Brightpoint and Subsidiaries

Fort Wayne, Indiana

Consolidated Financial Statements and Supplementary Information

Year Ended October 31, 2024

brightpoint For a Brighter Future.

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Brightpoint and Subsidiaries

Year Ended October 31, 2024

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Independent Auditor's Report

Board of Directors
Brightpoint and Subsidiaries
Fort Wayne, Indiana

Report on the Audit of the Consolidated Financial Statements

Opinion

We have audited the accompanying consolidated financial statements of Brightpoint and Subsidiaries, which comprise the consolidated statement of financial position as of October 31, 2024, and the related consolidated statements of activities, functional expenses, and cash flows for the year then ended, and the related notes to the consolidated financial statements.

In our opinion, based on our audit and the report of other auditors, the accompanying consolidated financial statements referred to above present fairly, in all material respects, the financial position of Brightpoint and Subsidiaries as of October 31, 2024, and the changes in their net assets and their cash flows for the year then ended in accordance with accounting principles generally accepted in the United States of America (''GAAP'').

We did not audit the financial statements of Hopewell Pointe, L.P., Slocum Pointe, L.P. and Enterprise Pointe, L.P., which collectively reflect total assets of $18,825,109 as of October 31, 2024, and total revenues of $1,085,916 for the year then ended. Those statements were audited by other auditors whose reports have been furnished to us, and our opinion, insofar as it relates to the amounts included for Hopewell Pointe, L.P., Slocum Pointe, L.P. and Enterprise Pointe, L.P., is based solely on the report of the other auditors.

Basis for Opinion

We conducted our audit in accordance with auditing standards generally accepted in the United States of America ("GAAS") and the standards applicable to financial audits contained in *Government Auditing Standards,* issued by the Comptroller General of the United States. 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 Brightpoint and Subsidiaries and to meet our other ethical responsibilities, in accordance with the 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 audit opinion. The financial statements of Hopewell Pointe, L.P., Slocum Pointe L.P., Enterprise Pointe L.P. and Energy Savers Consultants, LLC were not audited in accordance with *Government Auditing Standards*.

Adjustments to Prior Period Consolidated Financial Statements

As discussed in Note 1 and 19 to the consolidated financial statements, Brightpoint and Subsidiaries has adjusted their 2023 consolidated financial statements to correct prior year reporting errors. 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 GAAP, 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 Brightpoint and Subsidiaries' ability to continue as a going concern within one year after the date the consolidated financial statements are available to be issued.

Auditor's Responsibilities for the Audit of the Consolidated 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 GAAS and *Government 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 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 GAAS and *Government 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 Brightpoint and Subsidiaries’ 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 Brightpoint and Subsidiaries' 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.

Supplementary Information

Our audit was conducted for the purpose of forming an opinion on the consolidated financial statements as a whole. The accompanying schedule of expenditures of federal awards, as required by Title 2 U.S. *Code of Federal Regulations* (CFR) Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards*, the consolidating statement of financial position, the consolidating statement of activities and the schedule of program activity, are presented for purposes of additional analysis and are not a required part of the consolidated financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the consolidated financial statements.

The information has been subjected to the auditing procedures applied in the audit of the consolidated financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the consolidated financial statements or to the consolidated financial statements themselves, and other additional procedures in accordance with GAAS. In our opinion, the information is fairly stated in all material respects in relation to the consolidated financial statements as a whole.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued our report dated June 23, 2025, on our consideration of Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation'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 Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation'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 Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's internal control over financial reporting and compliance.

Wipfli LLP

Wipfli LLP
Madison, Wisconsin

June 23, 2025

Brightpoint and Subsidiaries

Consolidated Statement of Financial Position

October 31, 2024

Assets		
Current assets:		
Cash and cash equivalents	$	3,902,313
Grants receivable		2,595,050
Accounts receivable		217,368
Prepaid expenses		445,190
Loans receivable, net		307,714
Total current assets		7,467,635
Other assets:		
Restricted cash		1,637,073
Deferred compensation plan assets		83,667
Interest in investment held by a community foundation		120,421
Investments		1,652,438
Tax credit monitoring fees, net		89,147
Loans receivable - Long-term, net of allowance for credit losses of $263,982		1,189,636
Right of use assets - Operating leases		5,274,789
Developer fee receivable		521,721
Housing loans receivable		1,590,000
Total other assets		12,158,892
Property and equipment, net		22,132,855
TOTAL ASSETS	$	41,759,382

See accompanying notes to consolidated financial statements.

Brightpoint and Subsidiaries

Consolidated Statement of Financial Position (Continued)

October 31, 2024

Liabilities and Net Assets		
Current liabilities:		
Current portion of notes payable	$	229,658
Current portion of operating lease payable		535,470
Cash overdraft		453,931
Accounts payable		600,888
Accrued payroll and related expenses		348,386
Accrued vacation		501,564
Refundable advances		1,878,979
Accrued interest payable		9,081
Other liabilities		307,616
Total current liabilities		4,865,573
Long-term liabilities:		
Notes payable, net of current portion		3,395,352
Operating leases payable		4,739,319
Housing loans payable		4,725,000
Deferred compensation payable		83,667
Total long-term liabilities		12,943,338
Total liabilities		17,808,911
Net assets:		
Without donor restrictions:		
Undesignated		9,149,774
Noncontrolling interest		13,266,174
Board designated - SBA loan programs		42,996
Board designated - endowment purposes		120,421
Total net assets without donor restrictions		22,579,365
With donor restrictions		1,371,106
Total net assets		23,950,471
TOTAL LIABILITIES AND NET ASSETS	$	41,759,382

See accompanying notes to consolidated financial statements.

Brightpoint and Subsidiaries

Consolidated Statement of Activities

Year Ended October 31, 2024

	Without Donor Restrictions	With Donor Restrictions	Total
Revenue:			
Grant revenue	$ 30,058,498	$ 898,095	$ 30,956,593
Donations	183,307	2,600	185,907
Investment income	344,920	0	344,920
Housing sales revenue	145,669	0	145,669
Developer fee	702,661	0	702,661
Rental income	1,438,468	0	1,438,468
Fee for service	68,074	241,918	309,992
Loan processing revenue	33,162	0	33,162
Interest income	264,911	58,620	323,531
Other income	369,115	35,981	405,096
In-kind contributions	1,259,988	0	1,259,988
Net assets released from restrictions	1,293,767	(1,293,767)	0
Total revenue	36,162,540	(56,553)	36,105,987
Expenses:			
Program Activities:			
Child care development	1,828,619	0	1,828,619
Child education	11,794,260	0	11,794,260
Housing	5,879,637	0	5,879,637
Linkages with other programs	701,929	0	701,929
Self-sufficiency	5,881,016	0	5,881,016
Nutrition	461,094	0	461,094
Weatherization and energy	7,181,188	0	7,181,188
Agency operations	94,592	0	94,592
Total program activities	33,822,335	0	33,822,335
Supporting Services:			
Management and general	1,863,141	0	1,863,141
Fund-raising	38,163	0	38,163
Total expenses	35,723,639	0	35,723,639
Change in net assets	438,901	(56,553)	382,348
Capital Distributions	(50,516)	0	(50,516)
Cumulative effect of change in ASU	120,057	0	120,057
Net assets - Beginning of year, as previously stated	22,884,417	997,238	23,881,655
Restatement	(813,494)	430,421	(383,073)
Net assets - Beginning of year, as restated	22,070,923	1,427,659	23,498,582
Net assets - End of year	$ 22,579,365	$ 1,371,106	$ 23,950,471

See accompanying notes to consolidated financial statements.

Brightpoint and Subsidiaries

Consolidated Statement of Functional Expenses

Year Ended October 31, 2024

	Program Activities	Management and General	Fundraising	Total
Personnel	$ 15,439,075	$ 1,456,505	$ 547	$ 16,896,127
Consultants and contract labor	1,503,373	150,419	132	1,653,924
Travel	508,200	23,582	2,498	534,280
Occupancy	1,896,548	99,555	40	1,996,143
Depreciation and amortization	899,909	0	0	899,909
Minor Equipment	67,393	0	0	67,393
Client assistance	9,469,916	0	1	9,469,917
Materials and supplies	1,190,374	13,329	165	1,203,868
Telephone and postage	482,752	11,798	256	494,806
Interest	270,355	0	27	270,382
Other	699,066	107,953	34,497	841,516
Loan loss provision	97,117	0	0	97,117
Loan servicing fee	38,269	0	0	38,269
In-kind expenses	1,259,988	0	0	1,259,988
Total Expenses	$ 33,822,335	$ 1,863,141	$ 38,163	$ 35,723,639

See accompanying notes to consolidated financial statements.

Brightpoint and Subsidiaries

Consolidated Statement of Cash Flows

Year Ended October 31, 2024

Increase (decrease) in cash, cash equivalents, and restricted cash:	
Cash flows from operating activities:	
Change in net assets	$ 382,348
Adjustments to reconcile change in net assets to net cash from operating activities:	
Net realized/unrealized gain on investments	(301,794)
Depreciation and amortization	899,909
Non cash lease expense included in occupancy	713,991
Loan loss provision	95,171
Recoveries of loans previously charged off	(42,869)
Loss on sale of property and equipment	142,579
Amortization of debt issuance costs	58
Change in interest in investment held by a community foundation	(21,462)
Changes in operating assets and liabilities:	
Grants receivable	703,993
Developer fee receivable	(253,642)
Accounts receivable	85,736
Prepaid expenses	(149,337)
Tax credit monitoring fees, net	10,156
Cash overdraft	230,073
Accounts payable	(175,151)
Operating lease payable	(713,991)
Accrued payroll and related expenses	(216,218)
Accrued vacation	42,245
Accrued developer fee	(12,092)
Accrued interest payable	5,695
Refundable advances	328,438
Other liabilities	154,165
Net cash from operating activities	1,908,001

See accompanying notes to consolidated financial statements.

Brightpoint and Subsidiaries

Consolidated Statement of Cash Flows (Continued)
Year Ended October 31, 2024

Cash flows from investing activities:	
Issuance of loans receivable	(1,677,423)
Proceeds from repayments of loans receivable	1,302,525
Issuance of housing loans receivable	(1,590,000)
Capital expenditures	(49,830)
Purchase of investments	(195,326)
Proceeds from sale of property and equipment	29,933
Proceeds from sale of investments	145,185
Net cash from investing activities	(2,034,936)
Cash flows from financing activities:	
Distributions	(50,516)
Proceeds from notes payable	450,000
Principal payments on notes payable	(672,313)
Net cash from financing activities	1,317,171
Change in cash, cash equivalents, and restricted cash	1,190,236
Cash, cash equivalents, and restricted cash - Beginning of year	4,349,150
Cash, cash equivalents, and restricted cash - End of year	$ 5,539,386
Supplemental schedule of cash and non-cash activities:	
Interest paid and expensed	$ 270,382
Cash paid for amounts included in the measurement of lease liabilities:	
Operating cash flows from operating leases	$ 688,572
Right-of-use assets obtained in exchange for new operating lease liabilities	$ 1,335,204

Reconciliation of cash, cash equivalents, and restricted cash to consolidated statement of financial position at October 31, 2024:

Cash and cash equivalents	$ 3,902,313
Restricted cash	1,637,073
Total cash, cash equivalents and restricted cash	$ 5,539,386

See accompanying notes to consolidated financial statements.

Note 1: Summary of Significant Accounting Policies

Nature of Activities

Community Action of Northeast Indiana, Inc. d/b/a Brightpoint (Brightpoint) was organized as a nonprofit corporation in 1965. Brightpoint was formed to develop and provide resources for the purpose of assisting low-income individuals in six counties of northeast Indiana through a variety of programs. Brightpoint is primarily supported through federal and state government grants. Approximately 36% of Brightpoint's grant revenue was provided under a Head Start grant and 19% provided under a LIHEAP grant, both funded by the Department of Health and Human Services.

Brightpoint has several wholly owned subsidiaries that are either incorporated (Incs) or are limited liability companies (LLCs). The purpose of the subsidiaries listed immediately below is to invest in low-income housing tax credit projects to assist low- to moderate-income families and seniors with affordable housing. The following are wholly owned by Brightpoint:

Hopewell Pointe, GP, Inc.	Energy Savers Consultants, LLC (ESC)
Slocum Pointe GP, LLC	Whitley Crossing Neighborhood Corporation
Enterprise Pointe GP, LLC	

The wholly owned subsidiaries of Brightpoint are general partners in the following low-income housing tax credit partnerships (LIHTC's) where Brightpoint has the option of first refusal to acquire the LIHTC and has determined that it appears to be prudent and feasible that they will exercise that option at the end of the compliance period:

Hopewell Pointe, L.P.
Slocum Pointe, L.P.
Enterprise Pointe, LP.

Energy Savers Consultants, LLC was formed with the intention of performing energy and weatherization audits as a fee-for-service activity. CANI's Center for Community and Economic Development, Inc. dba Brightpoint Development Fund (BDF), a not-for-profit organization, was formed for the purposes of operating revolving loan programs, including small business and consumer loans. Approximately 72% of BDF's revenue recognized was from grants. All material intercompany transactions and accounts are eliminated in consolidation.

Whitley Crossing Neighborhood Corporation (WCNC) was organized as a nonprofit corporation in 1995. WCNC was formed to provide affordable housing to low and moderate income individuals. WCNC has one wholly owned subsidiary that is a limited liability company and two that are incorporated. The purpose of the subsidiaries listed immediately below is to invest in low-income housing tax credit projects to assist low- to moderate-income families and seniors with affordable housing. WCNC and Subsidiaries was acquired by Brightpoint on December 15, 2021. The following are wholly owned by WCNC:

Clugston Hotel, LLC
Whitley Meadows Apartments, Inc.
Heritage Place Housing, Inc.

Note 1: Summary of Significant Accounting Policies (Continued)

Nature of Activities (Continued)

The following entities are wholly owned subsidiaries of WCNC:

Clugston Hotel, L.P.
Whitley Meadows Apartments, L.P.
Columbia City Heritage Homes, L.P.

Basis of Presentation

The accompanying consolidated financial statements have been prepared on the accrual basis of accounting in accordance with the accounting principles generally accepted in the United States of America (GAAP).

Principles of Consolidation

The consolidated financial statements include Brightpoint and all of its wholly owned subsidiaries listed above in the nature of activities section. The partnerships for which the wholly owned subsidiaries have a general partner interest and management has determined that it is prudent and feasible to exercise the option to acquire the partnership when the investor exits have also been consolidated in accordance with the consolidation guidance in ASU 2017-02. All material inter-entity transactions and accounts are eliminated in consolidation. Collectively, the entities are referred to as the "Organizations".

The year-ends for Hopewell, Slocum, and Enterprise are December 31. The financial results of these entities as of December 31, 2024, have been consolidated in these financial statements.

