

CATHEDRAL VILLAGE

Statements of Financial Position

November 30, 2018 and December 31, 2017

Assets	November 30, 2018	December 31, 2017
Cash and cash equivalents	\$ 1,000	1,000
Investments	11,251,350	11,720,307
Statutory liquid reserve	3,062,194	3,079,043
Accounts receivable, net	2,082,391	2,154,718
Prepaid expenses	643,142	608,722
Assets whose use is limited	876,841	1,023,874
Pledges receivable	6,569	30,569
Property and equipment (net of accumulated depreciation of \$10,270,795 and \$7,172,134, respectively)	41,519,687	36,832,038
Assets under capital leases (net of accumulated depreciation of \$52,889 and \$38,699, respectively)	1,290	15,480
Due from affiliates	-	2,143
Assets held in trust by others	2,442,229	2,614,975
Goodwill	1,836,908	1,836,908
Total assets	\$ <u>63,723,601</u>	<u>59,919,777</u>

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Statements of Financial Position

November 30, 2018 and December 31, 2017

Liabilities and Net Assets	November 30, 2018	December 31, 2017
Accounts payable	\$ 780,868	659,258
Accrued expenses	1,351,608	2,622,039
Accrued interest	71,199	108,724
Resident deposits	439,800	537,425
Entrance fee payable	438,750	240,000
Deferred revenue – entrance fees	22,375,576	22,067,189
Deferred energy costs	1,083,325	1,140,481
Due to affiliated entities	5,905,274	-
Obligations under capital leases	2,691	20,057
Long-term debt	12,886,734	13,087,454
Total liabilities	<u>45,335,826</u>	<u>40,482,627</u>
Net assets:		
Without donor restriction	15,909,809	16,759,220
With donor restriction	2,477,966	2,677,930
Total net assets	<u>18,387,775</u>	<u>19,437,150</u>
Total liabilities and net assets	<u>\$ 63,723,601</u>	<u>59,919,777</u>

CATHEDRAL VILLAGE

Statements of Operations and Changes in Net Assets

Periods ended November 30, 2018 and year ended December 31, 2017

	November 30, 2018	December 31, 2017
Operating revenues, gains, and other support:		
Resident services, including amortization of entrance fees of \$3,589,585 and \$3,965,925, respectively	\$ 24,470,805	28,257,169
Interest and dividend income	357,981	459,207
Realized gain on investments	413,642	216,481
Gain on disposal of property and equipment	11,217	-
Contributions, gifts and bequests	15,790	46,300
Net assets released from restrictions	30,000	191,130
	<u>25,299,435</u>	<u>29,170,287</u>
Total operating revenues, gains, and other support		
Expenses:		
Nursing services	6,787,418	6,521,805
Rehabilitation	803,389	983,271
Recreation and special services	755,222	815,769
Pharmacy	197,457	513,565
Social services	117,043	174,074
Physician services	303,910	297,697
Food services	3,786,504	4,247,620
Building operations and maintenance	3,395,451	3,757,832
Housekeeping	609,894	751,401
Laundry and linen	104,529	87,485
General and administrative	3,931,297	4,580,525
Employee benefits	748,329	1,210,496
Interest	601,804	563,703
Depreciation	3,112,851	3,044,869
Fundraising and investment fees	99,004	122,612
	<u>25,354,102</u>	<u>27,672,724</u>
Total expenses		
Operating (loss) income	(54,667)	1,497,563
Other changes:		
Transfer from related party	136	-
Unrealized (loss) gain on investments	(794,880)	1,660,289
	<u>(794,744)</u>	<u>1,660,289</u>
Total other changes		
(Decrease) increase in net assets without donor restriction	(849,411)	3,157,852

CATHEDRAL VILLAGE

Statements of Operations and Changes in Net Assets

Periods ended November 30, 2018 and year ended December 31, 2017

	<u>November 30,</u> <u>2018</u>	<u>December 31,</u> <u>2017</u>
Net assets with donor restrictions:		
Contributions, gifts and bequests	\$ 2,782	60,102
Change in fair value	(172,746)	195,840
Net assets released from restrictions	<u>(30,000)</u>	<u>(191,130)</u>
Change in net assets with donor restrictions	(199,964)	64,812
Change in net assets	(1,049,375)	3,222,664
Net assets, beginning of year	<u>19,437,150</u>	<u>16,214,486</u>
Net assets, end of year	<u>\$ 18,387,775</u>	<u>19,437,150</u>

CATHEDRAL VILLAGE

Statements of Cash Flows

Periods ended November 30, 2018 and year ended December 31, 2017

	November 30, 2018	December 31, 2017
Cash flows from operating activities:		
Change in net assets	\$ (1,049,375)	3,222,664
Adjustments to reconcile change in net assets to net cash provided by operating activities:		
Depreciation	3,112,851	3,044,869
Bad debt write-offs	304,716	359,238
Proceeds from refundable entrance fees and deposits, net of refunds	4,263,824	5,397,367
Amortization of entrance fees	(3,589,585)	(3,965,925)
Unrealized loss (gain) on investments and assets held in trust by others	967,626	(1,856,129)
Realized gain on investments	(413,642)	(216,481)
Realized gain on property, plant and equipment	(11,217)	-
Amortization of deferred financing costs	7,336	8,002
Amortization of bond discount/premium	(14,800)	(3,406)
Deferred energy cost adjustment	(57,156)	(62,352)
Change in assets and liabilities:		
Accounts receivable	(122,564)	(296,412)
Entrance fee receivable	(109,825)	220,950
Pledges receivable	24,000	(27,449)
Other assets	(34,420)	30,685
Accounts payable	121,610	(606,823)
Accrued expenses and deferred revenue other	(1,307,955)	1,373,372
Net cash provided by operating activities	2,091,423	6,622,170
Cash flows used in investing activities:		
Acquisition of property and equipment	(7,775,092)	(6,852,024)
Net proceeds from sale (purchase) of investments	251,602	(293,156)
Net cash used in investing activities	(7,523,491)	(7,145,180)
Cash flows from financing activities:		
Refunds of entrance fees and deposits	(463,477)	(180,711)
Change in entrance fee payable	198,750	-
Principal payments on long-term debt	(193,256)	(460,459)
Repayments on capital lease obligations	(17,366)	(21,961)
Change in due to/from affiliates	5,907,417	1,186,640
Net cash provided by financing activities	5,432,068	523,509
Net increase in cash and cash equivalents	0	499
Cash and cash equivalents, beginning of year	1,000	501
Cash and cash equivalents, end of year	\$ 1,000	1,000