

**LAFAYETTE CENTRAL PARK, INC.**

Financial Report

Years Ended December 31, 2023 and 2022

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## INDEPENDENT AUDITOR'S REPORT

To the Board of Directors  
Lafayette Central Park, Inc.  
Lafayette, Louisiana

### Report on the Audit of the Financial Statements

#### *Opinion*

We have audited the accompanying financial statements of Lafayette Central Park, Inc. (a nonprofit organization), which comprise the statements of financial position as of December 31, 2023 and 2022, and the related statements of activities, functional expenses and cash flows for the years then ended, and the related notes to the financial statements.

In our opinion, the financial statements referred to above present fairly, in all material respects, the financial position of Lafayette Central Park, Inc. as of December 31, 2023 and 2022, and the changes in its net assets and its cash flows for the years then ended in accordance with accounting principles generally accepted in the United States of America.

#### *Basis for Opinion*

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of Lafayette Central Park, Inc. 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 opinions.

#### *Responsibilities of Management for the Financial Statements*

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about Lafayette Central Park, Inc.'s ability to continue as a going concern within one year after the date that the financial statements are available to be issued.

### ***Auditor's Responsibilities for the Audit of the Financial Statements***

Our objectives are to obtain reasonable assurance about whether the 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 generally accepted auditing standards 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 financial statements.

In performing an audit in accordance with generally accepted auditing standards and *Government Auditing Standards*, we exercise professional judgment and maintain professional skepticism throughout the audit. We identify and assess the risks of material misstatement of the 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 financial statements. We 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 Lafayette Central Park Inc.'s internal control. Accordingly, no such opinion is expressed. We also 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 financial statements. We conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about Lafayette Central Park Inc.'s 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.

### ***Other Reporting Required by Government Auditing Standards***

In accordance with *Government Auditing Standards*, we have also issued our report dated June 27, 2024 on our consideration of Lafayette Central Park, Inc.'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 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 Lafayette Central Park, Inc.'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 Lafayette Central Park, Inc.'s internal control over financial reporting and compliance.

***Kolder, Slaven & Company, LLC***  
Certified Public Accountants

Lafayette, Louisiana  
June 27, 2024

## **FINANCIAL STATEMENTS**

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Statements of Financial Position  
December 31, 2023 and 2022

	2023	2022
<b>ASSETS</b>		
Assets:		
Cash and cash equivalents	\$ 1,897,808	\$ 948,206
Pledges receivable, net	1,486,271	1,805,120
Other receivables	5,365	675
Prepaid expenses	58,429	30,953
Other	8,000	7,026
Right-of-use asset	156,754	213,617
Property and equipment, net	17,567,154	16,907,586
Cash and cash equivalents restricted for endowment	600,000	600,000
Total assets	\$ 21,779,781	\$ 20,513,183
<b>LIABILITIES AND NET ASSETS</b>		
Liabilities:		
Accounts payable	\$ 55,509	\$ 103,714
Contracts payable	415,654	-
Retainage payable	63,140	-
Other accrued liabilities	1,500	1,500
Lease liability, current portion	57,587	56,863
Long term lease liability	99,167	156,754
Total liabilities	692,557	318,831
Net assets:		
Without donor restrictions	19,504,041	17,142,444
With donor restrictions	1,583,183	3,051,908
Total net assets	21,087,224	20,194,352
Total liabilities and net assets	\$ 21,779,781	\$ 20,513,183

The accompanying notes are an integral part of this statement.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Statements of Activities  
For the Years Ended December 31, 2023 and 2022

