

**PENDLETON PLACE, INC.**  
**AUDITED FINANCIAL STATEMENTS**  
**JUNE 30, 2018**

**PENDLETON PLACE, INC.**

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Independent Auditor's Report

The Audit Committee  
Pendleton Place, Inc.  
Greenville, South Carolina

We have audited the accompanying financial statements of Pendleton Place, Inc. (a nonprofit organization), which comprise the statement of financial position as of June 30, 2018, and the related statements of activities, functional expenses, and cash flows for the year then ended, and the related notes to the financial statements.

**Management's Responsibility for the Financial Statements**

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

**Auditor's Responsibility**

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements 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 the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Members  
American Institute of Certified Public Accountants  
S.C. Association of Certified Public Accountants



The Audit Committee  
Pendleton Place, Inc.  
February 11, 2019

**Opinion**

In our opinion, the financial statements referred to above present fairly, in all material respects, the financial position of Pendleton Place, Inc. as of June 30, 2018, and the changes in its net assets and its cash flows for the year then ended in accordance with accounting principles generally accepted in the United States of America.

*Mckinley, Cooper & Co., LLC*

Greenville, South Carolina  
February 11, 2019

PENDLETON PLACE, INC.

STATEMENT OF FINANCIAL POSITION  
JUNE 30, 2018

ASSETS

**ASSETS**

Cash and cash equivalents	\$	356,314
Accounts receivable		11,926
Pledges receivable		12,206
Prepaid expenses		22,777
Investments, at fair value		1,402,325
Property and equipment, net		742,678

**Total assets** \$ 2,548,226

LIABILITIES AND NET ASSETS

**LIABILITIES**

Accrued expenses and payroll liabilities	\$	47,214
Deferred revenue		103,520
Line of credit		80,000

**Total liabilities** 230,734

**NET ASSETS**

Unrestricted		
Board-designated - endowment		1,402,325
Undesignated		731,434
Temporarily restricted		183,733

**Total net assets** 2,317,492

**Total liabilities and net assets** \$ 2,548,226

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

PENDLETON PLACE, INC.

STATEMENT OF ACTIVITIES  
YEAR ENDED JUNE 30, 2018

	<u>Unrestricted</u>	<u>Temporarily Restricted</u>	<u>Total</u>
<b>SUPPORT, REVENUE, AND GAINS</b>			
Contributions	\$ 567,757	\$ 442,578	\$ 1,010,335
Contract revenue - DSS	282,710	-	282,710
United Way allocations	217,145	-	217,145
Fundraising income	81,429	-	81,429
Other government revenue	12,578	-	12,578
Program fee income	2,061	-	2,061
In kind revenue	11,684	-	11,684
Investment income	107,915	-	107,915
Other income	49	-	49
Net assets released from restrictions	375,726	(375,726)	-
	<u>1,659,054</u>	<u>66,852</u>	<u>1,725,906</u>
<b>EXPENSES AND LOSSES</b>			
Program services	1,402,905	-	1,402,905
Supporting services	448,447	-	448,447
	<u>1,851,352</u>	<u>-</u>	<u>1,851,352</u>
<b>INCREASE (DECREASE) IN NET ASSETS</b>	(192,298)	66,852	(125,446)
<b>NET ASSETS, beginning of period</b>	<u>2,326,057</u>	<u>116,881</u>	<u>2,442,938</u>
<b>NET ASSETS, end of period</b>	<u>\$ 2,133,759</u>	<u>\$ 183,733</u>	<u>\$ 2,317,492</u>

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

PENDLETON PLACE, INC.

