815	491,470
Wheels of Hope certificate of deposit	60,450	60,000
Investment in limited partnerships	219,941	431,307
Property and equipment, net of accumulated depreciation	1,117,855	975,335
Operating lease right-of-use assets, net	53,887	-
Notes receivable - affiliated organizations		
Seller notes receivable	3,453,758	3,453,758
Sponsor notes receivable	250,000	250,000
Accrued interest on seller notes receivable	2,395,280	2,110,597
Allowance for credit losses on notes receivable	(6,099,038)	(2,110,597)
Net notes receivable - affiliated organizations	-	3,703,758
TOTAL ASSETS	\$ 3,261,167	\$ 7,326,113
<u>LIABILITIES AND NET ASSETS</u>		
LIABILITIES		
Accounts payable - trade	\$ 202,588	\$ 89,519
Accrued expenses	218,979	190,289
Deferred revenue	53,508	63,343
Line of credit	120,000	-
Due to agency - WRD and RACI	28,799	63,941
Operating lease liabilities	54,361	-
TOTAL LIABILITIES	678,235	407,092
NET ASSETS		
Net assets without donor restrictions	1,660,397	6,195,466
Net assets with donor restrictions	922,535	723,555
TOTAL NET ASSETS	2,582,932	6,919,021
TOTAL LIABILITIES AND NET ASSETS	\$ 3,261,167	\$ 7,326,113

The accompanying notes are an integral part of these consolidated financial statements.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
CONSOLIDATED STATEMENTS OF ACTIVITIES
YEARS ENDED DECEMBER 31, 2023 AND 2022

	2023			2022		
	Without Donor Restrictions	With Donor Restrictions	Total	Without Donor Restrictions	With Donor Restrictions	Total
REVENUE AND SUPPORT						
Contributions	\$ 716,236	\$ 1,222,630	\$ 1,938,866	\$ 1,391,872	\$ 1,300,155	\$ 2,692,027
United Way of Central Iowa allocation	-	604,761	604,761	-	490,750	490,750
Program income	839,250	-	839,250	755,970	-	755,970
Special events	200,709	-	200,709	191,811	-	191,811
Interest income	3,146	-	3,146	1,115	-	1,115
Change in beneficial interest in Community Foundation, net of fees	53,919	-	53,919	(57,901)	-	(57,901)
Rental income	76,095	-	76,095	71,712	-	71,712
Management fees	204,516	-	204,516	200,529	-	200,529
Net assets released from restrictions	1,628,411	(1,628,411)	-	1,745,070	(1,745,070)	-
TOTAL REVENUE AND SUPPORT	3,722,282	198,980	3,921,262	4,300,178	45,835	4,346,013
EXPENSES						
Salaries	2,662,487	-	2,662,487	2,372,322	-	2,372,322
Employee benefits and payroll taxes	539,699	-	539,699	478,082	-	478,082
Telephone and utilities	66,903	-	66,903	59,037	-	59,037
Insurance	56,822	-	56,822	47,215	-	47,215
Repairs, maintenance, and supplies	73,944	-	73,944	69,274	-	69,274
Program supplies and travel	261,514	-	261,514	300,360	-	300,360
Contract services	318,252	-	318,252	353,070	-	353,070
Special events	61,899	-	61,899	62,286	-	62,286
Marketing and communications	58,324	-	58,324	77,658	-	77,658
General administration	51,715	-	51,715	64,997	-	64,997
Audit and tax return	28,250	-	28,250	26,775	-	26,775
Depreciation	162,418	-	162,418	133,946	-	133,946
Loss from investment in limited partnerships	211,366	-	211,366	729,559	-	729,559
TOTAL EXPENSES	4,553,593	-	4,553,593	4,774,581	-	4,774,581
Change in net assets	(831,311)	198,980	(632,331)	(474,403)	45,835	(428,568)
NET ASSETS - BEGINNING OF YEAR	6,195,466	723,555	6,919,021	6,669,869	677,720	7,347,589
Impact of change in accounting policy	(3,703,758)	-	(3,703,758)	-	-	-
NET ASSETS - END OF YEAR	\$ 1,660,397	\$ 922,535	\$ 2,582,932	\$ 6,195,466	\$ 723,555	\$ 6,919,021

The accompanying notes are an integral part of these consolidated financial statements.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
CONSOLIDATED STATEMENTS OF FUNCTIONAL EXPENSES
YEAR ENDED DECEMBER 31, 2023

	Supporting Services			Total Supporting Services	Total Expenses
	Program Services	Management & General	Fundraising		
Salaries	\$ 2,063,661	\$ 472,399	\$ 126,427	\$ 598,826	\$ 2,662,487
Employee benefits and payroll taxes	387,857	132,427	19,415	151,842	539,699
Telephone and utilities	54,066	12,660	177	12,837	66,903
Insurance	55,637	1,185	-	1,185	56,822
Repairs, maintenance, and supplies	55,251	17,083	1,610	18,693	73,944
Program supplies and travel	238,497	3,948	19,069	23,017	261,514
Contract services	151,346	120,047	46,859	166,906	318,252
Special events	-	-	61,899	61,899	61,899
Marketing and communications	443	44,899	12,982	57,881	58,324
General and administration	21,782	28,511	1,422	29,933	51,715
Audit and tax return	-	28,250	-	28,250	28,250
Depreciation	121,814	40,604	-	40,604	162,418
Loss from investment in limited partnerships	211,366	-	-	-	211,366
2023 total expenses	\$ 3,361,720	\$ 902,013	\$ 289,860	\$ 1,191,873	\$ 4,553,593

The accompanying notes are an integral part of these consolidated financial statements.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
CONSOLIDATED STATEMENTS OF FUNCTIONAL EXPENSES
YEAR ENDED DECEMBER 31, 2022

	Supporting Services			Total Supporting Services	Total Expenses
	Program Services	Management & General	Fundraising		
Salaries	\$ 1,784,804	\$ 413,364	\$ 174,154	\$ 587,518	\$ 2,372,322
Employee benefits and payroll taxes	360,242	91,612	26,228	117,840	478,082
Telephone and utilities	48,270	10,767	-	10,767	59,037
Insurance	46,460	755	-	755	47,215
Repairs, maintenance, and supplies	50,035	18,222	1,017	19,239	69,274
Program supplies and travel	283,831	16,529	-	16,529	300,360
Contract services	193,784	119,660	39,626	159,286	353,070
Special events	-	2,501	59,785	62,286	62,286
Marketing and communications	46,029	19,641	11,988	31,629	77,658
General and administration	15,121	49,276	600	49,876	64,997
Audit and tax return	-	26,775	-	26,775	26,775
Depreciation	100,460	33,486	-	33,486	133,946
Loss from investment in limited partnerships	729,559	-	-	-	729,559
2022 total expenses	\$ 3,658,595	\$ 802,588	\$ 313,398	\$ 1,115,986	\$ 4,774,581

The accompanying notes are an integral part of these consolidated financial statements.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
CONSOLIDATED STATEMENTS OF CASH FLOWS
YEARS ENDED DECEMBER 31, 2023 AND 2022

	<u>2023</u>	<u>2022</u>
CASH FLOWS FROM OPERATING ACTIVITIES		
Change in net assets	\$ (632,331)	\$ (428,568)
Adjustments to reconcile change in net assets to net change in cash from operating activities:		
Depreciation	162,418	133,946
Amortization of operating lease right-of-use asset	4,311	-
Change in value of beneficial interest	(53,919)	57,901
Withdrawal from beneficial interest	24,574	-
Loss from investment in limited partnership	211,366	729,559
Change in:		
Receivables, including program, United Way allocation and grants receivable	(218,554)	209,645
Prepaid expenses	(4,708)	(3,437)
Accounts receivable - affiliated organizations	61,214	72,673
Accounts payable - trade	113,069	49,329
Accrued expenses	28,690	40,721
Deferred revenue	(9,835)	24,856
Due to agency - WRD and RACI	(35,142)	(19,785)
Operating lease liabilities	(3,837)	-
Net change in cash from operating activities	<u>(352,684)</u>	<u>866,840</u>
CASH FLOWS FROM INVESTING ACTIVITIES		
Property and equipment purchases	(304,938)	(297,168)
Purchase of Wheels of Hope certificate of deposit	-	(60,000)
Gain on investment	(450)	-
Net change in cash from investing activities	<u>(305,388)</u>	<u>(357,168)</u>
CASH FLOWS FROM FINANCING ACTIVITIES		
Proceeds from line of credit	<u>120,000</u>	<u>-</u>
Net change in cash and cash equivalents	(538,072)	509,672
Cash and cash equivalents - beginning of year	<u>1,070,589</u>	<u>560,917</u>
Cash and cash equivalents - end of year	<u>\$ 532,517</u>	<u>\$ 1,070,589</u>
Supplemental Disclosures of Cash Flow Information		
Non-cash investing and financing activities:		
Acquisition of property and equipment in accounts payable	<u>\$ 171,299</u>	<u>\$ -</u>
Right-of-use assets acquired through operating lease liabilities	<u>\$ 58,198</u>	<u>-</u>

The accompanying notes are an integral part of these consolidated financial statements.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE A - SIGNIFICANT ACCOUNTING POLICIES

NATURE OF ACTIVITIES - The purpose of Homes of Oakridge Human Services, Inc. d/b/a Oakridge Neighborhood Services “ONS” (the Organization), located in Des Moines, Iowa, is to provide programs, activities and services to people of all ages, primarily residents of Oakridge Neighborhood, through a variety of components: cultural, educational, recreational, athletic, nutritional, and social. These programs, activities, and services are available to the public.

The Youth and Family Program is designed to provide opportunities for personal growth, job development, computer literacy, education, creative arts, community service, and athletic and recreational activities in order to enhance the development of strong social skills that will assist youth in making positive choices.

The Early Enrichment Child Care Program provides comprehensive childcare services in a quality, caring environment which is accredited by the National Association of Early Childhood Programs. Early Enrichment serves approximately 90 children monthly, ages 2 weeks to 5 years.

The Organization has two other programs which, due to the nature of the programs, are embedded in the Youth and Family Program and the Early Enrichment Child Care Program. These are the Human Services Program and the Adult Program. The Human Services Program provides residents with assistance in meeting their basic human needs, including energy assistance, food vouchers, clothing, and household items. This department is the first contact point for many families; thus, it provides referrals to other programs of the Organization. The Adult Program provides participants with opportunities to reach self-reliance through offering basic adult education, general education degrees, English as a second language, computer skills, pre-employment training and job placement. A case management component is available for residents in need of help to move toward self-reliance.

The Variety Center building serves as a facility for program operations and administrative support. The operating costs of the Variety Center building are allocated to the Youth Program, Early Enrichment Child Care Program, and general and administrative.

FINANCIAL STATEMENT PRESENTATION - The consolidated financial statements of the Organization also include the activities of ONS Ventures, Inc. and ONS Silver Oaks, Inc. ONS Ventures, Inc. is a for-profit corporation operating as the general partner of Oakridge Neighborhood Associates, Limited Partnership (Phase I) and Oakridge Neighborhood Associates Phase II, Limited Partnership (Phase II). ONS Silver Oaks, Inc. is a for-profit corporation operating as the general partner of Silver Oaks Associates, LP (Silver Oaks). All material intercompany balances and transactions have been eliminated in the consolidation.

The Organization reports its financial position and activities through two classes of net assets: with donor restrictions and without donor restrictions, depending on the existence and/or nature of any donor restrictions on contributions.

Time-restricted and purpose-restricted contributions are recorded as net assets with donor restrictions and are released to net assets without donor restrictions upon expiration of the time restriction or fulfillment of the purpose. All contributions are considered available for the general programs of the Organization unless specifically restricted by the donor.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE A - SIGNIFICANT ACCOUNTING POLICIES - Continued

FINANCIAL STATEMENT PRESENTATION - Continued - Gifts of land, buildings and equipment are presented as unrestricted support unless explicit donor stipulations specify how the donated assets must be used. Gifts of long-lived assets with explicit restrictions that specify how the assets are to be used and gifts of cash or other assets that must be used to acquire long-lived assets are reported as restricted support. Absent explicit donor stipulations about how long those assets must be maintained, the Organization reports expirations of donor restrictions when the donated or acquired long-lived assets are placed in service.

NEW ACCOUNTING PRONOUNCEMENT - On January 1, 2023, the Organization adopted ASU 2016-13 *Financial Instruments – Credit Losses (Topic 326): Measurement of Credit Losses and Financial Instruments* (ASC 326). This standard replaced the incurred loss methodology with an expected loss methodology that is referred to as the current expected credit loss (“CECL”) methodology. CECL requires an estimate of credit losses for the remaining estimated life of the financial asset using historical experience, current conditions, and reasonable and supportable forecasts and generally applies to financial assets measured at amortized costs, including program receivables, accounts receivable – affiliated organization, certificates of deposit and affiliated organization notes receivable. Financial assets measured at amortized costs will be presented at the net amount expected to be collected by using an allowance for credit losses.

The Organization adopted ASC 326 and all related subsequent amendments thereto effective January 1, 2023, using the modified retrospective approach for all financial assets measured at amortized cost. The transition adjustment of the adoption of CECL included an increase in the allowance for credit losses on loans of \$3,703,758, which is presented as a reduction to notes receivable – affiliated organizations. The Organization recorded a net decrease to net assets of \$3,703,758 as of January 1, 2023, for the cumulative effective of adopting CECL, which reflects the transition adjustments noted above. Results for reporting periods beginning after January 1, 2023, are presented under CECL while prior period adjustments continue to be reported in accordance with the previously applicable accounting standards (“incurred loss”).

CASH AND CASH EQUIVALENTS - The Organization considers all highly liquid investments with an initial maturity of three months or less to be cash equivalents.

Donor restricted cash and cash equivalents represent funds received but not yet expended for donor restricted purposes. These donor restricted funds are not required to be maintained in separate accounts or institutions, but management has elected to report these funds separately in the Consolidated Statements of Financial Position for transparency purposes.

CONCENTRATION OF CREDIT RISK - Financial instruments, which potentially subject the Organization to concentration of credit risk, consist primarily of bank deposits. The Organization maintains bank accounts at financial institutions where at times the account balances exceed the federally insured limits. Deposits in excess of federally insured limits total approximately \$124,000 at December 31, 2023. The risk is managed by maintaining all deposits in high quality financial institutions.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE A - SIGNIFICANT ACCOUNTING POLICIES - Continued

PROGRAM RECEIVABLES - Receivables include amounts due for services provided and are stated at the amount management expects to collect from outstanding balances. ASU 2016-13, as amended was applied to program receivables. For program receivables, management determines the allowance for expected credit losses by regularly evaluating tuition and other program receivables and considering the financial condition, credit history, current economic conditions, and reasonable and supportable forecasts regarding future events. The Organization believes historical loss information is a reasonable starting point in which to calculate the expected allowance for credit losses as the Organization's receivables have remained consistent. The estimate is calculated on a pooled basis where similar risk characteristics exist. Receivables are written-off when they are determined to be uncollectible. Recoveries of receivables previously written-off are recorded when recoveries are received. At December 31, 2023 and 2022, no allowance for expected credit losses was recorded. The balance of program receivables as of January 1, 2022 was \$35,302.

GRANTS AND UNITED WAY ALLOCATION RECEIVABLE - Grants receivable represent funds not yet received from the grantor during the years ended December 31, 2023 and 2022. The United Way of Central Iowa allocation receivable represents funds to be received through the end of the contract period (the contract period for 2023 ends June 30, 2024; the contract period for 2022 ended June 30, 2023). Grants receivable and United Way allocation receivables are scoped out of ASC 326 and ASC 606 as such are accounted for as promises to give. As these funds represent an unconditional promise to give, they are recorded as revenue when the contract is received. Since these funds have implied time restrictions they are shown as donor restricted on the Consolidated Statements of Financial Position for transparency purposes. At December 31, 2023 and 2022, no allowance for doubtful receivables was recorded. The balance of grants and United Way allocation receivables as of January 1, 2022 was \$623,706.

ACCOUNTS RECEIVABLE - AFFILIATED ORGANIZATIONS - Accounts receivable from affiliated organizations consists of funds borrowed from the Organization by Phase I, Phase II, and Silver Oaks. Funds borrowed totaled \$197,808 as of January 1, 2022. ASU 2016-13, as amended was applied to accounts receivable – affiliated organizations. For receivables from affiliates, management determines the allowance for expected credit losses by regularly evaluating the balances and considering the financial condition, credit history, current economic conditions, and reasonable and supportable forecasts regarding future events. The Organization believes historical loss information is a reasonable starting point in which to calculate the expected allowance for credit losses as the Organization's receivables have remained consistent. The estimate is calculated on a pooled basis where similar risk characteristics exist. At December 31, 2023 and 2022, no allowance for expected credit loss was recorded.

PROPERTY AND EQUIPMENT - The Organization capitalizes all assets with a cost in excess of \$3,000 and a useful life of greater than one year. Depreciation is computed using the straight-line method over the useful lives of 3-15 years for equipment, 4-5 years for vehicles, and 5-30 years for leasehold improvements.

NOTES RECEIVABLE - AFFILIATED ORGANIZATIONS - Notes receivable - affiliated organizations are notes receivable that management has the intent and ability to hold for the foreseeable future or until maturity or payoff are reported at amortized cost. Amortized cost is the principal balance outstanding. Interest income is accrued on the unpaid principal balance.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE A - SIGNIFICANT ACCOUNTING POLICIES - Continued

ALLOWANCE FOR CREDIT LOSSES - NOTES RECEIVABLE - AFFILIATED ORGANIZATIONS - The allowance for credit losses is a valuation account that is deducted from the notes receivable amortized cost basis to present the net amount expected to be collected on the notes receivable. Notes receivable are charged off against the allowance when management believes the uncollectibility of a note receivable balance is confirmed.

The allowance for credit losses represents management's estimate of lifetime credit losses inherent in notes receivable as of the Consolidated Statement of Financial Position date. The allowance for credit losses is estimated by management using relevant available information, from both internal and external sources, relating to past events, current conditions, and reasonable and supportable forecasts.

REVENUE RECOGNITION - The Organization's main sources of revenue include contributions, United Way of Central Iowa allocation, and program income. Program income is within the scope of Accounting Standards Codification (ASC) 606, and contributions and United Way of Central Iowa allocation are recognized in accordance with ASC 958, as clarified by ASU 2018-08.