	2023	2022
Changes in net assets without donor restrictions -		
Revenue, contributions, and other support:		
Earned revenue - events, programming and retail	\$ 833,926	\$ 745,104
Contributions, gifts, and bequests	2,264,706	1,409,987
Grant revenue	121,944	70,331
Interest and other investment income (loss)	24,366	(22,823)
Other income	-	1,036
In-kind contributions	150,069	126,535
Total revenues and other support without donor restrictions	3,395,011	2,330,170
Net assets released from restrictions	1,895,267	2,947,681
Total revenues and other support without donor restrictions	5,290,278	5,277,851
Expenses:		
Program services -		
Programming and events	870,567	686,588
Grounds and maintenance	1,535,357	1,106,323
Total program services	2,405,924	1,792,911
Supporting services -		
Management and general	167,266	281,051
Fundraising expense	355,491	390,284
Total supporting services	522,757	671,335
Total expenses	2,928,681	2,464,246
Change in net assets without donor restrictions	2,361,597	2,813,605
Changes in net assets with donor restrictions -		
Contributions and promises to give, including amortization of discount	354,230	2,415,887
Net endowment earnings (losses)	72,312	(92,768)
Net assets released from restrictions	(1,895,267)	(2,947,681)
Change in net assets with donor restrictions	(1,468,725)	(624,562)
Change in total net assets	892,872	2,189,043
Net assets, beginning	20,194,352	18,005,309
Net assets, ending	\$ 21,087,224	\$ 20,194,352

The accompanying notes are an integral part of this statement.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Statement of Functional Expenses  
For the Year Ended December 31, 2023

	<u>Program Services</u>		<u>Supporting Services</u>		<u>Total</u>
	<u>Park Services</u>	<u>Grounds</u>	<u>Management</u>	<u>Fundraising</u>	
	<u>Programming &amp; Events</u>	<u>and Maintenance</u>	<u>and General</u>		
Salaries and benefits	\$ 410,090	\$ 409,468	\$ 79,195	\$ 209,361	\$ 1,108,114
Other personnel costs	9,327	18,592	6,983	3,872	38,774
Legal and accounting	-	-	11,480	-	11,480
Security	-	88,466	-	-	88,466
Consulting	-	1,584	-	3,000	4,584
Other outside services	8,480	30,764	14,947	11,480	65,671
Computer and IT	11,687	59,634	-	20,814	92,135
Telephone and internet	3,702	-	8,017	-	11,719
Marketing and advertising	21,203	-	-	63,964	85,167
Supplies, small equipment, signage	18,262	121,046	9,272	2,864	151,444
Event merchandise	922	-	-	-	922
Event supplies and materials	19,754	-	-	-	19,754
Event food and beverages	46,665	-	-	-	46,665
Event entertainment, rentals, and other event services	262,343	-	-	-	262,343
Parking and transportation	21,325	-	-	-	21,325
Equipment rentals	-	28,951	-	160	29,111
Lease cost	24,291	13,615	12,415	12,415	62,736
Utilities	-	36,104	-	-	36,104
Insurance	9,630	80,197	15,179	7,448	112,454
Permits and licenses	48	80	638	-	766
Bank and merchant fees	737	-	2,767	6,775	10,279
CFA fund management fee	-	-	-	4,869	4,869
Meetings and catering	997	452	5,831	3,567	10,847
Travel and entertainment	361	2,859	542	998	4,760
Miscellaneous	743	3,312	-	2,462	6,517
Direct donor benefit expenses	-	-	-	1,442	1,442
Depreciation	-	640,233	-	-	640,233
Total	<u>\$ 870,567</u>	<u>\$ 1,535,357</u>	<u>\$ 167,266</u>	<u>\$ 355,491</u>	<u>\$ 2,928,681</u>

The accompanying notes are an integral part of this statement.



LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Statement of Functional Expenses  
For the Year Ended December 31, 2022

