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**Return of Organization Exempt From Income Tax** 

DLN: 93493319158127 OMB No 1545-0047

Open to Public

Under section 501(c), 527, or 4947(a)(1) of the Internal Revenue Code (except private

▶ Do not enter social security numbers on this form as it may be made public Department of the Treasury ▶ Information about Form 990 and its instructions is at www IRS gov/form990 Internal Revenue Service Inspection For the 2016 calendar year, or tax year beginning 01-01-2016 , and ending 12-31-2016 D Employer identification number B Check if applicable BARTON CREEK SENIOR LIVING CENTER INC ☑ Address change ☐ Name change Doing business as QUERENCIA AT BARTON CREEK ☐ Initial return Final Deturn/terminated E Telephone number Number and street (or P O box if mail is not delivered to street address) Room/suite ☐ Amended return 15601 DALLAS PARKWAY NO 200 (469) 420-5450 ☐ Application pending City or town, state or province, country, and ZIP or foreign postal code ADDISON, TX  $\,$  75001  $\,$ **G** Gross receipts \$ 67,795,268 Name and address of principal officer H(a) Is this a group return for STAN WATERHOUSE □Yes ☑No subordinates? 15601 DALLAS PARKWAY NO 200 H(b) Are all subordinates ADDISON, TX 75001 ☐ Yes ☐No ıncluded? Tax-exempt status **☑** 501(c)(3) ☐ 501(c)( ) **◄** (Insert no ) 4947(a)(1) or If "No," attach a list (see instructions) **H(c)** Group exemption number ▶ Website: ► WWW QUERENCIABARTONCREEK COM L Year of formation 2003  ${f M}$  State of legal domicile K Form of organization ✓ Corporation ☐ Trust ☐ Association ☐ Other ▶ Summary 1 Briefly describe the organization's mission or most significant activities TO PROVIDE THE HIGHEST QUALITY RESIDENTIAL LIVING ENVIRONMENT FOR SENIOR CITIZENS, FEATURING PERSONAL SERVICES, INDEPENDENT & ASSISTED LIVING, MEMORY CARE & SKILLED NURSING Activities & Governance Check this box ▶ ☐ if the organization discontinued its operations or disposed of more than 25% of its net assets Number of voting members of the governing body (Part VI, line 1a) . . . 4 Number of independent voting members of the governing body (Part VI, line 1b) 374 Total number of individuals employed in calendar year 2016 (Part V, line 2a) 5 Total number of volunteers (estimate if necessary) . 6 78 7a Total unrelated business revenue from Part VIII, column (C), line 12 7a 0 Net unrelated business taxable income from Form 990-T, line 34 7b **Prior Year Current Year** 5,553 8 Contributions and grants (Part VIII, line 1h) . Program service revenue (Part VIII, line 2g) . 19,309,287 19,098,227 10 Investment income (Part VIII, column (A), lines 3, 4, and 7d ) . 235,397 368,848 11 Other revenue (Part VIII, column (A), lines 5, 6d, 8c, 9c, 10c, and 11e) 105,352 108,605 19,650,036 19,581,233 12 Total revenue—add lines 8 through 11 (must equal Part VIII, column (A), line 12) 0 13 Grants and similar amounts paid (Part IX, column (A), lines 1–3). 430 14 Benefits paid to or for members (Part IX, column (A), line 4) . 15 Salaries, other compensation, employee benefits (Part IX, column (A), lines 5-10) 9,023,825 9,460,021 16a Professional fundraising fees (Part IX, column (A), line 11e) . **b** Total fundraising expenses (Part IX, column (D), line 25) ▶0 17 Other expenses (Part IX, column (A), lines 11a-11d, 11f-24e) . 13,930,314 13,013,827 22,473,848 18 Total expenses Add lines 13-17 (must equal Part IX, column (A), line 25) 22,954,569  $\mathbf{19}$  Revenue less expenses Subtract line 18 from line 12 . -3,304,533 -2,892,615 Net Assets or Fund Balances Beginning of Current Year End of Year 20 Total assets (Part X, line 16) . 118,382,115 117,340,868 21 Total liabilities (Part X, line 26) . 153,960,069 155,769,115 22 Net assets or fund balances Subtract line 21 from line 20 -35,577,954 -38,428,247 Signature Block Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete Declaration of preparer (other than officer) is based on all information of which preparer has any knowledge Signature of officer Sign Here JOE ANDERSON CEO Type or print name and title Print/Type preparer's name TANI VO Preparer's signature Date PTIN Check  $\Box$  if TANI VO P01430492 Paid self-employed Firm's name LANE GORMAN TRUBITT LLC Firm's EIN > 75-1044330 **Preparer** Firm's address ▶ 2626 HOWELL ST SUITE 700 Phone no (214) 871-7500 Use Only

For Paperwork Reduction Act Notice, see the separate instructions.

DALLAS, TX 75204

May the IRS discuss this return with the preparer shown above? (see instructions) .

✓ Yes 🗆 No

Form	990 (2016)						Page <b>2</b>
Par	Statem	ent of Program Service	e Accomplis	hments			
	Check if S	Schedule O contains a respo	nse or note to a	any line in this Part III			
1		the organization's mission		·			
TO PI	ROVIDE THE HIGH ASSISTED LIVING	HEST QUALITY RESIDENTIAL G, MEMORY CARE, AND SKIL	LIVING ENVIR LED NURSING	ONMENT FOR SENIOR C	TIZENS, FEATURING PERSONAL S	ERVICES, INDEPEN	NDENT
2	Did the organiza	tion undertake any significal	nt program ser	vices during the year wh	ch were not listed on		
	the prior Form 9	90 or 990-EZ?				🗌 Yes 🗹 N	lo
	If "Yes," describe	e these new services on Sch	edule O				
3	Did the organiza	tion cease conducting, or m	ake significant	changes in how it conduc	cts, any program		
		e these changes on Schedule				☐ Yes 🗹	No
4	Describe the org Section 501(c)(3	anızatıon's program service	accomplishmer	to report the amount of	argest program services, as measu grants and allocations to others, t		
4a	(Code	) (Expenses \$	19,561,614	including grants of \$	) (Revenue \$	19,206,832 )	
	See Additional Data		,,		, (	,,	
4b	(Code	) (Expenses \$		including grants of \$	) (Revenue \$	)	
4c	(Code	) (Expenses \$		ıncludıng grants of \$	) (Revenue \$	)	
4d	Other program s	services (Describe in Schedu	la O )				
- <del>7</del> u	(Expenses \$	ınclu	ıdıng grants of	*	) (Revenue \$	)	
4e	Total program	service expenses ▶	19,561,6	14			

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No

Nο

Form 990 (2016)

or X as applicable

Form 990 (2016) **Checklist of Required Schedules** 1 Is the organization described in section 501(c)(3) or 4947(a)(1) (other than a private foundation)? If "Yes," complete

Is the organization required to complete Schedule B, Schedule of Contributors (see instructions)? . . .

Did the organization engage in direct or indirect political campaign activities on behalf of or in opposition to candidates 

Section 501(c)(3) organizations. Did the organization engage in lobbying activities, or have a section 501(h) election in effect during the tax year? 

5 Is the organization a section 501(c)(4), 501(c)(5), or 501(c)(6) organization that receives membership dues,

assessments, or similar amounts as defined in Revenue Procedure 98-19?

Did the organization, directly or through a related organization, hold assets in temporarily restricted endowments,

Did the organization report an amount in Part X, line 21 for escrow or custodial account liability, serve as a custodian for amounts not listed in Part X, or provide credit counseling, debt management, credit repair, or debt negotiation

Did the organization maintain collections of works of art, historical treasures, or other similar assets?

the environment, historic land areas, or historic structures? If "Yes," complete Schedule D, Part II 🛸 . . .

Did the organization maintain any donor advised funds or any similar funds or accounts for which donors have the right to provide advice on the distribution or investment of amounts in such funds or accounts? Did the organization receive or hold a conservation easement, including easements to preserve open space,

a Did the organization report an amount for land, buildings, and equipment in Part X, line 10?

12a Did the organization obtain separate, independent audited financial statements for the tax year?

foreign organization? If "Yes," complete Schedule F, Parts II and IV . . . . . .

or for foreign individuals? If "Yes," complete Schedule F, Parts III and IV . . . .

permanent endowments, or quasi-endowments? If "Yes," complete Schedule D, Part V 🕏 . . . . . . . If the organization's answer to any of the following questions is "Yes," then complete Schedule D, Parts VI, VIII, VIII, IX,

Did the organization report an amount for investments—program related in Part X, line 13 that is 5% or more of its

d Did the organization report an amount for other assets in Part X, line 15 that is 5% or more of its total assets reported

Did the organization report an amount for other liabilities in Part X, line 25? If "Yes," complete Schedule D. Part X 🕏

Did the organization's separate or consolidated financial statements for the tax year include a footnote that addresses

the organization's liability for uncertain tax positions under FIN 48 (ASC 740)? If "Yes," complete Schedule D, Part X 🛸

If "Yes," and if the organization answered "No" to line 12a, then completing Schedule D, Parts XI and XII is optional 🕏

Did the organization report on Part IX, column (A), line 3, more than \$5,000 of grants or other assistance to or for any

Did the organization report on Part IX, column (A), line 3, more than \$5,000 of aggregate grants or other assistance to

Did the organization report a total of more than \$15,000 of expenses for professional fundraising services on Part IX,

Did the organization report more than \$15,000 total of fundraising event gross income and contributions on Part VIII,

Did the organization report more than \$15,000 of gross income from gaming activities on Part VIII, line 9a? If "Yes,"

b Was the organization included in consolidated, independent audited financial statements for the tax year?

b Did the organization have aggregate revenues or expenses of more than \$10,000 from grantmaking, fundraising, business, investment, and program service activities outside the United States, or aggregate foreign investments

valued at \$100,000 or more? If "Yes," complete Schedule F, Parts I and IV . . . . . . . . . . . . .

Is the organization a school described in section 170(b)(1)(A)(ii)? If "Yes," complete Schedule E

14a Did the organization maintain an office, employees, or agents outside of the United States? . . .

column (A), lines 6 and 11e? If "Yes," complete Schedule G, Part I (see instructions) . . . .

assets reported in Part X, line 16? If "Yes," complete Schedule D, Part VII 🛸 . . . . . . . . . . .

Did the organization report an amount for investments—other securities in Part X, line 12 that is 5% or more of its total

29

No

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Part IV	Checklist of Required Schedules (continued)

25a Section 501(c)(3), 501(c)(4), and 501(c)(29) organizations.

instructions for applicable filing thresholds, conditions, and exceptions)

20a	Did the organization operate one or more hospital facilities? If "Yes," complete Schedule H	20a
ь	If "Yes" to line 20a, did the organization attach a copy of its audited financial statements to this return?	

Did the organization report more than \$5,000 of grants or other assistance to any domestic organization or domestic

Did the organization report more than \$5,000 of grants or other assistance to or for domestic individuals on Part IX.