The Organization recognizes contributions and United Way of Central Iowa allocations when cash or an unconditional promise to give are received. Conditional contributions (those with a measurable performance or other barrier and a right of return) are recorded upon substantial satisfaction of the donor's condition. A portion of the Organization's revenue is derived from cost-reimbursable grants which are conditioned upon certain performance requirements and/or the incurrence of allowable qualifying expenses. Amounts received are recognized as revenue when the Organization has incurred expenditures in compliance with the grant provisions. Amounts received prior to incurring qualifying expenditures are reported as deferred revenue in the Consolidated Statement of Financial Position. The Organization had deferred revenue of \$53,508, \$63,343, and \$38,487 as of December 31, 2023, December 31, 2022, and January 1, 2022 respectively. At December 31, 2023, the Organization has approximately \$228,000 of conditional contributions not yet recorded as satisfaction of the conditions has not been substantially met. There were \$263,000 of conditional contributions as of December 31, 2022.

Program income includes tuition income and cost-sharing grant income from Des Moines Public Schools. The agreement allows Des Moines Public Schools to run one of its early education programs using the teachers and classrooms provided by the Organization. As such this is considered an exchange transaction as commensurate value is received for the service provided. The number of students can fluctuate from various situations outside the control of the Organization, most generally due to the economy. A performance obligation for tuition income is created when a student registers for the program. These performance obligations are satisfied through childcare provided throughout the year. Tuition is invoiced every two weeks and payment is due upon receipt of invoices. Tuition income is recognized ratably over time as income in the two-week period to which it relates. A performance obligation for cost-sharing grant income from Des Moines Public Schools is created when the agreement is executed. This performance obligation is satisfied when the Organization incurs qualifying expenses that benefit Des Moines Public Schools. The Organization submits for reimbursement of qualifying expenses every quarter and payment is due upon receipt of supporting documentation by Des Moines Public Schools. Cost-sharing grant income is recognized in the same quarter the qualifying expenses are incurred. Program income earned and billed but not received is represented on the Consolidated Statements of Financial Position as program receivables at December 31, 2023 and 2022. There was no deferred revenue related to program revenue at December 31, 2023, December 31, 2022, or January 1, 2022.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE A - SIGNIFICANT ACCOUNTING POLICIES - Continued

IN-KIND DONATIONS - Significant in-kind donations, including goods and services, are recorded as income and expenses at their estimated fair values at the time the services are performed or goods are provided. No in-kind donations were received in 2023 and 2022.

INCOME TAXES - Homes of Oakridge Human Services, Inc. is exempt from federal income tax under the provisions of the Internal Revenue Code Section 501(c)(3).

ONS Ventures, Inc. and ONS Silver Oaks, Inc., are subject to federal and state income taxes. There were no significant taxes paid or accrued during 2023 or 2022.

Management is unaware of any uncertain income tax positions as of December 31, 2023 and 2022. Interest and penalties associated with income tax matters would be presented as components of income tax expense. There were no interest or penalty charges during the years ended December 31, 2023 or 2022.

RIGHT-OF-USE ASSETS AND LEASE LIABILITIES - The Organization accounts for leases in accordance with ASC 842. The Organization has made the following accounting policy elections related to ASC 842:

- a. To apply the short-term lease exemption with an original term less than 12 months (see disclosures of amounts within this category in Note M);
- b. To use the risk free rate as the discount rate the Organization selected the risk-free discount rate closest to the remaining lease term at lease inception.

FUNCTIONAL EXPENSES - Allocations of functional expenses in the Consolidated Statements of Functional Expense are made by direct assignment of cost to functional categories where a direct relationship exists. Other common expenses, including the CEO's salary, depreciation expense, and Variety Center expenses, are allocated to functional categories based on time, use, and occupancy estimates. Management and general expenses include those expenses that are not directly identifiable with any specific function but provide for the overall support and direction of the Organization.

Special event expense included the following during the years ended December 31, 2023 and 2022:

	<u>2023</u>	<u>2022</u>
Cost of direct benefit to donors	\$ 49,874	\$ 45,071
Fundraising	12,025	17,215
Total special event expense	<u>\$ 61,899</u>	<u>\$ 62,286</u>

RECLASSIFICATIONS - Certain prior year amounts have been reclassified to conform to the current year presentation. Such reclassifications have no effect on total net assets or changes in net assets previously reported.

ESTIMATES - The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect certain reported amounts and disclosures. Accordingly, actual results could differ from those estimates.

SUBSEQUENT EVENTS - Management has evaluated subsequent events through December 31, 2023, the date the financial statements were issued.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
D/B/A OAKRIDGE NEIGHBORHOOD SERVICES
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE B - LIQUIDITY AND AVAILABILITY

The following table shows the financial assets held by the Organization at December 31, 2023 and 2022 available within one year of the Consolidated Statements of Financial Position date to meet cash needs for general expenditure. The various receivables are subject to implied time restrictions but are expected to be collected within one year. The Organization structures its financial assets to be available as its general expenditures, liabilities, and other obligations come due.

	<u>2023</u>	<u>2022</u>
Cash and cash equivalents, without donor restrictions	\$ 255,139	\$ 779,922
Accounts receivable - affiliated organizations	63,921	125,135
Program receivables	22,760	16,475
Five percent of beneficial interest in Greater Des Moines Community Foundation (see Note E)	26,041	24,574
Funds held for others	<u>(28,799)</u>	<u>(63,941)</u>
Financial assets available to meet general expenditures within one year	<u>\$ 339,062</u>	<u>\$ 882,165</u>

NOTE C - WHEELS OF HOPE CERTIFICATE OF DEPOSIT

A certificate of deposit held at December 31, 2023 and 2022 totals \$60,450 and \$60,400, respectively. The certificate of deposit is utilized within the Wheels of Hope program (see Note G) and matures September 2026 and bears interest at 0.75%. The certificate of deposit is carried at amortized cost and is not considered a debt security under ASC 320. No allowance for estimated credit losses for certificates of deposit was deemed necessary after considering historic credit losses for similar instruments and current conditions and forecasts.

NOTE D - INVESTMENT IN LIMITED PARTNERSHIPS

ONS Ventures, Inc. owns a general partner interest in two limited partnerships, Phase I and Phase II. Homes of Oakridge Human Services, Inc. is an administrative limited partner in each limited partnership.

Under the terms of the limited partnership agreement, ONS Ventures, Inc. invested \$679,425 in Phase I and \$680,989 in Phase II in return for a 0.005% general partner interest in each limited partnership. No capital contribution was required of Homes of Oakridge Human Services, Inc. as an administrative limited partner and Homes of Oakridge Human Services, Inc. is not allocated any of the profits or losses of the limited partnerships for the administrative limited partner.

Using investment capital and debt financing of approximately \$32 million, the Phase I and Phase II acquired and rehabilitated approximately 300 units of low-income multi-family housing in Des Moines, Iowa during 2009, commonly referred to as the Oakridge Neighborhood.

ONS Silver Oaks, Inc. owns a general partner interest in Silver Oaks. Under the terms of the limited partnership agreement, ONS Silver Oaks, Inc. invested \$220,040 in return for a 0.005% interest in the limited partnership.

Using investment capital and debt financing of approximately \$5.7 million, Silver Oaks constructed a 39-unit housing project for the elderly in Des Moines, Iowa, adjacent to the Oakridge Neighborhood during 2013.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
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NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE D - INVESTMENT IN LIMITED PARTNERSHIPS - Continued

The general partner and special limited partner have also agreed to make additional capital contributions to the limited partnership should the investor limited partner not receive, for any fiscal year, an amount less than the projected low-income housing tax credit or is required to recapture low-income tax credits claimed in prior years. The required additional capital contributions to the limited partnership is equal to the short-fall or recaptured tax credits, plus interest and penalties. Management has determined that no loss contingency should be recorded as it is unlikely the tax credits will be recaptured and the loss contingency is not estimable as of December 31, 2023 or 2022. The special limited partner has agreed to subordinate ONS Ventures and ONS Silver Oaks, Inc. for any such claims until such time as the special limited partner withdraws from the limited partnership.

ONS Ventures, Inc. and ONS Silver Oaks, Inc. use the equity method of accounting for their investment in these limited partnerships. Under the equity method of accounting, the carrying value of the investment is equal to the amount invested, plus earnings (losses), less any distributions. Management assesses whether the carrying value of the investment has been permanently impaired and if the carrying value should be reduced to fair value. Management determined that no impairment had occurred during the years ended December 31, 2023 or 2022. Equity interest in limited partnership loss shown below is included in investment in limited partnerships in the Consolidated Statements of Activities.

Following is a summary of changes in the investment in limited partnerships:

	2023	2022
Beginning of year balance	\$ 431,307	\$ 1,160,866
Equity interest in limited partnership net loss	(211,366)	(729,559)
End of year balance	\$ 219,941	\$ 431,307

NOTE E - BENEFICIAL INTEREST IN GREATER DES MOINES COMMUNITY FOUNDATION

The Organization has a beneficial interest in certain assets held through the Greater Des Moines Community Foundation (Foundation). The Foundation was organized to receive gifts and bequests from private and public organizations and to make contributions to projects benefiting the greater Des Moines community. A charitable fund within the Foundation can be added to by the Organization or any other person on behalf of the Organization. Although the Foundation has the power to modify restrictions or conditions on the distributions under certain conditions, the Organization does not consider this to effectively constitute variance power, due to the unlikelihood of such conditions occurring. The balance of the fund is being accounted for as a beneficial interest and is valued at the fair value of the underlying assets.

The Organization may receive quarterly distributions limited to no more than a spending formula determined from time to time by the Foundation's Board of Directors. The allowable distribution at December 31, 2023 was limited to five percent of the balance at December 31st of the previous year. The distribution taken in 2023 was \$24,574. No distribution was taken in 2022. Net income in excess of the distributions, administrative fees, and direct expenses are added to the principal of the fund. Distributions in excess of net income may be made in order to make distributions in accordance with the spending formula.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
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NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE E - BENEFICIAL INTEREST IN GREATER DES MOINES COMMUNITY FOUNDATION -
Continued

The Foundation's Board of Directors must consider additional distributions in excess of net income (up to 100% of the fund balance) provided such requests are submitted in writing with a certified copy of the resolution authorizing the withdrawal approval by three-fourths of the Organization's Board of Directors. The resolution shall state the specific reasons for the request and describe why such distribution would further the legitimate interests of the Organization and how the fiduciary responsibilities to prior contributors will be fulfilled. Any such distribution of the fund's principal, in whole or in part, shall be subject to the approval of the Foundation's Board of Directors, which shall not be unreasonably withheld, and will be made within one year of the required approvals. There was no additional distribution approved by the board and received by the Organization during the years ended December 31, 2023 and 2022.

ASC 820, *Fair Value Measurements and Disclosures*, provides the framework for measuring fair value. That framework provides a fair value hierarchy that prioritizes the inputs to valuation techniques used to measure fair value. The hierarchy gives the highest priority to unadjusted quoted prices in active markets for identical assets or liabilities (Level 1 measurements) and the lowest priority to unobservable inputs (Level 3 measurements).

The three levels of the fair value hierarchy under ASC 820 are described below:

Level 1 Fair Value Measurements - Inputs to the valuation methodology are unadjusted quoted prices for identical assets or liabilities in an active market. This level includes equity mutual funds, fixed income securities, and international equities based on the closing price reported in the active market where the securities are traded.

Level 2 Fair Value Measurements - Inputs to the valuation methodology include quoted prices for similar assets or liabilities in active markets, quoted prices for identical or similar assets or liabilities in inactive markets, inputs other than quoted prices that are observable for the asset or liability, and inputs that are derived principally from or corroborated by observable market data. The Organization has no Level 2 investments.

Level 3 Fair Value Measurements - Inputs to the valuation methodology are unobservable and significant to the fair value measurement.

The beneficial interest in the Foundation is carried at fair value using Level 3 measurements in accordance with U.S. generally accepted accounting principles. The fair value represents the Organization's interest in the underlying fair value of the investments held by and as reported by the Foundation. The resulting realized and unrealized gains or losses, interest and dividend income, and administrative fees are reported in the Consolidated Statements of Activities as "change in beneficial interest in Community Foundation, net of fees".

The Foundation invests in various investment securities. Investment securities are exposed to various risks such as interest rate, market, and credit risks. Due to the level of risk associated with certain investment securities, it is at least reasonably possible that changes in the values of investment securities will occur in the near term and that such changes could materially affect the Organization's beneficial interest in the Foundation.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
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NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE E - BENEFICIAL INTEREST IN GREATER DES MOINES COMMUNITY FOUNDATION -
Continued

Following is a summary of the transactions that occurred during the years ended December 31, 2023 and 2022 as reported to the Organization by the Foundation:

	2023	2022
Beginning balance	\$ 491,470	\$ 549,371
Allocated interest and dividend income	15,288	12,649
Allocated realized/unrealized gains (losses) on investments	41,146	(68,018)
Disbursements from fund	(24,574)	-
Foundation administration fees	(2,515)	(2,532)
Ending balance	\$ 520,815	\$ 491,470

NOTE F - NOTES RECEIVABLE - AFFILIATED ORGANIZATIONS

Notes receivable - affiliated organizations includes seller notes receivable from affiliates totaling \$3,453,758 as of December 31, 2023 and 2022 that arose from the sale of apartment projects to affiliated limited partnerships during 2009. The notes bear interest at 5% compounding annually. Principal and interest payments are due only from limited partnership surplus cash. The notes are collateralized by real estate mortgages. All outstanding principal and interest balances are due December 31, 2039. As of December 31, 2023 management has estimated the allowance for credit losses for the seller notes receivable to be \$3,453,758. There was no estimated allowance for credit losses for the seller notes receivable as of December 31, 2022.

Notes receivable - affiliated organizations also includes two sponsor notes receivable. During 2021, the Organization entered into two sponsor notes totaling \$250,000 with affiliates of the Organization, Phase I and Phase II. The notes bear interest at 0% and all principal are due December 31, 2026. As of December 31, 2023 management has estimated the allowance for credit losses for the sponsor notes receivable to be \$250,000. There was no estimated allowance for credit losses for the sponsor notes receivable as of December 31, 2022.

Prior to the adoption of ASC 326, notes receivable were considered impaired when, based on current information and events, it was probably the Organization would be unable to collect all amounts due in accordance with the original contractual terms of the note agreements.

When determining if the Organization would be unable to collect all principal and interest payments due in accordance with the contractual terms of the loan agreement, the Organization considered the borrower's capacity to pay. Management determined that at December 31, 2022 the principal of the notes receivables – affiliated organization was collectible and no impairment needed to be recorded.

Due to the contingent and uncertain nature of any interest payments, management has provided a collectability allowance for accrued interest receivable of \$2,395,280 and \$2,110,597 as of December 31, 2023 and 2022, respectively. The affiliates generated no limited partnership surplus cash during 2023 and 2022. The interest earned during 2023 and 2022 increased the allowance for credit losses and offset the interest income. As a result, no income was recognized from those notes during 2023 and 2022.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
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NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE F - NOTES RECEIVABLE - AFFILIATED ORGANIZATIONS

The following table summarized the activity related to the allowance for credit losses.

	<u>2023</u>	<u>2022</u>
Seller notes receivable	\$ 3,453,758	\$ 3,453,758
Sponsor notes receivable	250,000	250,000
Accrued interest on seller notes receivable	2,395,280	2,110,597
Allowance for credit losses on notes receivable - affiliated organizations	<u>\$ (6,099,038)</u>	<u>\$ (2,110,597)</u>
Net notes receivable - affiliated organizations	<u>\$ -</u>	<u>\$ 3,703,758</u>

The following table summarizes the activity related to the allowance for credit losses for the year ended December 31, 2023 under the CECL methodology.

Balance, December 31, 2022	\$ 2,110,597
Adjustment to allowance for adoption of ASC 326	3,703,758
Provision for credit losses (accrued interest)	<u>284,683</u>
Balance, December 31, 2023	<u><u>\$ 6,099,038</u></u>

Prior to the adoption of ASC 326 on January 1, 2023, the Organization calculated the allowance for notes receivable losses under the incurred loss methodology. The following table summarizes the activity for the allowance for the year ended December 31, 2022.

Balance, December 31, 2021	\$ 1,839,771
Provision for credit losses (accrued interest)	<u>270,826</u>
Balance, December 31, 2022	<u><u>\$ 2,110,597</u></u>

NOTE G - COMMITMENTS

The Organization partnered with a local bank to provide low interest auto loans to participants through the Wheels of Hope program beginning in May 2022. The program agreement requires the Organization to guaranty the obligations of all the individual borrowers under the program and to hold a certificate of deposit (See Note C) in the amount of \$60,000 with the bank. At no point during the program may the aggregate outstanding principal balance borrowed by participants exceed \$60,000. As of December 31, 2023 there have been six borrowings totaling \$38,000 with monthly payments of between \$220 and \$260 each under the program. The certificate of deposit held at December 31, 2023 and 2022 matures September 20, 2026 and bears interest at 0.75%.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
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NOTE H - PROPERTY AND EQUIPMENT

Property and equipment consisted of the following as of December 31, 2023 and 2022:

	2023	2022
Leasehold improvements - Teen Center/Teen Tech Space	\$ 961,852	\$ 799,580
Leasehold improvements - Silver Oaks Daycare	440,809	440,809
Land	86,312	86,312
Artwork	3,000	3,000
Vehicles	175,610	94,901
Equipment	1,023,004	967,590
Total property and equipment	2,690,587	2,392,192
Less accumulated depreciation	1,572,732	1,416,857
Net property and equipment	<u>\$ 1,117,855</u>	<u>\$ 975,335</u>

NOTE I - DUE TO AGENCY

The Organization held in its name the assets of an agency and maintained records for the activity of the agency. The net assets of the agency are reported as due to agency on the Organization's Consolidated Statements of Financial Position. The Organization no longer maintains the records for the agency as of July 2023, but amounts are still owed at December 31, 2023. The following is a description of the purpose of the agency as well as the related financial activity.

World Refugee Day Des Moines (WRD) - Culture celebration held in Des Moines, Iowa to showcase the refugee and immigrant communities that Des Moines and central Iowa host. The event is funded by contributions and sponsorships. The liability due to agency for WRD is expected to be paid by the end of 2024.

Refugee Alliance of Central Iowa (RACI) - Membership network of service providers, government agencies, religious groups, nonprofit organizations, and educational institutions that work together to better serve the needs of the growing refugee population in central Iowa. The liability due to agency for RACI was paid in full in March 2024.

