SOUTHERN VIRGINIA HIGHER EDUCATION FOUNDATION FINANCIAL STATEMENTS YEAR ENDED JUNE 30, 2020

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YEAR ENDED JUNE 30, 2020

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ROBINSON, FARMER, COX ASSOCIATES, PLLC

Certified Public Accountants

Independent Auditors' Report

To the Board of Directors Southern Virginia Higher Education Foundation South Boston, Virginia

Report on the Financial Statements

We have audited the accompanying financial statements of Southern Virginia Higher Education Foundation (a nonprofit organization), which comprise the statement of financial position as of June 30, 2020, and the related statements of activities 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.

Auditors' 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 and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. 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 auditors' 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.

Opinion

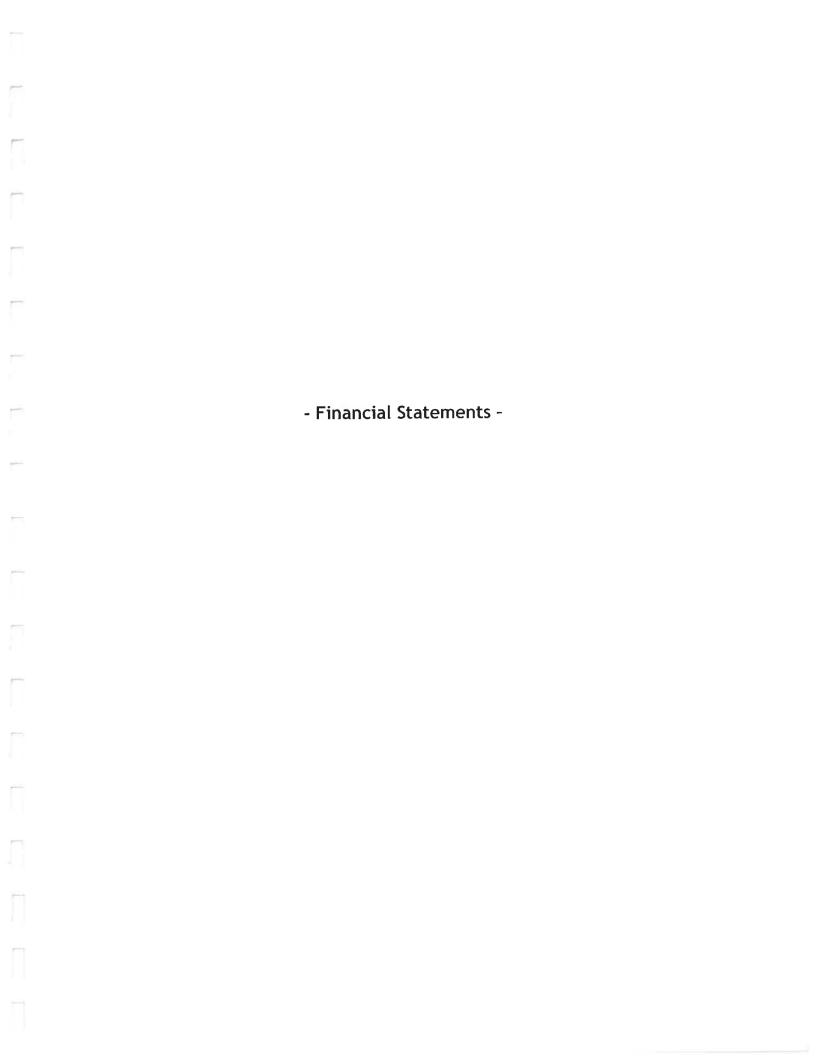
In our opinion, the financial statements referred to above present fairly, in all material respects, the financial position of Southern Virginia Higher Education Foundation as of June 30, 2020, and the changes in its net assets and its cash flows for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued our report dated March 12, 2021, on our consideration of Southern Virginia Higher Education Foundation's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of Southern Virginia Higher Education Foundation's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering Southern Virginia Higher Education Foundation's internal control over financial reporting and compliance.