STATEMENT OF FUNCTIONAL EXPENSES  
YEAR ENDED JUNE 30, 2018

	Program Services				Supporting Services		
	Assessment Center	Smith House	Connections Count	Total Programs	Administrative	Fundraising	TOTAL
Salaries	\$ 334,678	\$ 394,787	\$ 106,682	\$ 836,147	\$ 71,392	\$ 124,823	\$ 1,032,362
Employee benefits	53,034	68,199	18,438	139,671	8,758	10,499	158,928
Payroll taxes	24,511	30,451	8,232	63,194	9,689	10,147	83,030
	<u>412,223</u>	<u>493,437</u>	<u>133,352</u>	<u>1,039,012</u>	<u>89,839</u>	<u>145,469</u>	<u>1,274,320</u>
Insurance	12,870	16,726	3,950	33,546	12,400	2,240	48,186
Auto	264	8,965	363	9,592	1,785	111	11,488
Advertising and promotions	589	689	36	1,314	976	40,834	43,124
Recreation	-	7,795	-	7,795	-	-	7,795
Consulting and contracted services	36,923	9,300	3,490	49,713	9,643	1,160	60,516
Supplies and furnishings	8,265	7,839	3,940	20,044	13,514	6,778	40,336
Repairs and maintenance	2,843	8,267	1,366	12,476	3,542	496	16,514
Medical and children's needs	15,870	22,504	1,615	39,989	-	-	39,989
Utilities	8,091	13,358	2,685	24,134	5,971	2,388	32,493
Board of Directors	-	-	-	-	334	-	334
Postage/printing	1,492	1,420	214	3,126	1,688	2,862	7,676
Food and clothing	161	19,748	-	19,909	-	-	19,909
Dues and subscriptions	388	398	108	894	9,683	660	11,237
Bank fees	-	8	-	8	1,686	450	2,144
Miscellaneous	-	89	1,393	1,482	46	-	1,528
Security	-	-	-	-	1,842	-	1,842
Employee costs	2,081	5,702	729	8,512	6,864	869	16,245
Volunteer costs	20	-	-	20	46	-	66
Training	2,196	4,927	540	7,663	3,378	1,166	12,207
Taxes and licenses	206	375	58	639	6,965	58	7,662
Telephone	2,507	3,039	1,553	7,099	3,685	599	11,383
Interest	-	-	-	-	1,292	-	1,292
In kind services received	-	508	-	508	5,176	-	5,684
<b>Total expenses before depreciation</b>	<u>506,989</u>	<u>625,094</u>	<u>155,392</u>	<u>1,287,475</u>	<u>180,355</u>	<u>206,140</u>	<u>1,673,970</u>
Depreciation	53,477	53,477	8,476	115,430	53,476	8,476	177,382
<b>Total expenses</b>	<u>\$ 560,466</u>	<u>\$ 678,571</u>	<u>\$ 163,868</u>	<u>\$ 1,402,905</u>	<u>\$ 233,831</u>	<u>\$ 214,616</u>	<u>\$ 1,851,352</u>

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

PENDLETON PLACE, INC.

STATEMENT OF CASH FLOWS  
YEAR ENDED JUNE 30, 2018

<b>CASH FLOWS FROM OPERATING ACTIVITIES</b>	
Decrease in net assets	\$ (125,446)
Adjustment to reconcile changes in net assets to net cash provided by operating activities	
Depreciation	177,382
Net realized and unrealized (gain) loss on investments	(54,655)
Increase in grants and accounts receivable	(170)
Decrease in prepaid expenses	17,071
(Increase) in pledges receivable	(11,346)
Increase in accrued expenses and payroll liabilities	4,951
(Decrease) in deferred revenue	(11,980)
	<hr/>
<b>NET CASH (USED) BY OPERATING ACTIVITIES</b>	<b>(4,193)</b>
	<hr/>
<b>CASH FLOWS FROM INVESTING ACTIVITIES</b>	
Purchase of property and equipment	(12,541)
	<hr/>
<b>NET CASH (USED) BY INVESTING ACTIVITIES</b>	<b>(12,541)</b>
	<hr/>
<b>CASH FLOWS FROM FINANCING ACTIVITIES</b>	
Line of credit proceeds	80,000
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<b>NET CASH PROVIDED BY FINANCING ACTIVITIES</b>	<b>80,000</b>
	<hr/>
<b>NET INCREASE IN CASH</b>	<b>63,266</b>
<b>CASH AND CASH EQUIVALENTS, beginning of period</b>	<b>293,048</b>
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<b>CASH AND CASH EQUIVALENTS, end of period</b>	<b>\$ 356,314</b>
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*The accompanying notes are an integral part of these financial statements.*