	Program Services		Supporting Services		Total
	Programming and Events	Grounds and Maintenance	Management and General	Fundraising	
Salaries and benefits	\$ 273,049	\$ 244,721	\$ 150,187	\$ 235,665	\$ 903,622
Other personnel costs	8,502	12,733	7,432	4,208	32,875
Legal and accounting	-	-	8,845	-	8,845
Security	-	88,228	-	-	88,228
Consulting	-	-	-	20,200	20,200
Other outside services	3,753	69,214	6,240	6,825	86,032
Computer and IT	2,800	19,480	606	14,358	37,244
Telephone and internet	1,796	-	5,473	-	7,269
Marketing and advertising	6,912	-	-	67,935	74,847
Supplies, small equipment, signage	10,788	50,136	7,530	6,092	74,546
Event merchandise	1,508	-	-	-	1,508
Event supplies and materials	35,850	-	-	-	35,850
Event food and beverages	53,440	-	-	-	53,440
Event entertainment, rentals, and other event services	259,113	-	-	-	259,113
Event vendors	5,000	-	-	-	5,000
Equipment and other rentals	-	23,668	-	332	24,000
Lease cost	14,846	16,045	14,846	14,846	60,583
Utilities	-	17,416	-	-	17,416
Insurance	6,048	51,048	8,793	6,048	71,937
Interest	-	-	12,522	-	12,522
Bank and merchant fees	377	-	114	7,068	7,559
CFA fund management fee	-	-	-	3,397	3,397
Meetings and catering	1,044	132	1,802	1,034	4,012
Travel and entertainment	15	-	44	689	748
Miscellaneous	497	3,945	-	400	4,842
Direct donor benefit expenses	-	-	-	1,187	1,187
One-time expense	1,250	-	-	-	1,250
Depreciation	-	509,557	56,617	-	566,174
<b>Total</b>	<b><u>\$ 686,588</u></b>	<b><u>\$ 1,106,323</u></b>	<b><u>\$ 281,051</u></b>	<b><u>\$ 390,284</u></b>	<b><u>\$2,464,246</u></b>

The accompanying notes are an integral part of this statement.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Statements of Cash Flows  
For the Years Ended December 31, 2023 and 2022

	2023	2022
Cash flows from operating activities:		
Change in net assets	\$ 892,872	\$ 2,189,043
Adjustments to reconcile change in net assets to net cash provided by (used in) operating activities -		
Depreciation	640,233	566,174
Increase in accounts receivable	(4,690)	(532,579)
(Increase) decrease in pledges receivable	318,849	(321,557)
(Increase) decrease in prepaid expenses and other assets	(28,450)	13,336
(Increase) decrease in right-of-use asset	56,863	(213,617)
Increase (decrease) in operating liabilities -		
Accounts payable and other liabilities	(48,205)	(143,305)
Lease liability	(56,863)	213,617
Contributions with donor restrictions	-	(1,980,244)
Net cash provided by (used in) operating activities	1,770,609	(209,132)
Cash flows from investing activities:		
Acquisition of furniture and equipment	(148,803)	(71,644)
Additions to work in process	(672,204)	(3,503,310)
Net cash used in investing activities	(821,007)	(3,574,954)
Cash flows from financing activities:		
Proceeds from line of credit	-	1,188,872
Payments on line of credit	-	(1,188,872)
Collections of contributions with donor restrictions	-	1,980,244
Net cash provided by financing activities	-	1,980,244
Net change in cash and cash equivalents	949,602	(1,803,842)
Cash and cash equivalents, beginning of year:		
Unrestricted	948,206	2,752,048
Restricted for endowment	600,000	600,000
Total, beginning of year	1,548,206	3,352,048
Cash and cash equivalents, end of year:		
Unrestricted	1,897,808	948,206
Restricted for endowment	600,000	600,000
Total, end of year	\$ 2,497,808	\$ 1,548,206

The accompanying notes are an integral part of this statement.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements

(1) Nature of Organization and Significant Accounting Policies

A. Organization and Purpose

The Lafayette Central Park, Inc. (Organization) is a non-profit corporation organized under the laws of the State of Louisiana on February 22, 2013. The Organization's purpose is the development, maintenance and operation of a public park, which is located on the 89.09 acre property ("Moncus Park") in the greater Lafayette region, by raising money for the design and construction of the park and for the creation of a fund for perpetual maintenance.

B. Basis of Accounting

The financial statements of the Organization have been prepared on the accrual basis of accounting in accordance with accounting principles generally accepted in the United States of America. Net assets and revenues, expenses, gains and losses are classified based on the existence or absence of donor-imposed restrictions. Accordingly, net assets of the Organization and changes therein are classified and reported as follows:

*Net assets without donor restrictions* – Net assets that are not subject to donor-imposed stipulations.

