

**SUPPLEMENTAL INFORMATION**

HOUSING AND NEIGHBORHOOD DEVELOPMENT SERVICES  
OF CENTRAL FLORIDA, INC.

COMBINING SCHEDULE OF FINANCIAL POSITION

SEPTEMBER 30, 2022

	Project Funds							
	Delaney Apartments	Anderson Oaks	Lancaster Villas	Green Gables	Lake Davis	Governors Manor	Mendel Villas	Lake Jennie I
<b>ASSETS</b>								
<b>CURRENT ASSETS:</b>								
Cash and equivalents	\$ 132,168	\$ 155,291	\$ 461,789	\$ 105,606	\$ 235,667	\$ 567,176	\$ 195,452	\$ 148,817
Restricted cash	-	-	-	-	-	-	-	-
Accounts receivable	166	792	9,145	5,127	516	7,070	5,784	3,256
Grants receivable	-	-	-	-	-	-	-	-
Deposits with fiduciary	(43,075)	(34,546)	2,233,174	336,671	65,710	336,690	(354,777)	31,076
Prepaid expenses	5,120	7,544	92,234	61,207	22,204	70,844	20,317	15,103
Total current assets	94,379	129,081	2,796,342	508,611	324,097	981,780	(133,224)	198,252
<b>PROPERTY AND EQUIPMENT:</b>								
Furniture and equipment	12,750	39,894	848,203	776,818	105,551	777,478	139,422	130,966
Buildings and improvements	332,433	572,877	4,774,379	4,258,192	1,205,386	4,497,907	2,019,042	780,501
Land and improvements	50,000	69,600	956,481	215,042	180,000	512,764	165,000	57,833
	395,183	682,371	6,579,063	5,250,052	1,490,937	5,788,149	2,323,464	969,300
Less accumulated depreciation	(224,635)	(497,437)	(3,954,732)	(3,467,523)	(1,037,067)	(3,484,823)	(1,624,308)	(704,969)
Net property and equipment	170,548	184,934	2,624,331	1,782,529	453,870	2,303,326	699,156	264,331
Deposits with fiduciary	-	-	-	519,615	165,704	453,551	-	20,077
Other assets	-	-	9,763	-	700	-	-	650
<b>TOTAL</b>	<b>\$ 264,927</b>	<b>\$ 314,015</b>	<b>\$ 5,430,436</b>	<b>\$ 2,810,755</b>	<b>\$ 944,371</b>	<b>\$ 3,738,657</b>	<b>\$ 565,932</b>	<b>\$ 483,310</b>
<b>LIABILITIES AND NET ASSETS</b>								
<b>CURRENT LIABILITIES:</b>								
Current portion of long-term debt	\$ 13,616	\$ 17,250	\$ 240,436	\$ 130,000	\$ 40,000	\$ 464,000	\$ 77,786	\$ 10,000
Accounts payable and accrued expenses	9,431	12,676	63,460	101,533	12,948	64,626	24,629	17,915
Accrued interest payable	1,849	2,343	28,288	40,704	357,072	88,812	10,565	4,350
Deferred revenue	-	-	-	-	-	-	-	-
Total current liabilities	24,896	32,269	332,184	272,237	410,020	617,438	112,980	32,265
Due to (from) other funds	(337,005)	(423,098)	(6,735,947)	(1,612,448)	(694,846)	(966,485)	(2,268,917)	(221,503)
Long-term debt	145,944	332,835	1,979,741	2,593,538	1,126,178	2,833,427	672,049	92,322
Security deposits	4,800	6,153	66,632	40,889	18,587	72,346	18,634	15,938
Total liabilities	(161,365)	(51,841)	(4,357,390)	1,294,216	859,939	2,556,726	(1,465,254)	(80,978)
<b>NET ASSETS (DEFICIT)</b>	<b>426,292</b>	<b>365,856</b>	<b>9,787,826</b>	<b>1,516,539</b>	<b>84,432</b>	<b>1,181,931</b>	<b>2,031,186</b>	<b>564,288</b>
<b>TOTAL</b>	<b>\$ 264,927</b>	<b>\$ 314,015</b>	<b>\$ 5,430,436</b>	<b>\$ 2,810,755</b>	<b>\$ 944,371</b>	<b>\$ 3,738,657</b>	<b>\$ 565,932</b>	<b>\$ 483,310</b>