Classification of Net Assets

Net assets and revenue, gains, and losses are classified based on the existence or absence of donor-imposed restrictions. Accordingly, net assets of the Organizations and changes therein are classified and reported as follows:

Net assets without donor restrictions: Net assets available for use in general operations and not subject to donor-imposed restrictions. Net assets without donor restrictions may be designated for specific purposes by the board of directors. The governing board has designated, from net assets without donor restrictions, an endowment fund and SBA loan funds from completed SBA loan programs.

Net assets without donor restrictions – non-controlling interest: Net assets attributable to noncontrolling interest represent the equity interest of outside owners in the consolidated WCNC, Hopewell Pointe, L.P., Slocum Pointe, L.P., and Enterprise Pointe, L.P. These interests are reported as separate components of the Organizations' net assets.

Note 1: Summary of Significant Accounting Policies (Continued)

Classification of Net Assets (Continued)

Net assets with donor restrictions: Net assets subject to donor or certain grantor-imposed restrictions. Some donor-imposed restrictions are temporary in nature, such as those that will be met by the passage of time or other events specified by the donor. Other explicit donor-imposed restrictions are perpetual in nature, where the donor stipulates that resources be maintained in perpetuity. Donor imposed restrictions are released when a restriction expires, that is when the stipulated time has elapsed, when the stipulated purpose for which the resource was restricted has been fulfilled, or both.

Use of Estimates

The preparation of the accompanying consolidated financial statements in accordance with GAAP requires management to make estimates and assumptions that directly affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the consolidated financial statements and the reported amounts of revenue and expenses during the reporting period. Actual results may differ from these estimates.

Adoption of New Accounting Standard

Accounting Standards Update (ASU) No. 2016-13, *Measurement of Credit Losses on Financial Instruments*, requires the Organizations to present financial assets measured at amortized cost (including accounts receivables) at the net amount expected to be collected over their remaining contractual lives. Estimated credit losses are based on relevant information about historical experience, current conditions, and reasonable and supportable forecasts that affect the collectibility of the reported amounts.

Organizations adopted ASU No. 2016-13 on November 1, 2023, and recorded a cumulative effect adjustment of $120,057 to net assets. See the Allowance for Credit Losses policy disclosure for changes to the accounting policies.

Revenue Recognition

Contributions

Contributions, including promises to give, are considered conditional or unconditional, depending on the nature and existence of any donor or grantor conditions. A contribution or promise to give contains a donor or grantor condition when both of the following are present:

- An explicit identifying of a barrier, that is more than trivial, that must be overcome before the revenue can be earned and recognized.
- An implicit right of return of assets transferred or a right of release of a donor or grantor's obligation to transfer assets promised, if the condition is not met.

Note 1: Summary of Significant Accounting Policies (Continued)

Revenue Recognition (Continued)

Conditional contributions are recognized when the barrier(s) to entitlement are overcome. Unconditional contributions are recognized as revenue when received.

Unconditional contributions or conditional contributions in which the conditions have been substantially met or explicitly waived by the donor are recorded as support with or without donor restrictions, depending on the existence and nature of any donor restrictions. When a restriction expires, net assets with donor restrictions are reclassified to net assets without donor restrictions and reported in the consolidated statement of activities as net assets released from restrictions. If the restriction is satisfied in the period the income is received, the income is recorded as revenue without donor restrictions.

Rental income primarily consists of rents received for housing units under the LIHTC partnerships. Rental income falls under FASB ASC 842, Leases, and is recognized as revenue monthly over the duration of the lease contract.

Housing sales revenue is recorded based on the proceeds on sale of housing units under the LIHTC partnerships that have already passed the compliance period.

Grants

Grants are either recorded as contributions or exchange transactions based on criteria contained in the grant award.

A. Grant Awards That Are Contributions

Grants that qualify as contributions are recorded as invoiced to the funding sources. Revenue is recognized in the accounting period when the related allowable expense or asset acquisition is incurred. Amounts received in excess of expense or assets acquisition is reflected as a refundable advance.

B. Grant Awards That Are Exchange Transactions

Exchange transactions are reimbursed based on a predetermined rate for services performed in accordance with the terms of the award. Revenue is recognized when control of the promised goods or services is transferred to the customer (grantor) in an amount that reflects the consideration to which the entity expects to be entitled in exchange for those goods or services. Amounts received in excess of recognized revenue are reflected as a contract liability. Fee for service revenue is recognized when earned and is restricted for specific use in the childcare program.

Note 1: Summary of Significant Accounting Policies (Continued)

Revenue Recognition (Continued)

Contract Revenue

The Organizations recognized revenue from exchange transactions from contracts with customers for childcare fees and loan processing revenue. The contract revenue represents exchange transactions that are bound by contracts or similar arrangements and establishes a performance obligation approach to revenue recognition with a focus on the transfer of control of promised goods or services to a customer.

The Organizations reported the following exchange transaction revenue in its consolidated statement of activities for the year ended October 31, 2024:

Fee for service – Childcare fees	$	309,992
Loan processing revenue		33,162
Total	$	343,154

The Organizations determined at October 31, 2024 there were no services provided without a contract in place and, therefore, has no expected adjustments to receivables and revenue. The receivables at November 1, 2023 from contracts with customers totaled $0. The receivables at October 31, 2024 from contracts with customers totaled $144,280 and are included in accounts receivable on the consolidated statement of financial position.

Contract assets arise when the Organizations provides goods or services to a customer in advance of receiving consideration and the right to consideration is conditioned on something other than the passage of time, such as work in process or unbilled receivables. Contract assets are transferred to receivables when the right to receive consideration becomes unconditional and the Organizations are able to invoice the customer. Contract liabilities represent the Organizations' obligation to provide goods or services to a customer when consideration has already been received from the customer, such as deferred revenue. When goods or services are provided, contract liabilities are reclassified, and revenue is recognized. There are no contract assets or contract liabilities at October 31, 2024 and November 1, 2023.

Childcare Fees

The Organizations offer childcare to families participating in its Head Start Pre-Birth to Five program. Enrollment is established using program eligibility criteria and the family will indicate when care is needed. Families must work or be going to school during the organizations hours of operation. If a family is eligible for a Childcare Subsidy, the family is responsible for applying for and maintaining eligibility. Payments from Childcare Subsidy are considered third-party reimbursements on behalf of the family receiving care and are treated as exchange revenues.

Note 1: Summary of Significant Accounting Policies (Continued)

Revenue Recognition (Continued)

The Organizations consider the performance obligation to be providing childcare services and the performance obligation is satisfied when days of service are provided. Revenue is recognized on a monthly basis. Monthly hours of service are submitted to the State for reimbursement based on each families childcare certificate. The family is simultaneously receiving and consuming the benefits of the service. The Organizations feel the output method is the most faithful depiction of the transfer of goods or services as day of service as a result achieved represents a satisfaction of a performance obligation.

Loan Processing Revenue

Loan processing revenue is recognized upon successful closing of the project and disbursement of loan proceeds to the Qualified Active Low-Income Community Business or individual. BDF considers the performance obligation to be the successful closing of the loan.

Accounts Receivable

Accounts receivable represent amounts due from various entities for performance contracts. Beginning November 1, 2023, the carrying amount of accounts receivable is reduced by an allowance that reflects management's best estimate of the current expected credit losses. The estimate of the allowance for credit losses is based on an analysis of historical loss experience, current receivables aging, and management's assessment of current conditions and expected changes during a reasonable and supportable forecast period. The Organizations uses an aging method to estimate allowances for credit losses. Management assesses collectibility by pooling receivables with similar risk characteristics and evaluates receivables individually when specific customer balances no longer share those risk characteristics. An allowance for credit losses was not considered necessary at October 31, 2024.

Developer Fee Receivable

Developer fee receivables are recorded as earned in accordance with the construction contract. Management evaluates collectibility of these receivables based on the overall financial position of Thunder Pointe, L.P. and Landin Pointe, L.P. The developer fee receivables related to Thunder Pointe, L.P. and Landin Pointe, L.P. totaled $521,721 as of October 31, 2024. Thunder Pointe, L.P. and Landin Pointe, L.P. were not consolidated as of October 31, 2024, as the limited partners have substantive participating rights during the construction phase. An allowance for credit losses was not considered necessary at October 31, 2024.

Loans Receivable

BDF operates loan programs that provides capital to employees, employees of partner organizations, and small businesses. There are three categories of loan funds, as noted below:

- Business Development: U.S. Small Business Administration (SBA) loans and CDFI loans
- Community Loan Center: Loans to employees of partner organizations
- Consumer Loans: Drive to Success loans

Note 1: Summary of Significant Accounting Policies (Continued)

Loans Receivable (Continued)

The SBA, Indiana Housing Community and Economic Development Authority (IHCDA), and Department of the Treasury, among other sources provide capital for financing purchases of equipment, supplies, inventory, professional services, and operating capital. Business development loans are to be repaid over a time period of up to 60 months, have fees not to exceed 2% of the amount borrowed, and have interest rates ranging between 6.75% to 9.25%. BDF established a loan loss reserve for these loans that remains at least 15% of principal outstanding at all times, which is included in restricted cash. Loans are reviewed monthly to determine their risk, and loans that have become riskier over time through delinquency or external factors have their loan loss reserve elevated above the 15% minimum. If an amount becomes delinquent after all collection efforts have failed, the account will be written off against this loan loss reserve. A loan portfolio management policy is included within Brightpoint's current Small Business Loan Fund Policy and Procedure Manual.

Community Loan Center loans are made to the employees of partner organizations have a $20 administrative fee associated with them and are to be repaid over a time of up to 12 months and have an interest rate of 18%.

Consumer loans include Drive to Success (See Note 12). The employee loans are to be repaid over a time period of up to 18 months, and have a flat fee associated with them based on the loan amount.

Terms and rates vary depending upon the borrower's capital requirements and management's assessment of risk. Allowance for bad debts is based on management's review of portfolio performance. Notes are secured by the borrower's collateral. Loans receivable, which ultimately are to be remitted back to the funding source, are reported in the statement of financial position under liabilities as refundable advances.

Management has the intent and ability to hold all loans for the foreseeable future or until maturity or pay-off. Management has reported the loans at their outstanding unpaid principal balances adjusted for charge-offs and the allowance for expected loan losses. Interest income is accrued on the unpaid principal balance. Loan origination fees, net of certain direct origination costs, are recognized as income or expense when received or incurred since capitalization of these fees or costs would not have a significant impact on the consolidated financial statements.

At such time when a loan is determined to be past due, the interest-bearing loans can be placed on nonaccrual status. The determination of past due loans for purposes of placing on nonaccrual status is made on a case-by-case basis. Interest accrued, but not collected for loans that are placed on nonaccrual status, is reversed against interest income. The interest on these loans is accounted for on the cash-basis or cost-recovery method, until qualifying for return to accrual. Loans are returned to accrual status when all the principal and interest amounts contractually due are brought current and future payments are reasonably assured.

Note 1: Summary of Significant Accounting Policies (Continued)

Allowance for Credit Losses

Effective November 1, 2023, the Organizations use a current expected credit loss ("CECL") model to estimate the allowance for credit losses on loans. The CECL model considers historical loss rates and other qualitative adjustments, as well as a new forward-looking component that considers reasonable and supportable forecasts over the expected life of each loan. To develop the allowance for credit losses estimate under CECL, the Organizations segment the loan portfolio into loan pools based on loan type and similar credit risk elements and adjusts for forecasted macro-level economic conditions and other anticipated changes in credit quality; and determines qualitative adjustments based on factors and conditions unique to the Organization's loan portfolios. Management evaluates substantially all collectively evaluated loans using the remaining life model.

Under the CECL model, loans that do not share similar risk characteristics with loans in their respective pools are individually evaluated for expected credit losses and are excluded from the collectively evaluated loan credit loss estimates. Management individually evaluates its loans receivable for evidence of credit deterioration. For loans individually evaluated, a specific reserve is estimated based on either the fair value of the collateral (if applicable) or the discounted value of expected future cash flows. See Note 12 for more information.

The allowance for credit losses is a valuation allowance for probable incurred credit losses based on an evaluation of the outstanding loans.

Loan losses are charged against the allowance when management believes the collectibility of the principal is unlikely. Subsequent recoveries, if any, are reported as charge-off recovery income on the consolidated statement of activities.

A loan is considered impaired when, based on current information and events, it is probable that Organizations will be unable to collect the scheduled payments of principal or interest when due according to the contractual terms of the loan agreement. Factors considered by management in determining impairment include payment status, collateral value, and the probability of collecting scheduled principal and interest payments when due. Loans that experience insignificant payment delays and payment shortfalls generally are not classified as impaired. Management determines the significance of payment delays and payment shortfalls on a case-by-case basis, taking into consideration all of the circumstances surrounding the loan and the borrower, including the length of the delay, the reasons for the delay, the borrower's prior payment record, and the amount of the shortfall in relation to the amount owed.

Impairment is measured on a loan-by-loan basis for loans by either the present value of expected future cash flows discounted at the loan's effective interest rate, the loan's obtainable market price, or the fair value of the collateral if the loan is collateral dependent. A loan is considered to be collateral dependent when, based upon management's assessment, the borrower is experiencing financial difficulty and repayment is expected to be provided substantially through the operation or sale of the collateral. For collateral dependent loans, expected credit losses are based on the fair value of the collateral as of the date of the consolidated statement of financial position, with consideration for estimated selling costs if satisfaction of the loan depends on the sale of collateral. Business development, Community Loan Center and consumer loans are generally secured by the related inventory, autos, or business to which the loans relate.

Note 1: Summary of Significant Accounting Policies (Continued)

Cash and Cash Equivalents

The Organizations consider all highly liquid debt instruments with an original maturity of three months or less to be cash equivalents, excluding amounts whose use is limited or restricted. Cash and cash equivalents are stated at cost.

Cash Overdraft

The Organizations have a cash overdraft related to funds that are related to multiple consolidated entities, which balances are included in the same bank account. The negative cash balances reflects entities which are in a deficit cash position.

Investments

Investments in marketable securities with readily determinable market values and all investments in debt securities are reported at their fair values on the consolidated statement of financial position. Investment income or loss (including realized and unrealized gains and losses on investments, interest, and dividends) is included in revenue without donor restrictions unless the income or loss is restricted by donor or law. Investment fees, if any, are netted against investment gain.

Fair Value Measurements

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an ordinary transaction between market participants at the measurement date. A three-tier hierarchy prioritizes the inputs used in measuring fair value. These tiers include Level 1, defined as observable inputs such as quoted market prices in active markets; Level 2, defined as inputs other than quoted market prices in active markets that are either directly or indirectly observable; and Level 3, defined as unobservable inputs for which little or no market data exists, therefore requiring an entity to develop its own assumptions. The asset's or liability's fair value measurement within the hierarchy is based on the lowest level of any input that is significant to the fair value measurement.