*Net assets with donor restrictions* – Net assets subject to donor-imposed stipulations will either (1) expire by incurring expenses satisfying the restricted purpose (purpose restricted), and/or the passage of time or other events (time restricted), or (2) will never expire (perpetual in nature). When a restriction expires, net assets with donor restrictions are reclassified to net assets without donor restrictions and reported in the statement of activities as net assets released from restrictions.

C. Cash and Cash Equivalents

The Organization considers all highly liquid investments with an original maturity of three months or less at the date of acquisition to be cash equivalents.

D. Prepaid Expenses

Prepaid balances are the payments made by the Organization in the current fiscal year to provide services occurring in the subsequent fiscal year.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

E. Pledges Receivable

Pledges receivable are promises to give. Unconditional promises to give are recorded at fair value, which is measured as the present value of their future cash flows. The discount rate of 4.2%, used for the years ended December 31, 2023 and 2022, was based on risk-adjusted interest rates applicable to the years in which the promises are received. Amortization of the discounts are included in contribution revenue. Conditional promises to give are not included as support until the conditions are substantially met.

F. Allowance for Doubtful Accounts

Pledges receivable are stated net of an allowance for doubtful accounts. The Organization estimates the allowance based on specific donors, taking into consideration the age of past due amounts and an assessment of the donor's ability to pay. The allowance for doubtful accounts for pledges receivable was \$0 as of December 31, 2023 and 2022, respectively.

G. Property and Equipment

The Organization capitalizes all property and equipment which has a cost, if purchased, or an estimated fair market value, if donated, of at least \$1,000 and has a useful life which extends beyond one year. Donations of property and equipment are recorded as contributions at their estimated fair value. In the absence of donor stipulations regarding how long the contributed assets must be used, the Organization has adopted a policy of establishing time restrictions on contributions of such assets that expire over the useful lives of the assets. Maintenance and repairs are expensed as incurred; however, those that significantly increase asset values or extend useful lives are capitalized. Depreciation is computed by the straight line method at rates based on the following estimated useful lives:

	<u>Years</u>
Furniture and equipment	3 - 7
Leasehold improvements	20 - 40
Park elements	5 - 20

H. Endowment Net Asset Classifications and Spending Policy

Endowments include donor-restricted endowment funds whereby the stipulations of the gift require the preservation of the original donation with only the income derived used for specific purposes. As required by generally accepted accounting principles (GAAP), net assets associated with endowment funds to function as endowments, are classified and reported based on the existence or absence of donor-imposed restrictions. Income derived from endowment funds is classified as net assets without donor restrictions.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

I. Revenue and Expense Recognition

Contributions are recognized when the donor makes a commitment to give to the Organization. All contributions are considered to be available for unrestricted use unless specifically restricted by the donor. Amounts received that are designated for future periods or restricted by the donor for specific purposes are reported as increases to net assets with donor restrictions. Amounts received whose restrictions have been met in the same reporting period are included as support in net assets without donor restrictions. Earned revenues are recorded at a single point in time, when the performance obligation is met.

The Organization applies ASU No. 2016-02, Lease (Topic 842) to leases as follows: The practical expedient was elected, which permits the application of Topic 842 only to leases having terms over 12 months (long-term leases). The risk-free discount rate is used to measure the lease liabilities and right-of-use assets by class for all long-term operating leases. Operating lease expense included in the statement of activities is recognized on a straight-line basis over the life of the lease. Variable lease payments are expensed as incurred.

All other expenses are recognized in the period incurred in accordance with the accrual basis of accounting.

J. Functional Allocation of Expenses

The costs of providing program and other activities have been summarized on a functional basis in the statement of activities. Specific expenses that are readily identifiable to a single program or activity are charged directly to that function. Certain categories of expenses are attributable to more than one program or supporting function. Therefore, these expenses are allocated on a reasonable basis that is consistently applied. Office rent and certain insurances are allocated evenly over the functions. Certain salaries and benefits are allocated on the basis of time and effort.