Did the organization answer "Yes" to Part VII, Section A, line 3, 4, or 5 about compensation of the organization's

current and former officers, directors, trustees, key employees, and highest compensated employees? If "Yes," 24a Did the organization have a tax-exempt bond issue with an outstanding principal amount of more than \$100,000 as of the last day of the year, that was issued after December 31, 2002? If "Yes," answer lines 24b through 24d and

c Did the organization maintain an escrow account other than a refunding escrow at any time during the year

**d** Did the organization act as an "on behalf of" issuer for bonds outstanding at any time during the year? . . .

that the transaction has not been reported on any of the organization's prior Forms 990 or 990-EZ?

officer, director, trustee, or direct or indirect owner? If "Yes," complete Schedule L, Part IV

301 7701-2 and 301 7701-3? If "Yes," complete Schedule R, Part I . . . . . . . . . 🔧

Did the organization sell, exchange, dispose of, or transfer more than 25% of its net assets?

within the meaning of section 512(b)(13)? If "Yes," complete Schedule R, Part V, line 2

is treated as a partnership for federal income tax purposes? If "Yes," complete Schedule R, Part VI 🛸

35a Did the organization have a controlled entity within the meaning of section 512(b)(13)?

a A current or former officer, director, trustee, or key employee? If "Yes," complete Schedule L, 

Did the organization engage in an excess benefit transaction with a disqualified person during the year? If "Yes,"

b Is the organization aware that it engaged in an excess benefit transaction with a disqualified person in a prior year, and

Did the organization report any amount on Part X, line 5, 6, or 22 for receivables from or payables to any current or former officers, directors, trustees, key employees, highest compensated employees, or disqualified persons?

Did the organization provide a grant or other assistance to an officer, director, trustee, key employee, substantial contributor or employee thereof, a grant selection committee member, or to a 35% controlled entity or family member

Was the organization a party to a business transaction with one of the following parties (see Schedule L, Part IV

b A family member of a current or former officer, director, trustee, or key employee? If "Yes," complete Schedule L, Part

An entity of which a current or former officer, director, trustee, or key employee (or a family member thereof) was an

Did the organization receive contributions of art, historical treasures, or other similar assets, or qualified conservation

Did the organization own 100% of an entity disregarded as separate from the organization under Regulations sections

Was the organization related to any tax-exempt or taxable entity? If "Yes," complete Schedule R, Part II, III, or IV, and

b If 'Yes' to line 35a, did the organization receive any payment from or engage in any transaction with a controlled entity

Section 501(c)(3) organizations. Did the organization make any transfers to an exempt non-charitable related

Did the organization conduct more than 5% of its activities through an entity that is not a related organization and that

Did the organization complete Schedule O and provide explanations in Schedule O for Part VI, lines 11b and 197 Note.

Did the organization liquidate, terminate, or dissolve and cease operations? If "Yes," complete Schedule N, Part I .

Did the organization receive more than \$25,000 in non-cash contributions? If "Yes," complete Schedule M . . .

**b** Did the organization invest any proceeds of tax-exempt bonds beyond a temporary period exception? . . .

government on Part IX, column (A), line 1? If "Yes," complete Schedule I, Parts I and II

column (A), line 2? If "Yes," complete Schedule I, Parts I and III . . . . . . . . . .

20b 21

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orm	990 (2016)			Page <b>5</b>
Par	t V Statements Regarding Other IRS Filings and Tax Compliance			
	Check if Schedule O contains a response or note to any line in this Part V			<u> </u>
			Yes	No
	Enter the number reported in Box 3 of Form 1096 Enter -0- if not applicable 1a 68			
	Enter the number of Forms W-2G included in line 1a Enter -0- if not applicable  1b  0			
	Did the organization comply with backup withholding rules for reportable payments to vendors and reportable gaming (gambling) winnings to prize winners?	<b>1</b> c	Yes	
2a	Enter the number of employees reported on Form W-3, Transmittal of Wage and Tax Statements, filed for the calendar year ending with or within the year covered by this return			
h	If at least one is reported on line 2a, did the organization file all required federal employment tax returns?	2b	Yes	
U	<b>Note.</b> If the sum of lines 1a and 2a is greater than 250, you may be required to e-file (see instructions)			
3a	Did the organization have unrelated business gross income of \$1,000 or more during the year?	3a		No
b	If "Yes," has it filed a Form 990-T for this year? If "No" to line 3b, provide an explanation in Schedule O	3b		
4a	At any time during the calendar year, did the organization have an interest in, or a signature or other authority over, a financial account in a foreign country (such as a bank account, securities account, or other financial account)?	4a		No
b	If "Yes," enter the name of the foreign country			
	See instructions for filing requirements for FinCEN Form 114, Report of Foreign Bank and Financial Accounts (FBAR)			
5a	Was the organization a party to a prohibited tax shelter transaction at any time during the tax year?	5a		No
b	Did any taxable party notify the organization that it was or is a party to a prohibited tax shelter transaction?	5b		No
c	If "Yes," to line 5a or 5b, did the organization file Form 8886-T?			
		5c		
6a	Does the organization have annual gross receipts that are normally greater than \$100,000, and did the organization solicit any contributions that were not tax deductible as charitable contributions?	6a		No
b	If "Yes," did the organization include with every solicitation an express statement that such contributions or gifts were not tax deductible?	6b		
7	Organizations that may receive deductible contributions under section 170(c).			
	Did the organization receive a payment in excess of \$75 made partly as a contribution and partly for goods and services provided to the payor?			No
	If "Yes," did the organization notify the donor of the value of the goods or services provided?	7b		
С	Did the organization sell, exchange, or otherwise dispose of tangible personal property for which it was required to file Form 8282?	7c		No
d	If "Yes," indicate the number of Forms 8282 filed during the year			
e	Did the organization receive any funds, directly or indirectly, to pay premiums on a personal benefit contract?	7e		No
f	Did the organization, during the year, pay premiums, directly or indirectly, on a personal benefit contract?	7f		No
g	If the organization received a contribution of qualified intellectual property, did the organization file Form 8899 as			
	required?	7g		
	If the organization received a contribution of cars, boats, airplanes, or other vehicles, did the organization file a Form 1098-C?	7h		
8	Sponsoring organizations maintaining donor advised funds.  Did a donor advised fund maintained by the sponsoring organization have excess business holdings at any time during the year?	8		
Q=	Did the sponsoring organization make any taxable distributions under section 4966?	9a		
	Did the sponsoring organization make a distribution to a donor, donor advisor, or related person?	9a 9b		
10	Section 501(c)(7) organizations. Enter	70		
	Initiation fees and capital contributions included on Part VIII, line 12   10a			
	Gross receipts, included on Form 990, Part VIII, line 12, for public use of club facilities  10b			
11	Section 501(c)(12) organizations. Enter			
	Gross income from members or shareholders			
	Gross income from other sources (Do not net amounts due or paid to other sources			
	against amounts due or received from them )			
12a	Section 4947(a)(1) non-exempt charitable trusts. Is the organization filing Form 990 in lieu of Form 1041?	12a		
b	If "Yes," enter the amount of tax-exempt interest received or accrued during the year			
13	Section 501(c)(29) qualified nonprofit health insurance issuers.			
а	Is the organization licensed to issue qualified health plans in more than one state? <b>Note.</b> See the instructions for additional information the organization must report on Schedule O	12-		
b	Enter the amount of reserves the organization is required to maintain by the states in which the organization is licensed to issue qualified health plans	13a		
С	Enter the amount of reserves on hand			
	Did the organization receive any payments for indoor tanning services during the tax year?	14a		No
	If "Yes," has it filed a Form 720 to report these payments? If "No," provide an explanation in Schedule O	14b		<u> </u>
	The payments of the payments of the provide an explanation in selection of the transfer of the payments of the		orm <b>99</b>	<b>0</b> (2016)

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Par	<b>TVI</b> Governance, Management, and DisclosureFor each "Yes" response to lines 2 through 7b below, and for a "No 8a, 8b, or 10b below, describe the circumstances, processes, or changes in Schedule O See instructions	" respo	nse to li	ines
				~
Sa	Check if Schedule O contains a response or note to any line in this Part VI	• •	• •	
36	ection A. Governing body and Management		Yes	No
1a	Enter the number of voting members of the governing body at the end of the tax year 4		163	140
	If there are material differences in voting rights among members of the governing body, or if the governing body delegated broad authority to an executive committee or similar committee, explain in Schedule O			
b	Enter the number of voting members included in line 1a, above, who are independent  1b  3			
2	Did any officer, director, trustee, or key employee have a family relationship or a business relationship with any other officer, director, trustee, or key employee?	2	Yes	
3	Did the organization delegate control over management duties customarily performed by or under the direct supervision of officers, directors or trustees, or key employees to a management company or other person? •	3		No
4	Did the organization make any significant changes to its governing documents since the prior Form 990 was filed?	4		No
5	Did the organization become aware during the year of a significant diversion of the organization's assets? .	5		No
6	Did the organization have members or stockholders?	6	Yes	
7a	Did the organization have members, stockholders, or other persons who had the power to elect or appoint one or more members of the governing body?	7a	Yes	
b	Are any governance decisions of the organization reserved to (or subject to approval by) members, stockholders, or persons other than the governing body?	7b	Yes	
8	Did the organization contemporaneously document the meetings held or written actions undertaken during the year by the following			
а	The governing body?	8a	Yes	
b	Each committee with authority to act on behalf of the governing body?	8b		No
9	Is there any officer, director, trustee, or key employee listed in Part VII, Section A, who cannot be reached at the organization's mailing address? <i>If "Yes," provide the names and addresses in Schedule O</i>	9		No
Se	ction B. Policies (This Section B requests information about policies not required by the Internal Revenu	e Code	2.)	
			Yes	No
10a	Did the organization have local chapters, branches, or affiliates?	10a		No
b	If "Yes," did the organization have written policies and procedures governing the activities of such chapters, affiliates, and branches to ensure their operations are consistent with the organization's exempt purposes?	10b		
11a	Has the organization provided a complete copy of this Form 990 to all members of its governing body before filing the form?	11a	Yes	
b	Describe in Schedule O the process, if any, used by the organization to review this Form 990			
12a	Did the organization have a written conflict of interest policy? If "No," go to line 13	12a	Yes	
b	Were officers, directors, or trustees, and key employees required to disclose annually interests that could give rise to conflicts?	12b	Yes	
С	Did the organization regularly and consistently monitor and enforce compliance with the policy? If "Yes," describe in Schedule O how this was done	12c	Yes	
13	Did the organization have a written whistleblower policy?	13	Yes	
14	Did the organization have a written document retention and destruction policy?	14	Yes	
15	Did the process for determining compensation of the following persons include a review and approval by independent persons, comparability data, and contemporaneous substantiation of the deliberation and decision?			
а	The organization's CEO, Executive Director, or top management official	15a	Yes	
b	Other officers or key employees of the organization	15b	Yes	
	If "Yes" to line 15a or 15b, describe the process in Schedule O (see instructions)			
16a	Did the organization invest in, contribute assets to, or participate in a joint venture or similar arrangement with a taxable entity during the year?	16a		No
b	If "Yes," did the organization follow a written policy or procedure requiring the organization to evaluate its participation in joint venture arrangements under applicable federal tax law, and take steps to safeguard the organization's exempt status with respect to such arrangements?	16b		
Se	ction C. Disclosure			
17	List the States with which a copy of this Form 990 is required to be filed▶			
18	Section 6104 requires an organization to make its Form 1023 (or 1024 if applicable), 990, and 990-T (501(c)(3)s only) available for public inspection. Indicate how you made these available. Check all that apply			
	Own website Another's website Upon request Other (explain in Schedule O)			
19	Describe in Schedule O whether (and if so, how) the organization made its governing documents, conflict of interest policy, and financial statements available to the public during the tax year			
20	State the name, address, and telephone number of the person who possesses the organization's books and records ►ARA WEBB 2500 BARTON CREEK BLVD AUSTIN, TX 78735 (512) 610-9407			