WRD and RACI agency activity for the years ended December 31, 2023 and December 31, 2022, is as follows:

	WRD	RACI	Total
Due to agency at December 31, 2021	\$ 4,013	\$ 79,713	\$ 83,726
Receipts	6,650	99,657	106,307
Disbursements	(6,540)	(119,552)	(126,092)
Due to agency at December 31, 2022	4,123	59,818	63,941
Receipts	34,695	25,023	59,718
Disbursements	(30,837)	(64,023)	(94,860)
Due to agency at December 31, 2023	<u>\$ 7,981</u>	<u>\$ 20,818</u>	<u>\$ 28,799</u>

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
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NOTE J - LINE OF CREDIT

On November 20, 2023, the Organization entered into a line of credit agreement with Banker's Trust for \$350,000 with a maturity date of August 31, 2024 and an interest rate of 8.50%. The line of credit is collateralized by equipment of the Organization. At December 31, 2023 the amount of principal outstanding under the line of credit was \$120,000. The Organization did not have a line of credit as of December 31, 2022.

NOTE K - MANAGEMENT FEES

The Organization provides apartment management services to Phase I, Phase II, and Silver Oaks. The management fee for Phase I, Phase II, and Silver Oaks is equal to 6% of residential (rental) and miscellaneous income for each partnership. The Organization earned \$204,516 and \$200,529 under the management agreements during 2023 and 2022, respectively. Management fees of \$18,015 and \$13,984 are included in accounts receivable - affiliated organizations as of December 31, 2023 and 2022, respectively.

NOTE L - RELATED PARTY LEASES

The Organization assesses any lease entered into as finance or operating lease based on the terms of the lease in accordance with ASC 842. The lease agreements with affiliated limited partnerships, disclosed below, are considered leases under ASC 842, however, as the payments are variable there is no right of use asset or lease liability recorded as variable payments are excluded from these calculations. Related party leases in which the Organization is the lessor and lessee are as follows:

The Organization leases space for a teen center and office space from Phase II under a master lease agreement that requires the Organization to pay rent annually through November 2024. Phase II determines the rent amount on an annual basis. The Organization is responsible for all operating costs of the teen center and of the office building, including real estate taxes and maintenance costs. The Organization has a sublease agreement for a portion of the space with Phase I and Phase II requiring monthly payments through November 2024. The sub lease rent amount is determined monthly by the Organization. Payments received on the sublease in 2023 and 2022 totaled \$59,568.

The Organization leases land to Silver Oaks through a 99-year land lease. The lease requires annual rent payments through 2111. Rent amount is determined annually by the Organization. Payments received in 2023 and 2022 totaled \$2,720.

The Organization leases office space to Silver Oaks. The lease requires annual rent payments through November 2024. Rent amount is determined annually by the Organization. Payments received in 2023 and 2022 totaled \$9,007 and \$8,745, respectively.

The Organization leases space for a day care center from Silver Oaks. The lease requires the Organization to pay annual rent through May 31, 2027. Rent amount is determined annually by Silver Oaks. The Organization is responsible for all operating costs of the day care center space, including utilities and services. Payments in 2023 and 2022 totaled \$10.

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
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NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE M -THIRD - PARTY LEASES

The Organization accounts for leases under ASC 842, *Leases*. The Organization determines if any arrangement is a lease at inception by assessing whether there is an identified asset and whether the contract conveys the right to control the use of the identified asset for a period of time in exchange for consideration. ASC 842 also requires a lessee to classify a lease as either finance or operating. As of December 31, 2023, the Organization has an operating lease for youth programming space for a teen tech center.

Right-of-use assets represent a lessee’s right to use an underlying asset for the lease term and lease liabilities represent a lessee’s obligation to make lease payments arising from the lease. Lease right-of-use assets and lease liabilities are initially recognized based on the present value of the future minimum lease payments over the remaining lease terms. The Organization uses the risk-free rate on the lease commitment date, to determine the present value of future payments for the related lease. Amortization of the right-of-use assets and interest expense on the lease liabilities are recorded over the related lease terms.

The Organization leases youth programming space for the Best Buy Teen Tech Center. This lease is for the period of July 1, 2023 through June 30, 2026 with the option of three one year renewals that are reasonably certain to be extended. Monthly lease payments of \$1,135 which consist of \$837 in base rent and \$298 in utilities started in July 2023. The base rent amount shall increase by the greater of 3% or the Consumer Price Index (CPI) each year on January 1. The lease will continue on a month-to-month basis when the three one-year renewals mature in 2029.

Rent expense for operating lease commitments totaled approximately \$5,497 and \$-0- for the years ended December 31, 2023 and 2022, respectively.

Lease Expense

Operating lease expense	\$	5,497
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Reconciliation to 2023 Consolidated Statement of Activities

Operating lease expense included in repairs, maintenance, and supplies on the Consolidated Statement of Activities	\$	5,497
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Other information:

Cash paid for amounts included in the measurement of lease liabilities:

Operating cash flows from operating leases	\$	5,023
Right-of-use assets obtained in exchange for new operating lease liabilities	\$	58,198
Weighted-average remaining lease term in years for operating leases		5.50
Weighted-average discount rate for operating leases		4.19%

HOMES OF OAKRIDGE HUMAN SERVICES, INC. AND SUBSIDIARIES
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NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

NOTE M -THIRD - PARTY LEASES - Continued

Minimum future payments for leases with initial terms in excess of one year are summarized as follows:

2024	\$	10,348
2025		10,658
2026		10,978
2027		11,307
2028		11,646
Thereafter		5,997
Total undiscounted cash flows		60,935
Less: present value discount		(6,574)
Total lease liabilities	\$	<u>54,361</u>

NOTE N - RETIREMENT PLAN

The Organization has a defined contribution 401(k) retirement plan covering all eligible employees who are at least 18 years old. Participants may elect to defer a certain percentage of their compensation, which may not exceed an annual dollar limit set by law. The Organization may make discretionary contributions as determined by the Board of Directors. Plan expense, including discretionary contributions, for the years ended December 31, 2023 and 2022 was \$57,367 and \$41,534, respectively.

NOTE O - NET ASSETS WITH DONOR RESTRICTIONS AND NET ASSETS RELEASED FROM RESTRICTIONS

Net assets with donor restrictions at December 31, 2023 and 2022 consisted of the following:

	<u>2023</u>	<u>2022</u>
Restricted due to time:		
United Way allocation	\$ 276,904	\$ 230,350
Best Buy	120,000	-
Adult and family programming	35,000	25,005
Restricted due to time and/or purpose:		
United Way summer employment program	8,671	-
Northwest Area Fund - Job Coach	-	62,123
Best Buy Teen Tech Center	24,495	-
Project Hope	12,928	20,844
Wheels of Hope	126,655	92,100
Oak Academy Scholars	148,455	165,544
Splash Park	29,565	12,277
Adult and family programming	139,863	115,312
Total	<u>\$ 922,535</u>	<u>\$ 723,555</u>

During the years ended December 31, 2023 and 2022, net assets of \$1,628,411 and \$1,745,070, respectively, were released from restriction as time and/or purpose restrictions were met.

Homes of Oakridge Human Services, Inc. and Subsidiaries
d/b/a Oakridge Neighborhood Services
1401 Center Street
Des Moines, Iowa 50314

December 31, 2023

MHCS P.C.
1601 West Lakes Parkway, Suite 300
West Des Moines, IA 50266

This representation letter is provided in connection with your audits of the consolidated financial statements of Homes of Oakridge Human Services, Inc. and Subsidiaries d/b/a Oakridge Neighborhood Services (the Organization), which comprise the consolidated statements of financial position as of December 31, 2023 and 2022 and, the related statements of activities, functional expenses, and cash flows for the years then ended, and the related notes to the consolidated financial statements, for the purpose of expressing an opinion on whether the consolidated financial statements are presented fairly, in all material respects, in accordance with accounting principles generally accepted in the United States of America (U.S. GAAP).

Certain representations in this letter are described as being limited to matters that are material. Items are considered material, regardless of size, if they involve an omission or misstatement of accounting information that, in light of surrounding circumstances, makes it probable that the judgment of a reasonable person relying on the information would be changed or influenced by the omission or misstatement. An omission or misstatement that is monetarily small in amount could be considered material as a result of qualitative factors.

We confirm that to the best of our knowledge and belief, having made such inquiries as we considered necessary for the purpose of appropriately informing ourselves as of December 31, 2023:

Consolidated financial statements

1. We have fulfilled our responsibilities, as set out in the terms of the audit engagement letter dated January 18, 2024, for the preparation and fair presentation of the consolidated financial statements in accordance with U.S. GAAP.
2. We acknowledge our responsibility for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of consolidated financial statements that are free from material misstatement, whether due to fraud or error.
3. We acknowledge our responsibility for the design, implementation, and maintenance of internal control to prevent and detect fraud.
4. Significant assumptions used by us in making accounting estimates, including those measured at fair value, are reasonable.
 - a. We have taken into account all relevant information of which we are aware for significant accounting estimates.

- b. We have consistently and appropriately selected and applied methods, assumptions, and data when making accounting estimates.
 - c. The assumptions we used in making and disclosing accounting estimates appropriately reflect our intent and ability to carry out specific courses of action on behalf of the Organization.
 - d. The disclosures related to accounting estimates, including those disclosures describing estimation uncertainty, are complete and are reasonable in the context of U.S. GAAP.
 - e. We have obtained and applied appropriate specialized skills and expertise in making accounting estimates.
 - f. We are not aware of any events subsequent to the date of the consolidated financial statements that require adjustment to our accounting estimates and disclosures included in the consolidated financial statements.
5. All related party relationships and transactions have been appropriately accounted for and disclosed in accordance with the requirements of U.S. GAAP.
 6. All events subsequent to the date of the consolidated financial statements and for which U.S. GAAP requires adjustment or disclosure have been adjusted or disclosed.
 7. The effects of uncorrected misstatements are immaterial, both individually and in the aggregate, to the financial statements as a whole. A list of the uncorrected misstatements is attached to the representation letter. In addition, you have proposed adjusting journal entries that have been posted to the Organization's accounts. We are in agreement with those adjustments.
 8. The effects of all known actual or possible litigation and claims have been accounted for and disclosed in accordance with U.S. GAAP.
 9. We have complied with all contractual agreements, grants, and donor restrictions.
 10. We have maintained an appropriate composition of assets in amounts needed to comply with all donor restrictions.
 11. We have accurately presented the Organization's position regarding taxation and tax-exempt status.
 12. The bases used for allocation of functional expenses are reasonable and appropriate.
 13. We have included in the consolidated financial statements all assets and liabilities under the Organization's control.
 14. We have designed, implemented, and maintained adequate internal controls over the receipt and recording of contributions.
 15. Methods and significant assumptions used by management to determine fair values, their consistency in application, and the completeness and adequacy of fair value information for financial statement measurement and disclosure purposes are appropriate.

16. With respect to preparing the Organization's Form 990, Form 990-T, if required, and requested state and local income tax returns, preparing the Subsidiaries' federal and requested state and local income tax returns, assisting management in preparing the Organization's 1099s, assisting management in preparing the Organization's consolidated financial statements, assisting management in preparing the Organization's depreciation schedules, developing bookkeeping entries with management oversight and assistance, assisting with the assessment of new leases (if any) and preparing the amortization schedules related to leases in accordance with Accounting Standards Codification Topic 842, *Leases*, assisting management with the adoption of Accounting Standards Codification Topic 326, *Measurement of Credit Losses*, and assisting with other consulting services as they arise, we have performed the following:
 - a. Made all management decisions and performed all management functions;
 - b. Assigned a competent individual to oversee the services;
 - c. Evaluated the adequacy of the services performed;
 - d. Evaluated and accepted responsibility for the result of the service performed; and
 - e. Established and maintained internal controls, including monitoring ongoing activities.
17. We have reviewed long-lived assets to be held and used for impairment whenever events or changes in circumstances have indicated that the carrying amount of the assets might not be recoverable and have determined that no adjustments were necessary.
18. The Organization has satisfactory title to all owned assets, and there are no liens or encumbrances on such long-lived assets; nor has the Organization pledged any long-lived assets as collateral, except for the Wheels of Hope certificate of deposit and the Banker's Trust line of credit.
19. There have been no cybersecurity breaches or other cyber events whose effects should be considered for disclosure in the consolidated financial statements, as a basis for recording a loss contingency, or otherwise considered when preparing the consolidated financial statements.
20. In relation to sales contracts and revenue recognition
 - a. We are not aware of any side letters, emails, or oral arrangements with our suppliers that modify or supersede the terms of the purchase orders and/or contracts.
 - b. We have implemented proper controls to identify revenue recognition in accordance with Financial Accounting Standards Board (FASB) Accounting Standards Codification ASC 606, *Revenue from Contracts with Customers*. For the revenue contracts:
 - i. There are no side letters, emails, or other agreements (oral or written) that materially alter the terms of the original contracts other than any fully executed amendments to the contracts.
 - ii. We have taken all appropriate and reasonable measures to inform employees of the Organization and our sales force to comply with company policies in this regard.

- iii. We have reviewed all amounts of revenue that have been deferred, as of the statement of financial position date, in accordance with the above-captioned accounting rules generally accepted in the United States, and believe that these revenues are appropriately deferred and will be realized in the future periods.
 - c. We are not aware of any future commitments or awards we have made/promised to suppliers in exchange for current year pricing adjustments or relief.
 - d. We are not aware of any future pricing commitments we have made to customers in exchange for current business.
 - e. Management intends not to provide refunds or concessions that are not required under the provisions of any contractual arrangement, and the Organization's historical performance supports such intent.
 - f. Estimates used in estimating returns are reasonable, to the best of management's knowledge and ability.
 - g. In accordance with the Organization's revenue recognition policy, the Organization is not aware of any concessions of services or product under any license arrangements, especially related to arrangements known internally as fixed term arrangements that have not been properly accounted for.
21. We have analyzed all lease contracts and have considered and recorded material embedded leases (if any) contained within other contracts in accordance with ASC 842.
22. Accounting Standards Update (ASU) 2016-13, *Financial Instruments - Credit Losses* and all related amendments, was adopted by the Organization as of January 1, 2023. The standard impacts accounting and disclosure requirements for certain financial instruments. We have analyzed the financial instruments subject to the ASU 2016-13 and recorded the allowance for credit losses as of January 1, 2023 and December 31, 2023.
23. We have analyzed our investments in limited partnerships based on Financial Accounting Standards Board Codification 958-810 Consolidation (ASC 985-810). Based on ASC 958-810 the limited partnerships are not required to be consolidated with the Organization's consolidated financial statements.
24. Homes of Oakridge Human Services, Inc. is an exempt organization under Section 501(c)(3) of the Internal Revenue Code. Any activities of which we are aware that would jeopardize the Organization's tax-exempt status, and all activities subject to tax on unrelated business income or excise or other tax, have been disclosed to you. All required filings with tax authorities are up-to-date.

Information Provided

25. We have provided you with:
 - a. Access to all information, of which we are aware that is relevant to the preparation and fair presentation of the consolidated financial statements, such as records, documentation, and other matters;
 - b. Minutes of meetings of board of directors and applicable committees or summaries of actions of recent meetings for which minutes have not yet been prepared;
 - c. Additional information that you have requested from us for the purpose of the audit;
 - d. Unrestricted access to persons within the Organization from whom you determined it necessary to obtain audit evidence.
26. We do not have an annual report as defined by the Statement on Auditing Standards 137, *The Auditor's Responsibilities Relating to Other Information Included in Annual Reports*.
27. All transactions have been recorded in the accounting records and are reflected in the consolidated financial statements.
28. We have disclosed to you the results of our assessment of the risk that the consolidated financial statements may be materially misstated as a result of fraud.
29. We have provided to you our analysis of the Organization's ability to continue as a going concern, including significant conditions and events present, and if necessary, our analysis of management's plans, and our ability to achieve those plans.
30. We have no knowledge of any fraud or suspected fraud that affects the Organization and involves:
 - a. Management;
 - b. Employees who have significant roles in internal control; or
 - c. Others when the fraud could have a material effect on the consolidated financial statements.
31. We have no knowledge of any allegations of fraud, or suspected fraud, affecting the Organization's consolidated financial statements communicated by employees, former employees, analysts, regulators, or others.
32. We have no knowledge of any noncompliance or suspected noncompliance with laws, regulations, contracts, and grant agreements whose effects should be considered when preparing consolidated financial statements.
33. We are not aware of any pending or threatened litigation, claims, and assessments whose effects should be considered when preparing the consolidated financial statements and we have not consulted legal counsel concerning litigation, claims, or assessments.

34. We have disclosed to you the identity of all the Organization's related parties and the nature of all the related party relationships and transactions of which we are aware.
35. Receivables recorded in the consolidated financial statements represent valid claims against customers or other parties arising on or before the Consolidated Statement of Financial Position date and have been appropriately reduced to their estimated net realizable value.

Kristin Clayton, Vice President of Finance and Administration
Interim CEO
Homes of Oakridge Human Services, Inc.

DRAFT



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West Des Moines, Iowa 50266
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Winterset, Iowa 50273-0312
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MHCScpa.com

December 31, 2023

To the Board of Directors of
Homes of Oakridge Human Services, Inc. and Subsidiaries

We have audited the consolidated financial statements of Homes of Oakridge Human Services, Inc. and Subsidiaries (the Organization) as of and for the year ended December 31, 2023, and have issued our report thereon dated December 31, 2023. Professional standards require that we advise you of the following matters relating to our audit.

Our Responsibility in Relation to the Consolidated Financial Statement Audit

As communicated in our engagement letter dated January 18, 2024, our responsibility, as described by professional standards, is to form and express an opinion about whether the consolidated financial statements that have been prepared by management with your oversight are presented fairly, in all material respects, in accordance with accounting principles generally accepted in the United States of America. Our audit of the consolidated financial statements does not relieve you or management of its respective responsibilities.

Our responsibility, as prescribed by professional standards, is to plan and perform our audit to obtain reasonable, rather than absolute, assurance about whether the consolidated financial statements are free of material misstatement. An audit of consolidated financial statements includes consideration of internal control over financial reporting as a basis for designing audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Organization's internal control over financial reporting. Accordingly, as part of our audit, we considered the internal control of Homes of Oakridge Human Services, Inc. solely for the purpose of determining our audit procedures and not to provide any assurance concerning such internal control.