K. Income Taxes

The Organization qualifies as a tax-exempt organization under Section 501(c)(3) of the Internal Revenue Code. Accounting principles generally accepted in the United States of America require the Organization's management to evaluate tax positions taken and recognize a tax liability (or asset) if the Organization has undertaken an uncertain position that more likely than not would not be sustained upon examination by the Internal Revenue Service. Management has analyzed the tax positions taken by the Organization, and has concluded that as of December 31, 2023 and 2022, there are no uncertain positions taken or expected to be taken that would require recognition of a liability (or asset) or disclosure in the financial statements. All of the Organization's Form 990, *Return of Organization Exempt from Income Tax*, returns filed are subject to examination by the Internal Revenue Service, generally for three years after they are filed.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

L. Donated Materials and Services

The Organization receives donated materials and services from unpaid volunteers who assist in program services during the year. Some donated services are not reflected in the statement of activities because the criteria for recognition under professional standards have not been satisfied; however, these services are valuable to the Organization's programs. The Organization had 398 and 202 volunteers who provided 2,921 and 1,975 hours of donated services valued at \$73,025 and \$49,375 for the years ended December 31, 2023 and 2022, respectively. The value of these donated services was not reflected in the statement of activities.

Donations meeting the criteria for recognition are recorded at estimated fair value as follows for the years ended December 31, 2023 and 2022:

	2023	2022
Program services -		
Donated materials:		
Office equipment	\$ -	\$ 2,208
Donated services:		
Event entertainment, rentals, and other services	103,679	119,462
Parking and transportation	7,300	-
Marketing and advertising	17,185	-
Grounds and maintenance -		
Supplies	11,220	-
Fundraising -		
Marketing and advertising	10,685	4,865
Total	\$ 150,069	\$ 126,535

M. Advertising Costs

Advertising costs are expensed as incurred. Total advertising expense was \$85,167 and \$74,847 for the years ended December 31, 2023 and 2022, respectively.

N. Use of Estimates

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

O. Reclassifications

Certain reclassifications have been made to the 2022 financial statement presentation to correspond to the current year's format. Total net assets and changes in net assets are unchanged due to these reclassifications.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

(2) Cash and Cash Equivalents

The Organization's cash and cash equivalents consisted of the following as of December 31, 2023 and 2022:

	<u>2023</u>	<u>2022</u>
Demand deposits	\$ 372,678	\$ 599,011
Time and savings -		
Money market funds	734,647	668,529
Other	<u>1,390,483</u>	<u>280,666</u>
Total	<u>\$ 2,497,808</u>	<u>\$ 1,548,206</u>

Custodial credit risk for deposits is the risk that in the event of the failure of a depository financial institution, the Organization's deposits may not be recovered, or the Organization will not be able to recover collateral securities that are in the possession of an outside party. These deposits are stated at cost, which approximates market.

Deposit balances (bank balances) as of December 31, 2023 and 2022, respectively, are secured as follows:

	<u>2023</u>	<u>2022</u>
Federal Deposit Insurance Corporation (FDIC)	\$ 250,000	\$ 250,000
Securities Investor Protection Corporation (SIPC)	734,647	668,529
Pledged securities	266,778	266,778
Uninsured	<u>1,277,698</u>	<u>364,823</u>
Total	<u>\$ 2,529,123</u>	<u>\$ 1,550,130</u>

Deposits in the amount of \$734,647 and \$668,529 as of December 31, 2023 and 2022, respectively, were held by the custodian, Community Foundation of Acadiana (CFA), and therefore, were exposed to custodial credit risk. As of December 31, 2023 and 2022, respectively, deposits held by CFA were fully insured. Deposits uninsured of \$1,277,698 and \$364,823 as of December 31, 2023 and 2022, respectively, consisted of deposits held at financial institutions which exceeded FDIC coverage. The Organization has adopted a formal investment policy.

Cash and cash equivalents included donor-restricted endowment funds of \$600,000 as of December 31, 2023 and 2022.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

(3) Liquidity and Availability of Financial Assets

The Organization's financial assets available within one year for general use as of December 31, 2023 and 2022 are as follows:

	2023	2022
Cash and cash equivalents	\$ 2,497,808	\$ 1,548,206
Pledges receivable, due within one year	1,151,676	1,320,755
Other receivables	5,365	675
Less: cash and cash equivalents with donor-imposed purpose restrictions	(704,588)	(1,799,543)
Financial assets available for general use within one year	\$ 2,950,261	\$ 1,070,093

In order to manage liquidity, the Organization has a policy to structure its financial assets to be available as its general expenses, liabilities, and other obligations become due.