Part VII

(F)

 $\overline{\mathbf{V}}$ 

Compensation of Officers, Directors, Trustees, Key Employees, Highest Compensated Employees, and Independent Contractors

1a Complete this table for all persons required to be listed Report compensation for the calendar year ending with or within the organization's tax

- year

   List all of the organization's **current** officers, directors, trustees (whether individuals or organizations), regardless of amount
- of compensation Enter -0- in columns (D), (E), and (F) if no compensation was paid
- List all of the organization's current key employees, if any See instructions for definition of "key employee"
  List the organization's five current highest compensated employees (other than an officer, director, trustee or key employee)
- who received reportable compensation (Box 5 of Form W-2 and/or Box 7 of Form 1099-MISC) of more than \$100,000 from the organization and any related organizations

   List all of the organization's former officers, key employees, or highest compensated employees who received more than \$100,000
- of reportable compensation from the organization and any related organizations
- List all of the organization's **former directors or trustees** that received, in the capacity as a former director or trustee of the organization, more than \$10,000 of reportable compensation from the organization and any related organizations

  List persons in the following order individual trustees or directors, institutional trustees, officers, key employees, highest
- compensated employees, and former such persons

  Check this box if neither the organization nor any related organization compensated any current officer, director, or trustee

(A) Name and Title	(B) Average hours per week (list any hours for related	•	ne b	ox, ι n of or/t	t ch unle ficei rust	ss pers and a ee)	son	Reportable compensation from the organization (W- 2/1099-	Reportable compensation from related organizations (W- 2/1099-	(F) Estimated amount of other compensation from the organization and
	organizations below dotted line)	Individual trustee or director	Institutional Trustee	Officer	key employee	Highest compensated employee	Former	MISC)	MISC)	related organizations
(1) CHARLES B BREWER PRESIDENT (TILL 2/29/16)	2 00	х		x				0	387,613	1,458
(2) STAN WATERHOUSE PRESIDENT & CEO (FROM 3/1/16)	49 00 1 00 45 00	x		х				0	310,902	9,767
(3) JOE ANDERSON SECRETARY/TREASURER	1 00	х		х				0	35,400	0
(4) DAVID GOBBLE DIRECTOR	1 00 2 00	х						0	28,000	0
(5) JAN VAN SANT DIRECTOR	1 00	х						0	24,000	0
(6) NATE WEYAND EXECUTIVE DIRECTOR	40 00			×				189,734	0	13,404
(7) JOAN FORD DIRECTOR OF SALES & MARKETING	40 00 0 00					×		121,086	0	2,351
(8) SHAUNA EADES OCCUPATIONAL THERAPIST	40 00  0 00					×		104,896	0	1,562
(9) REFUGIO CUELLER DIRECTOR OF DINING SERVICES	40 00					×		100,550	0	1,026
										Form <b>990</b> (2016)

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**Section B. Independent Contractors** 

SENIOR QUALITY LIFESTYLES CORPORATION

GREYSTONE MANAGEMENT SERVICE CO LLC

15601 DALLAS PARKWAY SUITE 200

225 E JOHN CARPENTER FWY 700

KIMLEY-HORN AND ASSOCIATES INC

WATTINGER SERVICE COMPANY INC

compensation from the organization ▶ 7

ADDISON, TX 75001

IRVING, TX 75062

PO BOX 951640 DALLAS, TX 75395

PO BOX 150429 AUSTIN, TX 78715 TUMI STAFFING

PO BOX 592715 SAN ANTONIO, TX 78259

Form 990 (2016) Page 8 Part VII Section A. Officers, Directors, Trustees, Key Employees, and Highest Compensated Employees (continued) (B) (C) (D) (F) (E) Name and Title Average Position (do not check more Reportable Reportable Estimated

	hours per week (list any hours for related hours hours for related hours hours hours for related hours per than one box, unless per is both an officer and a director/trustee)							compensation from the organization (W-	compensation from related organizations (W-	amount of other compensation from the
	organizations below dotted line)	Individual trustee or director	Institutional Trustee	Officer	key employee	Highest compensated	Former	2/1099-MISC)	2/1099-MISC)	organization and related organizations
					Ц					_
1b Sub-Total c Total from continuation sheets to P		 n A .				<b>&gt;</b>				
d Total (add lines 1b and 1c)						<b>•</b>		516,266	785,915	29,568
Total number of individuals (including of reportable compensation from the			e list	ed al	bove]	) who	rece	eived more than \$1	00,000	
4										1 1

Complete this table for your five highest compensated independent contractors that received more than \$100,000 of compensation

5

(B)

Description of services

MANAGEMENT SERVICES

MANAGEMENT SERVICES

CONSTRUCTION SERVICES

CONSTRUCTION SERVICES

CONTRACT SERVICES

Νo

1,110,243

429,668

206,634

200,534

189,747

Form **990** (2016)

(C)

Compensation

Did any person listed on line 1a receive or accrue compensation from any unrelated organization or individual for

from the organization Report compensation for the calendar year ending with or within the organization's tax year

2 Total number of independent contractors (including but not limited to those listed above) who received more than \$100,000 of

services rendered to the organization  $^{\gamma}If$  "Yes," complete Schedule J for such person .

(A)

Name and business address

	Gub-Total			
d	Fotal (add lines 1b and 1c)	5		29,568
2	Total number of individuals (including but not limited to those listed above) who received more than \$100,000 of reportable compensation from the organization ► 4		Yes	No
3	Did the organization list any <b>former</b> officer, director or trustee, key employee, or highest compensated employee on line 1a? <i>If "Yes," complete Schedule J for such individual</i>	3		No
4	For any individual listed on line 1a, is the sum of reportable compensation and other compensation from the organization and related organizations greater than \$150,000? If "Yes," complete Schedule J for such			

Part		I Statement of	Revenue								rage <b>3</b>
				a respo	onse or note to any	line in th	ns Part VIII				🗆
				•		(/	<b>A)</b> evenue	(B) Related exem function	l or ot on	(C) Unrelated business revenue	(D) Revenue excluded from tax under sections
	18	Federated campaig	ns	1a				reveni	ie		512-514
ributions, Gifts, Grants Other Similar Amounts		<b>b</b> Membership dues		1b							
ira nou		· c Fundraising events		1c							
s. ( An		d Related organizatio		1d							
Gift		e Government grants (co		1e							
S. II		F All other contributions,	•								
tior sr S	'	and similar amounts n above		1f	5,553						
Contributions, Gifts, Grants and Other Similar Amounts	١,	Noncash contribution	ons included								
Contr and C		ın lınes 1a-1f \$									
<u>ت</u> ت	ŀ	Total.Add lines 1a-1	.f		<u></u> _		5,553				
H					Business	Code					
nev.	<b>2</b> a	RESIDENT SERVICES				623000	19,09	98,227	19,098,2	227	
Service Revenue	b			_							
₹	C										
3	d										
ram	e f	All other program se									
Program					19,0	98,227					
		Total.Add lines 2a-21  Investment income (ii			nterest and other	1		I			<u> </u>
		similar amounts) .			hterest, and other		436,467				436,467
		Income from investme		-	·						
	5	Royalties			<b>&gt;</b>						
	62	Gross rents	(ı) Rea	I	(II) Personal	1					
	b	Less rental expenses									
	c	: Rental income or				1					
	ال ا	(loss)				ļ					
	·	Net rental income o	(i) Securit		(II) Other						
	7a	Gross amount from sales of	. ,		-	1					
		assets other than inventory	40,1	.46,416							
	L	Less cost or									
		other basis and sales expenses	48,2	14,035							
	c	Gain or (loss)		-67,619		1					
	d	Net gain or (loss) .			<b>&gt;</b>	]	-67,619				-67,619
as a	8a	Gross income from for form for the control of the c		ents of							
Other Revenue		contributions reporte	ed on line 1c)								
eve		See Part IV, line 18				-					
ä		Less direct expense : Net income or (loss)		<b>b</b>   sına ev	ents 🕨	]					
the		Gross income from g	amıng actıvıt								
0		See Part IV, line 19		_							
	ŀ	Less direct expense	c	a b		-					
		: Net income or (loss)			les \blacktriangleright	]					
		Gross sales of invent	ory, less								
		returns and allowand	ces	а							
	b	Less cost of goods s	sold	b		1					
	c	Net income or (loss)	from sales of	ا invent:	ory <b>&gt;</b>	,					
		Miscellaneous	Revenue		Business Code						
	11	ameal revenue			900099		27,897		27,897		
	L	· <del></del>			900099		26,265		26,265		
	E	OTHER PERSONAL S	ERVICES		900099		20,203		20,203		
	,	COMMUNITY AND A	OMIN EEEC		900099		24,030		24,030		
	•	COMMUNITY AND AL	איייווא רבבט		300033		2.,030		2.,050		
	ď	All other revenue .					30,413		30,413		+
		Total. Add lines 11a			•		•				
	12	: <b>Total revenue.</b> See	Instructions				108,605		-		
					<u> </u>		19,581,233	<u> </u> 1	9,206,832		0 368,848 Form <b>990</b> (2016)