Property and Equipment

Property and equipment acquisitions are recorded at cost or, if donated, at fair value at the date of donation. Property and equipment are items with a cost of $5,000 or more and a useful life of more than one year. Donations of property and equipment are reported as support without donor restrictions unless the donor has restricted the asset to a specific purpose. The Organizations report expirations of donor restrictions when the donated assets are placed in service. Estimated useful lives range from three to seven years for vehicles and major movable equipment and from 30 to 40 years for building and land improvements. Depreciation is provided over the estimated useful life of each class of depreciable assets and is computed using the straight-line method.

Note 1: Summary of Significant Accounting Policies (Continued)

Property and Equipment (Continued)

Property and equipment acquired with grant funds are owned by the Organizations while used in the programs for which they were purchased or in other future authorized programs. However, the funding sources have a reversionary interest in assets purchased with grant funds. Their disposition, as well as the ownership of any proceeds therefrom, is subject to funding source regulations. The net book value of grant-funded property and equipment was $729,356 at October 31, 2024 .

Income Taxes

Brightpoint, BDF, and WCNC are exempt from income taxes under Section 501(c)(3) of the Internal Revenue Code. Brightpoint, BDF, and WCNC are also exempt from Indiana income taxes.

Hopewell Pointe GP, Inc. is a for-profit, wholly-owned subsidiary which is subject to federal and state income taxes. There is no tax provision for Hopewell Pointe GP, Inc. for the year ended October 31, 2024.

Slocum Pointe GP, LLC, Enterprise Pointe GP, LLC, and Energy Savers Consultants, LLC are wholly-owned limited liability companies and, therefore, treated as disregarded entities for tax purposes. Brightpoint is the sole member, and the activity of the LLCs are included in Brightpoint’s annual federal return filed with the Internal Revenue Service (IRS).

Whitley Meadows Apartments, Inc. and Heritage Place Housing, Inc. are for-profit, wholly-owned subsidiaries of WCNC, which are subject to federal and state income taxes. There is no tax provision for Whitley Meadows Apartments, Inc. and Heritage Place Housing, Inc. for the year ended October 31, 2024.

Clugston Hotel, LLC is a wholly-owned limited liability company and, therefore, treated as a disregarded entity for tax purposes. WCNC is the sole member, and the activity of the LLC is included in Brightpoint’s annual federal return filed with the Internal Revenue Service (IRS).

The Organizations are required to assess whether it is more likely than not that a tax position will be sustained upon examination on the technical merits of the position assuming the taxing authority has full knowledge of all information. If the tax position does not meet the more likely than not recognition threshold, the benefit of that position is not recognized in the consolidated financial statements. The Organizations have determined there are no amounts to record as assets or liabilities related to uncertain tax positions.

In-Kind Contributions

Brightpoint has recorded in-kind contributions for space, supplies, and professional services in the consolidated statement of activities in accordance with a financial accounting standard. This standard requires that only contributions of services received that create or enhance a nonfinancial asset or require specialized skill by the individual possessing those skills and would typically need to be purchased if not provided by donation be recorded. The requirements of this standard are different than the in-kind requirements of several of Brightpoint's grant awards. Brightpoint received contributions of nonprofessional volunteers during the year with a value of $1,554,949, for its Head Start program, which are not recorded in the consolidated statement of activities.

Note 1: Summary of Significant Accounting Policies (Continued)

Functional Allocation

Certain categories of expenses are attributable to one or more programs or supporting functions of the Organizations. Those expenses include depreciation, occupancy costs, administrative salaries, and supplies. Depreciation and occupancy costs are allocated based on a square footage basis and the remaining administrative costs are allocated based on time and effort.

Tax Credit Monitoring Fees

Tax credit monitoring fees are amortized over the fifteen-year compliance period using the straight-line method of amortization.

Debt Issuance Costs

Unamortized debt issuance costs related to issuance of long-term debt is amortized over the life of the related debt using the straight-line method, which approximates the effective interest method.

Reclassification of Net Assets

The Organizations determined net assets with donor restrictions were not properly reported in the prior year due to classifying restricted program activity as net assets without donor restrictions. To correct this error, the beginning net assets with donor restrictions were increased by $430,421 and net assets without donor restrictions were decreased by the same amount as of October 31, 2023. There was no effect on the total net assets or change in net assets as a result of this reclassification.

Subsequent Events

The Organizations have evaluated events and transactions for potential recognition or disclosure in the consolidated consolidated financial statements through June 23, 2025, which is the date the consolidated financial statements were available to be issued.

Note 2: Liquidity and Availability of Financial Resources

Financial assets available for general expenditure, that is, without donor or other restrictions or designations limiting their use, within twelve months of the consolidated statement of financial position date, comprise the following as of October 31, 2024:

Cash and cash equivalents	$ 3,902,313
Restricted cash	895,318
Grants receivable	2,595,050
Accounts receivable	217,368
Loans receivable, net	307,714
Investments	1,652,438
Subtotal financial assets	9,570,201
Cash overdraft	(453,931)
Accounts payable	(600,888)
Accrued payroll and related expenses	(348,386)
Refundable advances	(1,878,979)
Board designated net assets included in financial assets	(42,996)
Net assets with donor restrictions included in financial assets	(1,371,106)
Total	$ 4,873,915

The Organizations do not have formal liquidity policies but generally maintain financial assets in liquid form such as cash and cash equivalents for operating expenses. The Organizations are primarily funded by cost reimbursement grants. Under cost reimbursement grants, once expenses are incurred, the Organizations can request reimbursement from their funding sources. The Organizations have grant commitments for future expenses as described in Note 17. The Organizations could also liquidate their board designated funds for the SBA loan programs if necessary.

Note 3: Concentration of Credit Risk

The Organizations maintain cash balances at numerous banks. Accounts at each institution are insured by the Federal Deposit Insurance Corporation (FDIC) up to $250,000. Brightpoint has a daily sweep agreement with one of the banks to sweep the funds into an interest-bearing money market account at the same bank. The swept funds are treated by the bank as deposits and are covered by FDIC insurance to the maximum amount provided by law. At times during the year, the balance in the other accounts may exceed federally insured limits. Management believes the financial institutions have strong credit ratings and credit risk related to these deposits is minimal.

Note 4: Restricted Cash

Restricted cash consisted of the following as of October 31, 2024:

	Operating Reserve	Tenant Security Deposits	Replacement Reserve	Total
Hopewell Point, L.P.	$ 111,010	$ 13,282	$ 69,998	$ 194,290
Slocum Pointe, L.P.	86,859	19,573	51,146	157,578
Enterprise Pointe, L.P.	154,873	18,988	35,661	209,522
Whitley Crossing Neighborhood Corporation and Subsidiaries	149,058	31,307	-	180,365
Total	$ 501,800	$ 83,150	$ 156,805	$ 741,755

As described in Note 1, Whitley Crossing Neighborhood Corporation and Subsidiaries includes the balance related to Whitley Meadows Apartments, L.P., Clugston Hotel, L.P., and Columbia City Heritage Homes, L.P. The above entities were required to establish operating reserves at various amounts in accordance with the respective partnership agreements. The operating reserves are to remain in place throughout the respective compliance period. All entities are in compliance with the reserve requirements. Clugston Hotel, L.P. was not required to maintain an operating reserve as they were beyond the compliance period at October 31, 2024.

The above entities were also required to establish separate bank accounts for tenant security deposits. The balance in the security deposit account shall be maintained to cover the tenant security deposit liability, which is included in other liabilities on the consolidated statement of financial position.

The above entities were also required to establish and fund replacement reserves at various amounts in accordance with the respective partnership agreements. The agreements require various amounts to be deposited into the replacement reserves. Whitley Meadows Apartments, L.P., Clugston Hotel, L.P., and Columbia City Heritage Homes, L.P., were not required to maintain a replacement reserve as they were beyond the compliance period at October 31, 2024.

BDF operates lending programs with funding from the United States Department of the Treasury and Brightpoint operates lending programs with funding from the Small Business Administration, which require cash to be maintained in separate accounts. This accounted for $895,318 in restricted cash at October 31, 2024.

Note 5: Investments

Investments recorded at fair value at October 31, 2024 are as follows:

International equity mutual funds	$ 399,182
U.S. equity mutual funds	1,020,390
Bond mutual funds	232,866
Total investments	$ 1,652,438

Note 5: Investments (Continued)

Investment income consisted of the following at October 31, 2024:

Interest and dividends	$	59,162
Investment fees		(16,036)
Net realized/unrealized gain		301,794
Total investment income	$	344,920

Investments, in general, are exposed to various risks, such as interest rate, credit, and overall market volatility. Due to the level of risk associated with certain investments, it is reasonably possible that changes in the values of certain investments will occur in the near term and that such changes could materially affect the amounts reported in the consolidated financial statements.

Note 6: Interest in Investment Held by a Community Foundation

In a prior year, Brightpoint transferred $10,000 to the Community Foundation of Greater Fort Wayne, Inc. (the "Foundation"). Brightpoint's agreement with the Foundation states that the Foundation will hold and invest the funds for the sole benefit of Brightpoint and may distribute a portion of the fund earnings annually.

Brightpoint has granted variance power to the Foundation. As such, the Board of Directors of the Foundation have the power to modify any restriction or condition on the distribution of the funds if, in their judgment, such restrictions become inconsistent with the charitable needs of Brightpoint or inconsistent with the charitable needs served by the Foundation. The interest in investment held by a community foundation is shown on the consolidated statement of financial position as net asset without donor restrictions - board designated as it was transferred to the Foundation by Brightpoint who specified themselves as the beneficiary. Any changes in the fund are included in other income, as a change in net assets without donor restrictions on the consolidated statement of activities.

Note 7: Endowment

Brightpoint's endowment consists of a fund established by the Board of Directors to benefit Brightpoint for a variety of purposes. Net assets associated with endowment funds are classified and reported based on the existence or absence of donor-imposed stipulations. Without donor restriction - board designated net assets represent the fair value of the original gift as of the gift date, adjusted each year by the change in the value of the fund, plus any additional contributions made by Brightpoint. The goal of the endowment fund is to attract legacy-type gifts from outside donors, which can be restricted based on the donor stipulations, at which time those donor-restricted gifts will be recorded as net assets with donor restrictions in accordance with the stipulations of the fund.

Note 7: Endowment (Continued)

Brightpoint can receive up to 4% of the investment earnings each year to be appropriated by the Board of Directors or the amount can remain in the endowment fund and reinvested. In addition, the Foundation at which the funds are held may match a certain percentage of the third-party contributions made during each year up to $10,000, and that decision is made on an annual basis. There were no material third-party contributions or matching contributions during the year ended October 31, 2024.

The Foundation has variance power over Brightpoint's endowment fund. Brightpoint's endowment fund is subject to the Foundation's investment strategies. The Foundation's asset allocation policy is to diversify investments to provide a balance that will enhance total return, while avoiding undue risk concentrations in any single asset class or investment category. The investment policies of the Foundation are to provide sufficient total return to support community activities of the Foundation, preserve principal in terms of its real purchasing power so the Foundation may serve the community over the long-term and to provide a long-term total return exceeding the rate of inflation plus 3.6% to 5% for grant making, plus the cost of investment management services and Foundation administrative services.

Interest, dividends, and net appreciation in fair value of endowment funds are classified as net assets without donor restrictions. Interest and dividends on donor-restricted endowment funds would be recorded as net assets without donor restrictions and appropriated for distribution at the discretion of the Board of Directors.

See Note 8 for current year activity of the interest in investment held by a community foundation.

Note 8: Fair Value Measurements

The following describes a fair value hierarchy that includes three levels of inputs to be used to measure fair value. The Organizations determine fair values for international equity mutual funds, U.S. equity mutual funds, and bond mutual funds utilizing quoted market prices in active markets.

The fair value for funds held in the deferred compensation plan are valued based on quoted net asset values of underlying investments held by the pooled separate accounts adjusted by an asset charge. The underlying mutual funds held in pooled separate accounts are open-ended mutual funds registered with the U.S. Securities and Exchange Commission. The funds must publish daily net asset value and transact at that price.

Interest in investment held by a community foundation is valued based on the market value of the underlying assets, consisting mainly of equity securities and fixed income securities which are valued based on quoted market prices, based on recent trading activity and other observable market data.

The methods described above may produce a fair value calculation that may not be indicative of net realizable value or reflective of future values. Furthermore, while the Organizations believe 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 fair value measurement at the reporting date.

Note 8: Fair Value Measurements (Continued)

Information regarding the fair value of assets measured at fair value on a recurring basis as of October 31, 2024, is as follows:

	Total Assets Measured at Fair Value	Recurring Fair Value Measurements Using Level 1	Level 2	Level 3
International equity mutual funds	$ 399,182	$ 399,182	$ -	$ -
US equity mutual funds	1,020,390	1,020,390	-	-
Bond mutual funds	232,866	232,866	-	-
Deferred compensation plan assets	83,667	-	83,667	-
Interest in investment held by a community foundation	120,421	-	-	120,421
Total assets	1,856,526	1,652,438	83,667	120,421
Liabilities - Deferred compensation payable	$ 83,667	$ -	$ 83,667	$ -

Information regarding the changes in the fair value of the Organizations' Level 3 investments for the year ended October 31, 2024, are as follows:

Level 3 investments at beginning	$ 98,959
Purchases	40
Realized gain - Interest and dividends	3,660
Unrealized gain	18,523
Fees	(761)
Total	$ 120,421

Note 9: Grants Receivable

Grants receivable consisted of the following at October 31, 2024:

Direct federal programs	$ 1,311,332
Pass through federal and state programs	1,277,283
Other programs	6,435
Total	$ 2,595,050

Note 10: Property and Equipment

A summary of property and equipment is as follows as of October 31, 2024:

Land	$ 2,085,181
Land improvements	1,669,488
Buildings and improvements	23,611,625
Equipment	829,624
Vehicles	692,636
Total property and equipment	28,888,554
Less - Accumulated depreciation	(6,755,699)
Total	$ 22,132,855

Note 11: Lessor Activity

The Organizations own six housing projects that are a mix of low- to moderate-income housing facilities that are rented under short-term leases. Rental income from the housing projects was $1,438,468 for the year ended October 31, 2024. A summary of the acquisition costs and accumulated depreciation on the above properties are as follows at October 31, 2024:

Land	$ 1,820,468
Land improvements	1,669,488
Building and improvements	21,061,418
Equipment	630,974
Total	25,182,348
Less - Accumulated depreciation	(4,423,007)
Investment in property and equipment, net	$ 20,759,341

Note 12: Loans Receivable

BDF operate programs that provide assistance to business owners and individuals. The assistance is provided in the form of various installment loans, which are secured by various property owned by the recipients. Loan funds repaid are made available to loan to other eligible participants.