(4) Pledges Receivable, Net

Included in pledges receivable are the following promises to give as of December 31:

	2023			2022
	Due within 1 year	Due in 1-5 years	Total	
Restricted to future periods	\$ 1,151,676	\$ 359,000	\$ 1,510,676	\$ 1,828,755
Less: unamortized discount			(24,405)	(23,635)
			\$ 1,486,271	\$ 1,805,120



LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

(5) Property and Equipment

Property and equipment consist of the following as of December 31:

	2023	2022
Furniture and equipment	\$ 51,523	\$ 51,523
Leasehold improvements	17,014,014	10,888,461
Park elements	536,093	381,063
	17,601,630	11,321,047
Less: accumulated depreciation	(1,308,701)	(668,468)
Total depreciable assets	16,292,929	10,652,579
Work in progress	1,274,225	6,255,007
Total	\$ 17,567,154	\$ 16,907,586

Total depreciation expense for the years ended December 31, 2023 and 2022 was \$640,233 and \$566,174, respectively.

(6) Net Assets with Donor Restrictions

Net assets with donor restrictions consist of the following as of December 31:

	2023	2022
Unconditional promises to give	\$ 878,595	\$ 1,252,365
Contributions	54,286	1,195,542
Cumulative Moncus Endowment earnings	50,302	4,001
Moncus Endowment	600,000	600,000
Total	\$ 1,583,183	\$ 3,051,908

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

The following is a summary of changes in net assets with donor restrictions as of December 31, 2023 and 2022:

	Time Restricted	Purpose Restricted	Perpetual in Nature	Total
Net assets, December 31, 2022	\$ 1,256,366	\$ 1,195,542	\$ 600,000	\$ 3,051,908
Donor-restricted contributions	340,786	-	-	340,786
Amortization of discount	13,444	-	-	13,444
	<u>354,230</u>	<u>-</u>	<u>-</u>	<u>354,230</u>
Net endowment earnings -				
Interest and other investment income	77,046	-	-	77,046
Investment administration fee	(4,734)	-	-	(4,734)
	<u>72,312</u>	<u>-</u>	<u>-</u>	<u>72,312</u>
Net assets released from restriction	(754,011)	(1,141,256)	-	(1,895,267)
Net assets, December 31, 2023	<u>\$ 928,897</u>	<u>\$ 54,286</u>	<u>\$ 600,000</u>	<u>\$ 1,583,183</u>

  

	Time Restricted	Purpose Restricted	Perpetual in Nature	Total
Net assets, December 31, 2021	\$ 1,027,577	\$ 2,048,893	\$ 600,000	\$ 3,676,470
Donor-restricted contributions	480,750	1,912,663	-	2,393,413
Amortization of discount	22,474	-	-	22,474
	<u>503,224</u>	<u>1,912,663</u>	<u>-</u>	<u>2,415,887</u>
Net endowment losses -				
Interest and other investment loss	(90,251)	-	-	(90,251)
Investment administration fee	(2,517)	-	-	(2,517)
	<u>(92,768)</u>	<u>-</u>	<u>-</u>	<u>(92,768)</u>
Net assets released from restriction	(181,667)	(2,766,014)	-	(2,947,681)
Net assets, December 31, 2022	<u>\$ 1,256,366</u>	<u>\$ 1,195,542</u>	<u>\$ 600,000</u>	<u>\$ 3,051,908</u>

(7) Donor-Restricted Endowments

The Organization's endowment consists of one fund. As required by generally accepted accounting principles, net assets associated with endowment funds are classified and reported based on the existence or absence of donor-imposed restrictions.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

*Interpretation of Relevant Law* - The Organization has interpreted the State Prudent Management of Institutional Funds Act (SPMIFA) as requiring the preservation of the fair value of the original gift of the donor-restricted endowment fund absent explicit donor stipulations to the contrary. Currently, the Organization classifies as donor-restricted net assets (a) the original value of gifts donated to the endowment, (b) the original value of subsequent gifts to the endowment, and (c) accumulations to the perpetual endowment made in accordance with the direction (if any) of the applicable donor gift instrument at the time the accumulation is added to the fund. The remaining portion of the donor-restricted endowment fund that is not classified in donor-restricted net assets is classified as without donor-restriction until those amounts are appropriated for expenditure by the Organization in a manner consistent with management's policies and procedures.