We are also responsible for communicating significant matters related to the audit that are, in our professional judgment, relevant to your responsibilities in overseeing the financial reporting process. However, we are not required to design procedures for the purpose of identifying other matters to communicate to you.

Planned Scope and Timing of the Audit

We conducted our audit consistent with the planned scope and timing we previously communicated to you.

Compliance with All Ethics Requirements Regarding Independence

The engagement team, others in our firm, as appropriate, our firm, and our network firms have complied with all relevant ethical requirements regarding independence.

Significant Risks Identified

We have identified the following significant risks:

- Revenue recognition based on the underlying agreements;
- Classification of net assets;
- Adoption and implementation of Accounting Standards Codification Topic 326 Measurement of Credit Losses on Financial Instruments (ASC 326);
- Management override of internal controls.

Qualitative Aspects of the Entity's Significant Accounting Practices

Significant Accounting Policies

Management has the responsibility to select and use appropriate accounting policies. A summary of the significant accounting policies adopted by the Organization is included in Note A to the consolidated financial statements. There have been no initial selection of accounting policies and no changes in significant accounting policies or their application during 2023 other than the required adoption of ASC 326, discussed in detail in the notes to the consolidated financial statements. No matters have come to our attention that would require us, under professional standards, to inform you about (1) the methods used to account for significant unusual transactions and (2) the effect of significant accounting policies in controversial or emerging areas for which there is a lack of authoritative guidance or consensus.

Significant Accounting Estimates

Accounting estimates are an integral part of the consolidated financial statements prepared by management and are based on management's current judgments. Those judgments are normally based on knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the consolidated financial statements and because of the possibility that future events affecting them may differ markedly from management's current judgments.

The most sensitive accounting estimates affecting the consolidated financial statements are:

Management's estimate of the allowance for credit losses on notes receivable. We evaluated the key factors and assumptions used to develop the estimates and determined that it is reasonable in relation to the basic consolidated financial statements taken as a whole.

Financial Statement Disclosures

Certain financial statement disclosures involve significant judgment and are particularly sensitive because of their significance to financial statement users. The most sensitive disclosures affecting the Organization's consolidated financial statements relate to:

Note A disclosure describing the adoption of ASC Topic 326, Measurement of Credit Losses on Financial Instruments, Note D disclosure describing the Organization's investment in limited partnerships, Note F disclosure describing the Organization's notes receivable with affiliated organizations, and Note L disclosure describing the Organization's related party leases.

Significant Difficulties Encountered during the Audit

We encountered no significant difficulties in dealing with management relating to the performance of the audit.

Uncorrected and Corrected Misstatements

For purposes of this communication, professional standards also require us to accumulate all known and likely misstatements identified during the audit, other than those that we believe are trivial, and communicate them to the appropriate level of management. Further, professional standards require us to also communicate the effect of uncorrected misstatements related to prior periods on the relevant classes of transactions, account balances or disclosures, and the consolidated financial statements as a whole.

The attached schedule summarizes uncorrected financial statement misstatements whose effects in the current and prior periods, as determined by management, are immaterial, both individually and in the aggregate, to the consolidated financial statements taken as a whole. Uncorrected misstatements or matters underlying those uncorrected misstatements could potentially cause future-period consolidated financial statements to be materially misstated, even though the uncorrected misstatements are immaterial to the consolidated financial statements currently under audit.

In addition, professional standards require us to communicate to you all material, corrected misstatements that were brought to the attention of management as a result of our audit procedures. None of the misstatements identified by us as a result of our audit procedures and corrected by management were material, either individually or in the aggregate, to the financial statements taken as a whole.

Disagreements with Management

For purposes of this letter, professional standards define a disagreement with management as a matter, whether or not resolved to our satisfaction, concerning a financial accounting, reporting, or auditing matter, which could be significant to the Organization's consolidated financial statements or the auditor's report. No such disagreements arose during the course of the audit.

Circumstances that Affect the Form and Content of the Auditor's Report

For purposes of this letter, professional standards require that we communicate any circumstances that affect the form and content of our auditor's report. The auditor's report includes an emphasis of matter disclosure for Change in Accounting Principle for the adoption of ASC Topic 326, Measurement of Credit Losses on Financial Instruments.

Representations Requested from Management

We have requested certain written representations from management, which are included in the attached letter dated December 31, 2023.

Management's Consultations with Other Accountants

In some cases, management may decide to consult with other accountants about auditing and accounting matters. Management informed us that, and to our knowledge, there were no consultations with other accountants regarding auditing and accounting matters.

Other Significant Matters, Findings or Issues

In the normal course of our professional association with the Organization, we generally discuss a variety of matters, including the application of accounting principles and auditing standards, significant events or transactions that occurred during the year, operating conditions affecting the entity, and operating plans and strategies that may affect the risks of material misstatement. None of the matters discussed resulted in a condition to our retention as the Organization's auditors.

Our responsibility also includes communicating to you any information which we believe is a material misstatement of fact. Nothing came to our attention that caused us to believe that such information, or its manner of presentation, is materially inconsistent with the information, or manner of its presentation, appearing in the consolidated financial statements.

Conclusion

This report is intended solely for the information and use of the Board of Directors and management of Homes of Oakridge Human Services, Inc. and is not intended to be and should not be used by anyone other than these specified parties.

8-23-2024 DRAFT

MHCS P.C.
1601 W Lakes Pkwy Ste 300
West Des Moines, IA 50266

Kristin Clayton
Homes of Oakridge Human Services
1401 Center Street
Des Moines, IA 50314

8-23-2024 DRAFT

**December 31, 2023 Income Tax Return
Prepared For**

Homes of Oakridge Human Services

8-23-2024 DRAFT

Forms 990 / 990-EZ Return Summary

For calendar year 2023, or tax year beginning _____, and ending _____

42-1311721

HOMES OF OAKRIDGE HUMAN SERVICES

Net Asset / Fund Balance at Beginning of Year 8,080,773

Revenue

Contributions	<u>2,722,119</u>	
Program service revenue	<u>1,043,766</u>	
Investment income	<u>18,434</u>	
Capital gain / loss	<u>2,335</u>	
Fundraising / Gaming:		
Gross revenue	<u>21,550</u>	
Direct expenses	<u>61,899</u>	
Net income	<u>-40,349</u>	
Other income	<u>76,762</u>	
Total revenue		<u>3,823,067</u>

Expenses

Program services	<u>3,150,363</u>	
Management and general	<u>904,529</u>	
Fundraising	<u>227,961</u>	
Total expenses		<u>4,282,853</u>

Excess / (deficit) -459,786

Changes -3,664,947

Net Asset / Fund Balance at End of Year 3,956,040

Reconciliation of Revenue

Total revenue per financial statements	<u>3,921,262</u>	
Less:		
Unrealized gains	<u>38,811</u>	
Donated services	<u> </u>	
Recoveries	<u> </u>	
Other	<u>59,384</u>	
Plus:		
Investment expenses	<u> </u>	
Other	<u> </u>	
Total revenue per return		<u>3,823,067</u>

Reconciliation of Expenses

Total expenses per financial statements	<u>4,553,593</u>	
Less:		
Donated services	<u> </u>	
Prior year adjustments	<u> </u>	
Losses	<u> </u>	
Other	<u>273,255</u>	
Plus:		
Investment expenses	<u>2,515</u>	
Other	<u> </u>	
Total expenses per return		<u>4,282,853</u>

Balance Sheet

	Beginning	Ending	
Assets	<u>8,487,865</u>	<u>4,634,275</u>	
Liabilities	<u>407,092</u>	<u>678,235</u>	
Net assets	<u>8,080,773</u>	<u>3,956,040</u>	<u>-4,124,733</u>

Miscellaneous Information

Amended return _____
 Return / extended due date 11/15/24
 Failure to file penalty _____

August 23, 2024

Kristin Clayton
Homes of Oakridge Human Services
1401 Center Street
Des Moines, IA 50314

Dear Kristin:

We have prepared the following returns from information provided by you without verification by us:

Return of Organization Exempt From Income Tax (Form 990)

We suggest that you review these returns carefully to fully acquaint yourself with all items contained therein to ensure that there are no omissions or misstatements. Attached are instructions for signing and filing each return. Please follow those instructions carefully.

A copy of these returns is enclosed for your files. If the returns are examined, requests may be made for supporting documentation. Therefore, we recommend that you retain all pertinent records for at least seven years.

In order that we may properly advise you of tax considerations, please keep us informed of any significant changes in your financial affairs or of any correspondence received from taxing authorities.

If you have any questions, or if we can be of assistance in any way, please do not hesitate to call.

Very truly yours,

MHCS P.C.

Filing Instructions

Homes of Oakridge Human Services

Form 990 US Exempt Organization Tax Return

Taxable Year Ended December 31, 2023

Date Due: November 15, 2024

Remittance: None is required. Your Form 990 for the tax year ended 12/31/23 shows no balance due.

Signature: You are using a Personal Identification Number (PIN) for signing your return electronically. Sign and date Form 8879-TE, IRS *e-file* Signature Authorization and mail it to us as soon as possible with the enclosed envelope (fax or email is also acceptable).

You can also securely upload the signed forms using the E-FILE FORMS button at the top of our website www.mhscpa.com.

Important: Your return will not be filed with the IRS until the signed Form 8879-EO has been received by this office.

Other: Your return is being filed electronically with the IRS and is not required to be mailed. Mailing a paper copy of the return to the IRS will delay the processing of your return.

8-23-2024

Return of Organization Exempt From Income Tax
Under section 501(c), 527, or 4947(a)(1) of the Internal Revenue Code (except private foundations)

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.

A For the 2023 calendar year, or tax year beginning, and ending

B Check if applicable: C Name of organization HOMES OF OAKRIDGE HUMAN SERVICES
D Employer identification number 42-1311721
E Telephone number 515-244-7702
G Gross receipts 3,884,966
H(a) Is this a group return for subordinates? Yes No
H(b) Are all subordinates included? Yes No

I Tax-exempt status: 501(c)(3)
J Website: OAKRIDGENEIGHBORHOOD.ORG
K Form of organization: Corporation
L Year of formation: 1993
M State of legal domicile: IA

Part I Summary

Table with 3 columns: Description, Prior Year, Current Year. Rows include: 1 Briefly describe the organization's mission... ASSIST RESIDENTS WITH EDUCATIONAL, CULTURAL, NUTRITIONAL, & SOCIAL SERVICES. 2 Check this box... 3 Number of voting members... 4 Number of independent voting members... 5 Total number of individuals employed... 6 Total number of volunteers... 7a Total unrelated business revenue... 7b Net unrelated business taxable income... 8 Contributions and grants... 9 Program service revenue... 10 Investment income... 11 Other revenue... 12 Total revenue... 13 Grants and similar amounts paid... 14 Benefits paid... 15 Salaries, other compensation... 16a Professional fundraising fees... 16b Total fundraising expenses... 17 Other expenses... 18 Total expenses... 19 Revenue less expenses... 20 Total assets... 21 Total liabilities... 22 Net assets or fund balances.

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 KRISTIN CLAYTON, INTERIM CEO. Date.

Paid Preparer Use Only: Print/Type preparer's name ALEXANDRA KAFER, CPA. Preparer's signature ALEXANDRA KAFER, CPA. Date. Check self-employed. PTIN P02066016. Firm's name MHCS P.C., Firm's EIN 42-1104473, Firm's address WEST DES MOINES, IA 50266, Phone no. 515-288-3279.

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:

WE ENRICH DIVERSE COMMUNITIES THROUGH EXCEPTIONAL HOUSING AND INCLUSIVE SUPPORT SERVICES FOR ADULTS, CHILDREN, AND FAMILIES, PROVIDING PATHWAYS TO PROSPERITY.

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 \$ 3,150,363 including grants of\$) (Revenue \$ 1,043,766)

THE ORGANIZATION PROVIDES 339 UNITS OF HOUSING FOR THE RESIDENTS AND FAMILIES OF THE OAKRIDGE NEIGHBORHOOD WITH A VARIETY OF TRADITIONAL AND NON-TRADITIONAL HUMAN SERVICE PROGRAMS DESIGNED TO BREAK THE CYCLE OF POVERTY BY ADDRESSING THE ISSUES THAT KEEP THE WORKING POOR FROM GETTING AHEAD, INCLUDING BUT NOT LIMITED TO AFFORDABLE HOUSING, AFFORDABLE CHILD CARE, TRANSPORTATION, EMPLOYMENT OPPORTUNITIES AND TRAINING, EDUCATION, AND CASE MANAGEMENT.

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

N/A

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

N/A

4d Other program services (Describe on Schedule O.)

(Expenses \$ including grants of\$) (Revenue \$)

4e Total program service expenses 3,150,363

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>	X	
2	Is the organization required to complete Schedule B, Schedule of Contributors? See instructions	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>		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>		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>		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>		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>		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>		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>		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>		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>	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>	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>		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>	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>	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>	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>		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>	X	
13	Is the organization a school described in section 170(b)(1)(A)(ii)? <i>If "Yes," complete Schedule E</i>		X
14a	Did the organization maintain an office, employees, or agents outside of the United States?		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>		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>		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>		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>		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>	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>		X
20a	Did the organization operate one or more hospital facilities? <i>If "Yes," complete Schedule H</i>		X
b	If "Yes" to line 20a, did the organization attach a copy of its audited financial statements to this return?		
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>		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? If "Yes," complete Schedule I, Parts I and III		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? If "Yes," complete Schedule J	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? If "Yes," answer lines 24b through 24d and complete Schedule K. If "No," go to line 25a		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? If "Yes," complete Schedule L, Part 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? If "Yes," complete Schedule L, Part 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? If "Yes," complete Schedule L, Part II		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? If "Yes," complete Schedule L, Part III		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? If "Yes," complete Schedule L, Part IV		X
b A family member of any individual described in line 28a? If "Yes," complete Schedule L, Part IV	X	
c A 35% controlled entity of one or more individuals and/or organizations described in line 28a or 28b? If "Yes," complete Schedule L, Part IV	X	
29 Did the organization receive more than \$25,000 in noncash contributions? If "Yes," complete Schedule M		X
30 Did the organization receive contributions of art, historical treasures, or other similar assets, or qualified conservation contributions? If "Yes," complete Schedule M		X
31 Did the organization liquidate, terminate, or dissolve and cease operations? If "Yes," complete Schedule N, Part I		X
32 Did the organization sell, exchange, dispose of, or transfer more than 25% of its net assets? If "Yes," complete Schedule N, Part II		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? If "Yes," complete Schedule R, Part I		X
34 Was the organization related to any tax-exempt or taxable entity? If "Yes," complete Schedule R, Part II, III, or IV, and Part V, line 1	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)? If "Yes," complete Schedule R, Part V, line 2	X	
36 Section 501(c)(3) organizations. Did the organization make any transfers to an exempt non-charitable related organization? If "Yes," complete Schedule R, Part V, line 2		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? If "Yes," complete Schedule R, Part VI		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?		

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

Yes No

2a	Enter the number of employees reported on Form W-3, Transmittal of Wage and Tax Statements, filed for the calendar year ending with or within the year covered by this return	2a	170		
b	If at least one is reported on line 2a, did the organization file all required federal employment tax returns?	2b		X	
3a	Did the organization have unrelated business gross income of \$1,000 or more during the year?	3a			X
b	If "Yes," has it filed a Form 990-T for this year? If "No" to line 3b, provide an explanation on Schedule O	3b			
4a	At any time during the calendar year, did the organization have an interest in, or a signature or other authority over, a financial account in a foreign country (such as a bank account, securities account, or other financial account)?	4a			X
b	If "Yes," enter the name of the foreign country See instructions for filing requirements for FinCEN Form 114, Report of Foreign Bank and Financial Accounts (FBAR).				
5a	Was the organization a party to a prohibited tax shelter transaction at any time during the tax year?	5a			X
b	Did any taxable party notify the organization that it was or is a party to a prohibited tax shelter transaction?	5b			X
c	If "Yes" to line 5a or 5b, did the organization file Form 8886-T?	5c			
6a	Does the organization have annual gross receipts that are normally greater than \$100,000, and did the organization solicit any contributions that were not tax deductible as charitable contributions?	6a			X
b	If "Yes," did the organization include with every solicitation an express statement that such contributions or gifts were not tax deductible?	6b			
7	Organizations that may receive deductible contributions under section 170(c).				
a	Did the organization receive a payment in excess of \$75 made partly as a contribution and partly for goods and services provided to the payor?	7a		X	
b	If "Yes," did the organization notify the donor of the value of the goods or services provided?	7b		X	
c	Did the organization sell, exchange, or otherwise dispose of tangible personal property for which it was required to file Form 8282?	7c			X
d	If "Yes," indicate the number of Forms 8282 filed during the year	7d			
e	Did the organization receive any funds, directly or indirectly, to pay premiums on a personal benefit contract?	7e			X
f	Did the organization, during the year, pay premiums, directly or indirectly, on a personal benefit contract?	7f			X
g	If the organization received a contribution of qualified intellectual property, did the organization file Form 8899 as required?	7g			
h	If the organization received a contribution of cars, boats, airplanes, or other vehicles, did the organization file a Form 1098-C?	7h			
8	Sponsoring organizations maintaining donor advised funds. Did a donor advised fund maintained by the sponsoring organization have excess business holdings at any time during the year?	8			
9	Sponsoring organizations maintaining donor advised funds.				
a	Did the sponsoring organization make any taxable distributions under section 4966?	9a			
b	Did the sponsoring organization make a distribution to a donor, donor advisor, or related person?	9b			
10	Section 501(c)(7) organizations. Enter:				
a	Initiation fees and capital contributions included on Part VIII, line 12	10a			
b	Gross receipts, included on Form 990, Part VIII, line 12, for public use of club facilities	10b			
11	Section 501(c)(12) organizations. Enter:				
a	Gross income from members or shareholders	11a			
b	Gross income from other sources. (Do not net amounts due or paid to other sources against amounts due or received from them.)	11b			
12a	Section 4947(a)(1) non-exempt charitable trusts. Is the organization filing Form 990 in lieu of Form 1041?	12a			
b	If "Yes," enter the amount of tax-exempt interest received or accrued during the year	12b			
13	Section 501(c)(29) qualified nonprofit health insurance issuers.				
a	Is the organization licensed to issue qualified health plans in more than one state? Note: See the instructions for additional information the organization must report on Schedule O.	13a			
b	Enter the amount of reserves the organization is required to maintain by the states in which the organization is licensed to issue qualified health plans	13b			
c	Enter the amount of reserves on hand	13c			
14a	Did the organization receive any payments for indoor tanning services during the tax year?	14a			X
b	If "Yes," has it filed a Form 720 to report these payments? If "No," provide an explanation on Schedule O	14b			
15	Is the organization subject to the section 4960 tax on payment(s) of more than \$1,000,000 in remuneration or excess parachute payment(s) during the year? If "Yes," see instructions and file Form 4720, Schedule N.	15			X
16	Is the organization an educational institution subject to the section 4968 excise tax on net investment income? If "Yes," complete Form 4720, Schedule O.	16			X
17	Section 501(c)(21) organizations. Did the trust, any disqualified or other person engage in any activities that would result in the imposition of an excise tax under section 4951, 4952 or 4953? If "Yes," complete Form 6069.	17			

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.		
1b	Enter the number of voting members included on line 1a, above, who are independent		
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
7b	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:		
8a	The governing body?	X	
8b	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
10b	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?		
11a	Has the organization provided a complete copy of this Form 990 to all members of its governing body before filing the form?	X	
11b	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	
12b	Were officers, directors, or trustees, and key employees required to disclose annually interests that could give rise to conflicts?	X	
12c	Did the organization regularly and consistently monitor and enforce compliance with the policy? If "Yes," describe on Schedule O how this was done	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?		
15a	The organization's CEO, Executive Director, or top management official	X	
15b	Other officers or key employees of the organization If "Yes" to line 15a or 15b, describe the process on Schedule O. See instructions.	X	
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
16b	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?		