Note 12: Loans Receivable (Continued)

Loans receivable consisted of the following at October 31, 2024:

SBA Loans	$ 736,950
Community Loan Center	822,696
Community Development Financial Institutions (CDFI) loans	119,187
Drive to Success	82,499
Subtotal	1,761,332
Less: Allowance for credit losses	(263,982)
Net loans receivable	$ 1,497,350
Loans receivable – Current	$ 307,714
Loans receivable – Long-term	1,189,636
Net loans receivable	$ 1,497,350

Revolving loan classifications at October 31, 2024 consist of the following:

Business development	$ 856,137
Community Loan Center	822,696
Consumer	82,499
Subtotals	1,761,332
Allowance for credit losses – Business development	(176,130)
Allowance for credit losses – Community Loan Center	(82,764)
Allowance for credit losses – Consumer loans	(5,088)
Net loans receivable	$ 1,497,350

An analysis of the allowance for loan losses for the business development, community loan center, and consumer loans for the year ended October 31, 2024, is as follows:

Balance at beginning of year	$ 348,798
Cumulative effect of change in accounting standard - CECL	(120,057)
Loans charged off	(102,799)
Recoveries of loans previously charged off	42,869
Provision for credit losses	95,171
Balance at end of year	$ 263,982

Note 12: Loans Receivable (Continued)

Detailed analysis of loans evaluated for impairment as of October 31, 2024, is as follows:

	Business Development	Community Loan Center	Consumer Loans	Total
Loans:				
Individually evaluated for impairment	$ 114,859	$ 7,723	$ -	$ 122,582
Collectively evaluated for impairment	741,278	814,973	82,499	1,638,750
Totals	$ 856,137	$ 822,696	$ 82,499	$ 1,761,332

	Business Development	Community Loan Center	Consumer Loans	Total
Related allowance for loan losses:				
Individually evaluated for impairment	$ 114,859	$ 7,723	$ -	$ 122,582
Collectively evaluated for impairment	61,271	75,041	5,088	141,400
Totals	$ 176,130	$ 82,764	$ 5,088	$ 263,982

The following is a summary of information pertaining to impaired and nonperforming loans as of October 31, 2024:

Impaired loans with an allowance for loan loss	$ 122,582
Total impaired loans	$ 122,582
Allowance for loan losses related to impaired loans	$ 122,582
Average investment in impaired loans	$ 20,426
Interest income recognized on impaired loans	$ 2,989

BDF regularly evaluate attributes of loans to determine the appropriateness of the allowance for loan losses. Loans are generally evaluated based on whether or not the loan is performing according to the contractual terms of the loan.

Information regarding the credit quality indicators most closely monitored by class of loan as of October 31, 2024, is as follows:

- Performing: Loan payments as agreed on October 31st of each year (current + less than 90 days past due).
- Nonperforming: Loan payment outstanding and unpaid on October 31st of each year (greater than 90 days past due).

Note 12: Loans Receivable (Continued)

	Performing	Non-Performing	Totals
Credit exposure:			
Business development	$ 741,278	$ 114,859	$ 856,137
Community Loan Center	814,973	7,723	822,696
Consumer loans	82,499	-	82,499
Totals	$ 1,638,750	$ 122,582	$ 1,761,332

Loan aging information on nonperforming for BDF for the year ended October 31, 2024, is as follows:

	31-60 days	60-90 days	90+ days	Total Past Due Loans
Loans receivable	$ 2,803	$ 2,803	$ 116,976	$ 122,582

When, for economic or legal reasons related to the borrower's financial difficulties, BDF grants concessions to borrowers and a loan modification may be offered Loan modifications may consist of interest-only payments for a period of time, extending amortization terms, a reduction of the interest rate, and/or forgiveness of interest and/or principal.

There were no modifications of loans classified as troubled debt restructurings during the year ended October 31, 2024.

Note 13: Funded Loan Loss Reserve Requirements

The SBA Microloan loan agreement requires that BDF maintains a funded loan loss reserve at a minimum of 15% of the total outstanding principal amount due on all current microloan program loans receivable. BDF is also required to charge against the loan loss reserve any loans receivable originating under the microloan program once a scheduled payment has remained unpaid for 120 days.

The principal amount of loans receivable under the microloan program was $736,950 at October 31, 2024. The minimum loan loss reserve was $110,543 and the actual amount in the funded loan loss reserve amounted to $135,581, which was in excess of the requirement at October 31, 2024.

Note 14: Notes Payable

Notes Payable at October 31, 2024 consist of the following:

BDF		
BDF has a secured note payable for $450,000 with Texas Community Capital. The note has an interest rate of 4.50% per annum and matures in June 1, 2026. Note is to be paid in full at date of maturity. The note is secured by outstanding loans.	$	450,000
BDF has a $350,000 note payable with the SBA. This note has a variable interest rate up to 1.75% minus a buy down of 1.25% for an accrual rate of 0.50% and matures September 2027. The variable interest rate can be reduced to 0% under certain parameters, which have been met. Payments are currently $3,328 per month. The note is secured by outstanding loans.		123,456
BDF has a $350,000 note payable with the SBA. This note has a variable interest rate up to 0.75% minus a buy down of 2% for months one through twelve for an accrual rate of 0%, and a buy down rate of 1.25%, for subsequent months for an accrual rate of 0% and matures May 2030. Payments are currently $3,241 per month. The note is secured by outstanding loans.		217,130
BDF has a $500,000 note payable with the SBA. This note has a variable interest rate up to 1.88% minus a buy down of 2% for months one through twelve for an accrual rate of 0%, and a buy down rate of 1.25%, for subsequent months for an accrual rate of 0% and matures May 2030. Payments are currently $5,108 per month. The note is secured by outstanding loans.		457,200
Hopewell		
Hopewell has a secured a note payable through Old National Bank. Interest accrues at 6.5% per annum with payments of $1,264 per month. The note matures on April 1, 2028, with a balloon payment of $150,787 due at maturity. The note is secured by a mortgage on certain real estate and an assignment of rents.		162,134
Hopewell has a secured note payable for $450,000 through Indiana Housing and Community Development Authority (IHCDA). The note has an interest rate of 3% per annum and matures in April 2028. Payments are currently $1,897 per month. The note is secured by a mortgage on certain real estate and an assignment of rents.		319,651
Slocum		
Loan agreement with Old National Bank with interest at a rate of 4.35% and will mature April 1, 2036. The loan is subject to a prepayment penalty in accordance with the terms of the loan agreement. The loan is secured by real estate, improvements to the real estate, and personal property located in Fort Wayne, Indiana. Debt issuance costs related to the permanent loan in the amount of $500 were capitalized and are being amortized over the terms of the loan. At October 31, 2024, $384 remains to be amortized.		631,465
Enterprise		
Loan agreement with Old National Bank with interest at a rate of 4.50% and will mature on May 1, 2037, at which time a balloon payment of unpaid principal and accrued interest is due. Monthly payments are $3,880. The loan is secured by real estate, improvements to the real estate, and personal property located in Angola, Indiana.		736,822

Note 14: Notes Payable (Continued)

WCNC		
Clugston Hotel, L.P. has a secured note payable for $150,000 with Star Financial Bank. The note has an interest rate of 6.62% per annum and matures in April 2038. Payments are currently $971 per month. The note is secured by real estate.	$	147,791
Clugston Hotel, L.P. has a secured note payable for $379,687 with IHCDA. The note has an interest rate of 1.50% per annum and matures in December 2039. The note is secured by real estate. Effective March 31, 2025, the note converts to the permanent phase. The first annual payment in the lesser of $15,810 or 100% of Clugston Hotel, L.P.'s net cash flow will be due on April 1, 2026. All outstanding principal and interest will be due and payable upon the maturity date.		379,687
Total		3,625,336
Unamortized debt issuance costs, accumulated amortization of $174		(326)
Current maturities		(229,658)
Long-term debt	$	3,395,352

The maturity of the notes payable at October 31, 2024 is as follows:

2025	$	229,658
2026		629,815
2027		326,819
2028		400,374
2029		123,593
Thereafter		1,915,077
Total	$	3,625,336

Note 15: Refundable Advances

Refundable advances represents grant funding received from federal, state, and local funding sources for which allowable expenses have not been incurred or program services have not been provided. The revenue will be earned in the period in which the expenses occur, or the services are provided. Refundable advances consisted of the following at October 31, 2024:

Direct federal programs	$	691,530
Pass through federal and state programs		372,569
Other programs		814,880
Total	$	1,878,979

Note 16: Retirement Plan

Brightpoint has a defined contribution plan under Section 403(b) of the Internal Revenue Code. Employees are eligible to participate in deferral to the plan upon hire. Employees are eligible for employer match after they have been employed by Brightpoint for one year and are at least 21 years of age. Employees are fully vested after five years of service. Contributions to the plan are at the discretion of Brightpoint. Brightpoint's contribution for the year ended October 31, 2024, was $258,908.

Brightpoint also has a plan established under Section 457(f) of the Internal Revenue Code. One employee is eligible to participate in this plan. The initial vesting date in the plan is January 1, 2032. Brightpoint's contribution for the year ended October 31, 2024, was $24,051. The balance of the deferred compensation plan was $83,667 at October 31, 2024.

Note 17: Grant Awards

At October 31, 2024, the Organizations had commitments under various grants of approximately $11,759,000. These commitments are not recognized in the accompanying consolidated financial statements as they are conditional awards.

Note 18: Net Assets with Donor Restrictions

At October 31, 2024, Brightpoint has net assets with donor restrictions consisting of:

Child Care Development Fund	$ 215,226
Covering Kids and Families of Indiana	174,356
SBA Revolving Loan Fund	981,524
Total	$ 1,371,106

Net assets released from restrictions at October 31, 2024, consisted of grant related expenses of $1,293,767.

Note 19: Restatement of Previously Issued Financial Statement [Prior Period Adjustment]

The financial statements as of and for the year ended October 31, 2024, have been restated to correct an error that was detected during the audit for the year ended October 31, 2024. A note payable obtained in a prior year was reflected as contribution revenue rather than a note payable. To correct this error the beginning net assets as of October 31, 2023 was decreased by $383,073, notes payable was increased by the $379,687, and accrued interest payable was increased by $3,386.

Note 20: Related Party and Housing Loans Receivable/Payable

At October 31, 2024, Brightpoint has seven housing loans payable consisting of:

Brightpoint was awarded a $400,000 deferred forgivable loan from Tower Bank & Trust Company from Federal Home Loan Bank Affordable Housing Program funds. In accordance with the award to Brightpoint, Hopewell agrees to retain ownership of the property throughout the affordability period of 15 years. In the event that Hopewell defaults on any of the contractual arrangements or sells the property, the loan will be immediately due and payable.	$ 400,000
Brightpoint was awarded a $500,000 deferred forgivable loan from Tower Bank & Trust Company from Federal Home Loan Bank Affordable Housing Program funds. In accordance with the award to Brightpoint, Slocum agrees to retain ownership of the property throughout the affordability period of 15 years. In the event that Slocum defaults on any of the contractual arrangements or sells the property, the loan will be immediately due and payable.	500,000
Brightpoint was awarded a $1,360,000 loan from Old National Bank. In accordance with the award to Brightpoint, Slocum agrees to retain ownership of the property throughout the affordability period of 15 years. In the event that Slocum defaults on any of the contractual arrangements or sells the property, the loan will be immediately due and payable.	1,360,000
Brightpoint was awarded a $375,000 deferred forgivable loan from Old National Bank. In accordance with the award to Brightpoint, Enterprise agrees to retain ownership of the property throughout the affordability period of 15 years. In the event that Enterprise defaults on any of the contractual arrangements or sells the property, the loan will be immediately due and payable.	375,000
Brightpoint was awarded a $500,000 deferred forgivable loan from Tower Bank & Trust Company from Federal Home Loan Bank Affordable Housing Program funds. In accordance with the award to Brightpoint, Enterprise agrees to retain ownership of the property throughout the affordability period of 15 years. In the event that Enterprise defaults on any of the contractual arrangements or sells the property, the loan will be immediately due and payable.	500,000
Brightpoint was awarded a $1,000,000 deferred forgivable loan, of which $990,000 has been released, from the Indiana Housing and Community Development Authority under the National Housing Trust Fund Program for the Thunder Pointe, L.P. housing project. In accordance with the award to Brightpoint, Thunder Pointe, L.P. agrees to retain ownership of the property throughout the term of the loan. In the event that Thunder Pointe, L.P defaults on any of the contractual arrangements or sells the property, the loan will be immediately due and payable by Brightpoint. The balance is included in housing loans receivable as well at October 31, 2024.	990,000

Note 20: Related Party and Housing Loans Receivable/Payable (Continued)

Brightpoint was awarded a $600,000 deferred forgivable loan from Community State Bank from Federal Home Loan Bank Affordable Housing Program funds for the Thunder Pointe, L.P. housing project. The maturity date of the loan is December 31, 2055. In accordance with the award to Brightpoint, Thunder Pointe, L.P. agrees to retain ownership of the property throughout the term of the loan. In the event that Thunder Pointe, L.P defaults on any of the contractual arrangements or sells the property, the loan will be immediately due and payable by Brightpoint. The balance is included in housing loans receivable as well at October 31, 2024.	$	600,000
Total	$	4,725,000

Note 21: Contributed Nonfinancial Assets

Contributed nonfinancial assets for the year ended October 31, 2024, consist of:

Space	$	1,223,052
Consultant services		13,668
Supplies		23,268
Total	$	1,259,988

The Organizations recognize contributed nonfinancial assets within revenue, including contributed space, consultant services, and supplies. Unless otherwise noted, contributed nonfinancial assets did not have donor-imposed restrictions.

The contributed space is used as part of the Organizations' Head Start and Early Head Start program. In valuing the contributed space, which is located in the Fort Wayne, IN area, the Organizations estimated the fair value on the basis of recent comparable space as established by an independent appraisal of comparable space and facilities in a privately-owned building in the same locality.

Contributed services recognized under consultant services comprise professional services from professionals advising the Organizations on various technical matters related to the Head Start and Early Head Start program. Contributed services are valued and are reported at the estimated fair value in the consolidated financial statements based on current rates for similar services.

Supplies are valued based on the estimated fair market value on the date of the donation.

Note 22: Commitments and Contingencies

The Organizations have wholly owned subsidiaries that are general partners in various housing development projects. These subsidiaries are the general partners in several low to moderate-income senior tax credit housing projects.

Note 22: Commitments and Contingencies (Continued)

The operating agreements for the housing projects contain various guarantees on the part of the Organizations. The guarantees vary by project and relate to construction cost overruns, operating cash losses in a specific start-up period and deployment of full tax credits. The terms of the agreements specify that any funds required by the guarantees could be in the form of loans, capital contributions, or forfeited future development fees. There is no indication that any of the conditions will not be met. Accordingly, no provision for any liability has been recorded in these consolidated statements.

The guarantees by project are estimated to be as follows:

Related Party		Operating Deficit Guarantee
Enterprise Pointe GP, LLC	$	146,217
Heritage Place Housing, Inc		40,000
Total	$	186,217

Note 23: Leases

The Organizations leases facilities for program operations. A majority of the leases entered into include one or more options to renew. The exercise of lease renewal options is at the Organizations' sole discretion. Renewal option periods are included in the measurement of the ROU asset and lease liability when the exercise is reasonably certain to occur.