## PENDLETON PLACE, INC.

### NOTES TO FINANCIAL STATEMENTS JUNE 30, 2018

#### **NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

The Pendleton Place Youth Hostelry of Greenville, Inc. was established in December 1975 and changed its name to Pendleton Place, Inc. (“Pendleton Place” or the “Organization”) in 1983. Pendleton Place is a non-profit, 501(c)(3) organization which strives to provide a safe, temporary home for children and to support families in crisis through prevention, assessment, and intervention. Pendleton Place serves children and families through a focus on residential care, supportive community services for teenagers, safe family visitation and custody exchange, and comprehensive assessment for children and families in the foster care system.

#### **Basis of Accounting and Fiscal Year**

The financial statements of the Organization have been prepared on the accrual basis of accounting and, accordingly, reflect all significant receivables, payables, and other liabilities.

#### **Financial Statement Presentation**

The Organization has presented its financial statements in accordance with generally accepted accounting principles for not-for-profit organizations. Under this guidance, the Organization is required to report information regarding its financial position and activities according to three classes of net assets: unrestricted net assets, temporarily restricted net assets, and permanently restricted net assets. In addition, the Organization is required to present a statement of cash flows. A summary of the net asset classifications is as follows:

- *Unrestricted net assets* – Net assets that are not subject to donor-imposed stipulations. Unrestricted net assets which are designated by the governing board for specific purposes are classified as board-designated funds.
- *Temporarily restricted net assets* – Net assets subject to donor-imposed stipulations that may or will be met either by actions of the Organization and/or passage of time.
- *Permanently restricted net assets* – Net assets required by the donor to be held in perpetuity.

**Contributions:** Consistent with the provisions of FASB ASC 958-605, *Accounting for Contributions Received and Contributions Made*, the Organization recognizes contributions received, including unconditional promises to give, as revenues in the period(s) received at their fair values. Contributions received and unconditional promises to give with payments in future periods are recorded as unrestricted, temporarily restricted, or permanently restricted support, depending on the existence and/or nature of any donor restrictions.

Support that is restricted by the donor is reported as an increase in unrestricted net assets, if the restriction expires in the reporting period which the support is recognized. All other donor-restricted support is reported as an increase in temporarily or permanently restricted net assets, depending on the nature of the restriction. When a restriction expires, that is, when a stipulated time restriction ends or purpose restriction is accomplished, temporarily restricted net assets are reclassified to unrestricted net assets and reported in the statement of activities as net assets released from restrictions.

## **Cash and Cash Equivalents**

For purposes of the Statement of Cash Flows, the Organization considers all unrestricted, highly liquid investments with an initial maturity of three months or less to be cash equivalents.

## **Grants Receivable**

Grants receivable are stated at the amount management expects to collect from outstanding balances. No provision has been made for uncollectible accounts, as management considers all accounts to be currently collectible.

## **Pledges Receivable**

Pledges receivable represents the amount of unconditional promises to give expected to be collected during the next fiscal year. Absent donor stipulations, the Organization classifies all pledges as increases in unrestricted net assets.

## **Property and Equipment**

Property and equipment are reported at cost. Maintenance and repairs are charged to expense as incurred and renewals and improvements, valued at \$500 or more, are capitalized.

The Organization provides for depreciation using the straight-line method over the estimated useful lives of the assets ranging from five to twenty years. Depreciation expense for the year ended June 30, 2018 was \$177,382.