Section C. Disclosure

- 17** List the states with which a copy of this Form 990 is required to be filed NONE
- 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.

OAKRIDGE NEIGHBORHOOD SERVICES 1401 CENTER STREET
DES MOINES

IA 50314 515-244-7702

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 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, box 6 of 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) TERE E CALDWELL-JOHNSON PRESIDENT & CEO	40.00 0.00			X			171,280	0	23,399	
(2) KRISTIN CLAYTON VP OF FINANCE	40.00 0.00				X		132,413	0	38,315	
(3) PATRICIA PALMER COO	40.00 0.00			X			100,239	0	28,072	
(4) KUUKU SAAH DIRECTOR	0.50 0.00	X					0	0	0	
(5) DIANA DUBUISSON DIRECTOR	0.50 0.00	X					0	0	0	
(6) NALO JOHNSON DIRECTOR	0.50 0.00	X					0	0	0	
(7) RONA BERINOBIS DIRECTOR	0.50 0.00	X					0	0	0	
(8) PETER NGO DIRECTOR	0.50 0.00	X					0	0	0	
(9) DEIDRE WILLIAMS DIRECTOR	0.50 0.00	X					0	0	0	
(10) ALBERT FARR DIRECTOR	0.50 0.00	X					0	0	0	
(11) JESSICA FEENEY DIRECTOR	0.50 0.00	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			
(12) TIMOTHY V. HAIGHT										
(12) DIRECTOR	0.50 0.00	X					0	0	0	
(13) MICHAEL A. HUTNEY										
(13) DIRECTOR	1.00 0.00	X					0	0	0	
(14) MARCY BAKER										
(14) DIRECTOR	0.50 0.00	X					0	0	0	
(15) KENT A. KRAMER										
(15) DIRECTOR	0.50 0.00	X					0	0	0	
(16) JOYCE MCDANEL										
(16) DIRECTOR	1.00 0.00	X					0	0	0	
(17) ERIN KUHL										
(17) DIRECTOR	1.00 0.00	X					0	0	0	
(18) MARY JOHNSON										
(18) DIRECTOR	0.50 0.00	X					0	0	0	
(19) MATT HANEY										
(19) DIRECTOR	1.00 0.00	X					0	0	0	
1b Subtotal							403,932		89,786	
c Total from continuation sheets to Part VII, Section A										
d Total (add lines 1b and 1c)							403,932		89,786	

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 3

	Yes	No
3 Did the organization list any former officer, director, trustee, key employee, or highest compensated employee on line 1a? If "Yes," complete Schedule J for such individual		X
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? If "Yes," complete Schedule J for such individual	X	
5 Did any person listed on line 1a receive or accrue compensation from any unrelated organization or individual for services rendered to the organization? If "Yes," complete Schedule J for such person		X

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	720,761				
	b Membership dues	1b					
	c Fundraising events	1c	179,159				
	d Related organizations	1d					
	e Government grants (contributions)	1e	915,781				
	f All other contributions, gifts, grants, and similar amounts not included above	1f	906,418				
	g Noncash contributions included in lines 1a-1f	1g	\$				
	h Total. Add lines 1a-1f			2,722,119			
Program Service Revenue	2a EARLY ENRICHMENT	Business Code	624410	557,342	557,342		
	b PRESCHOOL SERVICES		624410	281,908	281,908		
	c MANAGEMENT SERVICES		541610	204,516	204,516		
	d						
	e						
	f All other program service revenue						
	g Total. Add lines 2a-2f			1,043,766			
Other Revenue	3 Investment income (including dividends, interest, and other similar amounts)			18,434		18,434	
	4 Income from investment of tax-exempt bond proceeds						
	5 Royalties						
	6a Gross rents	6a	(i) Real	76,095			
			(ii) Personal				
	b Less: rental expenses	6b					
	c Rental inc. or (loss)	6c	76,095				
	d Net rental income or (loss)			76,095	76,095		
	7a Gross amount from sales of assets other than inventory	7a	(i) Securities	2,335			
			(ii) Other				
	b Less: cost or other basis and sales exps.	7b					
	c Gain or (loss)	7c	2,335				
	d Net gain or (loss)			2,335		2,335	
8a Gross income from fundraising events (not including \$ 179,159 of contributions reported on line 1c). See Part IV, line 18	8a		21,550				
			61,899				
b Less: direct expenses	8b						
c Net income or (loss) from fundraising events			-40,349				
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	10a						
b Less: cost of goods sold	10b						
c Net income or (loss) from sales of inventory							
Miscellaneous Revenue	11a OTHER REVENUE	Business Code	900099	667	667		
	b						
	c						
	d All other revenue						
	e Total. Add lines 11a-11d			667			
12 Total revenue. See instructions			3,823,067	1,120,528	0	20,769	

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				
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	322,990	48,670	235,384	38,936
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	2,375,431	2,019,161	265,442	90,828
8 Pension plan accruals and contributions (include section 401(k) and 403(b) employer contributions)	39,345	23,507	13,307	2,531
9 Other employee benefits	267,656	208,725	52,227	6,704
10 Payroll taxes	196,763	151,454	38,465	6,844
11 Fees for services (nonemployees):				
a Management	183,094	38,261	98,262	46,571
b Legal				
c Accounting	28,250		28,250	
d Lobbying				
e Professional fundraising services. See Part IV, line 7				
f Investment management fees	2,515		2,515	
g Other. (If line 11g amount exceeds 10% of line 25, column (A) amount, list line 11g expenses on Schedule O.)	135,159	113,086	21,785	288
12 Advertising and promotion	38,561	189	25,390	12,982
13 Office expenses	28,858	10,939	16,309	1,610
14 Information technology				
15 Royalties				
16 Occupancy	123,726	109,703	13,846	177
17 Travel				
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	162,418	121,814	40,604	
23 Insurance				
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 PROGRAM SUPPLIES	261,514	238,497	3,948	19,069
b REPAIRS/MAINTENANCE	50,897	44,312	6,585	
c MISCELLANEOUS	28,690	16,519	10,950	1,221
d STAFF DEVELOPMENT	23,611	2,618	20,793	200
e All other expenses	13,375	2,908	10,467	
25 Total functional expenses. Add lines 1 through 24e	4,282,853	3,150,363	904,529	227,961
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	1,070,589	1	532,517
	2	Savings and temporary cash investments		2	
	3	Pledges and grants receivable, net	432,888	3	645,157
	4	Accounts receivable, net	16,475	4	22,760
	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	19,156	9	23,864
	10a	Land, buildings, and equipment: cost or other basis. Complete Part VI of Schedule D	10a 2,690,587		
	b	Less: accumulated depreciation	10b 1,572,732	10c 975,335	1,117,855
	11	Investments—publicly traded securities		11	
	12	Investments—other securities. See Part IV, line 11	491,470	12	520,815
	13	Investments—program-related. See Part IV, line 11		13	
	14	Intangible assets		14	
	15	Other assets. See Part IV, line 11	5,481,952	15	1,771,307
16	Total assets. Add lines 1 through 15 (must equal line 33)	8,487,865	16	4,634,275	
Liabilities	17	Accounts payable and accrued expenses	279,808	17	413,324
	18	Grants payable		18	
	19	Deferred revenue	63,343	19	53,508
	20	Tax-exempt bond liabilities		20	
	21	Escrow or custodial account liability. Complete Part IV of Schedule D		21	
	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		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	63,941	25	211,403
	26	Total liabilities. Add lines 17 through 25	407,092	26	678,235
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	7,357,218	27	3,033,505
	28	Net assets with donor restrictions	723,555	28	922,535
	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	8,080,773	32	3,956,040
33	Total liabilities and net assets/fund balances	8,487,865	33	4,634,275	

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	3,823,067
2	Total expenses (must equal Part IX, column (A), line 25)	2	4,282,853
3	Revenue less expenses. Subtract line 2 from line 1	3	-459,786
4	Net assets or fund balances at beginning of year (must equal Part X, line 32, column (A))	4	8,080,773
5	Net unrealized gains (losses) on investments	5	38,811
6	Donated services and use of facilities	6	
7	Investment expenses	7	0
8	Prior period adjustments	8	
9	Other changes in net assets or fund balances (explain on Schedule O)	9	-3,703,758
10	Net assets or fund balances at end of year. Combine lines 3 through 9 (must equal Part X, line 32, column (B))	10	3,956,040

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 type="checkbox"/> Separate basis <input checked="" 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 Uniform Guidance, 2 C.F.R. Part 200, Subpart F?		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		

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			
(20) CAROL BODENS-TEINER	0.50									
DIRECTOR	0.00	X					0	0	0	
(21) SHARON GADDY-HANNA	0.50									
DIRECTOR	0.00	X					0	0	0	
(22) JAMIE BUELT	1.00									
DIRECTOR	0.00	X					0	0	0	
(23) EMILY LEMAY	1.00									
SECRETARY	0.00	X		X			0	0	0	
(24) MARK WILTSE	2.00									
TREASURER	0.00	X		X			0	0	0	
(25) SKYLAR MAYBERRY-MAYES	2.00									
VICE PRESIDENT	0.00	X		X			0	0	0	
(26) ANDREA MCGUIRE	3.00									
PRESIDENT	0.00	X		X			0	0	0	
(27) MARTINE OLSON-DANIEL	1.00									
IMM. PAST PRESIDENT	0.00	X		X			0	0	0	
1b Subtotal										
c Total from continuation sheets to Part VII, Section A										
d Total (add lines 1b and 1c)										

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

	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>	3	
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>	4	
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>	5	

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

SCHEDULE A
(Form 990)

Public Charity Status and Public Support

OMB No. 1545-0047

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

2023

Department of the Treasury
Internal Revenue Service

Attach to Form 990 or Form 990-EZ.

Open to Public
Inspection

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

Name of the organization

HOMES OF OAKRIDGE HUMAN SERVICES

Employer identification number

42-1311721

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 33 1/3% 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 33 1/3% 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						

For Paperwork Reduction Act Notice, see the Instructions for Form 990 or 990-EZ.

Schedule A (Form 990) 2023

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) 2019	(b) 2020	(c) 2021	(d) 2022	(e) 2023	(f) Total
1 Gifts, grants, contributions, and membership fees received. (Do not include any "unusual grants.")	1,471,916	2,039,784	3,076,198	3,353,666	2,722,119	12,663,683
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	1,471,916	2,039,784	3,076,198	3,353,666	2,722,119	12,663,683
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)						106,914
6 Public support. Subtract line 5 from line 4.						12,556,769

Section B. Total Support

Calendar year (or fiscal year beginning in)	(a) 2019	(b) 2020	(c) 2021	(d) 2022	(e) 2023	(f) Total
7 Amounts from line 4	1,471,916	2,039,784	3,076,198	3,353,666	2,722,119	12,663,683
8 Gross income from interest, dividends, payments received on securities loans, rents, royalties, and income from similar sources	40,720	43,261	8,938	13,764	18,434	125,117
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.)						
11 Total support. Add lines 7 through 10						12,788,800

12 Gross receipts from related activities, etc. (see instructions) **12** 5,168,596

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**

Section C. Computation of Public Support Percentage

14 Public support percentage for 2023 (line 6, column (f) divided by line 11, column (f))	14	98.19%
15 Public support percentage from 2022 Schedule A, Part II, line 14	15	96.15%

16a 33 1/3% support test — 2023. 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

b 33 1/3% support test — 2022. 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

17a 10%-facts-and-circumstances test — 2023. 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

b 10%-facts-and-circumstances test — 2022. 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

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

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

Table with 7 columns: (a) 2019, (b) 2020, (c) 2021, (d) 2022, (e) 2023, (f) Total. Rows include: 1 Gifts, grants, contributions, and membership fees received; 2 Gross receipts from admissions, merchandise sold or services performed; 3 Gross receipts from activities that are not an unrelated trade or business; 4 Tax revenues levied for the organization's benefit; 5 The value of services or facilities furnished by a governmental unit; 6 Total; 7a Amounts included on lines 1, 2, and 3 received from disqualified persons; 7b Amounts included on lines 2 and 3 received from other than disqualified persons; 7c Add lines 7a and 7b; 8 Public support.

Section B. Total Support

Table with 7 columns: (a) 2019, (b) 2020, (c) 2021, (d) 2022, (e) 2023, (f) Total. Rows include: 9 Amounts from line 6; 10a Gross income from interest, dividends, payments received on securities loans, rents, royalties, and income from similar sources; 10b Unrelated business taxable income (less section 511 taxes) from businesses acquired after June 30, 1975; 10c Add lines 10a and 10b; 11 Net income from unrelated business activities not included on line 10b; 12 Other income; 13 Total support; 14 First 5 years.

Section C. Computation of Public Support Percentage

Table with 3 columns: Description, Value, Percentage. Row 15: Public support percentage for 2023 (line 8, column (f), divided by line 13, column (f)) = 15 %; Row 16: Public support percentage from 2022 Schedule A, Part III, line 15 = 16 %

Section D. Computation of Investment Income Percentage

Table with 3 columns: Description, Value, Percentage. Row 17: Investment income percentage for 2023 (line 10c, column (f), divided by line 13, column (f)) = 17 %; Row 18: Investment income percentage from 2022 Schedule A, Part III, line 17 = 18 %

- 19a 33 1/3% support tests — 2023. 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; 19b 33 1/3% support tests — 2022. 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 on 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>		
b 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>		
c 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>		
b 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>		
c 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>		
b 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?		
c 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>		
b 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>		
c 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>		
b 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?		
b A family member of a person described on line 11a above?		
c A 35% controlled entity of a person described on line 11a or 11b above? <i>If "Yes" to line 11a, 11b, or 11c, provide detail in Part VI.</i>		

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? <i>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.</i>		
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? <i>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.</i>		

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)? <i>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).</i>		

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?		
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? <i>If "No," explain in Part VI how the organization maintained a close and continuous working relationship with the supported organization(s).</i>		
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? <i>If "Yes," describe in Part VI the role the organization's supported organizations played in this regard.</i>		

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? <i>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.</i>		
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? <i>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.</i>		
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? <i>If "Yes" or "No," provide details in Part VI.</i>		
b Did the organization exercise a substantial degree of direction over the policies, programs, and activities of each of its supported organizations? <i>If "Yes," describe in Part VI the role played by the organization in this regard.</i>		

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 (explain in detail in Part VI):		
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 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 2022 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-2023	(iii) Distributable Amount for 2023
1 Distributable amount for 2023 from Section C, line 6			
2 Underdistributions, if any, for years prior to 2023 (reasonable cause required—explain in Part VI). See instructions.			
3 Excess distributions carryover, if any, to 2023			
a From 2018			
b From 2019			
c From 2020			
d From 2021			
e From 2022			
f Total of lines 3a through 3e			
g Applied to underdistributions of prior years			
h Applied to 2023 distributable amount			
i Carryover from 2018 not applied (see instructions)			
j Remainder. Subtract lines 3g, 3h, and 3i from line 3f.			
4 Distributions for 2023 from Section D, line 7: \$			
a Applied to underdistributions of prior years			
b Applied to 2023 distributable amount			
c Remainder. Subtract lines 4a and 4b from line 4.			
5 Remaining underdistributions for years prior to 2023, 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 2023. Subtract lines 3h and 4b from line 1. For result greater than zero, explain in Part VI. See instructions.			
7 Excess distributions carryover to 2024. Add lines 3j and 4c.			
8 Breakdown of line 7:			
a Excess from 2019			
b Excess from 2020			
c Excess from 2021			
d Excess from 2022			
e Excess from 2023			

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.)

8-23-2024 DRAFT

Schedule B (Form 990)

Department of the Treasury Internal Revenue Service

Schedule of Contributors

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

OMB No. 1545-0047

2023

Name of the organization

Employer identification number

HOMES OF OAKRIDGE HUMAN SERVICES

42-1311721

Organization type (check one):

Filers of:

Section:

Form 990 or 990-EZ

[X] 501(c)(3) (enter number) organization

[] 4947(a)(1) nonexempt charitable trust not treated as a private foundation

[] 527 political organization

Form 990-PF

[] 501(c)(3) exempt private foundation

[] 4947(a)(1) nonexempt charitable trust treated as a private foundation

[] 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 of the regulations under sections 509(a)(1) and 170(b)(1)(A)(vi), that checked Schedule A (Form 990), Part II, line 13, 16a, or 16b, and that received from any one contributor, during the year, total contributions of the greater of (1) \$5,000; or (2) 2% of the amount on (i) Form 990, Part VIII, line 1h; or (ii) Form 990-EZ, line 1. Complete Parts I and II.

[] For an organization described in section 501(c)(7), (8), or (10) filing Form 990 or 990-EZ that received from any one contributor, during the year, total contributions of more than \$1,000 exclusively for religious, charitable, scientific, literary, or educational purposes, or for the prevention of cruelty to children or animals. Complete Parts I (entering "N/A" in column (b) instead of the contributor name and address), II, and III.