The depreciable life of assets and leasehold improvements are limited by the expected lease term, unless there is a transfer of title or purchase option reasonably certain of exercise. The Organizations' lease agreements do not contain any material residual value guarantees or material restrictive covenants. Payments due under the lease contracts include fixed payments. Operating lease cost was $713,991 for the year ended October 31, 2024.

Weighted-average remaining lease term - Operating leases, in years	8.34
Weighted-average discount rate - Operating leases	4.46 %

Maturities of lease liabilities are as follows as of October 31, 2024:

2025	$	756,022
2026		743,060
2027		688,294
2028		694,412
2029		716,663
Thereafter		2,791,068
Total lease payments		6,389,519
Less imputed interest		(1,114,730)
Total	$	5,274,789

Supplementary Information

Brightpoint and Subsidiaries

Consolidating Statement of Financial Position

October 31, 2024

Assets

	BRIGHTPOINT	BDF	ESC	Whitley Crossing Neighborhood Corporation and Subsidiaries	Hopewell Pointe	Slocum Pointe	Enterprise Pointe	Eliminations	Consolidated
Current assets:									
Cash and cash equivalents	$ 2,798,579	$ 720,204	$ 435	$ 0	$ 59,245	$ 84,250	$ 239,600	$ 0	$ 3,902,313
Grants receivable	2,530,788	64,262	0	0	0	0	0	0	2,595,050
Accounts receivable, net	706,203	200,001	0	9,310	7,893	10,288	11,431	(727,758)	217,368
Prepaid expenses	357,185	15,500	0	34,025	13,136	13,605	11,739	0	445,190
Loans receivable - Current, net	0	307,714	0	0	0	0	0	0	307,714
Total current assets	6,392,755	1,307,681	435	43,335	80,274	108,143	262,770	(727,758)	7,467,635
Other assets:									
Restricted cash	0	895,318	0	180,365	194,290	157,578	209,522	0	1,637,073
Deferred compensation plan assets	83,667	0	0	0	0	0	0	0	83,667
Interest in investment held by a community foundation	120,421	0	0	0	0	0	0	0	120,421
Investments	1,652,438	0	0	0	0	0	0	0	1,652,438
Tax credit monitoring fees, net	0	0	0	0	5,317	31,604	52,226	0	89,147
Loans receivable - Long-term, net	0	1,189,636	0	0	0	0	0	0	1,189,636
Right of use assets - Operating leases	5,274,789	0	0	0	0	0	0	0	5,274,789
Developer fee receivable	521,721	0	0	0	0	0	0	0	521,721
Housing loan receivable	4,674,515	0	0	0	0	0	0	(3,084,515)	1,590,000
Total other assets	12,327,551	2,084,954	0	180,365	199,607	189,182	261,748	(3,084,515)	12,158,892
Property and equipment, net	1,372,231	0	0	3,037,239	3,423,420	6,866,606	7,433,359	0	22,132,855
TOTAL ASSETS	$ 20,092,537	$ 3,392,635	$ 435	$ 3,260,939	$ 3,703,301	$ 7,163,931	$ 7,957,877	($ 3,812,273)	$ 41,759,382

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Consolidating Statement of Financial Position (Continued)

October 31, 2024

Liabilities and Net Assets

	BRIGHTPOINT	BDF	ESC	Whitley Crossing Neighborhood Corporation and Subsidiaries	Hopewell Pointe	Slocum Pointe	Enterprise Pointe	Eliminations	Consolidated
Current liabilities:									
Current portion of notes payable	$ 0	$ 130,464	$ 0	$ 2,112	$ 18,333	$ 13,111	$ 65,638	$ 0	$ 229,658
Current portion of operating lease payable	535,470	0	0	0	0	0	0	0	535,470
Cash overdraft	0	0	0	453,931	0	0	0	0	453,931
Accounts payable	584,839	93,654	0	50,241	44,680	13,854	13,620	(200,000)	600,888
Accrued payroll and related expenses	348,386	0	0	0	0	0	0	0	348,386
Accrued vacation	501,564	0	0	0	0	0	0	0	501,564
Refundable advances	1,314,180	564,799	0	0	0	0	0	0	1,878,979
Accrued developer fee	0	0	0	0	0	0	0	0	0
Accrued interest payable	0	0	0	9,081	156,000	322,985	48,773	(527,758)	9,081
Other liabilities	164,704	0	0	0	39,613	43,517	59,782	0	307,616
Total current liabilities	3,449,143	788,917	0	515,365	258,626	393,467	187,813	(727,758)	4,865,573
Long-term liabilities:									
Notes payable, net of current portion	0	1,117,322	0	525,366	863,452	2,478,028	1,495,699	(3,084,515)	3,395,352
Operating leases payable	4,739,319	0	0	0	0	0	0	0	4,739,319
Housing loans payable	4,725,000	0	0	0	0	0	0	0	4,725,000
Deferred compensation payable	83,667	0	0	0	0	0	0	0	83,667
Total long-term liabilities	9,547,986	1,117,322	0	525,366	863,452	2,478,028	1,495,699	(3,084,515)	12,943,338
Total liabilities	12,997,129	1,906,239	0	1,040,731	1,122,078	2,871,495	1,683,512	(3,812,273)	17,808,911
Net assets without donor restrictions									
Undesignated	6,585,405	461,876	435	2,220,208	(118,143)	(35)	28	0	9,149,774
Noncontrolling interest	0	0	0	0	2,699,366	4,292,471	6,274,337	0	13,266,174
Board designated - SBA loan programs	0	42,996	0	0	0	0	0	0	42,996
Board designated - endowment purposes	120,421	0	0	0	0	0	0	0	120,421
Total without donor restrictions	6,705,826	504,872	435	2,220,208	2,581,223	4,292,436	6,274,365	0	22,579,365
With donor restrictions	389,582	981,524	0	0	0	0	0	0	1,371,106
Total net assets	7,095,408	1,486,396	435	2,220,208	2,581,223	4,292,436	6,274,365	0	23,950,471
TOTAL LIABILITIES AND NET ASSETS	$ 20,092,537	$ 3,392,635	$ 435	$ 3,260,939	$ 3,703,301	$ 7,163,931	$ 7,957,877	($ 3,812,273)	$ 41,759,382

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Consolidating Statement of Activities

Year Ended October 31, 2024

	BRIGHTPOINT	BDF	ESC	Whitley Crossing Neighborhood Corporation and Subsidiaries	Hopewell Pointe	Slocum Pointe	Enterprise Pointe	Eliminations	Consolidated
Revenue:									
Grant revenue	$ 30,217,020	$ 690,401	$ 0	$ 109,172	$ 0	$ 0	$ 0	($ 60,000)	$ 30,956,593
Donations	170,868	289	0	14,750	0	0	0	0	185,907
Investment income	344,920	0	0	0	0	0	0	0	344,920
Housing sales revenue	0	0	0	145,669	0	0	0	0	145,669
Developer fee	702,661	0	0	0	0	0	0	0	702,661
Rental income	0	0	0	396,921	302,859	331,306	407,382	0	1,438,468
Fee for service	309,992	0	0	0	0	0	0	0	309,992
Loan processing revenue	0	33,162	0	0	0	0	0	0	33,162
Interest Income	135,115	175,135	0	0	355	5,435	7,491	0	323,531
Other income	415,850	58,347	0	5,836	4,509	10,383	17,196	(107,025)	405,096
In-kind contributions	1,259,988	0	0	0	0	0	0	0	1,259,988
Total revenue	33,556,414	957,334	0	672,348	307,723	347,124	432,069	(167,025)	36,105,987
Expenses:									
Program Activities:									
Child care development	1,828,619	0	0	0	0	0	0	0	1,828,619
Child education	11,794,260	0	0	0	0	0	0	0	11,794,260
Housing	3,623,287	0	0	752,415	431,187	625,447	614,326	(167,025)	5,879,637
Linkages with other programs	701,929	0	0	0	0	0	0	0	701,929
Self-sufficiency	5,043,288	837,728	0	0	0	0	0	0	5,881,016
Nutrition	461,094	0	0	0	0	0	0	0	461,094
Weatherization and energy	7,181,188	0	0	0	0	0	0	0	7,181,188
Agency operations	94,592	0	0	0	0	0	0	0	94,592
Total program activities	30,728,257	837,728	0	752,415	431,187	625,447	614,326	(167,025)	33,822,335
Supporting Services:									
Management and general	1,751,547	111,594	0	0	0	0	0	0	1,863,141
Fundraising	38,163	0	0	0	0	0	0	0	38,163
Total expenses	32,517,967	949,322	0	752,415	431,187	625,447	614,326	(167,025)	35,723,639
Changes in net assets	1,038,447	8,012	0	(80,067)	(123,464)	(278,323)	(182,257)	0	382,348
Capital Distributions	(400,100)	0	0	0	(47,219)	0	(3,197)	400,000	(50,516)
Capital Contributions	0	400,000	0	0	0	0	0	(400,000)	0
Transfer of Small Business Administration funds	(131,007)	131,007	0	0	0	0	0	0	0
Cumulative effect of change in ASU	0	120,057	0	0	0	0	0	0	120,057
Net assets - Beginning of year, as previously stated	6,588,068	827,320	435	2,683,348	2,751,906	4,570,759	6,459,819	0	23,881,655
Restatement	0	0	0	(383,073)	0	0	0	0	(383,073)
Net assets - Beginning of year, as restated	6,588,068	827,320	435	2,300,275	2,751,906	4,570,759	6,459,819	0	23,498,582
Net assets - End of year	$ 7,095,408	$ 1,486,396	$ 435	$ 2,220,208	$ 2,581,223	$ 4,292,436	$ 6,274,365	$ 0	$ 23,950,471

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

		FEDERAL PROGRAMS				
		DOA	Department of Housing and Urban Development			
		10.558	14.228		14.231	14.267
	Total	Child and Adult Care Food Program	Home Owner Occupied Rehab	14.228 Subtotal	Emergency Solutions Grant - Allen Co.	Permanent Supportive Housing
		(1)	(2)		(3)	(5)
REVENUE						
Grant revenue	$ 30,956,593	$ 487,018	$ 8,949	$ 495,967	$ 119,689	$ 677,779
Donations	185,907	0	0	0	0	0
Investment income	344,920	0	0	0	0	0
Housing sales revenue	145,669	0	0	0	0	0
Developer fee	702,661	0	0	0	0	0
Rental income	1,438,468	0	0	0	0	0
Fee for service	309,992	0	0	0	0	0
Loan processing revenue	33,162	0	0	0	0	0
Interest income	323,531	0	0	0	0	0
Other income	405,096	0	0	0	0	0
In-kind contributions	1,259,988	0	0	0	0	0
Total Revenue	**36,105,987**	**487,018**	**8,949**	**495,967**	**119,689**	**677,779**
				0		
EXPENSES				0		
Personnel	16,896,127	0	1,015	1,015	32,104	97,865
Consultants and contract labor	1,653,924	0	0	0	910	1,642
Travel	534,280	0	0	0	348	5,545
Occupancy	1,996,143	0	79	79	4,222	1,264
Depreciation and amortization	899,909	0	0	0	0	0
Minor equipment	67,393	0	0	0	39	298
Client assistance	9,469,917	487,018	32,814	519,832	55,957	546,911
Materials and supplies	1,203,868	0	0	0	688	174
Telephone and postage	494,806	0	0	0	443	713
Interest	270,382	0	0	0	0	0
Other	841,516	0	0	0	372	1,214
Loan loss provision	97,117	0	0	0	0	0
Loan servicing fee	38,269	0	0	0	0	0
Shared costs	0	0	0	0	37,874	30,498
Transfers	0	0	(24,959)	(24,959)	(13,268)	(8,345)
In-kind expenses	1,259,988	0	0	0	0	0
Total Expenses	**35,723,639**	**487,018**	**8,949**	**495,967**	**119,689**	**677,779**
Change in Net Assets	**382,348**	**0**	**0**	**0**	**0**	**0**
Capital contributions	0	0	0	0	0	0
Capital distributions	(50,516)	0	0	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0
Cumulative effect of change in accounting standard	120,057	0	0	0	0	0
Net assets - Beginning of year, as previously stated	23,881,655	0	0	0	0	0
Restatement	(383,073)	0	0	0	0	0
Net assets - Beginning of year, as restated	23,498,582	0	0	0	0	0
NET ASSETS - End of year	**$ 23,950,471**	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 0**

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	FEDERAL PROGRAMS						
	Department of Housing and Urban Development					Dept of Labor	Dept of Labor
	14.267	14.267		14.272	14.871	17.259	17.278
	Cedars Hope	Continuum of Care Coordinated Entry	14.267 Subtotal	CDBG Covid Coordinated Entry Expansion	Section 8 Housing Choice Vouchers	Jobs for America's Graduates	Jobs for America's Graduates
	(6)	(7)		(8)	(9)	(10)	(11)
REVENUE							
Grant revenue	$ 110,866	$ 16,130	$ 804,775	$ 35,952	$ 2,070,972	$ 871,272	$ 1,203
Donations	0	0	0	0	0	0	0
Investment income	0	0	0	0	0	0	0
Housing sales revenue	0	0	0	0	0	0	0
Developer fee	0	0	0	0	0	0	0
Rental income	0	0	0	0	0	0	0
Fee for service	0	0	0	0	0	0	0
Loan processing revenue	0	0	0	0	0	0	0
Interest income	0	0	0	0	0	0	0
Other income	0	0	0	0	0	0	0
In-kind contributions	0	0	0	0	0	0	0
Total Revenue	**110,866**	**16,130**	**804,775**	**35,952**	**2,070,972**	**871,272**	**1,203**
EXPENSES							
Personnel	35,910	15,277	149,052	33,976	127,157	439,674	0
Consultants and contract labor	0	0	1,642	0	4,322	87,818	0
Travel	570	491	6,606	159	15,278	48,593	0
Occupancy	0	0	1,264	1	3,697	36,773	0
Depreciation and amortization	0	0	0	0	0	0	0
Minor equipment	0	0	298	5	888	5,137	0
Client assistance	70,246	0	617,157	0	1,901,160	14,441	0
Materials and supplies	0	0	174	0	2,028	6,879	0
Telephone and postage	0	362	1,075	2	2,920	10,971	0
Interest	0	0	0	0	0	0	0
Other	14	0	1,228	295	2,414	37,487	1,203
Loan loss provision	0	0	0	0	0	0	0
Loan servicing fee	0	0	0	0	0	0	0
Shared costs	4,126	0	34,624	6,410	75,817	187,250	0
Transfers	0	0	(8,345)	(4,896)	(64,709)	(3,751)	0
In-kind expenses	0	0	0	0	0	0	0
Total Expenses	**110,866**	**16,130**	**804,775**	**35,952**	**2,070,972**	**871,272**	**1,203**
Change in Net Assets	**0**	**0**	**0**	**0**	**0**	**0**	**0**
Capital contributions	0	0	0	0	0	0	0
Capital distributions	0	0	0	0	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0	0
Cumulative effect of change in accounting standard	0	0	0	0	0	0	0
Net assets - Beginning of year, as previously stated	0	0	0	0	0	0	0
Restatement	0	0	0	0	0	0	0
Net assets - Beginning of year, as restated	0	0	0	0	0	0	0
NET ASSETS - End of year	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 0**