Project Funds					Operating Fund	Housing Counseling Fund	Polk County	Total
Kensington Oaks	Lake Jennie II	Pebble Creek	Single Family Homes	Total				
\$ 114,647	\$ 199,145	\$ 543,790	\$ (6,662)	\$ 2,852,886	\$ 4,638,380	\$ -	\$ 450,713	\$ 7,941,979
-	-	-	-	-	28,468	-	-	28,468
4,298	4,663	1,108	1,519	43,444	54,512	-	-	97,956
-	-	-	-	-	4,413	84,000	-	88,413
33,595	98,787	346,561	-	3,049,866	24,579	-	-	3,074,445
12,083	24,254	21,322	1,778	354,010	33,070	-	-	387,080
164,623	326,849	912,781	(3,365)	6,300,206	4,783,422	84,000	450,713	11,618,341
132,300	348,205	361,828	-	3,673,415	175,367	329	-	3,849,111
1,012,399	2,262,702	3,307,286	-	25,023,104	32,891	-	-	25,055,995
100,000	143,136	225,000	-	2,674,856	-	-	-	2,674,856
1,244,699	2,754,043	3,894,114	-	31,371,375	208,258	329	-	31,579,962
(855,631)	(2,038,497)	(3,304,043)	-	(21,193,665)	(186,064)	(329)	-	(21,380,058)
389,068	715,546	590,071	-	10,177,710	22,194	-	-	10,199,904
49,880	81,513	-	-	1,290,340	238,781	-	-	1,529,121
102	-	-	-	11,215	27,746	-	2,500	41,461
\$ 603,673	\$ 1,123,908	\$ 1,502,852	\$ (3,365)	\$ 17,779,471	\$ 5,072,143	\$ 84,000	\$ 453,213	\$ 23,388,827
\$ 15,000	\$ 40,000	\$ 143,060	\$ -	\$ 1,191,148	\$ -	\$ -	\$ -	\$ 1,191,148
12,494	28,055	83,454	806	432,027	28,977	-	-	461,004
7,431	18,488	23,747	-	583,649	-	-	-	583,649
-	-	-	2,631	2,631	-	-	-	2,631
34,925	86,543	250,261	3,437	2,209,455	28,977	-	-	2,238,432
102,072	(564,586)	(4,331,415)	(76,451)	(18,130,629)	18,129,757	(533,751)	534,623	-
178,527	1,872,217	1,371,889	-	13,198,667	-	-	-	13,198,667
17,310	33,706	31,395	-	326,390	-	-	-	326,390
332,834	1,427,880	(2,677,870)	(73,014)	(2,396,117)	18,158,734	(533,751)	534,623	15,763,489
270,839	(303,972)	4,180,722	69,649	20,175,588	(13,086,591)	617,751	(81,410)	7,625,338
\$ 603,673	\$ 1,123,908	\$ 1,502,852	\$ (3,365)	\$ 17,779,471	\$ 5,072,143	\$ 84,000	\$ 453,213	\$ 23,388,827

See independent auditor's report

HOUSING AND NEIGHBORHOOD DEVELOPMENT SERVICES  
OF CENTRAL FLORIDA, INC.