Form 990 (2016)				Page <b>10</b>
Part IX Statement of Functional Expenses				
Section 501(c)(3) and 501(c)(4) organizations must complete all c	_	·	, ,	
Check If Schedule O contains a response or note to an		(B)	(C)	· · · 🖳
Do not include amounts reported on lines 6b, 7b, 8b, 9b, and 10b of Part VIII.	(A) Total expenses	Program service expenses	Management and general expenses	(D) Fundraisingexpenses
1 Grants and other assistance to domestic organizations and domestic governments See Part IV, line 21				
<b>2</b> Grants and other assistance to domestic individuals See Part IV, line 22				
<b>3</b> Grants and other assistance to foreign organizations, foreign governments, and foreign individuals. See Part IV, line 15 and 16				
4 Benefits paid to or for members				
<b>5</b> Compensation of current officers, directors, trustees, and key employees	203,138	182,824	20,314	
<b>6</b> Compensation not included above, to disqualified persons (as defined under section 4958(f)(1)) and persons described in section 4958(c)(3)(B)				
7 Other salaries and wages	7,627,916	6,865,124	762,792	
<b>8</b> Pension plan accruals and contributions (include section 401 (k) and 403(b) employer contributions)				
9 Other employee benefits	1,009,620	908,658	100,962	
<b>10</b> Payroll taxes	619,347	557,412	61,935	
11 Fees for services (non-employees)				
a Management	950,307		950,307	
<b>b</b> Legal	56,966	51,269	5,697	
c Accounting	45,176	40,658	4,518	
<b>d</b> Lobbying				
e Professional fundraising services See Part IV, line 17				
<b>f</b> Investment management fees	66,356	59,720	6,636	
g Other (If line 11g amount exceeds 10% of line 25, column (A) amount, list line 11g expenses on Schedule O)	958,925	863,036	95,889	
12 Advertising and promotion	196,261	176,635	19,626	
13 Office expenses	310,940	279,846	31,094	
<b>14</b> Information technology	127,156	114,440	12,716	
15 Royalties				
<b>16</b> Occupancy	1,262,593	1,136,334	126,259	
<b>17</b> Travel	153,636	138,272	15,364	
<b>18</b> Payments of travel or entertainment expenses for any federal, state, or local public officials •				
19 Conferences, conventions, and meetings	8,368		8,368	
<b>20</b> Interest	2,451,706	2,206,535	245,171	
21 Payments to affiliates				
22 Depreciation, depletion, and amortization	3,452,876	3,107,588	345,288	
23 Insurance	85,586	77,027	8,559	
24 Other expenses Itemize expenses not covered above (List miscellaneous expenses in line 24e If line 24e amount exceeds 10% of line 25, column (A) amount, list line 24e expenses on Schedule O )				
a DINING	1,599,558	1,599,558	0	
b NURSING AND ASSISTED LI	495,795	495,795	0	
c REPAIRS & MAINTENANCE	280,056	252,050	28,006	
d LOSS ON SETTLEMENT	250,000	225,000	25,000	
e All other expenses	261,566	223,833	37,733	

22,473,848

19,561,614

2,912,234

0

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25 Total functional expenses. Add lines 1 through 24e

26 Joint costs. Complete this line only if the organization reported in column (B) joint costs from a combined educational campaign and fundraising solicitation

Check here ▶ ☐ If following SOP 98-2 (ASC 958-720)

	Beginning of year		End of year
1 Cash-non-interest-bearing	5,586,183	1	3,084,300
2 Savings and temporary cash investments	6,619,009	2	4,223,260
3 Pledges and grants receivable, net		3	
4 Accounts receivable, net	1,710,232	4	1,285,074
P I and all an arrange black from a compart and from an afficiency document.			

3	Pledges and grants receivable, net		3	
4	Accounts receivable, net	1,710,232	4	
5	Loans and other receivables from current and former officers, directors, trustees, key employees, and highest compensated employees. Complete Part II of Schedule L		5	
6	Loans and other receivables from other disqualified persons (as defined under section 4958(f)(1)), persons described in section 4958(c)(3)(B), and contributing employers and sponsoring organizations of section 501(c)(9)		6	

voluntary employees' beneficiary organizations (see instructions) Complete Part II of Schedule L Assets Notes and loans receivable, net . . 7 Inventories for sale or use . 57.562 8 73.296 172.951

10a

10b

104,765,432

25,336,624

Prepaid expenses and deferred charges . 10a Land, buildings, and equipment cost or other

Investments—publicly traded securities .

Investments—other securities See Part IV, line 11 .

**Total assets.**Add lines 1 through 15 (must equal line 34) .

Escrow or custodial account liability Complete Part IV of Schedule D

key employees, highest compensated employees, and disqualified

Secured mortgages and notes payable to unrelated third parties

Unsecured notes and loans payable to unrelated third parties

complete lines 27 through 29, and lines 33 and 34.

Organizations that do not follow SFAS 117 (ASC 958), check here 

and complete lines 30 through 34.

Paid-in or capital surplus, or land, building or equipment fund . . .

Retained earnings, endowment, accumulated income, or other funds

Loans and other payables to current and former officers, directors, trustees,

Other liabilities (including federal income tax, payables to related third parties,

Organizations that follow SFAS 117 (ASC 958), check here 🕨 🗹 and

Investments-program-related See Part IV, line 11

basis Complete Part VI of Schedule D

Intangible assets . . . . .

Other assets See Part IV, line 11 .

Accounts payable and accrued expenses

Tax-exempt bond liabilities . . .

persons Complete Part II of Schedule L .

and other liabilities not included on lines 17-24)

Capital stock or trust principal, or current funds

Total liabilities and net assets/fund balances

Total liabilities. Add lines 17 through 25 .

b Less accumulated depreciation

Grants payable . .

Deferred revenue . .

Complete Part X of Schedule D

Temporarily restricted net assets

Permanently restricted net assets

Total net assets or fund balances

Unrestricted net assets

11

12

13

14

15

16

17

18

19

20

21

23

24

26

27

28

29

31

32

33

34

Liabilities 22

Fund Balances

Assets or 30

Net

9

10c

11

12

13

14

15

16

17

18

19

20

21

22 23

24

25

26

27

28

29

30

31

32

33

34

77.886.341

10.793.918

14.176.243

1.379.676

1,721,268

6,616,966

50,761,204

94.190.631

153,960,069

-35.577.954

-35,577,954

118.382.115

670.000

118,382,115

126,141

79,428,808

14.271.334

13.820.353

1.028.302

3.926,495

6,476,597

49,712,016

94.899.007

155,769,115

-38,428,247

-38,428,247

117.340.868

Form **990** (2016)

755,000

117.340.868

☐ Both consolidated and separate basis

2c

3a

3b

Yes

No

Form 990 (2016)

✓ Separate basis

Audit Act and OMB Circular A-133?

Consolidated basis

c If "Yes," to line 2a or 2b, does the organization have a committee that assumes responsibility for oversight of the audit, review, or compilation of its financial statements and selection of an independent accountant?

audit or audits, explain why in Schedule O and describe any steps taken to undergo such audits

If the organization changed either its oversight process or selection process during the tax year, explain in Schedule O

3a As a result of a federal award, was the organization required to undergo an audit or audits as set forth in the Single

b If "Yes," did the organization undergo the required audit or audits? If the organization did not undergo the required

## **Additional Data**

Software Version:

EIN: 20-1203479

Name: BARTON CREEK SENIOR LIVING CENTER INC

Software ID:

Form 990 (2016)

Form 990 (2016)

Form 990, Part III, Line 4a:

A CCRC LIFE CARE COMMUNITY FEATURING INDEPENDENT LIVING. ASSISTED LIVING. MEMORY CARE. AND SKILLED NURSING

eme	GKA	APHIC Prii	nt - DO NOT P	ROCESS	As Filed Data -			DLN: 9	3493319158127
SCI	IED	ULE A		Public C	harity Statu	s and Pub	olic Supp	ort	OMB No 1545-0047
(For	m 990			te if the org	janization is a secti	ion <b>501</b> (c)(3) c	rganization o		2016
990E	<b>(Z</b> )				4947(a)(1) nonexe ▶ Attach to Form 9				2010
		the Treasury	▶ Inform		Schedule A (Form			ıctions is at	Open to Public Inspection
Name	e of th	ue Service le organiza			www.ns.go	<u>, , , , , , , , , , , , , , , , , , , </u>		Employer identific	<u>_</u>
ARTO	N CREE	EK SENIOR LIV	ING CENTER INC					20-1203479	
Pai					s (All organizations			See instructions.	
	rganız		•		t is (For lines 1 thro	•	•	/A>/!>	
1					ociation of churches			(A)(I).	
2					)(A)(ii). (Attach Sch	•	• • • • • • • • • • • • • • • • • • • •		
3		·	•	•	ce organization descr				
4	Ш		esearch organiza and state	tion operated	in conjunction with	a hospital descri	bed in section	170(b)(1)(A)(iii). E	nter the hospital's
5			ation operated fo (iv). (Complete I		of a college or univer	sity owned or op	erated by a gov	ernmental unit descri	bed in <b>section 170</b>
6	П			•	governmental unit de	scribed in <b>sectio</b>	n 170(b)(1)(A	۸)(v).	
7		An organiza	ation that normal	ly receives a	substantial part of its	s support from a	governmental u	ınıt or from the gener	al public described in
8	_		'0(b)(1)(A)(vi) ty trust describer		Part II ) <b>170(b)(1)(A)(vi)</b> (	Complete Part II	. )		
9								with a land-grant coll	aga or university or a
					e instructions Enter t				ege or university or a
LO	<b>✓</b>							s, membership fees, a	
		ınvestment		elated busine	ss taxable income (le			than 331/3% of its su sses acquired by the c	
.1		An organiza	ation organized a	nd operated	exclusively to test for	public safety S	ee section 509	(a)(4).	
2		more public	ly supported org	anızatıons de		<b>09(a)(1)</b> or <b>sec</b>	tion 509(a)(2	s of, or to carry out th <b>).</b> See <b>section 509(</b> a s 12e. 12f. and 12g	
а		Type I. A s	supporting organ	zation operat	ted, supervised, or co	ontrolled by its si	upported organi	zation(s), typically by	
			n(s) the power to <b>Part IV, Sectior</b>		point or elect a majo	rity of the direct	ors or trustees o	of the supporting orga	nization You must
b		manageme		ıng organızat	ion vested in the sam			organization(s), by havinge the supported orga	
С		Type III fo	unctionally inte	<b>grated.</b> A su				nd functionally integra	ted with, its
d		Type III n functionally	on-functionally integrated The	<b>integrated.</b> organization	A supporting organi	zation operated i y a distribution r	n connection wi	th its supported orgar I an attentiveness req	
e		Check this	box if the organiz	zation receive	ed a written determin	ation from the IF	RS that it is a Ty	pe I, Type II, Type II	I functionally
f	Enter		or Type III non- of supported ord		ntegrated supporting	organization			
g					ported organization(s	5)			
(i)Na		supported o		(ii)EIN	(iii) Type of	(iv		(v)	(vi)
					organization (described on lines 1- 10 above (see instructions))	Is the organize your governin		Amount of monetary support (see instructions)	Amount of other support (see instructions)
						Voc	N-		
						Yes	No		
				-					
Total									