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	FEDERAL PROGRAMS						
	Dept of the Treasury	Dept of the Treasury		SBA	VA	DOE	Dept of Ed.
	21.023	21.023		59.046	64.033	81.042	84.126
	Brightpoint ERA Housing Stability	Fort Wayne Cares Housing Stability	21.023 Subtotal	SBA Microloan Program	Services for Veteran Families	Weatherization Assistance Program	Jobs for America's Graduates
	(12)	(13)		(14)	(15)	(16)	(17)
REVENUE							
Grant revenue	$ 284,942	$ 473,718	$ 758,660	$ 77,230	$ 677,525	$ 1,059,259	$ 140,079
Donations	0	0	0	0	0	0	0
Investment income	0	0	0	0	0	0	0
Housing sales revenue	0	0	0	0	0	0	0
Developer fee	0	0	0	0	0	0	0
Rental income	0	0	0	0	0	0	0
Fee for service	0	0	0	130	0	0	0
Loan processing revenue	0	0	0	0	0	0	0
Interest income	0	0	0	25,925	0	0	0
Other income	0	0	0	0	0	0	0
In-kind contributions	0	0	0	0	0	0	0
Total Revenue	**284,942**	**473,718**	**758,660**	**103,285**	**677,525**	**1,059,259**	**140,079**
EXPENSES							
Personnel	195,191	154,653	349,844	95,549	232,953	323,827	140,076
Consultants and contract labor	42	3	45	(13,920)	42,060	140,744	0
Travel	1,865	845	2,710	(1,298)	22,157	57,375	0
Occupancy	4,039	16,139	20,178	0	37,494	64,201	0
Depreciation and amortization	0	0	0	0	0	0	0
Minor equipment	2	201	203	0	318	5,351	0
Client assistance	12,145	274,981	287,126	0	261,361	224,332	0
Materials and supplies	1,358	3,290	4,648	0	12,592	181,360	0
Telephone and postage	27	85	112	(245)	13,253	9,820	0
Interest	0	0	0	2,293	0	0	0
Other	316	566	882	101,230	3,079	16,120	0
Loan loss provision	0	0	0	0	0	0	0
Loan servicing fee	0	0	0	0	0	0	0
Shared costs	69,957	22,955	92,912	10,333	58,116	133,668	3
Transfers	0	0	0	0	(5,858)	(97,539)	0
In-kind expenses	0	0	0	0	0	0	0
Total Expenses	**284,942**	**473,718**	**758,660**	**193,942**	**677,525**	**1,059,259**	**140,079**
Change in Net Assets	**0**	**0**	**0**	**(90,657)**	**0**	**0**	**0**
Capital contributions	0	0	0	0	0	0	0
Capital distributions	0	0	0	0	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0	0
Cumulative effect of change in accounting standard	0	0	0	0	0	0	0
Net assets - Beginning of year, as previously stated	0	0	0	90,657	0	0	0
Restatement	0	0	0	0	0	0	0
Net assets - Beginning of year, as restated	0	0	0	90,657	0	0	0
NET ASSETS - End of year	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 0**

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	FEDERAL PROGRAMS						
	Dept of Health and Human Services			Dept of Health and Human Services			
	93.499	93.558	93.568	93.568		93.569	
	Home Energy Assistance Water	Jobs for America's Graduates	Low-Income Home Energy Assistance	Low-Income Home Energy Assistance	93.568 Subtotal	Community Services Block Grant	Community Services Block Grant - BEED
	(18)	(19)	(20)	(21)		(22)	(23)
REVENUE							
Grant revenue	$ 707,044	$ 467,472	$ 638,398	$ 5,130,838	$ 5,769,236	$ 741,394	$ 0
Donations	0	0	0	700	700	0	0
Investment income	0	0	0	0	0	0	0
Housing sales revenue	0	0	0	0	0	0	0
Developer fee	0	0	0	0	0	0	0
Rental income	0	0	0	0	0	0	0
Fee for service	0	0	0	0	0	0	0
Loan processing revenue	0	0	0	0	0	0	0
Interest income	0	0	0	0	0	0	0
Other income	0	0	1,500	0	1,500	0	0
In-kind contributions	0	0	0	0	0	0	0
Total Revenue	**707,044**	**467,472**	**639,898**	**5,131,538**	**5,771,436**	**741,394**	**0**
EXPENSES							
Personnel	0	414,237	188,607	360,106	548,713	0	0
Consultants and contract labor	0	25,484	130,995	49,239	180,234	2,113	0
Travel	0	21,972	5,614	9,583	15,197	22	0
Occupancy	0	11	8,626	36,844	45,470	3	0
Depreciation and amortization	0	0	0	0	0	0	0
Minor equipment	0	0	2,561	46,083	48,644	26	0
Client assistance	702,044	300	0	4,510,752	4,510,752	60	0
Materials and supplies	0	1,013	214,119	23,265	237,384	0	0
Telephone and postage	0	14	12,528	20,667	33,195	2	0
Interest	0	0	0	0	0	0	0
Other	0	3,955	8,356	14,398	22,754	1,513	0
Loan loss provision	0	0	0	0	0	0	0
Loan servicing fee	0	0	0	0	0	0	0
Shared costs	5,000	486	68,492	63,210	131,702	135,438	0
Transfers	0	0	0	(2,609)	(2,609)	602,217	0
In-kind expenses	0	0	0	0	0	0	0
Total Expenses	**707,044**	**467,472**	**639,898**	**5,131,538**	**5,771,436**	**741,394**	**0**
Change in Net Assets	**0**	**0**	**0**	**0**	**0**	**0**	**0**
Capital contributions	0	0	0	0	0	0	0
Capital distributions	0	0	0	0	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0	0
Cumulative effect of change in accounting standard	0	0	0	0	0	0	0
Net assets - Beginning of year, as previously stated	0	0	0	0	0	0	73,800
Restatement	0	0	0	0	0	0	0
Net assets - Beginning of year, as restated	0	0	0	0	0	0	73,800
NET ASSETS - End of year	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 73,800**

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Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	FEDERAL PROGRAMS					
				Dept of Health and Human Services		
	93.569 Subtotal	93.596 Child Care Development Fund	93.600 Head Start Program	93.600 Headstart Adams Huntington	93.600 Subtotal	Total Federal Funds
		(24)	(25)	(26)		
REVENUE						
Grant revenue	$ 741,394	$ 1,686,185	$ 10,943,436	$ 164,098	$ 11,107,534	$ 27,591,448
Donations	0	250	2,250	0	2,250	3,200
Investment income	0	0	0	0	0	0
Housing sales revenue	0	0	0	0	0	0
Developer fee	0	0	0	0	0	0
Rental income	0	0	0	0	0	0
Fee for service	0	0	0	0	0	130
Loan processing revenue	0	0	0	0	0	0
Interest income	0	0	1	0	1	25,926
Other income	0	0	0	0	0	1,500
In-kind contributions	0	0	2,814,937	0	2,814,937	2,814,937
Total Revenue	**741,394**	**1,686,435**	**13,760,624**	**164,098**	**13,924,722**	**30,437,141**
EXPENSES						
Personnel	0	982,699	8,057,105	35,120	8,092,225	11,963,101
Consultants and contract labor	2,113	50,175	199,315	1,560	200,875	722,502
Travel	22	19,715	217,520	1,444	218,964	427,798
Occupancy	3	115,397	809,448	50,954	860,402	1,189,192
Depreciation and amortization	0	0	0	0	0	0
Minor equipment	26	9,596	13,423	0	13,423	83,928
Client assistance	60	4	22,732	1,613	24,345	9,118,871
Materials and supplies	0	20,537	321,739	27,349	349,088	816,391
Telephone and postage	2	119,571	59,774	0	59,774	250,907
Interest	0	0	0	0	0	2,293
Other	1,513	16,516	154,362	139	154,501	363,549
Loan loss provision	0	0	0	0	0	0
Loan servicing fee	0	0	0	0	0	0
Shared costs	135,438	349,616	1,090,269	45,919	1,136,188	2,395,437
Transfers	602,217	2,609	0	0	0	378,892
In-kind expenses	0	0	2,814,937	0	2,814,937	2,814,937
Total Expenses	**741,394**	**1,686,435**	**13,760,624**	**164,098**	**13,924,722**	**30,527,798**
Change in Net Assets	**0**	**0**	**0**	**0**	**0**	**(90,657)**
Capital contributions	0	0	0	0	0	0
Capital distributions	0	0	0	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0
Cumulative effect of change in accounting standard	0	0	0	0	0	0
Net assets - Beginning of year, as previously stated	73,800	0	0	0	0	164,457
Restatement	0	0	0	0	0	0
Net assets - Beginning of year, as restated	73,800	0	0	0	0	164,457
NET ASSETS - End of year	**$ 73,800**	**$ 0**	**$ 0**	**$ 0**	**$ 0**	**$ 73,800**

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Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	STATE AND LOCAL PROGRAMS						
	Jobs for America's Graduates	Family Development	Family Development UW	Outcomes Financial Assistance	Inspire	Brightpoint Lending Fund	JAG OSY Tech Grant
	(27)	(28)	(29)	(30)	(30)	(30)	(31)
REVENUE							
Grant revenue	$ 567,024	$ 0	$ 362,948	$ 0	$ 0	$ 9,050	$ 18,750
Donations	1,106	5,557	500	0	0	0	0
Investment income	0	0	0	0	0	0	0
Housing sales revenue	0	0	0	0	0	0	0
Developer fee	0	0	0	0	0	0	0
Rental income	0	0	0	0	0	0	0
Fee for service	0	0	0	0	0	0	0
Loan processing revenue	0	0	0	0	0	0	0
Interest income	0	0	0	0	0	0	0
Other income	0	0	0	0	0	0	0
In-kind contributions	0	0	0	0	0	0	0
Total Revenue	**568,130**	**5,557**	**363,448**	**0**	**0**	**9,050**	**18,750**
EXPENSES							
Personnel	431,483	45,140	317,802	0	0	3,103	10,040
Consultants and contract labor	2,801	360	80,057	0	0	0	0
Travel	19,734	2,239	787	0	0	0	0
Occupancy	3,809	19,930	469	0	0	0	0
Depreciation and amortization	0	0	0	0	0	0	0
Minor equipment	3,765	96	215	0	0	0	0
Client assistance	1,722	0	36,126	0	0	0	0
Materials and supplies	3,806	4,685	2,905	0	0	0	8,710
Telephone and postage	3,783	8,961	3,857	0	0	0	0
Interest	0	0	0	0	0	0	0
Other	16,690	2,506	1,157	0	0	5,947	0
Loan loss provision	0	0	0	0	0	0	0
Loan servicing fee	0	0	0	0	0	0	0
Shared costs	84,307	6,089	24,649	0	0	0	0
Transfers	(3,770)	(80,935)	(104,576)	0	0	0	0
In-kind expenses	0	0	0	0	0	0	0
Total Expenses	**568,130**	**9,071**	**363,448**	**0**	**0**	**9,050**	**18,750**
Change in Net Assets	**0**	**(3,514)**	**0**	**0**	**0**	**0**	**0**
Capital contributions	0	0	0	0	0	0	0
Capital distributions	0	0	0	0	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0	0
Cumulative effect of change in accounting standard	0	0	0	0	0	0	0
Net assets - Beginning of year, as previously stated	19,498	8,706	20,252	12,594	(1,169)	0	0
Restatement	0	0	0	0	0	0	0
Net assets - Beginning of year, as restated	19,498	8,706	20,252	12,594	(1,169)	0	0
NET ASSETS - End of year	**$ 19,498**	**$ 5,192**	**$ 20,252**	**$ 12,594**	**($ 1,169)**	**$ 0**	**$ 0**

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Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	STATE AND LOCAL PROGRAMS						
	AEP Weatherization	Head Start Other	Hanna Creighton Building Fund	Covering Kids and Families of Indiana	Coordinated Entry DVCE	CCDF UW	Development Lincoln Foundation
	(32)	(33)	(34)	(35)	(36)	(37)	(38)
REVENUE							
Grant revenue	$ 39,212	$ 0	$ 0	$ 898,095	$ 6,315	$ 78,337	$ 25,000
Donations	0	1,850	0	2,600	0	0	0
Investment income	0	0	0	0	0	0	0
Housing sales revenue	0	0	0	0	0	0	0
Developer fee	0	0	0	0	0	0	0
Rental income	0	0	0	0	0	0	0
Fee for service	0	0	0	0	0	0	0
Loan processing revenue	0	0	0	0	0	0	0
Interest income	0	0	0	0	0	0	0
Other income	0	300	0	35,981	0	0	0
In-kind contributions	0	0	0	0	0	0	0
Total Revenue	**39,212**	**2,150**	**0**	**936,676**	**6,315**	**78,337**	**25,000**
EXPENSES							
Personnel	185,467	0	0	616,411	5,791	0	12,760
Consultants and contract labor	0	0	0	15,496	42	0	21
Travel	0	0	0	26,061	0	0	487
Occupancy	0	1,394	0	56,424	0	0	4,221
Depreciation and amortization	0	0	76,321	0	0	0	0
Minor equipment	0	0	0	3,882	0	0	141
Client assistance	0	0	0	130	0	0	0
Materials and supplies	0	9,888	0	6,381	0	0	550
Telephone and postage	0	0	0	53,769	0	48	148
Interest	0	0	0	0	0	0	0
Other	0	3	0	8,920	0	0	235
Loan loss provision	0	0	0	0	0	0	0
Loan servicing fee	0	0	0	0	0	0	0
Shared costs	0	0	0	149,202	482	192	338
Transfers	(146,255)	0	0	0	0	0	0
In-kind expenses	0	0	0	0	0	0	0
Total Expenses	**39,212**	**11,285**	**76,321**	**936,676**	**6,315**	**240**	**18,901**
Change in Net Assets	**0**	**(9,135)**	**(76,321)**	**0**	**0**	**78,097**	**6,099**
Capital contributions	0	0	0	0	0	0	0
Capital distributions	0	0	0	0	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0	0
Cumulative effect of change in accounting standard	0	0	0	0	0	0	0
Net assets - Beginning of year, as previously stated	0	54,006	1,072,820	174,356	0	0	44,998
Restatement	0	0	0	0	0	0	0
Net assets - Beginning of year, as restated	0	54,006	1,072,820	174,356	0	0	44,998
NET ASSETS - End of year	**$ 0**	**$ 44,871**	**$ 996,499**	**$ 174,356**	**$ 0**	**$ 78,097**	**$ 51,097**