COMBINING SCHEDULE OF ACTIVITIES AND FUNCTIONAL EXPENSES

YEAR ENDED SEPTEMBER 30, 2022

	Project Funds						
	Delaney Apartments	Anderson Oaks	Lancaster Villas	Green Gables	Lake Davis	Governors Manor	Mendel Villas
<b>PUBLIC SUPPORT AND REVENUES:</b>							
<b>Public support:</b>							
Housing assistance grants	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total public support	-	-	-	-	-	-	-
<b>Revenues:</b>							
Rental income	70,267	107,344	1,551,657	925,700	316,688	1,346,100	338,570
Other income	-	-	-	-	-	-	-
Contribution of non-financial assets	-	-	-	-	-	-	-
Total revenues	70,267	107,344	1,551,657	925,700	316,688	1,346,100	338,570
Total public support and revenues	70,267	107,344	1,551,657	925,700	316,688	1,346,100	338,570
<b>EXPENSES:</b>							
<b>Program services:</b>							
Down payment and mortgage assistance	-	-	-	-	-	-	-
Salaries and benefits	7,116	10,674	126,869	94,147	32,021	131,541	27,944
Insurance	5,069	7,206	101,843	119,127	27,549	186,278	23,478
Maintenance	12,052	13,265	127,535	116,391	26,938	122,625	28,467
Administrative	694	1,021	23,289	33,734	13,209	38,028	4,732
Utilities	2,434	4,402	97,569	46,776	4,854	40,988	789
Management fees	3,539	5,329	77,461	46,539	15,703	67,367	16,795
Legal and professional	3,677	3,000	1,651	3,162	5,400	1,521	5,547
Resource center	-	-	-	-	-	-	-
Bond administrative fees	1,478	1,552	7,429	9,919	3,055	7,070	2,787
Taxes and fees	217	490	-	1,042	1,334	8,529	7,955
Total program expenses	36,276	46,939	563,646	470,837	130,063	603,947	118,494
<b>Support services:</b>							
Salaries and benefits	-	-	-	-	-	-	-
Administrative	-	-	-	-	-	-	-
Legal and professional	-	-	-	-	-	-	-
Total support expenses	-	-	-	-	-	-	-
Total expenses	36,276	46,939	563,646	470,837	130,063	603,947	118,494
<b>NET OPERATING INCOME (LOSS)</b>	<b>33,991</b>	<b>60,405</b>	<b>988,011</b>	<b>454,863</b>	<b>186,625</b>	<b>742,153</b>	<b>220,076</b>
<b>OTHER (INCOME) / EXPENSE:</b>							
Interest income	(2,747)	(3,481)	(42,036)	(45,276)	(1,081)	(3,464)	(15,695)
Interest expense	4,182	5,298	65,359	81,303	54,567	195,768	23,889
Depreciation	8,370	10,571	178,482	182,235	43,514	202,867	73,265
Unrealized loss on investment	-	-	-	-	-	-	-
Total other (income) / expense	9,805	12,388	201,805	218,262	97,000	395,171	81,459
<b>CHANGE IN NET ASSETS (DEFICIT) BEFORE FORGIVENESS</b>	<b>24,186</b>	<b>48,017</b>	<b>786,206</b>	<b>236,601</b>	<b>89,625</b>	<b>346,982</b>	<b>138,617</b>
PPP loan forgiveness	-	-	-	-	-	-	-
Debt forgiveness	-	-	-	272,775	-	-	-
<b>CHANGE IN NET ASSETS (DEFICIT)</b>	<b>24,186</b>	<b>48,017</b>	<b>786,206</b>	<b>509,376</b>	<b>89,625</b>	<b>346,982</b>	<b>138,617</b>
<b>NET ASSETS (DEFICIT), BEGINNING OF YEAR</b>	<b>402,106</b>	<b>317,839</b>	<b>9,001,620</b>	<b>1,007,163</b>	<b>(5,193)</b>	<b>834,949</b>	<b>1,892,569</b>
<b>NET ASSETS (DEFICIT), END OF YEAR</b>	<b>\$ 426,292</b>	<b>\$ 365,856</b>	<b>\$ 9,787,826</b>	<b>\$ 1,516,539</b>	<b>\$ 84,432</b>	<b>\$ 1,181,931</b>	<b>\$ 2,031,186</b>