Sch	nedule A (Form 990 or 990-EZ) 2016						Page <b>2</b>
P	art II Support Schedule for	Organizations	Described in S	ections 170(b	)(1)(A)(iv) ar	d 170(b)(1)(A	(vi)
	(Complete only if you ch	ecked the box o	n line 5, 7, 8, o	r 9 of Part I or i	f the organization	on failed to quali	
	III. If the organization fa	ails to qualify un	der the tests lis	ted below, plea:	se complete Par	t III.)	
	Section A. Public Support		T	ı		1	
	Calendar year (or fiscal year beginning in) ▶	(a)2012	<b>(b)</b> 2013	(c)2014	(d)2015	<b>(e)</b> 2016	(f)Total
1	Gifts, grants, contributions, and						
-	membership fees received (Do not						
	include any "unusual grant ")						
2	Tax revenues levied for the						
	organization's benefit and either paid to or expended on its behalf						
3	The value of services or facilities						
_	furnished by a governmental unit to						
	the organization without charge						
4	Total. Add lines 1 through 3						
5	The portion of total contributions by each person (other than a						
	governmental unit or publicly						
	supported organization) included on						
	line 1 that exceeds 2% of the amount						
_	shown on line 11, column (f)						
6	<b>Public support.</b> Subtract line 5 from line 4						
	Section B. Total Support	1	•		•	•	
	Calendar year	(a)2012	<b>(b)</b> 2013	(c)2014	(d)2015	(e)2016	(f)Total
_	(or fiscal year beginning in) ▶	(4)2012	(6)2013	(6)2014	(4)2013	(0)2010	(1)10tai
7							
8	Gross income from interest, dividends, payments received on						
	securities loans, rents, royalties and						
	income from similar sources						
9							
	activities, whether or not the						
10	business is regularly carried on Other income Do not include gain or						
10	loss from the sale of capital assets						
	(Explain in Part VI )						
11	<del>_</del> _						
4.5	10 Gross receipts from related activities,	etc (see instruction	l ns)			12	
13	First five years. If the Form 990 is fo	=				-	anization,
	check this box and stop here				<u> </u>	<u> ▶ ∟</u>	
	Section C. Computation of Public	• •		(6)			
	Public support percentage for 2016 (III			column (f))		14	
	Public support percentage for 2015 Sc					15	
16	a <b>33 1/3% support test—2016.</b> If the	e organization did r	not check the box	on line 13, and lir	ne 14 is 33 1/3% o	r more, check this	
	and <b>stop here.</b> The organization qual						ightharpoons
b	<b>33 1/3% support test—2015.</b> If th	ie organization did	not check a box of	on line 13 or 16a,	and line 15 is 33 i	/3% or more, chec	k this
	box and <b>stop here.</b> The organization						▶□
<b>17</b> a	a 10%-facts-and-circumstances test						
	is 10% or more, and if the organization in Part VI how the organization meets						
		the racts-and-cire	cumstances test	The organization	quaimes as a pubi	iciy supported	. □
	organization	rt_2015 If the	raanization did ===	t chack a hay as !	mo 12 165 164	or 17a and line	▶⊔
b	10%-facts-and-circumstances tes 15 is 10% or more, and if the organization						
	Explain in Part VI how the organization						
	supported organization			-	•	•	▶ □
18	B 1 1 6 1 11 7611	on did not check a	box on line 13, 1	6a, 16b, 17a, or 1	.7b, check this box	and see	· <b>—</b>
	instructions		, -	. , ,	,		<b>▶</b> □
					Schodu	le Δ (Form 990 o	r 990-F7) 2016

Part III	Support Schedule for Organizations Described in Section 509(a)(2)				
	(Complete only if you checked the box on line 10 of Part I or if the organization failed to qualify under Part II. If				
	the organization fails to qualify under the tests listed below, please complete Part II.)				
Section A. Public Support					

ŀ	art III Support Schedule fo						
	(Complete only if you					to qualify under	Part II. If
-	the organization fails ection A. Public Support	to quality under	the tests listed	pelow, please co	mpiete Part II.)		
31	Calendar year						
	(or fiscal year beginning in) ▶	(a)2012	<b>(b)</b> 2013	(c)2014	(d)2015	<b>(e)</b> 2016	(f)Total
1	Gifts, grants, contributions, and membership fees received (Do not include any "unusual grants")	18,186		36,500		5,553	60,239
2	Gross receipts from admissions, merchandise sold or services performed, or facilities furnished in any activity that is related to the organization's tax-exempt purpose	19,792,647	18,254,725	19,515,700	19,309,287	19,098,227	95,970,586
3	Gross receipts from activities that are not an unrelated trade or business under section 513						
4	Tax revenues levied for the organization's benefit and either paid to or expended on its behalf						
5	The value of services or facilities furnished by a governmental unit to the organization without charge						
6	Total. Add lines 1 through 5	19,810,833	18,254,725	19,552,200	19,309,287	19,103,780	96,030,825
7a	Amounts included on lines 1, 2, and 3 received from disqualified persons						0
b	Amounts included on lines 2 and 3 received from other than disqualified persons that exceed the greater of \$5,000 or 1% of the						0
c	amount on line 13 for the year Add lines 7a and 7b						0
8	<b>Public support.</b> (Subtract line 7c from line 6 )						96,030,825
S	ection B. Total Support						
	Calendar year	(a)2012	<b>(b)</b> 2013	(c)2014	(d)2015	(e)2016	(f)Total
9	(or fiscal year beginning in) ► Amounts from line 6	19,810,833	18,254,725	19,552,200	19,309,287	19,103,780	96,030,825
.0a	Gross income from interest, dividends, payments received on securities loans, rents, royalties and income from similar sources	248,282	273,307	393,618	321,510	436,467	1,673,184
b	Unrelated business taxable income (less section 511 taxes) from businesses acquired after June 30, 1975						
C	Add lines 10a and 10b	248,282	273,307	393,618	321,510	436,467	1,673,184
11	Net income from unrelated business activities not included in line 10b, whether or not the business is regularly carried on						
12	Other income Do not include gain or loss from the sale of capital assets (Explain in Part VI )	1,195,109	94,436	100,917	105,352	108,605	1,604,419
13 l4	Total support. (Add lines 9, 10c, 11, and 12)  First five years. If the Form 990 is	21,254,224 for the organization	18,622,468	20,046,735	19,736,149	19,648,852	99,308,428
.4	check this box and <b>stop here</b>	ior the organization	ir o moc, second, ti	ma, router, or file	. tan yeur as a sect		<b>▶</b> □
S	ection C. Computation of Public	Support Perce	entage				
15	Public support percentage for 2016 (			column (f))		15	96 700 %
16	Public support percentage from 2015			. , ,		16	96 890 %

Section D. Computation of Investment Income Percentage Investment income percentage for 2016 (line 10c, column (f) divided by line 13, column (f))

17

1 680 %

17 Investment income percentage from 2015 Schedule A, Part III, line 17 18

1 410 %

not more than 33 1/3%, check this box and stop here. The organization qualifies as a publicly supported organization

▶□

19a 331/3% support tests—2016. If the organization did not check the box on line 14, and line 15 is more than 33 1/3%, and line 17 is not more than 33 1/3%, check this box and stop here. The organization qualifies as a publicly supported organization b 33 1/3% support tests - 2015. If the organization did not check a box on line 14 or line 19a, and line 16 is more than 33 1/3% and line 18 is

20

Private foundation. If the organization did not check a box on line 14, 19a, or 19b, check this box and see instructions

Part IV Supporting Organizations (Complete only if you checked a box on line 12 of Part I If you checked 12a of Part I, complete Sections A and B If you checked 12b of

Part I, complete Sections A and C If you checked 12c of Part I, complete Sections A, D, and E If you checked 12d of Part I, complete

7

8

10a

Schedule A (Form 990 or 990-EZ) 2016

Sections A and D, and complete Part V ) Section A. All Supporting Organizations Yes No

1	Are all of the organization's supported organizations listed by name in the organization's governing documents?  If "No," describe in <b>Part VI</b> how the supported organizations are designated. If designated by class or purpose,			
	describe the designation If historic and continuing relationship, explain	1		
2	Did the organization have any supported organization that does not have an IRS determination of status under section 509 (a)(1) or (2)? If "Yes," explain in <b>Part VI</b> how the organization determined that the supported organization was described			
	ın section 509(a)(1) or (2)	2		
3a	Did the organization have a supported organization described in section 501(c)(4), (5), or (6)? If "Yes," answer (b) and (c)			
	below	1 - '		l

	(a)(1) or (2)? If "Yes," explain in <b>Part VI</b> how the organization determined that the supported organization was described in section $509(a)(1)$ or (2)	L
	W 20010 305 (4)(1) 01 (2)	L
	Did the organization have a supported organization described in section 501(c)(4), (5), or (6)? If "Yes," answer (b) and (c)	Ĺ
	below	ſ
•	Did the organization confirm that each supported organization qualified under section 501(c)(4), (5), or (6) and satisfied the public support tests under section 509(a)(2)? If "Yes," describe in <b>Part VI</b> when and how the organization made the	

	III Section 309(a)(1) or (2)	2	i	
3a	Did the organization have a supported organization described in section 501(c)(4), (5), or (6)? If "Yes," answer (b) and (c)			
	below	3a		
b	the public support tests under section 509(a)(2)? If "Yes," describe in <b>Part VI</b> when and how the organization made the			
	determination			
c	Did the organization ensure that all support to such organizations was used exclusively for section 170(c)(2)(B) purposes?			
	If "Yes," explain in <b>Part VI</b> what controls the organization put in place to ensure such use			

	below	3a	
b	Did the organization confirm that each supported organization qualified under section $501(c)(4)$ , $(5)$ , or $(6)$ and satisfied the public support tests under section $509(a)(2)$ ? If "Yes," describe in <b>Part VI</b> when and how the organization made the		
	determination		
С	Did the organization ensure that all support to such organizations was used exclusively for section 170(c)(2)(B) purposes?		
	If "Yes," explain in <b>Part VI</b> what controls the organization put in place to ensure such use	3с	
4a	Was any supported organization not organized in the United States ("foreign supported organization")? If "Yes" and if you		
	checked 12a or 12b in Part I, answer (b) and (c) below		
	Did the eventualities have obtained and discussion in deciding whather to make make to the fewers commented	$\Box$	

		30	l	
С	Did the organization ensure that all support to such organizations was used exclusively for section 170(c)(2)(B) purposes?			
	If "Yes," explain in <b>Part VI</b> what controls the organization put in place to ensure such use			
a	Was any supported organization not organized in the United States ("foreign supported organization")? If "Yes" and if you			
	checked 12a or 12b ın Part I, answer (b) and (c) below			
b	Did the organization have ultimate control and discretion in deciding whether to make grants to the foreign supported			
	organization? If "Yes," describe in <b>Part VI</b> how the organization had such control and discretion despite being controlled or supervised by or in connection with its supported organizations	4b		
c	Did the organization support any foreign supported organization that does not have an IRS determination under sections			
	501(c)(3) and 509(a)(1) or (2)? If "Yes," explain in <b>Part VI</b> what controls the organization used to ensure that all support			

	to the foleigh supported organization was used exclusively for section 170(e)(2)(b) purposes	4c	
5a	Did the organization add, substitute, or remove any supported organizations during the tax year? If "Yes," answer (b) and (c) below (if applicable) Also, provide detail in <b>Part VI</b> , including (i) the names and EIN numbers of the supported organizations added, substituted, or removed, (ii) the reasons for each such action, (iii) the authority under the organization's organizing document authorizing such action, and (iv) how the action was accomplished (such as by		
	amendment to the organizing document)	5a	
b	Type I or Type II only. Was any added or substituted supported organization part of a class already designated in the organization's organizing document?	5b	
С	Substitutions only. Was the substitution the result of an event beyond the organization's control?	5c	
6	Did the organization provide support (whether in the form of grants or the provision of services or facilities) to anyone other than (i) its supported organizations, (ii) individuals that are part of the charitable class benefited by one or more of its		

6

7

8

9a

9b

9с

10a

10b

Schedule A (Form 990 or 990-EZ) 2016

supported organizations, or (III) other supporting organizations that also support or benefit one or more of the filing

Did the organization provide a grant, loan, compensation, or other similar payment to a substantial contributor (defined in section 4958(c)(3)(C)), a family member of a substantial contributor, or a 35% controlled entity with regard to a

Was the organization controlled directly or indirectly at any time during the tax year by one or more disqualified persons as defined in section 4946 (other than foundation managers and organizations described in section 509(a)(1) or (2))? If "Yes,"

Did one or more disqualified persons (as defined in line 9a) hold a controlling interest in any entity in which the supporting

Did a disqualified person (as defined in line 9a) have an ownership interest in, or derive any personal benefit from, assets in

Was the organization subject to the excess business holdings rules of section 4943 because of section 4943(f) (regarding

Did the organization have any excess business holdings in the tax year? (Use Schedule C, Form 4720, to determine whether

certain Type II supporting organizations, and all Type III non-functionally integrated supporting organizations)? If "Yes,"

Did the organization make a loan to a disqualified person (as defined in section 4958) not described in line 7? If "Yes,"

organization's supported organizations? If "Yes," provide detail in Part VI.

complete Part I of Schedule L (Form 990 or 990-EZ)

the organization had excess business holdings)

organization had an interest? If "Yes," provide detail in Part VI.

provide detail in Part VI.

answer line 10b below

substantial contributor? If "Yes," complete Part I of Schedule L (Form 990 or 990-EZ)

which the supporting organization also had an interest? If "Yes," provide detail in Part VI.