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Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	STATE AND LOCAL PROGRAMS						
	Bounce Back	CAP- Youth United Way	Kosciusko Community Foundation	AEP Health & Safety Home Repair	McMillan Foundation	Family Suppprt Fund	COVID Outcomes Assistamce
	(39)	(40)	(41)	(42)	(43)	(44)	(45)
REVENUE							
Grant revenue	$ 250,000	$ 78,337	$ 45,707	$ 32,661	$ 0	$ 0	$ 0
Donations	108,439	0	0	0	0	0	15,087
Investment income	0	0	0	0	0	0	0
Housing sales revenue	0	0	0	0	0	0	0
Developer fee	0	0	0	0	0	0	0
Rental income	0	0	0	0	0	0	0
Fee for service	0	0	0	0	0	0	0
Loan processing revenue	0	0	0	0	0	0	0
Interest income	0	0	0	0	0	0	0
Other income	296	0	0	0	0	0	0
In-kind contributions	0	0	0	0	0	0	0
Total Revenue	**358,735**	**78,337**	**45,707**	**32,661**	**0**	**0**	**15,087**
EXPENSES							
Personnel	107,254	0	4,142	3,797	0	0	15,087
Consultants and contract labor	120	0	0	0	0	137,154	0
Travel	3,002	0	0	10	0	0	0
Occupancy	3,976	0	0	0	0	20,682	0
Depreciation and amortization	0	0	0	0	0	0	0
Minor equipment	7	0	0	0	0	0	0
Client assistance	229,425	0	41,565	5,637	239	0	0
Materials and supplies	6	0	0	0	0	0	0
Telephone and postage	926	0	0	0	0	47,107	0
Interest	0	0	0	0	0	0	0
Other	283	0	0	0	0	3,974	0
Loan loss provision	0	0	0	0	0	0	0
Loan servicing fee	0	0	0	0	0	0	0
Shared costs	13,736	0	0	6,573	0	32,381	0
Transfers	0	0	0	16,644	0	0	0
In-kind expenses	0	0	0	0	0	0	0
Total Expenses	**358,735**	**0**	**45,707**	**32,661**	**239**	**241,298**	**15,087**
Change in Net Assets	**0**	**78,337**	**0**	**0**	**(239)**	**(241,298)**	**0**
Capital contributions	0	0	0	0	0	0	0
Capital distributions	0	0	0	0	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0	0
Cumulative effect of change in accounting standard	0	0	0	0	0	0	0
Net assets - Beginning of year, as previously stated	0	0	0	0	33,692	489,966	0
Restatement	0	0	0	0	0	0	0
Net assets - Beginning of year, as restated	0	0	0	0	33,692	489,966	0
NET ASSETS - End of year	**$ 0**	**$ 78,337**	**$ 0**	**$ 0**	**$ 33,453**	**$ 248,668**	**$ 0**

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Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	STATE AND LOCAL PROGRAMS						
	CCDF	On My Way Pre K	City Covering Kids and Family	Case Coordination System UW	Language Services Network Group	Foellinger Foundation	Share the Warmth
	(46)	(47)	(48)	(49)	(50)	(51)	(52)
REVENUE							
Grant revenue	$ 0	$ 0	$ 3,601	$ 0	$ 30,786	$ 174,559	$ 4,390
Donations	0	0	0	0	0	0	0
Investment income	0	0	0	0	0	0	0
Housing sales revenue	0	0	0	0	0	0	0
Developer fee	0	0	0	0	0	0	0
Rental income	0	0	0	0	0	0	0
Fee for service	241,918	67,944	0	0	0	0	0
Loan processing revenue	0	0	0	0	0	0	0
Interest income	0	0	0	0	0	0	0
Other income	0	0	0	0	0	0	0
In-kind contributions	0	0	0	0	0	0	0
Total Revenue	**241,918**	**67,944**	**3,601**	**0**	**30,786**	**174,559**	**4,390**
EXPENSES							
Personnel	35,291	0	3,601	0	0	24,051	4,390
Consultants and contract labor	0	0	0	0	30,786	0	0
Travel	77	0	0	39	0	5,585	0
Occupancy	34,592	0	0	0	0	14,442	0
Depreciation and amortization	5,061	0	0	0	0	0	0
Minor equipment	9,226	0	0	0	0	63	0
Client assistance	0	0	0	0	0	25,000	0
Materials and supplies	31,523	0	0	0	0	719	0
Telephone and postage	0	0	0	0	0	607	0
Interest	0	0	0	0	0	0	0
Other	120,344	0	0	0	0	103,156	0
Loan loss provision	0	0	0	0	0	0	0
Loan servicing fee	0	0	0	0	0	0	0
Shared costs	5,804	3,079	0	0	0	936	0
Transfers	0	0	0	0	0	0	0
In-kind expenses	0	0	0	0	0	0	0
Total Expenses	**241,918**	**3,079**	**3,601**	**39**	**30,786**	**174,559**	**4,390**
Change in Net Assets	**0**	**64,865**	**0**	**(39)**	**0**	**0**	**0**
Capital contributions	0	0	0	0	0	0	0
Capital distributions	0	0	0	0	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0	0
Cumulative effect of change in accounting standard	0	0	0	0	0	0	0
Net assets - Beginning of year, as previously stated	215,226	126,925	0	284,752	0	4,403	0
Restatement	0	0	0	0	0	0	0
Net assets - Beginning of year, as restated	215,226	126,925	0	284,752	0	4,403	0
NET ASSETS - End of year	**$ 215,226**	**$ 191,790**	**$ 0**	**$ 284,713**	**$ 0**	**$ 4,403**	**$ 0**

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Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	STATE AND LOCAL PROGRAMS				
	Total State and Local Activity	GAAP Adjustments	Total Program Activity	IT Services	Agency Operations
		(53)		(54)	(55)
REVENUE					
Grant revenue	$ 2,624,772	$ 0	$ 30,216,220	$ 0	$ 800
Donations	135,139	0	138,339	0	32,529
Investment income	0	0	0	0	344,920
Housing sales revenue	0	0	0		0
Developer fee	0	0	0		702,661
Rental income	0	0	0	0	0
Fee for service	309,862	0	309,992	0	0
Loan processing revenue	0	0	0	0	0
Interest income	0	0	25,926	0	109,189
Other income	36,577	0	38,077	9,069	368,704
In-kind contributions	0	(1,554,949)	1,259,988	0	0
Total Revenue	**3,106,350**	**(1,554,949)**	**31,988,542**	**9,069**	**1,558,803**
EXPENSES					
Personnel	1,825,610	0	13,788,711	0	2,132,107
Consultants and contract labor	266,837	0	989,339	0	329,510
Travel	58,021	0	485,819	21	31,813
Occupancy	159,939	0	1,349,131	10,226	112,680
Depreciation and amortization	81,382	0	81,382	0	50,671
Minor equipment	17,395	0	101,323	1	(40,587)
Client assistance	339,844	0	9,458,715	0	9,676
Materials and supplies	69,173	0	885,564	5,504	223,898
Telephone and postage	119,206	0	370,113	31	82,404
Interest	0	0	2,293	0	70,300
Other	263,215	0	626,764	455	77,126
Loan loss provision	0	0	0	0	0
Loan servicing fee	0	0	0	0	0
Shared costs	327,768	0	2,723,205	1,469	(2,761,685)
Transfers	(318,892)	0	60,000	0	0
In-kind expenses	0	(1,554,949)	1,259,988	0	0
Total Expenses	**3,209,498**	**(1,554,949)**	**32,182,347**	**17,707**	**317,913**
Change in Net Assets	**(103,148)**	**0**	**(193,805)**	**(8,638)**	**1,240,890**
Capital contributions	0	0	0	0	0
Capital distributions	0	0	0	0	(400,100)
Transfer of Small Business Administration funds	0	0	0	0	(131,007)
Cumulative effect of change in accounting standard	0	0	0	0	0
Net assets - Beginning of year, as previously stated	2,561,025	531,561	3,257,043	22,844	3,335,603
Restatement	0	0	0	0	0
Net assets - Beginning of year, as restated	2,561,025	531,561	3,257,043	22,844	3,335,603
NET ASSETS - End of year	**$ 2,457,877**	**$ 531,561**	**$ 3,063,238**	**$ 14,206**	**$ 4,045,386**

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Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	Hopewell Pointe, L.P.	Slocum Pointe, L.P.	Enterprise Pointe, L.P.	Thunder Pointe	Whitley Neighborhood Corporation and Subsidiaries	Energy Savers Consultants, LLC
	(56)	(57)	(58)	(59)	(60)	(61)
REVENUE						
Grant revenue	$ 0	$ 0	$ 0	$ 0	$ 109,172	$ 0
Donations	0	0	0	0	14,750	0
Investment income	0	0	0	0	0	0
Housing sales revenue	0	0	0	0	145,669	0
Developer fee	0	0	0	0	0	0
Rental income	302,859	331,306	407,382	0	396,921	0
Fee for service	0	0	0	0	0	0
Loan processing revenue	0	0	0	0	0	0
Interest income	355	5,435	7,491	0	0	0
Other income	4,509	10,383	17,196	0	5,836	0
In-kind contributions	0	0	0	0	0	0
Total Revenue	**307,723**	**347,124**	**432,069**	**0**	**672,348**	**0**
EXPENSES						
Personnel	62,373	64,241	73,484	0	249,332	0
Consultants and contract labor	32,289	50,535	56,681	0	68,322	0
Travel	0	0	0	0	4,667	0
Occupancy	81,566	101,182	92,849	0	210,441	0
Depreciation and amortization	148,388	283,264	250,952	0	85,252	0
Minor equipment	0	0	0	0	6,656	0
Client assistance	0	0	0	0	975	0
Materials and supplies	27,528	3,290	3,057	0	10,675	0
Telephone and postage	2,399	8,453	20,038	0	3,839	0
Interest	32,671	93,009	54,852	0	21,381	0
Other	43,973	21,473	62,413	0	53,864	0
Loan loss provision	0	0	0	0	0	0
Loan servicing fee	0	0	0	0	0	0
Shared costs	0	0	0	0	37,011	0
Transfers	0	0	0	0	0	0
In-kind expenses	0	0	0	0	0	0
Total Expenses	**431,187**	**625,447**	**614,326**	**0**	**752,415**	**0**
Change in Net Assets	**(123,464)**	**(278,323)**	**(182,257)**	**0**	**(80,067)**	**0**
Capital contributions	0	0	0	0	0	0
Capital distributions	(47,219)	0	(3,197)	0	0	0
Transfer of Small Business Administration funds	0	0	0	0	0	0
Cumulative effect of change in accounting standard	0	0	0	0	0	0
Net assets - Beginning of year, as previously stated	2,751,906	4,570,759	6,459,819	(27,422)	2,683,348	435
Restatement	0	0	0	0	(383,073)	0
Net assets - Beginning of year, as restated	2,751,906	4,570,759	6,459,819	(27,422)	2,300,275	435
NET ASSETS - End of year	**$ 2,581,223**	**$ 4,292,436**	**$ 6,274,365**	**($ 27,422)**	**$ 2,220,208**	**$ 435**

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Schedule of Program Activity

Year Ended October 31, 2024

	Brightpoint Development Fund (62)	Intercompany Eliminations (63)	Total Discretionary
REVENUE			
Grant revenue	$ 690,401	($ 60,000)	$ 740,373
Donations	289	0	47,568
Investment income	0	0	344,920
Housing sales revenue	0	0	145,669
Developer fee	0	0	702,661
Rental income	0	0	1,438,468
Fee for service	0	0	0
Loan processing revenue	33,162	0	33,162
Interest income	175,135	0	297,605
Other income	58,347	(107,025)	367,019
In-kind contributions	0	0	0
Total Revenue	**957,334**	**(167,025)**	**4,117,445**
EXPENSES			
Personnel	525,879	0	3,107,416
Consultants and contract labor	127,248	0	664,585
Travel	11,960	0	48,461
Occupancy	38,068	0	647,012
Depreciation and amortization	0	0	818,527
Minor equipment	0	0	(33,930)
Client assistance	551	0	11,202
Materials and supplies	44,352	0	318,304
Telephone and postage	7,529	0	124,693
Interest	33,497	(37,621)	268,089
Other	24,852	(69,404)	214,752
Loan loss provision	97,117	0	97,117
Loan servicing fee	38,269	0	38,269
Shared costs	0	0	(2,723,205)
Transfers	0	(60,000)	(60,000)
In-kind expenses	0	0	0
Total Expenses	**949,322**	**(167,025)**	**3,541,292**
Change in Net Assets	**8,012**	**0**	**576,153**
Capital contributions	400,000	(400,000)	0
Capital distributions	0	400,000	(50,516)
Transfer of Small Business Administration funds	131,007	0	0
Cumulative effect of change in accounting standard	120,057	0	120,057
Net assets - Beginning of year, as previously stated	827,320	0	20,624,612
Restatement	0	0	(383,073)
Net assets - Beginning of year, as restated	827,320	0	20,241,539
NET ASSETS - End of year	**$ 1,486,396**	**$ 0**	**$ 20,887,233**

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Schedule of Expenditures of Federal Awards

Year Ended October 31, 2024

Federal Grantor/Pass-Through Grantor/Program or Cluster Title	AL Number	Pass-Through Entity Identifying Number	Federal Expenditures
U.S. DEPARTMENT OF AGRICULTURE			
Passed-Through Indiana Department of Education			
(1) Child and Adult Care Food Program	10.558	1020006	$ 487,018
		TOTAL U.S. DEPARTMENT OF AGRICULTURE	**487,018**
U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT			
Passed through Indiana Housing and Community Development Authority			
(2) Home Owner Occupied Rehabilitation	14.228	HD-018-011	8,949
		Total AL #14.228	**8,949**
Passed-Through Indiana Housing and Community Development Authority			
(3) Emergency Solutions Grant Program	14.231	ESRRHP-022-006	21,165
Emergency Solutions Grant Program		ESRRHP-023-006	49,572
Passed through City of Fort Wayne			
Emergency Solutions Grant Program	14.231	E-20-MC-18-0003	26,091
Emergency Solutions Grant Rapid Re-Housing		199BPRR3-5395-3266	22,861
		Total AL #14.231	**119,689**
Passed-Through Indiana Housing and Community Development Authority			
(5) Permanent Supportive Housing	14.267	SC-024-0019	74,299
Permanent Supportive Housing		SC-023-0019	603,480
			677,779
(6) Permanent Supportive Housing	14.267	SC-023-0125	27,169
Permanent Supportive Housing		SC-024-0125	83,697
			110,866
Passed-Through Indiana Housing and Community Development Authority			
(7) Continuum of Care Coordinated Entry	14.267	COCCE-023-03	15,698
Continuum of Care Coordinated Entry		IN0165L5H022007	432
			16,130
		Total AL #14.267	**804,775**
Passed through City of Fort Wayne			
(8) CDBG Coordinated Entry Expansion	14.272	175PS203-5395-3118	22,889
CDBG Coordinated Entry Expansion		175PS203-5395-3350	13,063
		Total CDBG - Disaster Recovery Grants Cluster AL #14.272	**35,952**