Project Funds						Operating Fund	Housing Counseling Fund	Polk County	Total
Lake Jennie I	Kensington Oaks	Lake Jennie II	Pebble Creek	Single Family Homes	Total				
\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 217,724	\$ 1,236,750	\$ 1,454,474
-	-	-	-	-	-	-	217,724	1,236,750	1,454,474
250,733	200,663	476,641	816,903	-	6,401,266	-	-	-	6,401,266
-	-	-	-	-	-	2,313	550	100	2,963
-	-	-	-	-	-	-	-	16,500	16,500
250,733	200,663	476,641	816,903	-	6,401,266	2,313	550	16,600	6,420,729
250,733	200,663	476,641	816,903	-	6,401,266	2,313	218,274	1,253,350	7,875,203
-	-	-	-	-	-	-	-	1,175,098	1,175,098
21,740	17,461	34,933	84,677	-	589,123	227,768	174,820	78,543	1,070,254
19,202	14,852	54,641	43,007	1,745	603,997	113,557	-	868	718,422
24,456	29,958	44,853	47,702	350	594,592	106	-	1,970	596,668
2,832	2,954	13,784	8,105	350	142,732	137,910	128,316	18,247	427,205
34,320	20,351	55,444	27,550	-	335,477	18,790	1,384	3,358	359,009
12,239	9,897	23,923	41,487	-	320,279	-	-	-	320,279
5,638	4,214	9,986	1,200	-	44,996	60,092	1,575	-	106,663
-	-	-	-	-	-	5,331	68,867	32,478	106,676
3,000	3,000	3,060	4,118	-	46,468	5,388	-	-	51,856
-	-	-	4,631	2,438	26,636	-	-	-	26,636
123,427	102,687	240,624	262,477	4,883	2,704,300	568,942	374,962	1,310,562	4,958,766
-	-	-	-	-	-	56,942	-	19,636	76,578
-	-	-	-	-	-	34,477	-	4,562	39,039
-	-	-	-	-	-	15,023	-	-	15,023
-	-	-	-	-	-	106,442	-	24,198	130,640
123,427	102,687	240,624	262,477	4,883	2,704,300	675,384	374,962	1,334,760	5,089,406
127,306	97,976	236,017	554,426	(4,883)	3,696,966	(673,071)	(156,688)	(81,410)	2,785,797
(263)	(400)	(810)	(28,865)	-	(144,118)	(16,246)	-	-	(160,364)
10,845	16,319	40,631	48,252	-	546,413	-	-	-	546,413
32,237	40,968	89,016	48,323	-	909,848	1,468	-	-	911,316
-	-	-	-	-	-	207,446	-	-	207,446
42,819	56,887	128,837	67,710	-	1,312,143	192,668	-	-	1,504,811
84,487	41,089	107,180	486,716	(4,883)	2,384,823	(865,739)	(156,688)	(81,410)	1,280,986
-	-	-	-	-	-	76,195	-	-	76,195
177,500	372,500	-	-	-	822,775	-	-	-	822,775
261,987	413,589	107,180	486,716	(4,883)	3,207,598	(789,544)	(156,688)	(81,410)	2,179,956
302,301	(142,750)	(411,152)	3,694,006	74,532	16,967,990	(12,297,047)	774,439	-	5,445,382
\$ 564,288	\$ 270,839	\$ (303,972)	\$ 4,180,722	\$ 69,649	\$ 20,175,588	\$ (13,086,591)	\$ 617,751	\$ (81,410)	\$ 7,625,338

See independent auditor's report



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**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER  
FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS  
BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN  
ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS**

To the Board of Directors of  
Housing and Neighborhood Development Services of Central Florida, Inc.  
Orlando, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of Housing and Neighborhood Development Services of Central Florida, Inc. ("HANDS"), a nonprofit organization, which comprise the statement of financial position as of September 30, 2022, and the related statements of activities, functional expenses, and cash flows for the year then ended, and the related notes to the financial statements, and have issued our report thereon dated January 19, 2023.

**Report on Internal Control over Financial Reporting**

In planning and performing our audit of the financial statements, we considered HANDS' internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of HANDS' internal control. Accordingly, we do not express an opinion on the effectiveness of HANDS' internal control.

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

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

## **Report on Compliance and Other Matters**

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

### **Purpose of This Report**

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

*Moss, Krusick & Associates, LLC*

Winter Park, Florida  
January 19, 2023



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**INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR EACH MAJOR  
FEDERAL PROGRAM AND STATE PROJECT AND ON INTERNAL  
CONTROL OVER COMPLIANCE REQUIRED BY THE UNIFORM GUIDANCE  
AND STATE OF FLORIDA CHAPTER 10.650, RULES OF THE AUDITOR  
GENERAL**

To the Board of Directors of  
Housing and Neighborhood Development Services of Central Florida, Inc.  
Orlando, Florida

**Report on Compliance for Each Major Federal Program and State Project**

***Opinion on Each Major Federal Program and State Project***

We have audited Housing and Neighborhood Development Services of Central Florida, Inc.'s ("HANDS") compliance with the types of compliance requirements identified as subject to audit in the *OMB Compliance Supplement*, and the requirements described in the Department of Financial Services' *State Projects Compliance Supplement*, that could have a direct and material effect on each of HANDS' major federal programs and state projects for the year ended September 30, 2022. HANDS' major federal programs and state projects are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

In our opinion, HANDS complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on each of its major federal programs and state projects for the year ended September 30, 2022.