Par	** Supporting Organizations (continued)			
			Yes	No
11	Has the organization accepted a gift or contribution from any of the following persons?			
а	A person who directly or indirectly controls, either alone or together with persons described in (b) and (c) below, the			
	governing body of a supported organization?	11a		
b	A family member of a person described in (a) above?	11b		
c	A 35% controlled entity of a person described in (a) or (b) above? If "Yes" to a, b, or c, provide detail in Part VI	11c		
C-	ection B. Type I Supporting Organizations			
se	ection B. Type I Supporting Organizations		Yes	No
1	Did the directors, trustees, or membership of one or more supported organizations have the power to regularly appoint of	ır 🗀	1.03	""
	elect at least a majority of the organization's directors or trustees at all times during the tax year? If "No," describe in Pa			
	<b>VI</b> how the supported organization(s) effectively operated, supervised, or controlled the organization's activities. If the organization had more than one supported organization, describe how the powers to appoint and/or remove directors or			
	trustees were allocated among the supported organizations and what conditions or restrictions, if any, applied to such			
	powers during the tax year	1		
2	Did the organization operate for the benefit of any supported organization other than the supported organization(s) that			
	operated, supervised, or controlled the supporting organization? If "Yes," explain in <b>Part VI</b> how providing such benefit carried out the purposes of the supported organization(s) that operated, supervised or controlled the supporting			
	organization	2		
			•	•
Se	ection C. Type II Supporting Organizations		Yes	N.
1	Were a majority of the organization's directors or trustees during the tax year also a majority of the directors or trustees	of [	res	No
1	were a majority of the organization's directors of trustees during the tax year also a majority of the directors of trustees each of the organization's supported organization(s)? If "No," describe in <b>Part VI</b> how control or management of the	or		
	supporting organization was vested in the same persons that controlled or managed the supported organization(s)			
		1		
				•
Se	ection D. All Type III Supporting Organizations		T.	
	Did the appropriate provide to each of the growth of account to the last the cold of the cold of the	,	Yes	No
1	Did the organization provide to each of its supported organizations, by the last day of the fifth month of the organization tax year, (i) a written notice describing the type and amount of support provided during the prior tax year, (ii) a copy of			
	Form 990 that was most recently filed as of the date of notification, and (III) copies of the organization's governing			
	documents in effect on the date of notification, to the extent not previously provided?	<u> </u>	-	<u> </u>
2	Were any of the organization's officers directors or trustoes either (1) appointed or elected by the supported arrangement	n 1		
2	Were any of the organization's officers, directors, or trustees either (i) appointed or elected by the supported organization (s) or (ii) serving on the governing body of a supported organization? If "No," explain in <b>Part VI</b> how the organization	"		
	maintained a close and continuous working relationship with the supported organization(s)	<u> </u>		
_	Divinion of the valeting described in (2) did the surround of	2		
3	By reason of the relationship described in (2), did the organization's supported organizations have a significant voice in torganization's investment policies and in directing the use of the organization's income or assets at all times during the t			
	year? If "Yes," describe in <b>Part VI</b> the role the organization's supported organizations played in this regard	3		
	ection E. Type III Functionally-Integrated Supporting Organizations			
1	Check the box next to the method that the organization used to satisfy the Integral Part Test during the year (see instr	actions)		
a				
b				
С	The organization supported a governmental entity Describe in <b>Part VI</b> how you supported a government entity (	see instru	ictions)	)
2	Activities Test Answer (a) and (b) below.	_	Yes	No
a	Did substantially all of the organization's activities during the tax year directly further the exempt purposes of the			
	supported organization(s) to which the organization was responsive? If "Yes," then in <b>Part VI identify those supporte</b> organizations and explain how these activities directly furthered their exempt purposes, how the organization was	<b>3</b>		
	responsive to those supported organizations, and how the organization determined that these activities constituted	<u> </u>		
	substantially all of its activities	2a		
b	Did the activities described in (a) constitute activities that, but for the organization's involvement, one or more of the organization's supported organization(s) would have been engaged in? If "Yes," explain in Part VI the reasons for the			
	organization's position that its supported organization(s) would have engaged in these activities but for the organization	s		
_	involvement	2b		
3	Parent of Supported Organizations Answer (a) and (b) below.	_		
а	Did the organization have the power to regularly appoint or elect a majority of the officers, directors, or trustees of each the supported organizations? Provide details in Part VI.	of <b>3a</b>		
h	Did the organization exercise a substantial degree of direction over the policies, programs and activities of each of its	$\vdash$	1	
,	supported organizations? If "Yes," describe in <b>Part VI.</b> the role played by the organization in this regard	3b		
		,	1	

-	Add lifles 1 till odgif 5			
5	Depreciation and depletion	5		
6	Portion of operating expenses paid or incurred for production or collection of gross income or for management, conservation, or maintenance of property held for production of income (see instructions)	6		
7	Other expenses (see instructions)	7		
8	Adjusted Net Income (subtract lines 5, 6 and 7 from line 4)	8		
	Section B - Minimum Asset Amount		(A) Prior Year	(B) Current Year (optional)
1	Aggregate fair market value of all non-exempt-use assets (see instructions for short tax year or assets held for part of year)	1		
а	Average monthly value of securities	1a		
b	Average monthly cash balances	<b>1</b> b		
c	Fair market value of other non-exempt-use assets	1c		
d	Total (add lines 1a, 1b, and 1c)	1d		
е	<b>Discount</b> claimed for blockage or other factors (explain in detail in Part VI)			
2	Acquisition indebtedness applicable to non-exempt use assets	2		
3	Subtract line 2 from line 1d	3		
4	Cash deemed held for exempt use Enter 1-1/2% of line 3 (for greater amount, see instructions)	4		
5	Net value of non-exempt-use assets (subtract line 4 from line 3)	5		
6	Multiply line 5 by 035	6		
7	Recoveries of prior-year distributions	7		
8	Minimum Asset Amount (add line 7 to line 6)	8		

d	Total (add lines 1a, 1b, and 1c)	1d	
е	<b>Discount</b> claimed for blockage or other factors (explain in detail in Part VI)		
2	Acquisition indebtedness applicable to non-exempt use assets	2	
3	Subtract line 2 from line 1d	3	
4	Cash deemed held for exempt use Enter 1-1/2% of line 3 (for greater amount, see instructions)	4	
5	Net value of non-exempt-use assets (subtract line 4 from line 3)	5	
6	Multiply line 5 by 035	6	
7	Recoveries of prior-year distributions	7	
8	Minimum Asset Amount (add line 7 to line 6)	8	
	Section C - Distributable Amount		Current Year
1	Adjusted net income for prior year (from Section A, line 8, Column A)	1	
2	Enter 85% of line 1	2	
3	Minimum asset amount for prior year (from Section B, line 8, Column A)	3	
4	Enter greater of line 2 or line 3	4	
5	Income tax imposed in prior year	5	
6	<b>Distributable Amount.</b> Subtract line 5 from line 4, unless subject to emergency temporary reduction (see instructions)	6	

Schedule A (Form 990 or 990-EZ) (2016)

e Excess from 2016. . . .

lines 1, 2, 3b, 3c, 4b, 4c, 5a, 6, 9a, 9b, 9c, 11a, 11b, and 11c; Part IV, Section B, lines 1 and 2; Part IV, Section C, line 1; Part IV, Section D, lines 2 and 3; Part IV, Section E, lines 1c, 2a, 2b, 3a and 3b; Part V, line 1; Part V,
Section B, line 1e; Part V Section D, lines 5, 6, and 8; and Part V, Section E, lines 2, 5, and 6. Also complete this part for any additional information. (See instructions).
Facts And Circumstances Test

990 Schedule A, Supplemen	tal Information
Return Reference	Explanation
SCHEDULE A, PART III, LINE 12, EXPLANATION OF OTHER INCOME	ACCOMMODATION - 2012 AMOUNT \$ 10,403 2013 AMOUNT \$ 13,943 2014 AMOUNT \$ 12,140 2015 AMOUNT \$ 12,220 2016 AMOUNT \$ 13,880 MISCELLANEOUS INCOME - 2012 AMOUNT \$ 4,089 2013 AMOUNT \$ -7,594 2014 AMOUNT \$ -12,501 2015 AMOUNT \$ -14,304 2016 AMOUNT \$ -10,558 BEAUTY/BARBER REVENUE - 2012 AMOUNT \$ 28,227 2013 AMOUNT \$ 13,799 2014 AMOUNT \$ 15,1 00 2015 AMOUNT \$ 34,135 2016 AMOUNT \$ 26,265 MEAL FEES - 2012 AMOUNT \$ 29,755 2013 AMOUNT \$ 24,883 2014 AMOUNT \$ 32,902 2015 AMOUNT \$ 32,207 2016 AMOUNT \$ 27,897 DRY CLEANING LAUNDRY - 2012 AMOUNT \$ 19,699 2013 AMOUNT \$ 13,200 2014 AMOUNT \$ 39,229 20 15 AMOUNT \$ 20,218 2016 AMOUNT \$ 13,390 REPAIR MAINTENANCE - 2012 AMOUNT \$ 14,176 20 13 AMOUNT \$ 3,617 2014 AMOUNT \$ 5,952 2015 AMOUNT \$ 12,691 2016 AMOUNT \$ 13,701 CO MMUNITY AND ADMIN FEES - 2012 AMOUNT \$ 24,030 SETTLEMENT INCOME - 2012 AMOUNT \$ 1,063,7 30
	CLEANING LAUNDRY - 2012 AMOUNT \$ 19,699 2013 AMOUNT \$ 13,200 2014 AMOUNT \$ 39,229 20 15 AMOUNT \$ 20,218 2016 AMOUNT \$ 13,390 REPAIR MAINTENANCE - 2012 AMOUNT \$ 14,176 20 13 AMOUNT \$ 3,617 2014 AMOUNT \$ 5,952 2015 AMOUNT \$ 12,691 2016 AMOUNT \$ 13,701 CO MMUNITY AND ADMIN FEES - 2012 AMOUNT \$ 25,030 2013 AMOUNT \$ 32,588 2014 AMOUNT \$ 8,09 5 2015 AMOUNT \$ 8,185 2016 AMOUNT \$ 24,030 SETTLEMENT INCOME - 2012 AMOUNT \$ 1,063,7

Schedule A (Form 990 or 990-F7) 2016

efile GRAPHIC print - DO NOT PROCESS **SCHEDULE D** 

As Filed Data -

**Supplemental Financial Statements** 

▶ Complete if the organization answered "Yes," on Form 990, Part IV, line 6, 7, 8, 9, 10, 11a, 11b, 11c, 11d, 11e, 11f, 12a, or 12b.