*Spending Policy and How the Investment Objectives Relate to Spending Policy* - The Organization spends what is necessary to fulfill the endowment purpose. Accordingly, over the long-term, the Organization expects the current spending policy to allow its endowments to grow annually. This is consistent with the objective to maintain the purchasing power of the endowment assets held in perpetuity or for a specified term as well as to provide additional real growth through new gifts and investment return.

The following factors are considered in making a determination to appropriate or accumulate donor-restricted endowment funds:

- (1) Duration and preservation of the fund.
- (2) Purposes of the Organization and the donor-restricted endowment fund.
- (3) General economic conditions.
- (4) Possible effect of inflation and deflation.
- (5) Expected total return from income and the appreciation of investments.
- (6) Other resources of the Organization.
- (7) Investment policies of the Organization.

*Investment Return Objectives, Risk Parameters and Strategies* - The Organization has adopted an investment policy, approved by the Board of Directors, for endowment assets that attempts to provide a predictable stream of funding to programs supported by its endowment fund while also maintaining the purchasing power of those endowment assets over the long-term. Endowment assets are invested in funds held by CFA that are intended to result in a consistent inflation-protected rate of return. Investment risk is measured in terms of the total endowment fund; investment assets and allocation between asset classes and strategies are managed to not expose the fund to unacceptable levels of risk.

*Underwater Endowment* - From time to time, the fair value of assets associated with the individual donor-restricted endowment funds may fall below the level that the donor or SPMIFA requires to retain as a fund of perpetual duration. As of December 31, 2023 and 2022, respectively, there were no deficiencies of this nature in the donor-restricted endowment fund.

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

(8) Operating Leases

*Park lease-*

The Organization is obligated under a lease agreement with the City of Lafayette for the property identified as the Horse Farm, now Moncus Park. The lease agreement is executed in accordance and concurrently with a Cooperative Endeavor Agreement with the City of Lafayette. The lease effective date began in March 2018, with an initial thirty year term, a first renewal term of thirty years and successive renewal terms of thirty-eight years so long as the park and improvements, as developed, remain intact, or are reconstructed by the end of the then term in the event of Force Majeur and provided the Organization is not in default of the lease and continues to meet all conditions of the lease.

The following is a maturity analysis of the annual undiscounted cash flows (payments) of the park operating lease liability as of December 31, 2023.

<u>Year Ending December 31,</u>	<u>Annual</u>	<u>Number</u>	<u>Total</u>
Remaining Primary Term:	<u>Payments</u>	<u>of Years</u>	
2024 through 2027	\$ 1,200	4	\$ 4,800
2028 through 2037	1,500	10	15,000
2038 through 2047	1,875	10	18,750
First Renewal Term:			
2048 through 2057	2,344	10	23,440
2058 through 2067	2,930	10	29,300
2068 through 2077	3,662	10	36,620
Second Renewal Term:			
2078 through 2087	4,578	10	45,780
2088 through 2097	5,722	10	57,220
2098 through 2108	7,153	10	71,530
2109 through 2116	8,941	8	71,528
Total park operating lease liability - payments			<u>\$ 373,968</u>

*Other leases-*

The Organization leased office space under a non-cancellable lease during the years ending December 31, 2023 and 2022 for approximately \$4,948 per month, expiring February 28, 2025.

The following is a maturity analysis of the annual undiscounted cash flows (payments) of the other operating lease liability as of December 31, 2023.

<u>Year Ending December 31,</u>	
2024	\$ 59,382
2025	<u>9,897</u>
Total other operating lease liability - payments	<u>\$ 69,279</u>

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

The following is a reconciliation of the total operating lease liability – payments on the schedules above to the operating lease liability on the accompanying statement of net position.