[] For an organization described in section 501(c)(7), (8), or (10) filing Form 990 or 990-EZ that received from any one contributor, during the year, contributions exclusively for religious, charitable, etc., purposes, but no such contributions totaled more than \$1,000. If this box is checked, enter here the total contributions that were received during the year for an exclusively religious, charitable, etc., purpose. Don't complete any of the parts unless the General Rule applies to this organization because it received nonexclusively religious, charitable, etc., contributions totaling \$5,000 or more during the year \$

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

HOMES OF OAKRIDGE HUMAN SERVICES

Employer identification number

42-1311721

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	CITY OF DES MOINES 400 ROBERT D RAY DR. DES MOINES IA 50309	\$ 170,547	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
2	GREATER DES MOINES COMMUNITY FOUND. STOREY KENWORTHY/WORKSPACE CHAR FOUN 1915 GRAND AVE DES MOINES IA 50309	\$ 105,000	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
3	POLK COUNTY HOUSING TRUST FUND 108 3RD ST, STE 350 DES MOINES IA 50309	\$ 70,000	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
4	STATE OF IOWA 1007 EAST GRAND AVE DES MOINES IA 50319	\$ 745,234	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
5	UNITED WAY OF CENTRAL IOWA 1111 9TH ST SUITE 100 DES MOINES IA 50314	\$ 720,761	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)
6	VARIETY CLUB 505 5TH AVE SUITE 310 DES MOINES IA 50309	\$ 68,000	Person <input checked="" type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)

Name of organization

HOMES OF OAKRIDGE HUMAN SERVICES

Employer identification number

42-1311721

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
7	BEST BUY FOUNDATION 7601 PENN AVE S RICHFIELD MN 55423-8500	\$ 150,681	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.)
		\$	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.)
		\$	Person <input type="checkbox"/> Payroll <input type="checkbox"/> Noncash <input type="checkbox"/> (Complete Part II for noncash contributions.)

SCHEDULE D (Form 990)

Department of the Treasury Internal Revenue Service

Supplemental Financial Statements

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.

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

OMB No. 1545-0047

2023

Open to Public Inspection

Name of the organization

HOMES OF OAKRIDGE HUMAN SERVICES

Employer identification number

42-1311721

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 2 columns: (a) Donor advised funds, (b) Funds and other accounts. Rows include: 1 Total number at end of year, 2 Aggregate value of contributions to (during year), 3 Aggregate value of grants from (during year), 4 Aggregate value at end of year, 5 Did the organization inform all donors...?, 6 Did the organization inform all grantees...?

Part II Conservation Easements

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

Table with 2 columns: Description, Held at the End of the Tax Year. Rows include: 1 Purpose(s) of conservation easements, 2 Complete lines 2a through 2d if the organization held a qualified conservation contribution..., 3 Number of conservation easements modified..., 4 Number of states where property subject to conservation easement is located, 5 Does the organization have a written policy..., 6 Staff and volunteer hours..., 7 Amount of expenses..., 8 Does each conservation easement..., 9 In Part XIII, describe how the organization reports...

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 2 columns: Description, Amount. Rows include: 1a If the organization elected, as permitted under FASB ASC 958, not to report..., 1b If the organization elected, as permitted under FASB ASC 958, to report..., 2 If the organization received or held works of art, historical treasures, or other similar 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 |
|---------------------------------|--------|
| c Beginning balance | 1c |
| d Additions during the year | 1d |
| e Distributions during the year | 1e |
| f Ending balance | 1f |
- 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					
b Contributions					
c Net investment earnings, gains, and losses					
d Grants or scholarships					
e Other expenditures for facilities and programs					
f Administrative expenses					
g End of year balance					

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

- a Board designated or quasi-endowment %
 - 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?	3a(i)	
(ii) Related organizations?	3a(ii)	
b If "Yes" on line 3a(ii), are the related organizations listed as required on Schedule R?	3b	

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		86,312		86,312
b Buildings				
c Leasehold improvements		1,402,661	873,806	528,855
d Equipment		1,023,004	598,213	424,791
e Other		178,610	100,713	77,897
Total. Add lines 1a through 1e. (Column (d) must equal Form 990, Part X, line 10c, column (B))				1,117,855

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 BENEFICIAL INTEREST GDMCF	520,815	MARKET
(A)		
(B)		
(C)		
(D)		
(E)		
(F)		
(G)		
(H)		
Total. (Column (b) must equal Form 990, Part X, line 12, col. (B))	520,815	

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, line 13, col. (B))		

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) INVESTMENT IN SUBSIDIARY	1,640,805
(2) DUE FROM RELATED ORGANIZATIONS	76,615
(3) RIGHT OF USE ASSET - OPERATING	53,887
(4)	
(5)	
(6)	
(7)	
(8)	
(9)	
Total. (Column (b) must equal Form 990, Part X, line 15, col. (B))	1,771,307

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) LINE OF CREDIT	120,000
(3) LEASE LIABILITY - OPERATING	54,361
(4) DUE TO AGENCY - WRD & RACI	37,042
(5)	
(6)	
(7)	
(8)	
(9)	
Total. (Column (b) must equal Form 990, Part X, line 25, col. (B))	211,403

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	3,921,262
2	Amounts included on line 1 but not on Form 990, Part VIII, line 12:		
a	Net unrealized gains (losses) on investments	2a	38,811
b	Donated services and use of facilities	2b	
c	Recoveries of prior year grants	2c	
d	Other (Describe in Part XIII.)	2d	59,384
e	Add lines 2a through 2d	2e	98,195
3	Subtract line 2e from line 1	3	3,823,067
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	3,823,067

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	4,553,593
2	Amounts included on line 1 but not on Form 990, Part IX, line 25:		
a	Donated services and use of facilities	2a	
b	Prior year adjustments	2b	
c	Other losses	2c	
d	Other (Describe in Part XIII.)	2d	273,255
e	Add lines 2a through 2d	2e	273,255
3	Subtract line 2e from line 1	3	4,280,338
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	2,515
b	Other (Describe in Part XIII.)	4b	
c	Add lines 4a and 4b	4c	2,515
5	Total expenses. Add lines 3 and 4c . (This must equal Form 990, Part I, line 18.)	5	4,282,853

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.

PART X - FIN 48 FOOTNOTE

HOMES OF OAKRIDGE HUMAN SERVICES, INC. IS EXEMPT FROM FEDERAL INCOME TAX UNDER THE PROVISIONS OF THE INTERNAL REVENUE CODE SECTION 501(C)(3).

MANAGEMENT IS UNAWARE OF ANY UNCERTAIN INCOME TAX POSITIONS AS OF DECEMBER 31, 2023 AND 2022. INTEREST AND PENALTIES ASSOCIATED WITH INCOME TAX MATTERS WOULD BE PRESENTED AS COMPONENTS OF INCOME TAX EXPENSE. THERE WERE NO INTEREST OR PENALTY CHARGES DURING THE YEARS ENDED DECEMBER 31, 2023 OR 2022.

PART XI, LINE 2D - REVENUE AMOUNTS INCLUDED IN FINANCIALS - OTHER INVESTMENT FEES \$ -2,515

Part XIII Supplemental Information (continued)

DIRECT EXPENSE \$ 61,899

PART XII, LINE 2D - EXPENSE AMOUNTS INCLUDED IN FINANCIALS - OTHER
EXPENSES OF AFFILIATED ENTITY INCLUDED IN CONSOLIDATED FIN \$ 211,356

DIRECT EXPENSES \$ 61,899

8-23-2024 DRAFT

**SCHEDULE G
(Form 990)**

Department of the Treasury
Internal Revenue Service

Name of the organization

Supplemental Information Regarding Fundraising or Gaming Activities

Complete if the organization answered "Yes" on Form 990, Part IV, line 17, 18, or 19, or if the organization entered more than \$15,000 on Form 990-EZ, line 6a.

Attach to Form 990 or Form 990-EZ.

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

OMB No. 1545-0047

2023

Open to Public Inspection

HOMES OF OAKRIDGE HUMAN SERVICES

Employer identification number

42-1311721

Part I Fundraising Activities. Complete if the organization answered "Yes" on Form 990, Part IV, line 17. Form 990-EZ filers are not required to complete this part.

1 Indicate whether the organization raised funds through any of the following activities. Check all that apply.

- a** Mail solicitations
- b** Internet and email solicitations
- c** Phone solicitations
- d** In-person solicitations
- e** Solicitation of non-government grants
- f** Solicitation of government grants
- g** Special fundraising events

2a Did the organization have a written or oral agreement with any individual (including officers, directors, trustees, or key employees listed in Form 990, Part VII) or entity in connection with professional fundraising services? Yes No

b If "Yes," list the 10 highest paid individuals or entities (fundraisers) pursuant to agreements under which the fundraiser is to be compensated at least \$5,000 by the organization.

	(i) Name and address of individual or entity (fundraiser)	(ii) Activity	(iii) Did fundraiser have custody or control of contributions?		(iv) Gross receipts from activity	(v) Amount paid to (or retained by) fundraiser listed in col. (i)	(vi) Amount paid to (or retained by) organization
			Yes	No			
1							
2							
3							
4							
5							
6							
7							
8							
9							
10							
Total							

3 List all states in which the organization is registered or licensed to solicit contributions or has been notified it is exempt from registration or licensing.

.....

.....

.....

.....

Part II Fundraising Events. Complete if the organization answered "Yes" on Form 990, Part IV, line 18, or reported more than \$15,000 of fundraising event contributions and gross income on Form 990-EZ, lines 1 and 6b. List events with gross receipts greater than \$5,000.

		(a) Event #1	(b) Event #2	(c) Other events	(d) Total events
		JAZZ JEWELS JEA (event type)	BREAKFAST AT TI (event type)	NONE (total number)	(add col. (a) through col. (c))
Revenue	1	149,981	48,528		198,509
	2	134,131	42,828		176,959
	3	15,850	5,700		21,550
Direct Expenses	4				
	5				
	6	5,781	4,407		10,188
	7	14,440	10,627		25,067
	8	1,500			1,500
	9	7,200	4,825		12,025
	10	Direct expense summary. Add lines 4 through 9 in column (d)			
11	Net income summary. Subtract line 10 from line 3, column (d)				-27,230

Part III Gaming. Complete if the organization answered "Yes" on Form 990, Part IV, line 19, or reported more than \$15,000 on Form 990-EZ, line 6a.

		(a) Bingo	(b) Pull tabs/instant bingo/progressive bingo	(c) Other gaming	(d) Total gaming (add col. (a) through col. (c))
		1			
Direct Expenses	2				
	3				
	4				
	5				
	6	<input type="checkbox"/> Yes % <input type="checkbox"/> No	<input type="checkbox"/> Yes % <input type="checkbox"/> No	<input type="checkbox"/> Yes % <input type="checkbox"/> No	
7	Direct expense summary. Add lines 2 through 5 in column (d)				
8	Net gaming income summary. Subtract line 7 from line 1, column (d)				

9 Enter the state(s) in which the organization conducts gaming activities: _____
 a Is the organization licensed to conduct gaming activities in each of these states? Yes No

b If "No," explain: _____

10a Were any of the organization's gaming licenses revoked, suspended, or terminated during the tax year? Yes No

b If "Yes," explain: _____

SCHEDULE J
(Form 990)

Department of the Treasury
Internal Revenue Service

Name of the organization

Compensation Information

For certain Officers, Directors, Trustees, Key Employees, and Highest Compensated Employees

Complete if the organization answered "Yes" on Form 990, Part IV, line 23. Attach to Form 990.

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

OMB No. 1545-0047

2023

Open to Public Inspection

HOMES OF OAKRIDGE HUMAN SERVICES

Employer identification number

42-1311721

Part I Questions Regarding Compensation

	Yes	No								
<p>1a Check the appropriate box(es) if the organization provided any of the following to or for a person listed on Form 990, Part VII, Section A, line 1a. Complete Part III to provide any relevant information regarding these items.</p> <table border="0"> <tr> <td><input type="checkbox"/> First-class or charter travel</td> <td><input type="checkbox"/> Housing allowance or residence for personal use</td> </tr> <tr> <td><input type="checkbox"/> Travel for companions</td> <td><input type="checkbox"/> Payments for business use of personal residence</td> </tr> <tr> <td><input type="checkbox"/> Tax indemnification and gross-up payments</td> <td><input type="checkbox"/> Health or social club dues or initiation fees</td> </tr> <tr> <td><input type="checkbox"/> Discretionary spending account</td> <td><input type="checkbox"/> Personal services (such as maid, chauffeur, chef)</td> </tr> </table>	<input type="checkbox"/> First-class or charter travel	<input type="checkbox"/> Housing allowance or residence for personal use	<input type="checkbox"/> Travel for companions	<input type="checkbox"/> Payments for business use of personal residence	<input type="checkbox"/> Tax indemnification and gross-up payments	<input type="checkbox"/> Health or social club dues or initiation fees	<input type="checkbox"/> Discretionary spending account	<input type="checkbox"/> Personal services (such as maid, chauffeur, chef)		
<input type="checkbox"/> First-class or charter travel	<input type="checkbox"/> Housing allowance or residence for personal use									
<input type="checkbox"/> Travel for companions	<input type="checkbox"/> Payments for business use of personal residence									
<input type="checkbox"/> Tax indemnification and gross-up payments	<input type="checkbox"/> Health or social club dues or initiation fees									
<input type="checkbox"/> Discretionary spending account	<input type="checkbox"/> Personal services (such as maid, chauffeur, chef)									
<p>b If any of the boxes on line 1a are checked, did the organization follow a written policy regarding payment or reimbursement or provision of all of the expenses described above? If "No," complete Part III to explain</p>	1b									
<p>2 Did the organization require substantiation prior to reimbursing or allowing expenses incurred by all directors, trustees, and officers, including the CEO/Executive Director, regarding the items checked on line 1a?</p>	2									
<p>3 Indicate which, if any, of the following the organization used to establish the compensation of the organization's CEO/Executive Director. Check all that apply. Do not check any boxes for methods used by a related organization to establish compensation of the CEO/Executive Director, but explain in Part III.</p> <table border="0"> <tr> <td><input type="checkbox"/> Compensation committee</td> <td><input type="checkbox"/> Written employment contract</td> </tr> <tr> <td><input type="checkbox"/> Independent compensation consultant</td> <td><input checked="" type="checkbox"/> Compensation survey or study</td> </tr> <tr> <td><input type="checkbox"/> Form 990 of other organizations</td> <td><input checked="" type="checkbox"/> Approval by the board or compensation committee</td> </tr> </table>	<input type="checkbox"/> Compensation committee	<input type="checkbox"/> Written employment contract	<input type="checkbox"/> Independent compensation consultant	<input checked="" type="checkbox"/> Compensation survey or study	<input type="checkbox"/> Form 990 of other organizations	<input checked="" type="checkbox"/> Approval by the board or compensation committee				
<input type="checkbox"/> Compensation committee	<input type="checkbox"/> Written employment contract									
<input type="checkbox"/> Independent compensation consultant	<input checked="" type="checkbox"/> Compensation survey or study									
<input type="checkbox"/> Form 990 of other organizations	<input checked="" type="checkbox"/> Approval by the board or compensation committee									
<p>4 During the year, did any person listed on Form 990, Part VII, Section A, line 1a, with respect to the filing organization or a related organization:</p> <p>a Receive a severance payment or change-of-control payment?</p> <p>b Participate in or receive payment from a supplemental nonqualified retirement plan?</p> <p>c Participate in or receive payment from an equity-based compensation arrangement?</p> <p>If "Yes" to any of lines 4a–c, list the persons and provide the applicable amounts for each item in Part III.</p>	4a	4b	4c							
			X							
			X							
			X							
<p>Only section 501(c)(3), 501(c)(4), and 501(c)(29) organizations must complete lines 5–9.</p>										
<p>5 For persons listed on Form 990, Part VII, Section A, line 1a, did the organization pay or accrue any compensation contingent on the revenues of:</p> <p>a The organization?</p> <p>b Any related organization?</p> <p>If "Yes" on line 5a or 5b, describe in Part III.</p>	5a	5b								
			X							
			X							
<p>6 For persons listed on Form 990, Part VII, Section A, line 1a, did the organization pay or accrue any compensation contingent on the net earnings of:</p> <p>a The organization?</p> <p>b Any related organization?</p> <p>If "Yes" on line 6a or 6b, describe in Part III.</p>	6a	6b								
			X							
			X							
<p>7 For persons listed on Form 990, Part VII, Section A, line 1a, did the organization provide any nonfixed payments not described on lines 5 and 6? If "Yes," describe in Part III</p>	7		X							
<p>8 Were any amounts reported on Form 990, Part VII, paid or accrued pursuant to a contract that was subject to the initial contract exception described in Regulations section 53.4958-4(a)(3)? If "Yes," describe in Part III</p>	8		X							
<p>9 If "Yes" on line 8, did the organization also follow the rebuttable presumption procedure described in Regulations section 53.4958-6(c)?</p>	9									

For Paperwork Reduction Act Notice, see the Instructions for Form 990.

Schedule J (Form 990) 2023

Part II Officers, Directors, Trustees, Key Employees, and Highest Compensated Employees. Use duplicate copies if additional space is needed.

For each individual whose compensation must be reported on Schedule J, report compensation from the organization on row (i) and from related organizations, described in the instructions, on row (ii). Do not list any individuals that aren't listed on Form 990, Part VII.

Note: The sum of columns (B)(i)–(iii) for each listed individual must equal the total amount of Form 990, Part VII, Section A, line 1a, applicable column (D) and (E) amounts for that individual.

(A) Name and Title		(B) Breakdown of W-2 and/or 1099-MISC and/or 1099-NEC compensation			(C) Retirement and other deferred compensation	(D) Nontaxable benefits	(E) Total of columns (B)(i)–(D)	(F) Compensation in column (B) reported as deferred on prior Form 990
		(i) Base compensation	(ii) Bonus & incentive compensation	(iii) Other reportable compensation				
1 TERE CALDWELL-JOHNSON PRESIDENT & CEO	(i)	171,280	0	0	8,900	14,499	194,679	0
	(ii)	0	0	0	0	0	0	0
2 KRISTIN CLAYTON VP OF FINANCE	(i)	132,413	0	0	7,172	31,143	170,728	0
	(ii)	0	0	0	0	0	0	0
3	(i)							
	(ii)							
4	(i)							
	(ii)							
5	(i)							
	(ii)							
6	(i)							
	(ii)							
7	(i)							
	(ii)							
8	(i)							
	(ii)							
9	(i)							
	(ii)							
10	(i)							
	(ii)							
11	(i)							
	(ii)							
12	(i)							
	(ii)							
13	(i)							
	(ii)							
14	(i)							
	(ii)							
15	(i)							
	(ii)							
16	(i)							
	(ii)							

Part III Supplemental Information

Provide the information, explanation, or descriptions required for Part I, lines 1a, 1b, 3, 4a, 4b, 4c, 5a, 5b, 6a, 6b, 7, and 8, and for Part II. Also complete this part for any additional information.