***Basis for Opinion on Each Major Federal Program and State Project***

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance), and state of Florida Chapter 10.650, *Rules of the Auditor General* (Chapter 10.650). Our responsibilities under those standards and the Uniform Guidance and Chapter 10.650, are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

We are required to be independent of HANDS and to meet our other ethical responsibilities, in accordance with relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion on compliance for each major federal program and state project. Our audit does not provide a legal determination of HANDS' compliance with the compliance requirements referred to above.

## **Responsibilities of Management for Compliance**

Management is responsible for compliance with the requirements referred to above and for the design, implementation, and maintenance of effective internal control over compliance with the requirements of laws, statutes, regulations, rules, and provisions of contracts or grant agreements applicable to HANDS' federal programs and state projects.

## **Auditor's Responsibilities for the Audit of Compliance**

Our objectives are to obtain reasonable assurance about whether material noncompliance with the compliance requirements referred to above occurred, whether due to fraud or error, and express an opinion on HANDS' compliance based on our audit. 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, *Government Auditing Standards*, and the Uniform Guidance, and Chapter 10.650 will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Noncompliance with the compliance requirements referred to above is considered material if there is a substantial likelihood that, individually or in the aggregate, it would influence the judgment made by a reasonable user of the report on compliance about HANDS' compliance with the requirements of each major federal program and state project as a whole.

In performing an audit in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance, and Chapter 10.650 we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material noncompliance, 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 HANDS' compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of HANDS' internal control over compliance relevant to the audit in order to design audit procedures that are appropriate in the circumstances and to test and report on internal control over compliance in accordance with the Uniform Guidance and Chapter 10.650, but not for the purpose of expressing an opinion on the effectiveness HANDS' internal control over compliance. Accordingly, no such opinion is expressed.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we identified during the audit.

## **Report on Internal Control over Compliance**

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

### **Report on Internal Control over Compliance (continued)**

requirement of a federal program or a state project that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over compliance was for the limited purpose described in the Auditor's Responsibilities for the Audit of Compliance section above and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies in internal control over compliance. Given these limitations, during our audit we did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses, as defined above. However, material weaknesses or significant deficiencies in internal control over compliance may exist that were not identified.

Our audit was not designed for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, no such opinion is expressed.

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

*Moss, Krusick & Associates, LLC*

Winter Park, Florida  
January 19, 2023

Housing and Neighborhood Development Services of Central Florida, Inc.

SCHEDULE OF FINDINGS AND QUESTIONED COSTS

FEDERAL AWARDS AND STATE FINANCIAL ASSISTANCE

September 30, 2022

**Section I – Summary of Auditor’s Results**

Financial Statements

Type of auditor’s report issued:	Unmodified
Internal control over financial reporting:	
- Material weakness identified?	No
- Significant deficiencies identified that are not considered to be material weaknesses?	None reported
Noncompliance material to financial statements noted?	No

Federal Awards

Internal control over major programs:	
- Material weaknesses identified?	No
- Significant deficiencies identified that are not considered to be material weaknesses?	None reported
Types of auditors’ reports issued on noncompliance for major programs:	Unmodified
Audit findings disclosed that are required to be reported in accordance with the Uniform Guidance?	No

Identification of major program:

ALN – 14.239  
Name of Federal Program – HOME Investment Partnership Program

Dollar threshold used to distinguish between Type A and type B programs:	\$750,000
Auditee qualified as a low-risk auditee?	Yes

Housing and Neighborhood Development Services of Central Florida, Inc.

SCHEDULE OF FINDINGS AND QUESTIONED COSTS

FEDERAL AWARDS AND STATE FINANCIAL ASSISTANCE

September 30, 2022

**Section I – Summary of Auditor’s Results (Continued)**

State Financial Assistance

Internal control over major projects:

- Material weaknesses identified? No
- Significant deficiencies identified that are not considered to be material weaknesses? None reported

Types of auditor’s reports issued on noncompliance for major projects: Unmodified

Audit findings disclosed that are required to be reported in accordance with the Florida Single Audit Act and Chapter 10.656, Rules of the Auditor General No

Identification of major project:

CSFA Number – 40.901  
Name of State Project – State Housing Initiatives Partnership (SHIP) Program

Dollar threshold used to distinguish between Type A and Type B projects: \$300,000

**Section II – Financial Statement Findings**

None (there are no items required to be reported in the management letter; therefore, no management letter issued, or corrective action plan required)

**Section III – Findings and Questioned Costs for Federal Awards and State Financial Assistance**

None (there are no items required to be reported in the management letter; therefore, no management letter issued, or corrective action plan required)

**Section IV – Status of Prior Year Audit Findings**

There were no prior year audit findings to be reported

Housing and Neighborhood Development Services of Central Florida, Inc.