## **Investments**

Investments with readily determinable fair values are stated at their fair values in the Statement of Financial Position. Unrealized gains and losses are included in the change in net assets.

## **Fair Value of Financial Instruments**

The carrying values of cash and cash equivalents, accounts, grants, and pledges receivable, and accrued expenses and payroll liabilities approximate fair value because of the terms and relative short maturity of the financial instruments. The carrying values, which are the fair values of investments, are based on values provided by an external investment manager or comparison to quoted market values.

## **Advertising, Promotions, and Special Events**

Advertising, promotions, and special events costs are expensed as incurred by the Organization. During the year ended June 30, 2018, advertising and marketing expenses were \$43,124.

## **Income Taxes**

The Organization has obtained exemption from federal income taxes under Section 501(c)(3) of the Internal Revenue Code as an organization which is not a private foundation as well as eleemosynary corporation recognized in South Carolina. Therefore, no provision for income taxes has been included in the financial statements.

Financial Accounting Standards Board (FASB) ASC 740-10 prescribes a comprehensive model for how an organization should measure, recognize, present, and disclose in its financial statements uncertain tax positions that the Organization has taken or expects to take on a tax return. In accordance with ASC 740-10, the Organization recognizes the tax benefits from uncertain tax positions only if it is more-likely-than-not that the tax position will be sustained on examination by the taxing authorities, based on the

technical merits of the position. The Organization's income tax filings are subject to audit by various taxing authorities.

### **Contributed Assets and Services**

Donated marketable securities and other noncash donations are recorded as contributions at their estimated fair values at the date of donation. In-kind donations such as volunteer services and advertising are not recorded in the financial statements.

### **Expense Allocation**

The costs of providing various programs and other activities have been summarized on a functional basis in the Statement of Activities and in the Statement of Functional Expenses. Accordingly, all costs have been allocated among the program and supporting services benefited.

### **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.

### **Endowment Funds**

The Organization reports endowment funds consistent with the provisions of FASB ASC 958-205-50-1A, Reporting Endowment Funds, which provides guidance on the net asset classification of donor restricted endowment funds for a not-for-profit organization that is subject to an enacted version of the Uniform Prudent Management of Institutional Funds Act of 2006 ("UPMIFA").

### **NOTE 2 – CONCENTRATION OF CREDIT RISK**

The Federal Deposit Insurance Corporation ("FDIC") currently insures up to \$250,000 of substantially all depository accounts held at each financial institution. At various times during the year, the Organization's cash deposits may exceed the federal insured limits. The Organization has not experienced any losses in such accounts and management believes it is not exposed to any significant credit risk on cash and cash equivalents.

### **NOTE 3 – FAIR VALUE MEASUREMENTS**

The accounting standards establish 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) and the lowest priority to measurements involving significant unobservable inputs (Level 3). The three levels of the fair value hierarchy are as follows:

Level 1 – financial instruments with quoted prices in active markets for identical assets or liabilities.

Level 2 – financial instruments with valuations based on quoted prices in markets that are not active or for which all significant inputs are observable, either directly or indirectly.

Level 3 – financial instruments that are not actively traded on a market exchange and require using significant unobservable inputs in determining fair value. The inputs into the determination of fair value require significant judgment or estimation by the investment manager.

Inputs refer broadly to the assumptions that market participants use to make valuation decisions, including assumptions about risk. Inputs may include price information, volatility statistics, specific and broad credit data, liquidity statistics and other factors. Accounting standards require that the fair value

determination be based on maximum use of observable inputs (Levels 1 and 2) and minimum use of unobservable inputs (Level 3). The Organization considers observable data to be that market data which is readily available, regularly distributed or updated, reliable and verifiable, not proprietary and provided by independent sources that are actively involved in the relevant market.