Attach to Form 990. OMB No 1545-0047

DLN: 93493319158127

Inspection

Department of the Treasury Internal Revenue Service Name of the organization

(Form 990)

Information about Schedule D (Form 990) and its instructions is at www.irs.gov/form990. Employer identification number

Open to Public

BAI	RTON CREEK SENIOR LIVING CENTER INC				20-12034	170	
Pä	Organizations Maintaining Donor Complete of the organization answere						
	, ,	(a) Donor advised			(b)Fund	s and other accou	nts
1	Total number at end of year				• •		
2	Aggregate value of contributions to (during year)						
3	Aggregate value of grants from (during year)						
4	Aggregate value at end of year						
5	Did the organization inform all donors and donor funds are the organization's property, subject to t				dvised	□ Y	es 🗌 No
6	Did the organization inform all grantees, donors, used only for charitable purposes and not for the conferring impermissible private benefit?					e <b></b>	es 🗌 No
Pa	rt II Conservation Easements. Complet	e if the organization ar	nswered	"Yes" on For	m 990, Par	t IV, line 7.	
1	Purpose(s) of conservation easements held by the	e organization (check all tl	hat apply)				
	$\square$ Preservation of land for public use (e g , rec	reation or education)	☐ Pre	servation of ar	n historically	ımportant land ar	rea
	Protection of natural habitat		☐ Pre	servation of a	certified hist	toric structure	
	Preservation of open space						
2	Complete lines 2a through 2d if the organization heasement on the last day of the tax year	held a qualified conservati	on contrib	oution in the fo		servation eld at the End of	the Year
а	Total number of conservation easements				2a		
b	Total acreage restricted by conservation easemen				2b		
C	Number of conservation easements on a certified		` '		2c		
d	Number of conservation easements included in (c) structure listed in the National Register	) acquired after 8/17/06, a	and not or	n a historic	2d		
3	Number of conservation easements modified, trar tax year ▶	nsferred, released, extingu	ushed, or	terminated by	the organiz	ation during the	
4	Number of states where property subject to conse	ervation easement is locat	ed <b>&gt;</b>				
5	Does the organization have a written policy regard and enforcement of the conservation easements i	ding the periodic monitori t holds?	ng, insped	ction, handling	of violations	s,	□ No
6	Staff and volunteer hours devoted to monitoring,  •	inspecting, handling of vio	olations, a	nd enforcing c	onservation	easements during	the year
7	Amount of expenses incurred in monitoring, insper	ecting, handling of violatio	ns, and e	nforcing consei	rvation ease	ments during the	year
8	Does each conservation easement reported on lin	e 2(d) above satisfy the re	equiremei	nts of section 1	.70(h)(4)(B)	(1)	
	and section 170(h)(4)(B)(ii)?					☐ Yes	□ No
9	In Part XIII, describe how the organization report balance sheet, and include, if applicable, the text the organization's accounting for conservation eas	of the footnote to the org					
Pai	Organizations Maintaining Collect Complete if the organization answere				ner Simila	r Assets.	
1a	If the organization elected, as permitted under SF art, historical treasures, or other similar assets he provide, in Part XIII, the text of the footnote to it.	eld for public exhibition, e	ducation,	or research in			orks of
b	If the organization elected, as permitted under SF historical treasures, or other similar assets held fo following amounts relating to these items	FAS 116 (ASC 958), to rep	ort in its	revenue stater			
	(i) Revenue included on Form 990, Part VIII, line 1				•	\$	
(	ii)Assets included in Form 990, Part X				•	\$	
2	If the organization received or held works of art, following amounts required to be reported under				ancıal gaın, p		
а	Revenue included on Form 990, Part VIII, line 1				•	\$	
b	Assets included in Form 990, Part X				<b>&gt;</b>	\$	
For	Paperwork Reduction Act Notice, see the Instr	uctions for Form 990.		Cat No	52283D	Schedule D (For	m 990) 2016

Par	t III	Organizations Maint	aining Coll	ections of Ar	t, Histor	ical T	reasu	ires, or	Other	Similar A	ssets (	(continued)	)
3		g the organization's acquisition s (check all that apply)	on, accessior	, and other reco	rds, check	any of	the fo	llowing th	nat are a	sıgnıfıcant	use of it	s collection	ו
а		Public exhibition			d		Loan	or excha	nge prog	rams			
b		Scholarly research			e		Othe	r					
c		Preservation for future gen	erations										
4	Provi Part	de a description of the orgar XIII	nızatıon's coll	ections and expl	ain how th	ey furtl	ner the	e organiza	ation's ex	empt purp	ose in		
5		ng the year, did the organiza ss to be sold to raise funds ra								ular	□ Y	es 🗆	No
Pa	rt IV	Escrow and Custodia Complete if the organia X, line 21.			Form 990	), Part	IV, lı	ne 9, or	reporte	ed an amo	unt on	Form 990	), Part
1a		e organization an agent, trus ded on Form 990, Part X?	stee, custodia	n or other interr	mediary for	contri	bution	s or othe	r assets	not	□ <b>Y</b>	es 🗸	No
b	If "Ye	es," explain the arrangemen	t ın Part XIII	and complete th	e following	table		Γ			Amount	:	_
С	Begir	nning balance							1c				
d	Addıt	ions during the year							1d				
е	Distr	butions during the year							1e				
f	Endır	ng balance							1f				
<b>2</b> a	Dıd t	he organization include an a	mount on Fo	rm 990, Part X, I	ine 21, for	escrov	or cu	ıstodıal ad	count lia	bility?	<b></b> ✓ Y	es 🗆	No.
ь	TF "Va	es," explain the arrangement	t in Part VIII	Check here if th	e evnlanat	uon had	heen	provided	lin Part \	<b>/</b> 111			
	rt V	Endowment Funds. (											·
1 4		Lildowillent Fullus.	zompiete ii	(a)Current year		rior yea				(d)Three ye		(e)Four ye	ears back
1a	Beginn	ning of year balance		, ,		,							
b	Contril	butions											
С	Net inv	vestment earnings, gains, ar	nd losses										
d	Grants	or scholarships									-		
e		expenditures for facilities ograms											
f	Admın	istrative expenses											
g	End of	year balance											
2	Provi	de the estimated percentage	of the curre	nt year end bala	nce (line 1	g, colu	mn (a)	)) held as	 ;				
а	Board	d designated or quasi-endow	/ment ▶	·	•								
ь	Perm	anent endowment >											
c	Temp	porarily restricted endowmer	nt 🕨										
·		percentages on lines 2a, 2b,		d equal 100%									
За		here endowment funds not i	n the posses	sion of the organ	ization tha	t are h	eld an	d adminis	stered fo	r the			
	-	nization by									Гэ	Yes	No
		nrelated organizations .				•						a(i) a(ii)	<del> </del>
b		related organizations es" on 3a(ii), are the related	organization	s listed as requir	ed on Sche	• • • edule R	? .				<u> </u>	3b	+
4		ribe in Part XIII the intended	_										<u> </u>
Pa	rt VI	Land, Buildings, and	Equipmen	ıt.									
		Complete if the organiz			orm 990	, Part	IV, lır				rt X, lır		
	Descr	iption of property	(a) Cost or oth (investme		Cost or other	basis (d	other)	(c)Accu	mulated d	epreciation		(d)Book va	lue
1a	Land					5,0	00,000						5,000,000
	Buildin	<u> </u>				88,9	75,653			21,490,462			67,485,191
		nold improvements											
		nent				3,1	77,019			1,895,081			1,281,938
	Other			+			12,760			1,951,081			5,661,679
		lines 1a through 1e (Columi	n (d) must ed	jual Form 990, P	art X, colu					<b>&gt;</b>			79,428,808

Part VII	<b>Investments—Other Securities.</b> Complete if the See Form 990, Part X, line 12.	ne organization a	answered 'Yes' on	Form 990, Part	IV, line 11b.
	(a) Description of security or category (including name of security)	(b)Book value		(c)Method of valuet or end-of-year m	
	derivatives			e or end or year in	arrive raide
( <b>3)</b> Other	neld equity interests	12.000		_	
(A) BNY MEI (A)	LLON	13,820,	353	F	
(B)					
(C)					
(D)					
(E)					
(F)					
(G)					
(H)					
Total. (Colum	in (b) must equal Form 990, Part X, col (B) line 12 )	13,820,	353		
Part VIII				n Form 990, Parl	IV, line 11c.
	See Form 990, Part X, line 13.  (a) Description of investment	(b) Book va	alue	(c) Method of val	
(1)			Cos	t or end-of-year m	arket value
(2)					
(3)					
(4)					
(5)					
(6)					
(7)					
(8)					
(9)					
	nn (b) must equal Form 990, Part X, col (B) line 13 )	<b>•</b>			
Part IX	Other Assets. Complete if the organization answered	Yes' on Form 990	), Part IV, line 11d	See Form 990, Part	
(1)	(a) Description	1			(b) Book value
(2)					
(3)					
(4)					
(5)					
(6)					
(7)					
(8)					
(9)					
Total. (Colu	ımn (b) must equal Form 990, Part X, col (B) line 15 )			•	
Part X	<b>Other Liabilities.</b> Complete if the organization a See Form 990, Part X, line 25.	nswered 'Yes' o	n Form 990, Part :	IV, line 11e or 1	lf.
1.	(a) Description of liability	(	b) Book value		
(1) Federal	income taxes				
RESIDENT D	DEPOSIT LIABILITIES		33,000		
	E ENTRANCE FEE LIABILITY		94,625,406		
PAYABLE TO (4)	, 34rc		240,601		
(5)					
(6)					
(7)					
(8)					
(9)					
	nn (b) must equal Form 990, Part X, col (B) line 25 )	<u> </u>	04 900 007		
	or uncertain tax positions. In Part XIII, provide the text of	f the footnote to th	94,899,007 ne organization's fina	l ancial statements t	nat reports the

Add lines 4a and 4b .

Other losses .