8-23-2024 DRAFT

SCHEDULE L
(Form 990)

Department of the Treasury
Internal Revenue Service

Name of the organization

Transactions With Interested Persons

Complete if the organization answered "Yes" on Form 990, Part IV, line 25a, 25b, 26, 27, 28a, 28b, or 28c; or Form 990-EZ, Part V, line 38a or 40b.

Attach to Form 990 or Form 990-EZ.

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

OMB No. 1545-0047

2023

Open to Public Inspection

HOMES OF OAKRIDGE HUMAN SERVICES

Employer identification number

42-1311721

Part I Excess Benefit Transactions (section 501(c)(3), section 501(c)(4), and section 501(c)(29) organizations only)

Complete if the organization answered "Yes" on Form 990, Part IV, line 25a or 25b; or Form 990-EZ, Part V, line 40b.

1	(a) Name of disqualified person	(b) Relationship between disqualified person and organization	(c) Description of transaction	(d) Corrected?	
				Yes	No
(1)					
(2)					
(3)					
(4)					
(5)					
(6)					

2 Enter the amount of tax incurred by the organization managers or disqualified persons during the year under section 4958 \$ _____

3 Enter the amount of tax, if any, on line 2, above, reimbursed by the organization \$ _____

Part II Loans to and/or From Interested Persons

Complete if the organization answered "Yes" on Form 990-EZ, Part V, line 38a, or Form 990, Part IV, line 26; or if the organization reported an amount on Form 990, Part X, line 5, 6, or 22.

(a) Name of interested person	(b) Relationship with organization	(c) Purpose of loan	(d) Loan to or from the org.?		(e) Original principal amount	(f) Balance due	(g) In default?		(h) Approved by board or committee?		(i) Written agreement?	
			To	From			Yes	No	Yes	No	Yes	No
(1)												
(2)												
(3)												
(4)												
(5)												
(6)												
(7)												
(8)												
(9)												
(10)												

Total \$ _____

Part III Grants or Assistance Benefiting Interested Persons

Complete if the organization answered "Yes" on Form 990, Part IV, line 27.

(a) Name of interested person	(b) Relationship between interested person and the organization	(c) Amount of assistance	(d) Type of assistance	(e) Purpose of assistance
(1)				
(2)				
(3)				
(4)				
(5)				
(6)				
(7)				
(8)				
(9)				
(10)				

Part IV Business Transactions Involving Interested Persons

Complete if the organization answered "Yes" on Form 990, Part IV, line 28a, 28b, or 28c.

(a) Name of interested person	(b) Relationship between interested person and the organization	(c) Amount of transaction	(d) Description of transaction	(e) Sharing of org. revenues?	
				Yes	No
(1) TEREЕ CALDWELL-JOHNSON, CEO	BOARD MEMBER	2,515	ORG HAS A BEN. INT.		X
(2) VERNON JOHNSON	SPOUSE TO CEO	72,815	EMPLOYMENT		X
(3) BALEY CALDWELL-JOHNSON	SON TO CEO	33,652	EMPLOYMENT		X
(4) BAXTYR CALDWELL-JOHNSON	DAUGHTER TO CEO	48,430	EMPLOYMENT		X
(5)					
(6)					
(7)					
(8)					
(9)					
(10)					

Part V Supplemental Information

Provide additional information for responses to questions on Schedule L. See instructions.

SCHEDULE L, PART V - ADDITIONAL INFORMATION

INTERESTED PERSON: TEREЕ CALDWELL - JOHNSON, CEO

ORGANIZATION: GREATER DES MOINES COMMUNITY FOUNDATION

RELATIONSHIP BETWEEN INTERESTED PERSON AND ORGANIZATION: BOARD MEMBER OF GREATER DES MOINES COMMUNITY FOUNDATION

AMOUNT OF TRANSACTION: \$2,515

DESCRIPTION OF TRANSACTION: THE ORGANIZATION HAS A \$520,815 BENEFICIAL INTEREST IN THE GDMCF AS OF YEAR END. THE ONLY PAYMENT FOR SERVICES TO GDMCF WAS ADMINISTRATIVE EXPENSES OF \$2,515. ALL ADMINISTRATIVE FEES ARE CHARGED AT FAIR MARKET VALUE.

INTERESTED PERSON: VERNON JOHNSON

RELATIONSHIP BETWEEN INTERESTED PERSON AND ORGANIZATION: VERNON JOHNSON IS THE SPOUSE OF TEREЕ CALDWELL-JOHNSON, CEO OF ONS.

AMOUNT OF TRANSACTION: \$72,815

DESCRIPTION OF TRANSACTION: VERNON JOHNSON IS EMPLOYED BY ONS AS THE DIRECTOR OF YOUTH PROGRAMS. ALL COMPENSATION RATES ARE VALUED AT FAIR MARKET VALUE.

INTERESTED PERSON: BALEY CALDWELL-JOHNSON

Part IV Business Transactions Involving Interested Persons

Complete if the organization answered "Yes" on Form 990, Part IV, line 28a, 28b, or 28c.

(a) Name of interested person	(b) Relationship between interested person and the organization	(c) Amount of transaction	(d) Description of transaction	(e) Sharing of org. revenues?	
				Yes	No
(1)					
(2)					
(3)					
(4)					
(5)					
(6)					
(7)					
(8)					
(9)					
(10)					

Part V Supplemental Information

Provide additional information for responses to questions on Schedule L. See instructions.

RELATIONSHIP BETWEEN INTERESTED PERSON AND ORGANIZATION: BALEY CALDWELL-JOHNSON IS THE SON OF TEREЕ CALDWELL-JOHNSON, CEO OF ONS.

AMOUNT OF TRANSACTION: \$33,652

DESCRIPTION OF TRANSACTION: BALEY CALDWELL-JOHNSON IS EMPLOYED BY ONS AS THE YOUTH TUTOR. ALL COMPENSATION RATES ARE VALUED AT FAIR MARKET VALUE.

INTERESTED PERSON: BAXTYR CALDWELL-JOHNSON

RELATIONSHIP BETWEEN INTERESTED PERSON AND ORGANIZATION: BAXTYR CALDWELL-JOHNSON IS THE DAUGHTER OF TEREЕ CALDWELL-JOHNSON, CEO OF ONS.

AMOUNT OF TRANSACTION: \$48,430

DESCRIPTION OF TRANSACTION: BAXTYR CALDWELL-JOHNSON IS EMPLOYED BY ONS AS THE YOUTH INSTRUCTOR. ALL COMPENSATION RATES ARE VALUED AT FAIR MARKET VALUE.

**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

2023

**Open to Public
Inspection**

Name of the organization

HOMES OF OAKRIDGE HUMAN SERVICES

Employer identification number

42-1311721

FORM 990, PART VI - ADDITIONAL INFORMATION

SECTION A, LINE 6

THE ORGANIZATION HAD NO MEMBERS OR STOCKHOLDERS DUE TO HOMES OF OAKRIDGE,
INC. BEING DISSOLVED IN 2014.

FORM 990, PART VI, LINE 11B - ORGANIZATION'S PROCESS TO REVIEW FORM 990
A COPY OF FORM 990 WILL BE DISTRIBUTED TO EACH BOARD MEMBER UPON
COMPLETION. THE BOARD REVIEWS AND APPROVES FORM 990 BEFORE FILING.

FORM 990, PART VI, LINE 12C - ENFORCEMENT OF CONFLICTS POLICY
THE BOARD CHAIRPERSON AND THE CEO REVIEW THE CONFLICT OF INTEREST
DISCLOSURES. INDIVIDUAL BOARD MEMBERS ARE REQUIRED TO ABSTAIN FROM VOTING
OR PARTICIPATION IN DISCUSSIONS OF ANY ISSUES THAT COULD GIVE THE
APPEARANCE OF A CONFLICT OF INTEREST. IF THERE ARE QUESTIONS AS TO WHETHER
AN ISSUE COULD REPRESENT A CONFLICT OF INTEREST OR NOT, IT IS DISCUSSED

FORM 990, PART VI, LINE 15A - COMPENSATION PROCESS FOR TOP OFFICIAL
THE EXECUTIVE COMMITTEE CONDUCTS A COMPENSATION SURVEY OF AREA NOT-FOR-
PROFIT CEO'S COMPENSATION TO DETERMINE THE COMPENSATION FOR THE
ORGANIZATION'S CEO. THE EXECUTIVE COMMITTEE SENDS THE SURVEY DOCUMENTS TO
THE BOARD. THE BOARD DISCUSSES COMPENSATION AND APPROVES AS APPROPRIATE.
THE CEO'S COMPENSATION IS REVIEWED AND APPROVED BY AN INDEPENDENT
SUBCOMMITTEE.

FORM 990, PART VI, LINE 15B - COMPENSATION PROCESS FOR OFFICERS

For Paperwork Reduction Act Notice, see the Instructions for Form 990 or 990-EZ.

Schedule O (Form 990) 2023

Name of the organization

Employer identification number

HOMES OF OAKRIDGE HUMAN SERVICES

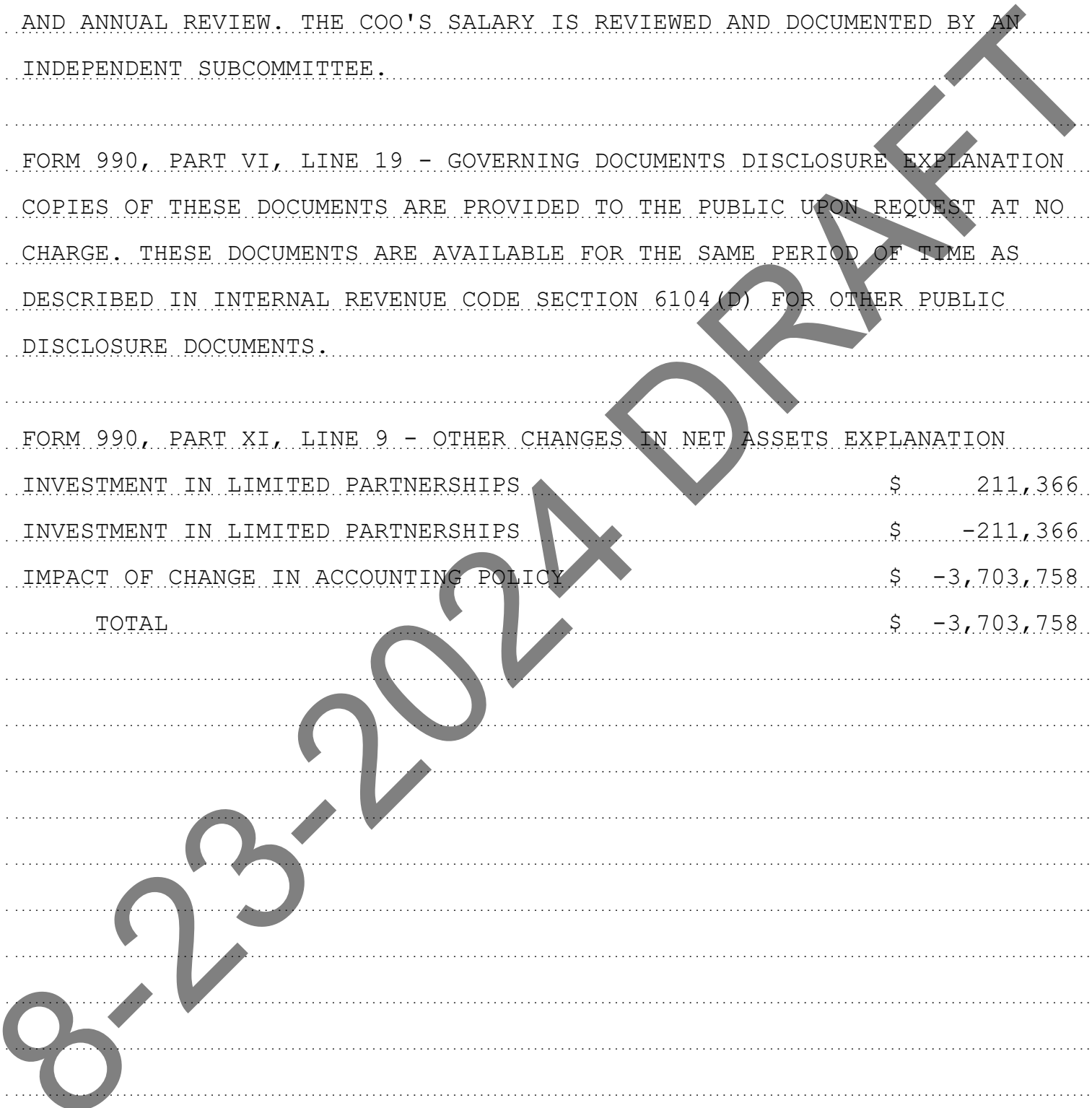
42-1311721

THE CEO DETERMINES THE COO SALARY BASED ON BUDGETED AMOUNTS, SALARY RANGE AND ANNUAL REVIEW. THE COO'S SALARY IS REVIEWED AND DOCUMENTED BY AN INDEPENDENT SUBCOMMITTEE.

FORM 990, PART VI, LINE 19 - GOVERNING DOCUMENTS DISCLOSURE EXPLANATION COPIES OF THESE DOCUMENTS ARE PROVIDED TO THE PUBLIC UPON REQUEST AT NO CHARGE. THESE DOCUMENTS ARE AVAILABLE FOR THE SAME PERIOD OF TIME AS DESCRIBED IN INTERNAL REVENUE CODE SECTION 6104(D) FOR OTHER PUBLIC DISCLOSURE DOCUMENTS.

FORM 990, PART XI, LINE 9 - OTHER CHANGES IN NET ASSETS EXPLANATION

INVESTMENT IN LIMITED PARTNERSHIPS	\$ 211,366
INVESTMENT IN LIMITED PARTNERSHIPS	\$ -211,366
IMPACT OF CHANGE IN ACCOUNTING POLICY	\$ -3,703,758
TOTAL	\$ -3,703,758



**SCHEDULE R
(Form 990)**

Department of the Treasury
Internal Revenue Service

Name of the organization

Related Organizations and Unrelated Partnerships

Complete if the organization answered "Yes" on Form 990, Part IV, line 33, 34, 35b, 36, or 37.

Attach to Form 990.

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

OMB No. 1545-0047

2023

**Open to Public
Inspection**

HOMES OF OAKRIDGE HUMAN SERVICES

Employer identification number

42-1311721

Part I Identification of Disregarded Entities. Complete if the organization answered "Yes" on Form 990, Part IV, line 33.

(a) Name, address, and EIN (if applicable) of disregarded entity	(b) Primary activity	(c) Legal domicile (state or foreign country)	(d) Total income	(e) End-of-year assets	(f) Direct controlling entity
(1)					
(2)					
(3)					
(4)					
(5)					

Part II Identification of Related Tax-Exempt Organizations. Complete if the organization answered "Yes" on Form 990, Part IV, line 34, because it had one or more related tax-exempt organizations during the tax year.

(a) Name, address, and EIN of related organization	(b) Primary activity	(c) Legal domicile (state or foreign country)	(d) Exempt Code section	(e) Public charity status (if section 501(c)(3))	(f) Direct controlling entity	(g) Section 512(b)(13) controlled entity?	
						Yes	No
(1)							
(2)							
(3)							
(4)							
(5)							

Part III Identification of Related Organizations Taxable as a Partnership. Complete if the organization answered "Yes" on Form 990, Part IV, line 34, because it had one or more related organizations treated as a partnership during the tax year.

(a) Name, address, and EIN of related organization	(b) Primary activity	(c) Legal domicile (state or foreign country)	(d) Direct controlling entity	(e) Predominant income (related, unrelated, excluded from tax under sections 512-514)	(f) Share of total income	(g) Share of end-of-year assets	(h) Disproportionate alloc.?		(i) Code V—UBI amount in box 20 of Schedule K-1 (Form 1065)	(j) General or managing partner?		(k) Percentage ownership
							Yes	No		Yes	No	
(1) OAKRIDGE NEIGHBORHOOD ASSOCIATES L. 1401 CENTER STREET DES MOINES IA 50314 26-1304619	AFFORDABLE HOUSING	IA	ONS VENTURES					X	N/A		X	
(2) OAKRIDGE NEIGHBORHOOD ASSOCIATES PH 1401 CENTER STREET DES MOINES IA 50314 26-3578586	AFFORDABLE HOUSING	IA	ONS VENTURES					X	N/A		X	
(3) SILVER OAKS ASSOCIATES L.P. 1401 CENTER STREET DES MOINES IA 50314 27-5368858	AFFORDABLE HOUSING	IA	ONS SILVER					X	N/A		X	
(4)												

Part IV Identification of Related Organizations Taxable as a Corporation or Trust. Complete if the organization answered "Yes" on Form 990, Part IV, line 34, because it had one or more related organizations treated as a corporation or trust during the tax year.

(a) Name, address, and EIN of related organization	(b) Primary activity	(c) Legal domicile (state or foreign country)	(d) Direct controlling entity	(e) Type of entity (C corp, S corp, or trust)	(f) Share of total income	(g) Share of end-of-year assets	(h) Percentage ownership	(i) Section 512(b)(13) controlled entity?	
								Yes	No
(1) ONS VENTURES, INC. 1401 CENTER STREET DES MOINES IA 50314 26-1294017	GEN PTR	IA	HOMES OF O	C	-211,356		100.000000	X	
(2) ONS SILVER OAKS, INC. 1401 CENTER STREET DES MOINES IA 50314 27-5313412	GEN PTR	IA	HOMES OF O	C	-9	219,862	100.000000	X	
(3)									
(4)									

Part V Transactions With Related Organizations. Complete if the organization answered "Yes" on Form 990, Part IV, line 34, 35b, or 36.

Note: Complete line 1 if any entity is listed in Parts II, III, or IV of this schedule.