The following tables summarize the valuation of the Organization's financial assets and liabilities measured at fair value as of June 30, 2018, based on the level of input utilized to measure fair value:

	<u>Level 1</u>	<u>Total</u>
Short-term investments		
Money Market Funds	\$ 26,806	\$ 26,806
Fixed income investments	513,311	513,311
Equity investments	862,208	862,208
Total assets at fair value	<u>\$ 1,402,325</u>	<u>\$ 1,402,325</u>

The following methods and assumptions were used to estimate the fair value for each class of financial instrument measured at fair value.

*Short-term investments* - The fair value of short-term investments, consisting primarily of money market funds, is classified as Level 1. The money market mutual fund consists primarily of domestic commercial paper and other cash management instruments, such as repurchase agreements and master notes, U.S. government and corporate obligations and other securities of foreign issuers. The fund seeks to maintain a stable net asset value ("NAV") of \$1.

*Equity Investments* - Investments in equity vehicles are comprised of corporate stocks and daily traded mutual funds. Securities held in corporate stocks and daily traded mutual funds are generally valued based on quoted market prices in active markets obtained from exchange or dealer markets for identical assets, and are accordingly categorized as Level 1, with no valuation adjustments applied.

While the Organization believes its valuation methods are appropriate and consistent with other market participants, the use of different methodologies or assumptions to determine the fair value of certain financial instruments could result in a different estimate of fair value at the reporting date.

#### **NOTE 4 – INVESTMENTS**

Investments are summarized as follows as of June 30, 2018:

	<u>Cost</u>	<u>Fair Value</u>
Money Market Funds	\$ 26,806	\$ 26,806
Fixed income investments	517,080	513,311
Equity investments	725,689	862,208
Total investments	<u>\$ 1,269,575</u>	<u>\$ 1,402,325</u>

Investment income from cash equivalents and investments is comprised of the following for the year ended June 30, 2018:

	<u>Unrestricted</u>
Dividends and interest	\$ 35,065
Realized and unrealized gains (losses)	82,756
Account fees	(9,906)
	<u>\$ 107,915</u>

## **NOTE 5 – PROPERTY AND EQUIPMENT**

A summary of property and equipment as of June 30, 2018 is as follows:

Land	\$	64,285
Buildings		2,151,651
Furniture and equipment		503,693
Building improvements		452,326
Vehicles		113,525
Work in progress		4,075
		<hr/>
		3,289,555
Less: accumulated depreciation		(2,546,877)
		<hr/>
	\$	742,678
		<hr/>

## **NOTE 6 – LINE OF CREDIT**

The Organization has established a \$250,000 line of credit with BB&T. The balance owed on the line of credit at June 30, 2018 was \$80,000. The interest rate was 5.00 percent.

## **NOTE 7 – ENDOWMENT ASSETS**

At June 30, 2018, the Organization's endowment consists of one individual fund that includes funds designated by the Board of Directors to function as an endowment. Net assets associated with the endowment fund are classified and reported based on the existence or absence of donor-imposed restrictions.

### **Interpretation of Relevant Law**

The Board of Directors of the Organization has interpreted the Uniform Prudent Management of Institutional Funds Act ("UPMIFA") enacted July 1, 2008 in the State of South Carolina as requiring the preservation of the fair value of the original gift as of the date of the donor-restricted endowment funds absent explicit donor stipulations to the contrary. As a result of this interpretation, the Organization would classify as permanently restricted net assets (a) the original value of the gifts donated to the permanent endowment, (b) the original value of subsequent gifts to the permanent endowment, and (c) accumulation of earnings required to be added to the permanent endowment as stipulated by the donor-applicable donor gift instrument. At June 30, 2018, the Organization has not received any gifts that are classified as permanently restricted net assets.

The Organization considers the following factors in making a determination to appropriate or accumulate endowment funds:

1. The duration and preservation of the fund.
2. The purposes of the Organization and the Board-designated endowment fund.
3. General economic conditions.
4. The possible effect of inflation and deflation.
5. The expected total return from income and the appreciation of investments.
6. Other resources of the Organization.
7. The investment policies of the Organization.