Mobinson, Farmy Cos Associates Charlottesville, Virginia

March 12, 2021



Southern Virginia Higher Education Foundation

Statement of Financial Position June 30, 2020

ASSETS		
Cash and cash equivalents	\$	588,393
Investments		1,681,050
Unconditional promises to give		38,283
Other current assets - noncash donations - Note 5		42,335
Property and equipment (net) - Note 3	: : : : : : : : : : : : : : : : : : :	17,303,844
Total assets	\$	19,653,905
LIABILITIES		
Accounts payable and accrued expenses	\$	17,254
Note payable - Note 10		429,786
Total liabilities	\$	447,040
NET ASSETS		
Net assets without donor restrictions	\$	18,387,122
Net assets with donor restrictions - Note 4		819,743
Total net assets	\$	19,206,865
Total liabilities and net assets	\$	19,653,905

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

Southern Virginia Higher Education Foundation

Statement of Activities Year Ended June 30,2020

		Without Donor Restrictions	With Donor Restrictions	Total
REVENUES, GAINS AND OTHER SUPPORT	15			
Contributions and grants	\$	84,336	\$ 5,550 \$	89,886
Investment return		17,421	-	17,421
Facility rental		680,594	-	680,594
Net assets released from restrictions:				
Restrictions satisfied by payments		63,089	(63,089)	<u>-</u>
Total revenues, gains	5.5			
and other support	\$	845,440	\$ (57,539) \$ _	787,901
EXPENSES				
Program services:				
Educational opportunities:				
Maintenance of buildings and grounds	\$	110,259	\$ - \$	110,259
Insurance		60,798	•	60,798
Office expense		8,042	-	8,042
Depreciation		501,705	-	501,705
Scholarship		44,675	-	44,675
Salaries and benefits		101,835	-	101,835
Supporting services:				
Fundraising:				
Professional services		148,852	-	148,852
Office supplies		1,079	-	1,079
Miscellaneous		681	-	681
Office expense		8,042	-	8,042
Management and general:				
Professional services		46,482	-	46,482
Travel and meeting expense		2,744	-	2,744
Staff development		4,041	-	4,041
Note payable interest expense		17,833	-	17,833
Miscellaneous		2,042	-	2,042
Office supplies		3,237	-	3,237
Postage		72	-	72
Depreciation		113,569	-	113,569
Office expense		8,042	-	8,042
Salaries and benefits		134,991	 -	134,991
Total expenses	\$	1,319,021	\$ \$	1,319,021
CHANGE IN NET ASSETS	\$	(473,581)	\$ (57,539) \$	(531,120)
NET ASSETS, BEGINNING OF YEAR		18,860,703	877,282	19,737,985
NET ASSETS, END OF YEAR	\$	18,387,122	\$ 819,743 \$	19,206,865

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

Southern Virginia Higher Education Foundation

Statement of Cash Flows Year Ended June 30,2020

CACH ELONG EDON ODEDATING ACTIVITIES		
CASH FLOWS FROM OPERATING ACTIVITIES	\$	(531,120)
Change in net assets	Ļ	(331,120)
Adjustments to reconcile change in net assets to cash provided by (used for) operating activities:		
Depreciation		615,274
Realized and unrealized (gains) losses on investments		57,958
Insurance expense related to annuity		43,082
(Increase) decrease in assets:		,.
Unconditional promises to give		5,000
Increase (decrease) in liabilities:		
Accounts payable and accrued expenses		(61,507)
Net cash provided by (used for) operating activities	\$	128,687
CASH FLOWS FROM INVESTING ACTIVITIES		
Proceeds from sales of investments	\$	354,593
Purchase of investments		(490,756)
Payments for property and equipment	_	(15,938)
Net cash provided by (used for) investing activities	\$	(152,101)
CASH FLOWS FROM FINANCING ACTIVITIES		
Principal payments on note payable	\$	(29,424)
Net cash provided by (used for) financing activities	\$	(29,424)
Increase (decrease) in cash and cash equivalents	\$	(52,838)
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CASH AND CASH EQUIVALENTS, BEGINNING OF YEAR	-	641,231
CASH AND CASH EQUIVALENTS, END OF YEAR	\$	588,393