SCHEDULE OF EXPENDITURES OF FEDERAL FINANCIAL ASSISTANCE

Year Ended September 30, 2022

Federal Grantor /Pass-Through Grantor/Program or Cluster Title	ALN	Award or Loan Amount	Federal Expenditures
Department of Housing and Urban Development: Pass-through programs from:			
City of Orlando			
Community Development Block Grant - Citywide Housing Counseling	14.218	\$ 61,709	\$ 61,709
Community Development Block Grant - Governors Manor	14.218	395,961 *	395,961
Orange County			
Community Development Block Grant Coronavirus	14.218	200,000	200,000
HomeFree - USA			
Comprehensive Housing Counseling Program	14.169	115,000	115,000
NW Housing Stability Counseling Program (HSCP)	99.U19	40,560	24,452
HOME Investment Partnership Program			
Lancaster Villas	14.239	1,200,790 *	1,200,790
Mendel Villas	14.239	458,151 *	458,151
Green Gables	14.239	636,185 *	636,185
Florida Housing Finance Agency			
HOME Investment Partnership Program			
Pebble Creek	14.239	678,500 *	678,500
Anderson Oaks	14.239	160,400 *	160,400
Lake Jennie II	14.239	1,428,265 *	1,428,265
Lancaster Villas	14.239	251,496 *	251,496
Green Gables	14.239	1,162,983 *	1,162,983
HOME Investment Partnership Program			
Lake Davis	14.239	678,912 *	678,912
Governors Manor	14.239	284,000 *	284,000
		\$ 7,752,912	\$ 7,736,804

\* Represents loan balances outstanding at year end.

See independent auditor's report and note to schedules.

**Housing and Neighborhood Development Services of Central Florida, Inc.**

**SCHEDULE OF EXPENDITURES OF STATE FINANCIAL ASSISTANCE**

**Year Ended September 30, 2022**

<u>State Grantor /Pass-Through Grantor/Program or Cluster Title</u>	<u>State CSFA Number</u>	<u>Award or Loan Amount</u>	<u>State Expenditures</u>
State of Florida:			
Pass through Orange County, FL			
State Housing Initiatives Partnership			
Contract No. Y18-1060B	40.901	\$ 60,900	\$ 60,900
Pass through Polk County, FL			
State Housing Initiatives Partnership			
Homebuyer Education	40.901	119,167	119,167
Home Purchase and Mortgage Assistance	40.901	628,000	628,000
Pass through City of Winter Haven, Florida			
State Housing Initiatives Partnership			
Home Purchase and Mortgage Assistance	40.901	65,000	65,000
Pass through City of Lakeland, Florida			
State Housing Initiatives Partnership			
Home Purchase and Mortgage Assistance	40.901	96,000	96,000
Pass through Osceola County, FL			
Pebble Creek	40.901	300,000 *	-
Pass through City of Orlando, Florida			
State Housing Initiatives Partnership (Loan)			
Anderson Oaks	40.901	125,000 *	-
Hurricane Housing Recovery Program (Loan)			
Delaney	52.902	108,502 *	-
Governors Manor	52.902	300,400 *	-
Total awards and expenditures of state awards		<u>\$ 1,802,969</u>	<u>\$ 969,067</u>

\* Represents loan balances outstanding at year end.

See independent auditor's report and note to schedules.

**Housing and Neighborhood Development Services of Central Florida, Inc.**

**NOTES TO SCHEDULES OF EXPENDITURES OF  
FEDERAL AWARDS AND STATE FINANCIAL ASSISTANCE**

**Year Ended September 30, 2022**

1. The accompanying Schedules of Expenditures of Federal Awards and of State Financial Assistance are presented on the accrual basis of accounting. The information in the schedules is presented in accordance with the requirements of Title 2 U.S. *Code of Federal Regulations* (CFR) Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards*, and the State of Florida Chapter 10.650, *Rules of the Auditor General*. Therefore, some amounts presented in this schedule may differ from amounts presented in, or used in the preparation of, the basic financial statements.
2. Indirect cost rates

HANDS has elected to not use the 10% de minimis indirect cost rate for its federal programs and state projects for the year ended September 30, 2022.