Endowment net assets consist of the following at June 30, 2018:

Board-designated endowment funds	<u>Unrestricted</u>
Total endowed net assets	<u>\$ 1,402,325</u>
	<u>\$ 1,402,325</u>

Changes in endowment net assets for the year ended June 30, 2018 are as follows:

	<u>Unrestricted - Board Designated</u>
Endowment Fund net assets, June 30, 2017	<u>\$ 1,347,670</u>
Investment return	
Investment income	25,159
Net appreciation (realized and unrealized)	82,756
Amounts appropriated for expenditure	<u>(53,260)</u>
	54,655
Endowment Fund net assets, June 30, 2018	<u>\$ 1,402,325</u>

### **Return Objectives and Risk Parameters**

The Organization has adopted investment and spending policies for endowment assets that attempt to provide a relatively predictable, stable stream of funding to programs supported by its endowment while seeking to maintain the purchasing power of the endowment assets. Endowment assets include Board-designated funds. As authorized by Board-approved policies, these assets are invested to maximize long-term returns, while simultaneously mitigating risk through maintaining a diversified portfolio. A multi-generational window not only allows for the typical diversification across asset classes, but also for time diversification across both up and down markets. The assets are invested in a manner that is intended to produce results that meet or exceed the composite return and are within the risk parameters of an appropriate benchmark. The long-term objective is to attain, within acceptable risk parameters, an average annual total return that exceeds the sum of the Organization's approved payout rate plus inflation, plus investment management and related fees plus the endowment growth rate. The objective is expected to be obtained over time but not in each and every reporting period.

### **Strategies Employed for Achieving Objectives**

To address its long-term rate-of-return objectives, the Organization relies on a total return strategy in which investment returns are achieved through both capital appreciation (realized and unrealized) and current yield (interest and dividends). The Organization targets a diversified asset allocation that places a greater emphasis on equity-based investments to achieve its long-term objectives within prudent risk constraints.

### **Spending Policy and How the Investment Objectives Relate to Spending Policy**

The current spending policy of the Organization proposes that the endowment assets grow through new gifts and investment return. Accordingly, over the long-term, the Organization expects current spending policy to allow its endowment assets to grow at an average rate to enable the Organization to maintain the purchasing power of the endowment assets, achieve a reasonable degree of stability and predictability in income availability for operation, and to achieve a balance between present and future needs. Under the current spending policy, 4% of the prior 3 years balances as of June 30 may be transferred to the general account of the Organization to be used for operating purposes, unless otherwise approved by the Board of Directors.

**NOTE 8 – TEMPORARILY RESTRICTED NET ASSETS**

Temporarily restricted net assets at June 30, 2018, consist of contributions collected during the year ended June 30, 2018 but not yet disbursed for intended purposes. Temporarily restricted net assets comprise the following amounts and purposes at June 30, 2018:

Smith House	\$	1,158
Assessment Center		173,247
Other		9,328
	\$	<u>183,733</u>

Net assets were released from donor restrictions during the year ended June 30, 2018 by incurring expenses satisfying the restricted purposes or by the occurrence of other events specified by donors.

**NOTE 9 – RISK AND UNCERTAINTIES**

The Organization’s investments are exposed to various risks such as interest rate, market, and credit risks. Due to the level of risk associated with these investments, it is at least reasonably possible that changes in the values of investments will occur in the near term and that such changes could materially affect the amounts reported in the statement of financial position.

The Organization receives a significant amount of revenue from the state of South Carolina Department of Social Services (SCDSS). The awarding of appropriations and contracts is at the sole discretion of the SCDSS.

**NOTE 10 – SUBSEQUENT EVENTS**

Subsequent events have been evaluated through the date of the auditor’s report, which is the date the financial statements were available to be issued.