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

Notes to Financial Statements June 30, 2020

NOTE 1 - NATURE OF REPORTING ENTITY AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES:

Financial Reporting Entity

Southern Virginia Higher Education Foundation is a nonprofit foundation organized under the laws of the Commonwealth of Virginia for the purpose of promoting and enhancing continuing educational opportunities for the citizens of Halifax County, Virginia and surrounding areas. The Foundation is exempt from federal income taxes under Section 501(c)(3) of the Internal Revenue Code effective August 6, 1997, the date of incorporation.

In 2015, Halifax Educational Foundation (HEF) changed its name to Southern Virginia Higher Education Foundation (SVHEF) to better correlate with its supporting role for Southern Virginia Higher Education Center (SVHEC); the Foundation is the primary benefactor for the SVHEC.

During fiscal year 2017, the Foundation acquired a 100% ownership in Bruce Street Properties, LLC ("The LLC"). The LLC owns real property commonly referred to as The Prizery. The Foundation wholly owns the LLC and accordingly, the LLC is considered a disregarded entity and is consolidated for financial reporting purposes.

Summary of Significant Accounting Policies

1. Financial Statement Presentation

The Foundation is required to report information regarding its financial position and activities according to two classes of net assets based on the existence or absence of donor-imposed restrictions: net assets without donor restrictions and net assets with donor restrictions.

Net assets without donor restrictions: Net assets that are not subject to donor-imposed stipulations. At June 30, 2020 the Foundation had net assets without donor restrictions of \$18,387,182.

Net assets with donor restrictions: Net assets subject to donor-imposed stipulations that may or will be met, either by actions of the Foundation and/or the passage of time. At June 30, 2020 the Foundation had net assets with donor restrictions of \$819,743.

2. Expendable Restricted Resources

Funds restricted by the donor, grantor, or other outside party for particular operating purposes or for plant acquisitions are deemed to be net assets with donor restrictions and reported as such. When the Foundation has incurred expenditures in compliance with the specific restrictions, the net assets with donor restrictions are reclassified to net assets without donor restrictions.

3. Use of Estimates

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

4. Advertising Costs

The Foundation expenses advertising costs as incurred.

Notes to Financial Statements June 30, 2020 (continued)

NOTE 1 - NATURE OF REPORTING ENTITY AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES: (continued)

Summary of Significant Accounting Policies (continued)

5. Property and Equipment

Contributions of property and equipment are recorded as support at their estimated fair value. Such contributions are reported as support without donor restrictions unless the donor has restricted the contributed asset to a specific purpose. Assets contributed with explicit restrictions regarding their use and contributions of cash that must be used to acquire fixed assets are reported as support with donor restrictions. Absent donor stipulations regarding how long those contributed assets must be maintained, the Foundation reports expirations of donor restrictions when the contributed or acquired assets are placed in service as instructed by the donor. The Foundation reclassifies net assets with restrictions to net assets without restrictions at that time. Property and equipment purchased are reported at cost.

Depreciation of buildings, furniture, and equipment is provided over the estimated useful lives of the respective assets on a straight-line basis.

Interest incurred during the construction phase of property and equipment is included as part of the capitalized value of the assets constructed. The Foundation recorded \$0 of capitalized interest for the year ended June 30, 2020.

6. Contributions

In accordance with professional standards, contributions received are recorded as support without donor restrictions or support with donor restrictions, depending on the existence or nature of any donor restrictions.