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Schedule of Expenditures of Federal Awards
Year Ended October 31, 2024

Federal Grantor/Pass-Through Grantor/Program or Cluster Title	AL Number	Pass-Through Entity Identifying Number	Federal Expenditures
U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (Continued)			
Housing Voucher Cluster			
Passed-Through Indiana Housing and Community Development Authority			
(9) Section 8 Housing Choice Vouchers	14.871	HCV-2023-02	347,618
Section 8 Housing Choice Vouchers	14.871	HCV-2024-02	1,723,354
		Total Housing Voucher Cluster AL #14.871	**2,070,972**
		TOTAL U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT	**3,040,337**
U.S. DEPARTMENT OF LABOR			
WIOA Cluster			
Passed-Through Northeast Indiana Works			
(10) Jobs for America's Graduates	17.259	CANI 2023-01	526,752
Jobs for America's Graduates		CANI 2024-01	344,520
		Total AL #17.259	**871,272**
Passed-Through Northeast Indiana Works			
(11) Jobs for America's Graduates	17.278	CANI 2023-01	**1,203**
		Total WIOA Cluster AL #17.259 and 17.278	**872,475**
		TOTAL U.S. DEPARTMENT OF LABOR	**872,475**
U.S. DEPARTMENT OF THE TREASURY			
Direct Grant			
(62) CDFI Community Development Financial Institution Program	21.020	21RRP057354	**23,968**
Passed-Through City of Fort Wayne			
(12) COVID-19 Indiana Emergency Rental Assistance	21.023	P0038	284,942
(13) COVID-19 Fort Wayne Cares Housing Stability	21.023	P0038	473,718
		Total AL #21.023	**758,660**
Direct Grant			
(62) CDFI Small Dollar Loan Program	21.025	24SDL064209	**282,327**
Direct Grant			
(62) CDFI Equitable Recovery Program	21.033	22ERP061369	**60,000**
		TOTAL U.S. DEPARTMENT OF TREASURY	**1,124,955**
SMALL BUSINESS ADMINISTRATION			
Direct Grant			
(14) SBA Microloan Program	59.046	SBAOCAML210182-01-00	77,230
(62) SBA Microloan Program		SBAOCAML230426-01-00	64,251
		Total AL #59.046	**141,481**
		TOTAL SMALL BUSINESS ADMINISTRATION	**141,481**
U.S. DEPARTMENT OF VETERANS AFFAIRS			
Direct Grant			
(15) Supportive Services for Veteran Families	64.033	2013-IN-106-23	110,614
		2013-IN-106-24	386,173
		2013-IN-106SS	180,738
		Total AL #64.033	**677,525**
		TOTAL U.S. DEPARTMENT OF VETERAN AFFAIRS	**677,525**

See Independent Auditor's Report.

Brightpoint and Subsidiaries

Schedule of Expenditures of Federal Awards
Year Ended October 31, 2024

Federal Grantor/Pass-Through Grantor/Program or Cluster Title	AL Number	Pass-Through Entity Identifying Number	Federal Expenditures
U.S. DEPARTMENT OF ENERGY			
Passed-Through Indiana Housing and Community Development Authority			
(16) Weatherization Assistance for Low-Income Persons	81.042	WX-023-007	527,105
		WX-024-007	2,287
		BIL-WX-022-007	529,867
		Total AL #81.042	**1,059,259**
		TOTAL U.S. DEPARTMENT OF ENERGY	**1,059,259**
U.S. DEPARTMENT OF EDUCATION			
Passed-Through Northeast Indiana Works			
(17) Jobs for America's Graduates	84.126	CANI 2023-01	68,817
Jobs for America's Graduates		CANI 2024-01	71,262
		TOTAL U.S. DEPARTMENT OF EDUCATION	**140,079**
Passed-Through Indiana Housing and Community Development Authority			
(18) COVID-19 - Low-Income Home Energy Assistance ARPA	93.499	WAT-ARPA-022-007	**707,044**
(19) Jobs for America's Graduates	93.558	CANI 2023-01	171,953
Jobs for America's Graduates		CANI 2024-01	295,519
		Total AL #93.558	**467,472**
(20) Low-Income Home Energy Assistance Weatherization	93.568	WL-024-007	471,485
COVID-19 - Low-Income Home Energy Assistance Weatherization ARPA		ES-WL-023-007	166,913
			638,398
(21) Low-Income Home Energy Assistance	93.568	LI-024-007	4,904,116
Low-Income Home Energy Assistance		LI-023-007	3,181
Low-Income Home Energy Assistance		LI-025-007	223,541
			5,130,838
		Total AL #93.568	**5,769,236**
Passed-Through Indiana Housing and Community Development Authority			
(22) Community Services Block Grant	93.569	CS-024-007	262,210
Community Services Block Grant		CS-023-007	479,184
			741,394
(23) Community Services Block Grant - BEED	93.569	N/A	**0**
		Total AL #93.569	**741,394**
CCDF Cluster			
Passed-Through Indiana Family and Social Services Administration			
(24) Child Care and Development Fund	93.596	36992	**1,686,185**
Head Start Cluster			
Direct Grant			
(25) Head Start	93.600	05CH011246-05	10,943,436
(26) Head Start Adams Huntington		05CH012824-01	164,098
		Total Head Start Cluster AL #93.600	**11,107,534**
		Total U.S. DEPARTMENT OF HEALTH AND HUMAN SERVICES	**20,478,865**
		TOTAL FEDERAL EXPENDITURES	**$ 28,021,994**

See Independent Auditor's Report.

Notes to Schedule of Expenditures of Federal Awards

Note 1 - Basis of Presentation
The accompanying schedule of expenditures of federal awards (the "Schedule") includes the federal award activity of Brightpoint under programs of the federal government for the year ended October 31, 2024. The information in this Schedule is presented in accordance with the 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). Because the Schedule presents only a selected portion of the operations of Brightpoint, it is not intended to and does not present the financial position, changes in net assets or cash flows of Brightpoint.

Note 2 - Summary of Significant Accounting Policies
Expenditures reported on the Schedule are reported on the accrual basis of accounting. Such expenditures are recognized following the cost principles contained in the Uniform Guidance, wherein certain types of expenditures are not allowable or are limited as to reimbursement.

Note 3 - 10% De Minimis Cost Rate
Brightpoint has not elected to use the 10-percent de minimis cost rate as allowed under the Uniform Guidance.

Note 4 - Subrecipient Expenses
No federal grant awards were passed through to subrecipients during the year ended October 31, 2024.

WIPFLI

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*

Board of Directors
Brightpoint and Subsidiaries
Fort Wayne, Indiana

We have audited, 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, the consolidated financial statements of Brightpoint and Subsidiaries, which comprise the consolidated statement of financial position as of October 31, 2024, and the related consolidated statement of activities, functional expenses, and cash flows for the year then ended, and the related notes to the consolidated financial statements, and have issued our report thereon dated June 23, 2025. The financial statements of Hopewell Pointe, L.P., Slocum Pointe, L.P., Enterprise Pointe, L.P. and Energy Savers Consultants, LLC were not audited in accordance with *Government Auditing Standards*, and accordingly, this report does not include reporting on internal control over financial reporting or instances of reportable noncompliance associated with Hopewell Pointe, L.P., Slocum Pointe, L.P., Enterprise Pointe, L.P., and Energy Savers Consultants, LLC.

Report on Internal Control Over Financial Reporting

In planning and performing our audit of the consolidated financial statements, we considered Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation'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 consolidated financial statements, but not for the purpose of expressing an opinion on the effectiveness of Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's internal control. Accordingly, we do not express an opinion on the effectiveness of Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's internal control.

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 and therefore, material weaknesses or significant deficiencies may exist that were not identified. However, as described in the accompanying schedule of findings and questioned costs, we identified a deficiency in internal control that we consider to be a material weakness and a deficiency that we consider to be a significant deficiency.

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 reasonable possibility that a material misstatement of the Brightpoint and Subsidiaries’s financial statements will not be prevented or detected and corrected on a timely basis. We identified a deficiency in internal control described in the accompanying schedule of findings and questioned costs as as item 2024-002 that we consider to be a material weakness.

A *significant deficiency* is a deficiency, or 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. We consider the deficiency described in the accompanying schedule of findings and questioned costs as item 2024-001 to be a significant deficiency.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation'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*.

Brightpoint, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's Response to Findings

Government Auditing Standards requires the auditor to perform limited procedures on Brightpoint, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's response to the findings identified in our audit and described in the accompanying schedule of findings and questioned costs. Brightpoint, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's responses were not subjected to the other auditing procedures applied in the audit of the financial statements and, accordingly, we express no opinion on the responses.

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 Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

Wipfli LLP

Wipfli LLP

Madison, Wisconsin
June 23, 2025

WIPFLI

Independent Auditor's Report on Compliance for Each Major Federal Program and on Internal Control Over Compliance Required by the Uniform Guidance

Board of Directors
Brightpoint and Subsidiaries
Fort Wayne, Indiana

Report on Compliance for Each Major Federal Program

Opinion on Each Major Federal Program

We have audited Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's compliance with the types of compliance requirements identified as subject to audit in the OMB *Compliance Supplement* that could have a direct and material effect on each of its major federal programs for the year ended October 31, 2024. Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's major federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

In our opinion, Brightpoint, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund, and Whitley Crossing Neighborhood Corporationcomplied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on each major federal program for the year ended October 31, 2024.

Basis for Opinion on Each Major Federal Program

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America (GAAS); the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States (*Government Auditing Standards*); 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). Our responsibilities under those standards and the Uniform Guidance are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

We are required to be independent of Brightpoint, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund, and Whitley Crossing Neighborhood Corporation 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. Our audit does not provide a legal determination of Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's 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 Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's federal programs.

Auditor's Responsibility 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 Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's 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 GAAS, *Government Auditing Standards*, and the Uniform Guidance 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 Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's compliance with the requirements of each major federal program as a whole.

In performing an audit in accordance with GAAS, *Government Auditing Standards*, and the Uniform Guidance, 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 Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's 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, but not for the purpose of expressing an opinion on the effectiveness of Brightpoint's, CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund's, and Whitley Crossing Neighborhood Corporation's 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 on a timely basis. A *material weakness in internal control over compliance* is a deficiency, or a 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 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 requirement of a federal program 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. Accordingly, this report is not suitable for any other purpose.

Wipfli LLP

Wipfli LLP

Madison, Wisconsin
June 23, 2025

Brightpoint and Subsidiaries
Schedule of Findings and Questioned Costs
Year Ended October 31, 2024

Section I - Summary of Auditor's Results

Financial Statements

Type of auditor's report issued on whether the financial statements were prepared in accordance with GAAP:	Unmodified	
Internal control over financial reporting:		
• Material weakness(es) identified?	X Yes	___ No
• Significant deficiency(ies) identified?	X Yes	___ None Reported
Noncompliance material to financial statements noted?	___ Yes	X No

Federal Awards

Internal control over major programs:		
• Material weakness(es) identified?	___ Yes	X No
• Significant deficiency(ies) identified?	___ Yes	X None Reported
Type of auditor's report issued on compliance for major programs:	Unmodified	
Any audit findings disclosed that are required to be reported in accordance with 2 CFR 200.516(a)?	___ Yes	X No

Identification of major programs

AL Number(s)	Federal Program or Cluster
17.259 and 17.278	WIOA Cluster
81.042	Weatherization
93.568	LIHEAP

Dollar threshold used to distinguish between Type A and Type B programs:	$840,660	
Auditee qualified as low-risk auditee?	X Yes	___ No

Section II - Financial Statement Findings

2024-001: Schedule of Expenditures of Federal Awards (SEFA) Preparation

Condition: The SEFA provided for the audit contained significant errors that were identified and corrected during the audit.

Criteria: In accordance with the Uniform Guidance (2 CFR Section 200.510(b)), *the auditee must prepare a schedule of expenditures of Federal awards for the period covered by the auditee's financial statements which must include the total Federal awards expended*.

Cause: Brightpoint and Subsidiaries had a grant agreement that had additional funding types that were considered by management to be state funded, when in fact, they were from federal sources.

Effect: Errors in the preparation of the SEFA schedule could lead funding agencies to misinterpret the level of spending for a particular program for the period under audit. Additionally, the identification of major federal award programs chosen for specific compliance testing could be erroneous, depending on the misstatement in the total amount of federal expenditures for the year. This matter represents a significant deficiency in internal control over financial reporting.

Recommendation: Brightpoint and Subsidiaries should verify and document any new funding sources when reviewing grant agreements to help ensure accurate reporting of federal expenditures in the SEFA report.

View of Responsible Officials: Management agrees with the assessment and subsequent to year end, steps were taken to correct the matter.

Section II - Financial Statement Findings (Continued)

2024-002: Year End Reconciliation and Reporting

Condition: At the time of fieldwork, Brightpoint had not reflected related party activity for the Thunder Pointe, LP and Landin Pointe, LP partnerships. There were adjustments made during the audit to reconcile the developer fee receivable, other liabilities and housing loans payable as of October 31, 2024. In addition, we noted a prior period adjustment related to a note payable obtained in a prior year through Whitley Crossing Neighborhood Corporation and Subsidiaries that was improperly recorded as contribution revenue. As a result, beginning net assets were overstated by $383,073 and liabilities were understated by $383,073.

We also noted that CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund had improperly classified a portion of the SBA loan receivable and SBA cash balances in net assets without donor restrictions as of October 31, 2024. This issue arose during the transfer of SBA funds previously held under Brightpoint that occurred during the year, which was not accurately classified within net asset. There were reclassifications made between net assets with and without donor restrictions during the audit to reconcile the SBA loan receivable and SBA cash balances as of October 31, 2024. There was also a reclassification made to present certain completed SBA funds as board designated net assets as of October 31, 2024.

Criteria: Internal controls are effective if they are properly designed and implemented to prevent and detect account misstatements prior to the audit.

Cause: Brightpoint did not have the appropriate processes and procedures in place to ensure accurate reconciliation related to the activity of the above mentioned entities. CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund did not have the appropriate processes and procedures in place to ensure accurate classification related to the activity of the above mentioned SBA funds.

Effect: This matter represents a material weakness in internal controls over financial reporting.

Recommendation: We recommend that Brightpoint and CANI's Center for Community and Economic Development, Inc dba Brightpoint Development Fund analyze activity through new housing partnerships and SBA loans, respectively, to ensure that all activity is appropriately reported.

View of Responsible Officials: We agree with the recommendation and have begun implementing additional procedures.

Section III - Federal Award Findings and Questioned Costs

None.

Section IV - Prior Year Findings and Questioned Costs

None.