

Twin Cities Habitat for Humanity



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2013 Annual Report

# Dear Friends,

Thanks to the amazing work of our volunteers, financial donors and hardworking families, this was a year of milestones at Twin Cities Habitat for Humanity. You helped us meet or exceed every audacious goal that was set for the 4-year World of Hope campaign, from families served to fundraising totals.

Thanks to your support, more than 1,000 families have now purchased Twin Cities Habitat homes. More than 1,500 low-income homeowners have gotten help with home repairs through *A Brush with Kindness*.

The positive and stabilizing impact of the World of Hope campaign across the Twin Cities, and especially in our cities' core neighborhoods, cannot be overstated. We will be reaping the benefits of this investment for generations to come. Thank you for being a part of it.

Unfortunately, housing that is safe, decent and affordable still remains out of reach for too many Twin Cities families. Our pool of qualified families, hoping to buy Habitat homes, has grown rapidly because rents are high here and large apartments are scarce. This threatens the long-term viability of our community.

Consider all of the successes detailed in this Annual Report that you've helped make possible this year. Going forward, we know our collective successes depend on ensuring that thousands of more children can grow up in stable homes where they can learn, laugh and love.

Please continue to partner with us in the mission of eliminating poverty housing and making the Twin Cities a great place to live for everyone.



Sue Haigh  
President & CEO



Norman J. Baer  
Board Chair





Through the World of Hope campaign we served more than 7,500 families over four years.

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# strong families



Habitat's 0% mortgage  
saves families hundreds  
of dollars each month.



Volunteers worked  
27,895 days on  
Twin Cities Habitat  
projects this year.



start



In 2014, Twin Cities Habitat's mission to eliminate poverty housing moves to a New Home on University Avenue in St. Paul.

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# lifelong learning



Children raised in homes their parents own are more likely to graduate and go on to college.





*A Brush with Kindness  
stabilized housing for 151  
low-income families and  
seniors by helping them with  
critical home repairs this year.*



*A Brush with Kindness*  
surpassed 1,500 families  
served (all time) in 2013.



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Twin Cities Habitat was awarded Yellow Ribbon recognition for our commitment to Veterans.

# great communities





start



The Habitat ReStore tripled shopper traffic, dramatically increased sales and profits will fully sponsor a Habitat home next year.





Twin Cities Habitat's mortgage counselors helped 61 families avoid foreclosure this year.

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# every child



Tithing from Twin Cities Habitat helped Habitat affiliates around the world build 47 homes for families this year.



57 families purchased  
a Twin Cities Habitat  
home this year.



deserves a home

More than 1,000 families  
total have now purchased  
Twin Cities Habitat homes  
since 1986.



to start from



# Financials

## Financial Statement

# Financials



# Balance Sheet

June 30, 2013

## Assets

Cash - Restricted & Unrestricted . . . . .	\$3,999,482
Prepaid Expenses & Other Assets . . . . .	881,325
Accounts & Pledges Receivable Net of Reserve . .	4,006,896
Inventory	
Homes in Progress . . . . .	2,743,096
Land & Acquired Property . . . . .	3,546,655
Building Materials . . . . .	437,989
Leverage Loan Receivable . . . . .	6,466,900
Mortgages Receivable Net of Unamortized Discount . . . . .	37,796,215
Buildings & Equipment Net of Depreciation . . .	<u>1,112,135</u>
<b>Total Assets . . . . .</b>	<b><u>\$60,990,693</u></b>

## Liabilities

Accounts Payable . . . . .	\$570,319
Accrued Expenses . . . . .	618,880
Affiliate Payable . . . . .	23,421
Credit Line . . . . .	750,000
Long-term Debt Net of Unamortized Discount . .	<u>28,062,732</u>
<b>Total Liabilities . . . . .</b>	<b><u>30,025,352</u></b>

## Net Assets

Restricted and Unrestricted Net Assets . . . . .	<u>30,965,341</u>
<b>Total Liabilities and Net Assets . . . . .</b>	<b><u>\$60,990,693</u></b>



# Statement of Activities

Year ending June 30, 2013

## Revenues

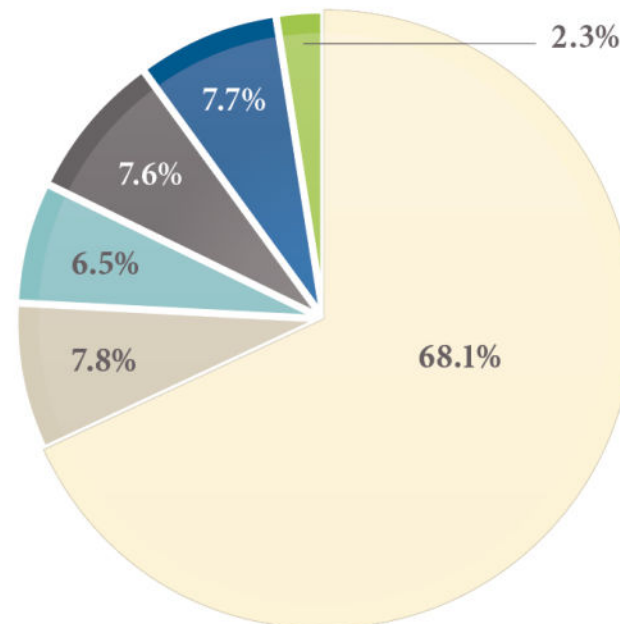
Contributions	
Cash, Pledges & Grants .....	\$11,798,605
In-Kind Materials, Services & Land .....	<u>2,756,377</u>
Total Contributions & Grants .....	14,554,982
Other Income .....	173,304
Houses Sold & Financed by Habitat .....	<u>7,065,446</u>
<b>Total Revenues .....</b>	<b><u>\$21,793,732</u></b>

## Expenses

Program Services .....	\$17,301,801
Management & General.....	454,117
Fundraising .....	<u>1,480,599</u>
<b>Total Expenses .....</b>	<b><u>19,236,517</u></b>
<b>Operating Income .....</b>	<b>2,557,215</b>
Interest Rate Discounting & Amortization Net	<u>(912,964)</u>
<b>Change in Net Assets .....</b>	<b><u>\$1,644,251</u></b>

## Expenses Overview

► Programs.....	90.0%
► Creating Homeownership.....	68.1%
► Financing Homeownership .....	7.8%
► Preserving Homeownership.....	6.5%
► Community Engagement .....	7.6%
► Administration .....	2.3%
► Fundraising .....	7.7%





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Our Mission is to  
eliminate poverty housing  
from the Twin Cities and  
to make decent, affordable  
shelter for all people a  
matter of conscience.

 Twin Cities  
**Habitat for Humanity**<sup>®</sup>

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