All donor-restricted support is reported as an increase in net assets with restrictions. When a restriction expires (that is, when a stipulated time restriction ends or purpose restriction is accomplished), net assets with donor restrictions are reclassified to net assets without donor restrictions and reported in the statement of activities as net assets released from restrictions. When the restriction expires in the same year the contribution is received, it is the policy of the Foundation to report the contribution as support without restrictions.

7. Cash and Cash Equivalents

For purposes of reporting cash flows, the Foundation includes all cash accounts that are not subject to withdrawal restrictions or penalties and all highly liquid debt instruments purchased with a maturity of three months or less as cash and cash equivalents on the accompanying statement of financial position.

8. Promises to Give

Unconditional promises to give are recognized as revenues in the period received and as assets, decreases of liabilities, or expenses depending on the form of the benefits received. Unconditional promises to give due in more than one year are reflected at the present value of estimated future cash flows. At June 30, 2020, the Foundation reported unconditional promises to give in the amount of \$38,283. For the year ended June 30, 2020, the difference between the estimated present value and the stated value is immaterial and therefore no discount has been included.

Notes to Financial Statements June 30, 2020 (continued)

NOTE 1 - NATURE OF REPORTING ENTITY AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES: (continued)

Summary of Significant Accounting Policies (continued)

9. Receivables

Receivables are stated at the amount management expects to collect from outstanding balances. Management uses the direct write-off method for uncollectible accounts. Once management has determined that an account is uncollectible, receivables are charged to expenses. The Foundation recorded \$0 of bad debt expense for year ended June 30, 2020.

10. Investments

The Foundation's investments in marketable securities with readily determinable fair values and all investments in debt securities are valued at their fair values in the statement of financial position. Unrealized gains and losses are included in the change in net assets as reported in the Statement of Activities. Investment income and gains restricted by donor are reported as increases in net assets without donor restrictions if the restrictions are met (either by passage of time or by use) in the reporting period in which the income and gains are recognized.

11. Income Tax

The Foundation is an organization described in IRC Section 501(c)(3) and, accordingly, is exempt from federal and state income taxes under IRC Section 501(a). Therefore, no provision or liability for federal or state income taxes has been included in these financial statements.

12. Donated Investments

Donated marketable securities and other noncash donations are recorded as contributions at their estimated fair value at the date of donation.

13. Functional Allocation of Expenses

The costs of providing the various programs and supporting activities have been summarized on a functional basis in the statements of activities. Accordingly, certain costs have been allocated among program and supporting services based on direct expenses incurred; others are allocated among program and supporting services based on the time spent in the activities.

NOTE 2 - INVESTMENTS:

Investments as of June 30, 2020 are summarized as follows:

	7=	Fair Value
Asset and mortgage backed securities	\$	3,397
Fixed income		70,275
Mutual funds		1,162,872
Variable annuity		444,506
	\$	1,681,050

Notes to Financial Statements June 30, 2020 (continued)

NOTE 2 - INVESTMENTS: (continued)

All investment return is unrestricted and is summarized as follows for the year ended June 30, 2020:

Interest and dividend income	\$ 36,213
Unrealized gain (loss) on investments	(18,792)
	\$ 17,421

NOTE 3 - PROPERTY AND EQUIPMENT:

A summary of property and equipment, less accumulated depreciation, at June 30, 2020 follows:

Land			\$	628,990
Building and improvements:				
Building	\$	5,652,522		
ATW building		10,884,464		
Advanced technology lab		15,365		
Building - west wing		854,509		
Center of Nursing Excellence Wing		616,056		
1950s project - Adv. machinery lab; building upfit		530,498		
SVHEF/Chamber Project		91,005		
700 Bruce St Prizery Building		4,228,204		
Southern Virginia Higher Education Foundation suite		112,439		
Subtotal building and improvements	-			22,985,062
Parking lot improvements				480,433
			ş [—]	24,094,485
Less: accumulated depreciation				6,790,641
Total property and equipment, net			\$ _ =	17,303,844

Depreciation expense amounted to \$615,274 for the year ended June 30, 2020.