	Yes	No
1 During the tax year, did the organization engage in any of the following transactions with one or more related organizations listed in Parts II-IV?		
a Receipt of (i) interest, (ii) annuities, (iii) royalties, or (iv) rent from a controlled entity		X
b Gift, grant, or capital contribution to related organization(s)		X
c Gift, grant, or capital contribution from related organization(s)		X
d Loans or loan guarantees to or for related organization(s)	X	
e Loans or loan guarantees by related organization(s)		X
f Dividends from related organization(s)		X
g Sale of assets to related organization(s)		X
h Purchase of assets from related organization(s)		X
i Exchange of assets with related organization(s)		X
j Lease of facilities, equipment, or other assets to related organization(s)	X	
k Lease of facilities, equipment, or other assets from related organization(s)		X
l Performance of services or membership or fundraising solicitations for related organization(s)	X	
m Performance of services or membership or fundraising solicitations by related organization(s)		X
n Sharing of facilities, equipment, mailing lists, or other assets with related organization(s)		X
o Sharing of paid employees with related organization(s)	X	
p Reimbursement paid to related organization(s) for expenses		X
q Reimbursement paid by related organization(s) for expenses		X
r Other transfer of cash or property to related organization(s)		X
s Other transfer of cash or property from related organization(s)		X

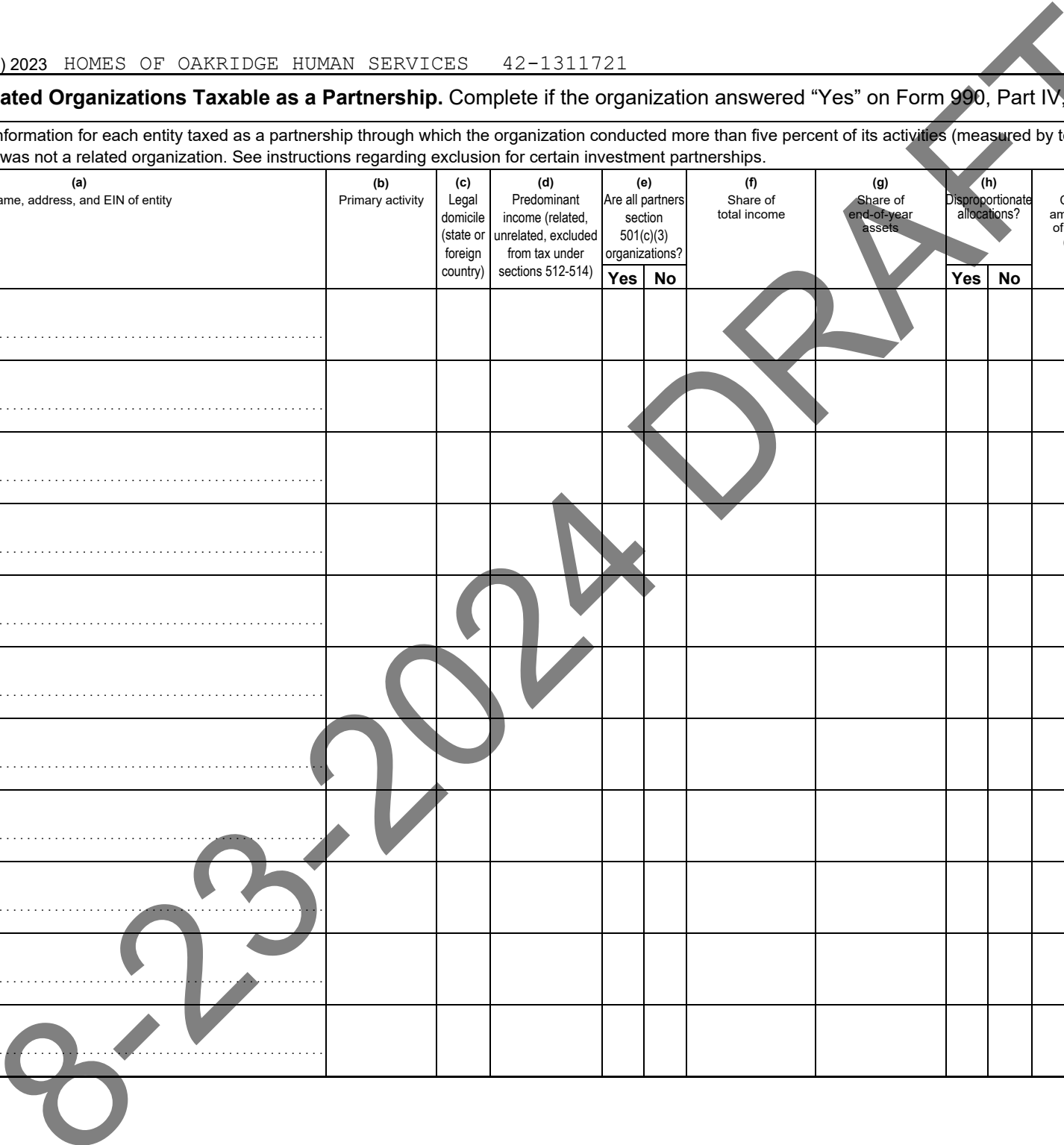
2 If the answer to any of the above is "Yes," see the instructions for information on who must complete this line, including covered relationships and transaction thresholds.

	(a) Name of related organization	(b) Transaction type (a-s)	(c) Amount involved	(d) Method of determining amount involved
(1)	OAKRIDGE NEIGHBORHOOD ASSOCIATES LP	D	1,473,786	ACTUAL AMOUNT PAID
(2)	OAKRIDGE NEIGHBORHOOD ASSOCIATES LP	D	1,979,972	ACTUAL AMOUNT PAID
(3)	OAKRIDGE NEIGHBORHOOD ASSOCIATES LP	L	89,336	ACTUAL AMOUNT PAID
(4)	OAKRIDGE NEIGHBORHOOD ASSOCIATES LP	L	96,420	ACTUAL AMOUNT PAID
(5)	OAKRIDGE NEIGHBORHOOD ASSOCIATES LP	O	56,134	ACTUAL AMOUNT PAID
(6)				

Part VI Unrelated Organizations Taxable as a Partnership. Complete if the organization answered "Yes" on Form 990, Part IV, line 37.

Provide the following information for each entity taxed as a partnership through which the organization conducted more than five percent of its activities (measured by total assets or gross revenue) that was not a related organization. See instructions regarding exclusion for certain investment partnerships.

(a) Name, address, and EIN of entity	(b) Primary activity	(c) Legal domicile (state or foreign country)	(d) Predominant income (related, unrelated, excluded from tax under sections 512-514)	(e) Are all partners section 501(c)(3) organizations?		(f) Share of total income	(g) Share of end-of-year assets	(h) Disproportionate allocations?		(i) Code V—UBI amount in box 20 of Schedule K-1 (Form 1065)	(j) General or managing partner?		(k) Percentage ownership
				Yes	No			Yes	No		Yes	No	
(1)													
(2)													
(3)													
(4)													
(5)													
(6)													
(7)													
(8)													
(9)													
(10)													
(11)													



Part VII

Supplemental Information.

Provide additional information for responses to questions on Schedule R. See instructions.

8-23-2024 DRAFT

Depreciation and Amortization (Including Information on Listed Property)

Attach to your tax return.

Go to www.irs.gov/Form4562 for instructions and the latest information.

HOMES OF OAKRIDGE HUMAN SERVICES

Identifying number 42-1311721

Business or activity to which this form relates

INDIRECT DEPRECIATION

Part I Election To Expense Certain Property Under Section 179

Note: If you have any listed property, complete Part V before you complete Part I.

Table with 13 rows for Part I. Line 1: 1,160,000; Line 3: 2,890,000; Line 16: 63,905.

Note: Don't use Part II or Part III below for listed property. Instead, use Part V.

Part II Special Depreciation Allowance and Other Depreciation (Don't include listed property. See instructions.)

Table with 3 rows for Part II. Line 16: 63,905.

Part III MACRS Depreciation (Don't include listed property. See instructions.)

Section A

Table with 2 rows for Part III Section A. Line 17: 1,270.

Section B—Assets Placed in Service During 2023 Tax Year Using the General Depreciation System

Table with 7 columns (a-g) and 9 rows (19a-i) for Section B.

Section C—Assets Placed in Service During 2023 Tax Year Using the Alternative Depreciation System

Table with 7 columns (a-g) and 4 rows (20a-d) for Section C.

Part IV Summary (See instructions.)

Table with 3 rows for Part IV. Line 22: 65,175.

For Paperwork Reduction Act Notice, see separate instructions.

Name **HOMES OF OAKRIDGE HUMAN SERVICES** Taxpayer Identification Number **42-1311721**

		2022	2023	Differences
Revenue	1. Contributions, gifts, grants	1,723,960	1,806,338	82,378
	2. Membership dues and assessments			
	3. Government contributions and grants	1,629,706	915,781	-713,925
	4. Program service revenue	956,499	1,043,766	87,267
	5. Investment income	13,764	18,434	4,670
	6. Proceeds from tax exempt bonds			
	7. Net gain or (loss) from sale of assets other than inventory	-953	2,335	3,288
	8. Net income or (loss) from fundraising events	-38,185	-40,349	-2,164
	9. Net income or (loss) from gaming			
	10. Net gain or (loss) on sales of inventory			
	11. Other revenue	71,033	76,762	5,729
	12. Total revenue. Add lines 1 through 11	4,355,824	3,823,067	-532,757
Expenses	13. Grants and similar amounts paid			
	14. Benefits paid to or for members			
	15. Compensation of officers, directors, trustees, etc.	59,566	322,990	263,424
	16. Salaries, other compensation, and employee benefits	456,340	2,879,195	2,422,855
	17. Professional fundraising fees			
	18. Other professional fees	292,576	349,018	56,442
	19. Occupancy, rent, utilities, and maintenance	95,979	123,726	27,747
	20. Depreciation and Depletion	133,947	162,418	28,471
	21. Other expenses	2,949,369	445,506	-2,503,863
	22. Total expenses. Add lines 13 through 21	3,987,777	4,282,853	295,076
	23. Excess or (Deficit). Subtract line 22 from line 12	368,047	-459,786	-827,833
Other Information	24. Total exempt revenue	4,355,824	3,823,067	-532,757
	25. Total unrelated revenue			
	26. Total excludable revenue	1,040,343	1,141,297	100,954
	27. Total assets	8,487,865	4,634,275	-3,853,590
	28. Total liabilities	407,092	678,235	271,143
	29. Retained earnings	8,080,773	3,956,040	-4,124,733
	30. Number of voting members of governing body	19	24	
	31. Number of independent voting members of governing body	19	24	
	32. Number of employees	86	170	
33. Number of volunteers	30	30		

8-23-2023

Form **990****Tax Return History****2023**

Name

HOMES OF OAKRIDGE HUMAN SERVICES

Employer Identification Number

42-1311721

	2019	2020	2021	2022	2023	2024
Contributions, gifts, grants	1,471,916	2,039,784	3,076,198	3,353,666	2,722,119	
Membership dues						
Program service revenue	879,398	915,663	941,425	956,499	1,043,766	
Capital gain or loss	739	4,185	16,332	-953	2,335	
Investment income	40,720	43,261	8,938	13,764	18,434	
Fundraising revenue (income/loss)	-36,606	-20,516	-9,008	-38,185	-40,349	
Gaming revenue (income/loss)						
Other revenue	70,290	70,529	70,777	71,033	76,762	
Total revenue	2,426,457	3,052,906	4,104,662	4,355,824	3,823,067	
Grants and similar amounts paid						
Benefits paid to or for members						
Compensation of officers, etc.				59,566	322,990	
Other compensation				456,340	2,879,195	
Professional fees	257,069	245,289	267,277	292,576	349,018	
Occupancy costs	91,330	92,033	93,842	95,979	123,726	
Depreciation and depletion	99,549	100,235	115,416	133,947	162,418	
Other expenses	2,407,697	2,400,498	2,940,280	2,949,369	445,506	
Total expenses	2,855,645	2,838,055	3,416,815	3,987,777	4,282,853	
Excess or (Deficit)	-429,188	214,851	687,847	368,047	-459,786	
Total exempt revenue	2,426,457	3,052,906	4,104,662	4,355,824	3,823,067	
Total unrelated revenue						
Total excludable revenue	991,147	1,033,638	1,037,472	1,040,343	1,141,297	
Total Assets	7,112,679	7,280,008	8,091,762	8,487,865	4,634,275	
Total Liabilities	282,674	209,774	311,971	407,092	678,235	
Net Fund Balances	6,830,005	7,070,234	7,779,791	8,080,773	3,956,040	

Taxable Interest on Investments

Description	Amount	Unrelated Business	Exclusion Code	Postal Code	Acquired after 6/30/75	US Obs (\$ or %)
INTEREST INCOME	\$ 3,146					
TOTAL	\$ 3,146		14			

Taxable Dividends from Securities

Description	Amount	Unrelated Business	Exclusion Code	Postal Code	Acquired after 6/30/75	US Obs (\$ or %)
DIVIDEND INCOME	\$ 15,288					
TOTAL	\$ 15,288		14			

8-23-2024 DRAFT

Federal Statements

Form 990, Part IX, Line 11g - Other Fees for Service (Non-employee)

Description	Total Expenses	Program Service	Management & General	Fund Raising
CONTRACTED SERVICES	\$ 78,946	\$ 69,304	\$ 9,567	\$ 75
PAYROLL PROCESSING FEES	11,120	10,054	1,066	
OTHER	45,093	33,728	11,152	213
TOTAL	\$ 135,159	\$ 113,086	\$ 21,785	\$ 288

Form 990, Part IX, Line 24e - All Other Expenses

Description	Total Expenses	Program Service	Management & General	Fund Raising
DUES AND SUBSCRIPTIONS	\$ 10,402	\$ 254	\$ 10,148	\$
PERMITS/LICENSES	2,963	2,644	319	
SILVER OAKS PROFIT ALLOCA	10	10		
TOTAL	\$ 13,375	\$ 2,908	\$ 10,467	\$ 0

Schedule A, Part II, Line 1(e)

Description	Amount
OTHER CONTRIBUTIONS	\$ 512,737
CITY OF DES MOINES CASH CONTRIBUTION	170,547
GREATER DES MOINES COMMUNITY FOUND. CASH CONTRIBUTION	105,000
POLK COUNTY HOUSING TRUST FUND CASH CONTRIBUTION	70,000
STATE OF IOWA CASH CONTRIBUTION	745,234
UNITED WAY OF CENTRAL IOWA CASH CONTRIBUTION	720,761
VARIETY CLUB CASH CONTRIBUTION	68,000
BEST BUY FOUNDATION CASH CONTRIBUTION	150,681
JAZZ JEWELS JEANS CASH CONTRIBUTION	134,131

Schedule A, Part II, Line 1(e) (continued)

Description	Amount
BREAKFAST AT TIFFANY'S CASH CONTRIBUTION	\$ 42,828
OAK SOCIETY CASH CONTRIBUTION	2,200
TOTAL	\$ <u>2,722,119</u>

8-23-2024 DRAFT

Schedule A, Part II, Line 5 - Excess Gifts

<u>Donor Name</u>	<u>Total</u>	<u>Excess</u>
BANK OF AMERICA	\$ 215,000	\$
BANKERS TRUST	135,000	
DES MOINES AREA ASSOC. OF REALTORS	15,500	
EDWIN MEREDITH FOUNDATION	10,000	
EMC INSURANCE COMPANIES	155,000	
JOHN DEERE DES MOINES OPERATIONS	83,050	
HCI VISITING NURSES OF IOWA	43,628	
NATIONWIDE INSURANCE FOUNDATION	138,000	
NORTHWEST AREA FOUNDATION	265,000	9,224
PRINCIPAL FINANCIAL GROUP FOUNDATION	353,466	97,690
POLK COUNTY AUDITORS OFFICE		
PRAIRIE MEADOWS	229,000	
POLK COUNTY HOUSING TRUST FUND	177,000	
POLK COUNTY BOARD OF SUPERVISORS	72,167	
PRINCIPAL CHARITY CLASSIC	118,500	
THE MEYOCKS GROUP INC	5,000	
VERIDIAN CREDIT UNION FUND	11,000	
WELLMARK FOUNDATION	100,000	
WELLS FARGO FOUNDATION	165,000	
WT& EDNA DAHL TRUST	105,000	
MUSCO LIGHTING	100,000	
BLUMENTHAL FAMILY FOUNDATION	30,000	
CAROL BODENSTEINER	17,000	
DELTA DENTAL	59,747	
DOLLAR GENERAL	7,000	
FIDELITY & GUARANTY	25,000	
KUM & GO	10,000	
MIDAMERICAN ENERGY	5,000	
MIDLAND NATIONAL	10,000	
NEW YORK LIFE	100,000	
POLK COUNTY BUILDING SUCCESS	50,000	
POLK COUNTY EARLY CHILDHOOD	91,894	
SAMMONS FINANCIAL	10,000	
THE DIRECTORS COUNCIL	6,700	
TIM URBAN	12,000	
VERIZON	7,000	
BEST BUY FOUNDATION	150,681	
EMILY LEMAY	5,000	
GREEN STATE CREDIT UNION	20,000	
KYLE KRAUSE	5,000	
MARK WILTSE	5,000	
MID IOWA HEALTH FOUNDATION	5,000	
WILLIAM AND KATHLEEN FEHRMAN FUND	5,000	
TOTAL	<u>\$ 3,133,333</u>	<u>\$ 106,914</u>

Federal Statements

Schedule A, Part II, Line 8(e)

Description	Amount
INTEREST INCOME	\$ 3,146
DIVIDEND INCOME	15,288
TOTAL	<u>\$ 18,434</u>

Schedule A, Part II, Line 12 - Current year

Description	Amount
EARLY ENRICHMENT	\$ 557,342
MANAGEMENT SERVICES	204,516
PRESCHOOL SERVICES	281,908
OTHER REVENUE	667
JAZZ JEWELS JEANS	15,850
BREAKFAST AT TIFFANY'S	5,700
OAK SOCIETY	
RENT 1	76,095
TOTAL	<u>\$ 1,142,078</u>

Jazz Jewels Jeans**Other Direct Fundraising or Gaming Expenses**

<u>Description</u>	<u>Amount</u>
PRINTING	\$ 122
MISCELLANEOUS	4,583
AUDIO VISUAL	2,495
TOTAL	<u>\$ 7,200</u>

Breakfast at Tiffany's**Other Direct Fundraising or Gaming Expenses**

<u>Description</u>	<u>Amount</u>
PRINTING	\$ 407
MISCELLANEOUS	4,418
TOTAL	<u>\$ 4,825</u>

8-23-2024 DRAFT