	<u>Park</u>	<u>Other</u>	<u>Total</u>
Operating lease liability:			
Operating lease liability - current	\$ (1,251)	\$ 58,838	\$ 57,587
Operating lease liability - noncurrent	<u>89,286</u>	<u>9,881</u>	<u>99,167</u>
Total operating lease liability	88,035	68,719	156,754
Present value adjustment	<u>285,933</u>	<u>560</u>	<u>286,493</u>
Total operating lease liability - payments	<u>\$ 373,968</u>	<u>\$ 69,279</u>	<u>\$ 443,247</u>

Lease cost of \$62,736 and \$60,583 is included in the statement of activities for the years ended December 31, 2023 and 2022, respectively. The weighted average of the remaining lease terms (all leases) is 22 years and the weighted average discount rate used was 2.67%.

(9) Related Party Transactions

The Organization receives contributions from board members and entities associated with board members. In addition, as of December 31, 2023 and 2022, respectively, the balance in other accrued liabilities of \$1,500 was due a board member.

(10) Commitments and Contingencies

Amounts received in prior years relative to a Cooperative Endeavor Agreement with the Lafayette Public Trust Financing Authority (LPTFA) are subject to audit and inspection by the LPTFA and any governmental agency exercising audit authority over the LPTFA. Management believes results of any future audits would not have a material adverse effect on the financial statements as of December 31, 2023 and 2022.

As of December 31, 2023, the Organization is not involved in any litigation.

(11) Compensation, Benefits and Other Payments to Agency Head

A detail of compensation, benefits, and other payments made to JP MacFayden, executive director for the year December 31, 2023, follows:

<u>Purpose</u>	<u>Amount</u>
Salary	\$ 135,000
Benefits - insurance	10,526
Benefits - retirement and other payroll taxes	14,643
Cell phone	<u>900</u>
Total	<u>\$ 161,069</u>

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Notes to Financial Statements (Continued)

(12) Risk Management

The Organization purchases commercial insurance policies by special event to address risks of loss in the areas of general liability and volunteer accidents. There have been no claims that have exceeded insurance coverage as of December 31, 2023 and 2022.

(13) Multiple Advance Loan

On June 17, 2022, the Organization obtained a multiple advance loan not to exceed \$1,000,000 from a bank for the purpose of paying contractor invoices, secured by all of its charitable donations, pledges, subscriptions, agreements, deposit accounts, and general intangibles. Interest at prime rate plus 1.0%, payable monthly beginning July 17, 2022. The loan matured June 16, 2023.

(14) Subsequent Event Review

The Organization's management has evaluated subsequent events through June 27, 2024, the date which the financial statements were available to be issued.

**INTERNAL CONTROL, COMPLIANCE**

**AND**

**OTHER MATTERS**

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

To the Board of Directors  
Lafayette Central Park, Inc.  
Lafayette, Louisiana

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the Lafayette Central Park, Inc. (a nonprofit organization), which comprise the statement of financial position as of December 31, 2023, and the related statements of activities, functional expenses and cash flows for the year then ended, and the related notes to the financial statements, and have issued our report thereon dated June 27, 2024.

### Report on Internal Control over Financial Reporting

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

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

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



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

As part of obtaining reasonable assurance about whether the Lafayette Central Park, Inc.'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 determination of financial statements. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

### **Purpose of this Report**

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

***Kolder, Slaven & Company, LLC***  
Certified Public Accountants

Lafayette, Louisiana  
June 27, 2024

LAFAYETTE CENTRAL PARK, INC.  
Lafayette, Louisiana

Summary Schedule of Current and Prior Year Findings  
and Management's Corrective Action Plan

Part I. Current Year Findings and Management's Corrective Action Plan

A. Internal Control Findings -

There are no findings to report under this section.

B. Compliance Findings -

There are no findings to report under this section.

Part II. Prior Year Findings

A. Internal Control Findings -

There are no findings to report under this section.

B. Compliance Findings -

There are no findings to report under this section.