NOTE 4 -NET ASSETS WITH DONOR RESTRICTIONS:

Net assets with restrictions are available for the following purposes:

Southern Virginia Higher Education	
Center Expansion Project	\$ 572,952
Scholarships	246,791
Total net assets with donor restrictions	\$ 819,743

Notes to Financial Statements June 30, 2020 (continued)

NOTE 5 - OTHER CURRENT ASSETS - NONCASH DONATIONS:

During fiscal year 2015, the Foundation received a noncash donation valued at \$42,335. The donation, recorded at fair market value, consists of artwork, wine collection and other items intended to be sold by the Foundation. The Foundation has recorded the value of the donated items as a current asset.

NOTE 6 - COMMITMENTS AND CONTINGENCIES:

Halifax County is the official recipient of a \$649,130 Community Development Block Grant. The County has committed the grant proceeds to the Foundation. At June 30, 2002, \$572,952 had been received by the Foundation and recognized as revenue. As required by the Commonwealth of Virginia, the Foundation signed a Promissory Note to Halifax County on December 28, 2000 for \$649,130 and completed a lien agreement placing a lien on the building property for 20 years. Payment of the note and exercise of the lien will only become effective if the Foundation ceases to maintain the property for the purposes of providing educational programs for the citizens of the area or upon the transfer of the Foundation's real property to an entity that fails to provide educational programs as originally agreed in the grant documents. The promissory note and the lien become null and void after a period of 20 years subsequent to the date of the note.

NOTE 7 - OPERATING LEASES:

SVHEC Lease

The Foundation is the lessor in an operating lease of its educational facility to Southern Virginia Higher Education Center (SVHEC), an educational instrumentality of the Commonwealth of Virginia. The term of the lease was for ten years commencing July 1, 2006 and terminating on June 30, 2015. Starting July 1, 2015, the Foundation and SVHEC are operating under the previous lease terms on a month-to-month basis until an extended lease agreement is executed. Monthly rent received during fiscal year 2020 was \$55,700.

Halifax Chamber of Commerce Lease

As of February 1, 2017, the Foundation has entered a lease agreement with the Halifax Chamber of Commerce in which the Chamber will pay a monthly rent of \$1,000 per month for a portion of 820 Bruce Street building for a lease term of ten years beginning on the commencement date. The rent shall remain unchanged for the first five years of the term. Beginning in year six, and each year thereafter until the end of the term, the rent shall be adjusted according to the then Consumers Price Index. At the end of the term, the parties may renegotiate a new lease agreement. The Foundation shall be responsible only for providing normal utilities (electrical, water and sewer).

NOTE 8 - CONCENTRATION OF CREDIT RISK:

The Foundation's deposits are insured by the Federal Deposit Insurance Corporation (FDIC) up to \$250,000. At June 30, 2020, the Foundation no deposits in excess of the FDIC insured limit.

Notes to Financial Statements June 30, 2020 (continued)

NOTE 9 - FAIR VALUE MEASUREMENT:

Fair value for investments is determined as the exchange price that would be received for an asset or paid to transfer a liability (an exit price) in the principal or most advantageous market for the asset or liability in an orderly transaction between market participants at the measurement date. The three-level fair value hierarchy prioritizes the inputs used to measure fair value. This hierarchy requires entities to maximize the use of observable inputs and minimize the use of unobservable inputs. The three levels of inputs used to measure fair value are as follows:

Level 1 - Quoted prices (unadjusted) in active markets for identical assets or liabilities

Level 2 - Observable inputs other than quoted prices included in Level 1, such as quoted prices for similar assets and liabilities in active markets; quoted prices for identical or similar assets and liabilities in markets that are not active; or other inputs that are observable or can be corroborated by observable market data.

Level 3 - Unobservable inputs that are supported by little or no market activity and that are significant to the fair value of the assets or liabilities. This includes certain pricing models, discounted cash flow methodologies and similar techniques that use significant unobservable inputs.

Those assets measured at fair value on a recurring basis in the Statement of Net Position and the types of inputs used to estimate fair value are as follows at June 30, 2020:

Fair Value Measurement at Reporting Date Using Level 2 Level 1 Level 3 Significant **Quoted Prices** Significant Other Fair Value in Active Unobservable Markets for Observable Measurements **Identical Assets** Inputs Inputs at June 30, 2020 Asset and mortgage \$ 3,397 \$ 3,397 \$ Ś backed securities 70,275 70,275 Fixed income 1,162,872 1,162,872 Mutual funds 444,506 444,506 Variable annuity S 444,506 1,236,544 \$ 1,681,050 \$ Total

The Foundation did not have any financial liabilities subject to fair value measurement at June 30, 2020.

Notes to Financial Statements June 30, 2020 (continued)

NOTE 10 - NOTE PAYABLE:

On October 26, 2016, the Foundation secured a 15-year note with Carter Bank in conjunction with the acquisition of the Prizery Building. The original amount of the note was \$530,000 to be paid over 15 years at a rate of 4.00%. The amount payable at June 30, 2020 was \$429,786.

Annual requirements to amortize the note payable and related interest are as follows:

Fiscal Year Ending		Note Payable				
June 30,		Interest		Interest		Principal
2021	\$	16,634	\$	30,623		
2022		15,386		31,870		
2023		14,088		33,169		
2024		12,737		34,520		
2025		11,330		35,926		
2026-2030		33,466		202,817		
2031-2032		1,727		60,861		
	\$	105,368	\$	429,786		

NOTE 11 - LIQUIDITY AND AVAILABILITY:

The Foundation monitors its liquidity so that it can meet its operating needs and other contractual commitments while maximizing the investment of its excess operating cash. The Foundation has the following financial assets that could readily be made available within one year of the statement of financial position to fund expenses without limitations:

	<u></u>	2020
Cash and cash equivalents	\$	588,393
Investments		1,681,050
Less: investments not readily available in one year		(3,397)
Total	\$	2,266,046

In addition to financial assets available to meet general expenditures over the year, the Foundation anticipates covering its general expenditures by collecting sufficient donations and other revenues and by utilizing donor-restricted resources from current and prior years' donations, as needed.

Notes to Financial Statements June 30, 2020 (continued)

NOTE 12 - SUBSEQUENT EVENT:

In preparing these financial statements, management of the Foundation has evaluated events and transactions for potential recognition or disclosure through March 12, 2021, the date the financial statements were available to be issued.

In December 2019, a novel strain of coronavirus disease ("COVID 19") was first reported in Wuhan, China. On March 11, 2020, the World Health Organization declared COVID-19 a pandemic. The extent of COVID-19's effect on the Foundation's operational and financial performance will depend on future developments, including the duration, spread, and intensity of the pandemic, all of which are uncertain and difficult to predict considering the rapidly evolving landscape. As a result, it is not currently possible to ascertain the overall impact of COVID-19 on the Foundation's business.

- Compliance -



ROBINSON, FARMER, COX ASSOCIATES, PLLC

Certified Public Accountants

Independent Auditors' 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
Southern Virginia Higher Education Foundation
South Boston, Virginia

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 Southern Virginia Higher Education Foundation (a nonprofit organization), which comprise the statement of financial position as of June 30, 2020, and the related statements of activities and cash flows for the year then ended, and the related notes to the financial statements, and have issued our report thereon dated March 12, 2021.

Internal Control over Financial Reporting

In planning and performing our audit of the financial statements, we considered Southern Virginia Higher Education Foundation's 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 Southern Virginia Higher Education Foundation's internal control. Accordingly, we do not express an opinion on the effectiveness of Southern Virginia Higher Education Foundation's 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 may exist that have not been identified.

Compliance and Other Matters

As part of obtaining reasonable assurance about whether Southern Virginia Higher Education Foundation's 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.

Mobinson, Farmy Car Associates

March 12, 2021