Schedule D (Form 990) 2016

Part XI

2

а

b

c

d

e

b

Part XII

5

1

2

b

d

е 3

а

b

c

Part XIII

5

4

3

4

42.322

66,355

5,553

2e

3

4c

2e

3

4c

5

66,355

5.553

Reconciliation of Revenue per Audited Financial Statements With Revenue per Return

2a

2b

2c

2d

4a

4b

2a

2b

2c 2d

4b

Explanation

Reconciliation of Expenses per Audited Financial Statements With Expenses per Return. Complete if the organization answered 'Yes' on Form 990, Part IV, line 12a.

Page 4

42,322

71,908

19,581,233

22,401,940

22.401.940

71,908

22,473,848

Schedule D (Form 990) 2015

19.509.325

Add lines <b>2a</b> t	hrough <b>2d</b>												
Subtract line 2	<b>ខe</b> from line	<b>1</b>			•								
Amounts inclu	ded on For	n 9	90,	Part	VIII	, lın	e 12	2, bu	ut no	ot or	ı lıne	<b>1</b>	
Investment ex	penses not	inc	lude	ed or	n For	m 9	90.	Par	t VII	II. lu	ne 7	b	

Other (Describe in Part XIII ) . . . . .

Donated services and use of facilities .

Prior year adjustments . . .

Other (Describe in Part XIII ) . Add lines 2a through 2d .

Subtract line 2e from line 1 .

Add lines 4a and 4b .

Return Reference

See Additional Data Table

Total expenses and losses per audited financial statements .

Amounts included on line 1 but not on Form 990, Part IX, line 25

Amounts included on Form 990, Part IX, line 25, but not on line 1: Investment expenses not included on Form 990, Part VIII, line 7b .

Other (Describe in Part XIII ) . . . . .

Supplemental Information

Net unrealized gains (losses) on investments . . .

Donated services and use of facilities .

Recoveries of prior year grants . . . Other (Describe in Part XIII ) . .

Amounts included on line 1 but not on Form 990, Part VIII, line 12

Total revenue Add lines 3 and 4c. (This must equal Form 990, Part I, line 12) . . . . . . .

Total expenses Add lines 3 and 4c. (This must equal Form 990, Part I, line 18) . . . . . . . .

Provide the descriptions required for Part II, lines 3, 5, and 9, Part III, lines 1a and 4, Part IV, lines 1b and 2b,

Part V, line 4, Part X, line 2, Part XI, lines 2d and 4b, and Part XII, lines 2d and 4b Also complete this part to provide any additional information

Page <b>5</b>		Schedule D (Form 990) 2015		
	ormation (continued)	Part XIII Supplemental Info		
	Explanation	Return Reference		

Schedule D (Form 990) 2016

## Additional Data

Software ID: Software Version:

**EIN:** 20-1203479

Name: BARTON CREEK SENIOR LIVING CENTER INC.

Supplemental Information

Return Reference

Explanation
ESCROW AND CUSTODIAL ARRANGEMENTS THE ORGANIZATION REQUIRES FUTURE RESIDENT
SERVE SPACE AT THE COMMUNITY TO PAY A DEPOSIT OF \$15,000 OF THE ADVANCE FEE WHIC

Evalanation

PART IV, LINE 2B TS WISHING TO REQUIRED UPON RESIDENCY THE DEPOSITS ARE HELD IN AN INTEREST-BEARING ACCOUNT UNTIL RESIDE NCY IS ESTABLISHED AT WHICH TIME THE RESIDENT PAYS THE BALANCE OF THE REQUIRED ENTRANCE FE E THE RESIDENT'S DEPOSIT IS RESTRICTED BY THE TEXAS DEPARTMENT OF INSURANCE UNTIL THE RES IDENT TAKES OCCUPANCY OF AN APARTMENT

Supplemental Information				
Return Reference	Explanation			
PART X, LINE 2	FIN 48 (ASC 740) FOOTNOTE FOLLOWING IS THE TEXT FROM THE FOOTNOTES OF THE ORGANIZATION'S A UDITED FINANCIAL STATEMENTS THE ORGANIZATION IS A NON-FOR-PROFIT CORPORATION AND IS EXEMP T FROM FEDERAL INCOME TAX UNDER SECTION 501(C)(3) OF THE IRC FOR THE YEARS ENDED DECEMBER 31, 2016 AND 2015, THE ORGANIZATION HAD NO MATERIAL UNRELATED BUSINESS INCOME ACCORDINGL Y, NO PROVISION FOR FEDERAL INCOME TAX HAS BEEN MADE IN THE ACCOMPANYING FINANCIAL STATEME NTS THE ORGANIZATION EVALUATES TAX POSITIONS TAKEN OR EXPECTED TO BE TAKEN IN THE COURSE OF PREPARING THE ORGANIZATION'S TAX RETURNS TO DETERMINE WHETHER THE TAX POSITIONS ARE MOR E LIKELY THAN NOT OF BEING SUSTAINED BY THE APPLICABLE TAX AUTHORITY TAX POSITIONS NOT DE EMED TO MEET THE MORE LIKELY THAN NOT THRESHOLD WOULD BE RECORDED AS A TAX BENEFIT OR EXPENSE IN THE CURRENT YEAR RECONCILIATION IS NOT PROVIDED HEREIN, AS THE BEGINNING AND ENDIN G AMOUNTS OF UNRECOGNIZED BENEFITS ARE ZERO, WITH NO INTERIM ADDITIONS, REDUCTIONS, OR SET TLEMENTS HOWEVER, THE CONCLUSIONS REGARDING ACCOUNTING FOR UNCERTAINTY IN INCOME TAXES WI  LL BE SUBJECT TO REVIEW AND MAY BE ADJUSTED AT A LATER DATE BASED ON FACTORS INCLUDING, BU T NOT LIMITED TO, ONGOING ANALYSIS OF TAX LAWS, REGULATIONS, AND INTERPRETATIONS THEREOF THE ORGANIZATION'S INFORMATIONAL RETURNS FILED IN THE U S FEDERAL JURISDICTION ARE GENERA LLY SUBJECT TO EXAMINATION FOR THREE YEARS AFTER THE LATER OF THE DUE DATE OR DATE OF FILI NG AS A RESULT, THE ORGANIZATION IS NO LONGER SUBJECT TO INCOME TAX EXAMINATIONS BY TAX A UTHORITIES FOR YEARS PRIOR TO 2013			

Supplemental Information					
Return Reference	Explanation				
PART XI, LINE 4B - OTHER ADJUSTMENTS	\$5,553 CONTRIBUTIONS RECLASSED TO REVENUE FROM EXPENSES				

Supplemental Information	
Return Reference	Explanation
PART XII, LINE 4B - OTHER ADJUSTMENTS	\$5,553 CONTRIBUTIONS RECLASSED TO REVENUE FROM EXPENSES

## Schedule J

## **Compensation Information**

For certain Officers, Directors, Trustees, Key Employees, and Highest Compensated Employees

► Complete if the organization answered "Yes" on Form 990, Part IV, line 23.

► Attach to Form 990.

► Information about Schedule J (Form 990) and its instructions is at <a href="https://www.irs.gov/form990">www.irs.gov/form990</a>.

OMB No 1545-0047

DLN: 93493319158127

2015

Open to Public Inspection

Department of the Treasury Internal Revenue Service

(Form 990)

iternal Revenue

**Employer identification number** Name of the organization BARTON CREEK SENIOR LIVING CENTER INC 20-1203479 **Questions Regarding Compensation** Yes No Check the appropriate box(es) if the organization provided any of the following to or for a person listed on Form 990, Part VII, Section A, line 1a Complete Part III to provide any relevant information regarding these items First-class or charter travel Housing allowance or residence for personal use Travel for companions Payments for business use of personal residence Tax idemnification and gross-up payments Health or social club dues or initiation fees Discretionary spending account Personal services (e.g., maid, chauffeur, chef) If any of the boxes in line 1a are checked, did the organization follow a written policy regarding payment or reimbursement or provision of all of the expenses described above? If "No," complete Part III to explain 1b Did the organization require substantiation prior to reimbursing or allowing expenses incurred by all directors, trustees, officers, including the CEO/Executive Director, regarding the items checked in line 1a? 2 Indicate which, if any, of the following the filing organization used to establish the compensation of the organization's CEO/Executive Director Check all that apply Do not check any boxes for methods used by a related organization to establish compensation of the CEO/Executive Director, but explain in Part III Compensation committee Written employment contract Independent compensation consultant Compensation survey or study Form 990 of other organizations Approval by the board or compensation committee During the year, did any person listed on Form 990, Part VII, Section A, line 1a with respect to the filing organization or a related organization Receive a severance payment or change-of-control payment? 4a Yes 4b Participate in, or receive payment from, a supplemental nonqualified retirement plan? Νo Participate in, or receive payment from, an equity-based compensation arrangement? 4c Νo If "Yes" to any of lines 4a-c, list the persons and provide the applicable amounts for each item in Part III Only 501(c)(3), 501(c)(4), and 501(c)(29) organizations must complete lines 5-9. For persons listed on Form 990, Part VII, Section A, line 1a, did the organization pay or accrue any compensation contingent on the revenues of The organization? 5а Νo 5h Any related organization? Νo If "Yes," on line 5a or 5b, describe in Part III For persons listed on Form 990, Part VII, Section A, line 1a, did the organization pay or accrue any compensation contingent on the net earnings of The organization? 6a Νo 6b Any related organization? Νo If "Yes," on line 6a or 6b, describe in Part III For persons listed on Form 990, Part VII, Section A, line 1a, did the organization provide any non-fixed payments not described in lines 5 and 6? If "Yes," describe in Part III 7 Νo Were any amounts reported on Form 990, Part VII, paid or accured pursuant to a contract that was subject to the initial contract exception described in Regulations section 53 4958-4(a)(3)? If "Yes," describe ın Part III 8 Νo If "Yes" on line 8, did the organization also follow the rebuttable presumption procedure described in Regulations section 53 4958-6(c)?

Schedule J (Form 990) 2015

Page 2

3/1/16)

3 NATE WEYAND

EXECUTIVE DIRECTOR

instructions, on row (ii) Do not list any individuals that are not listed on Form 990, Part VII Note. The sum of columns (B)(I)-(III) for each listed individual must equal the total amount of Form 990, Part VII, Section A, line 1a, applicable column (D) and (E) amounts for that individual

(A) Name and Title		(B) Breakdown of	f W-2 and/or 1099-MIS	SC compensation	(C) Retirement and		(E) Total of columns			
		Base (1) compensation	Base Banus & uncentive Other reportable Compensation		benefits	(B)(ı)-(D)	column(B) reported as deferred on prior Form 990			
1 CHARLES B BREWER PRESIDENT (TILL 2/29/16)		0	0	0	0	0	0	0		
, , ,	(ii)	78,453	0	309,160	1,400	58	389,071	0		
2 STAN WATERHOUSE	(i)	0	0	0	0	0	0	0		

5,684

5,780

4.083

7,624

320,669

203,138

PRESIDENT & CEO (FROM

43,669

310,902

146,065

Schedule 3 (1 offil 990) 2013								
Part III Supplemental Information								
Provide the information, explanation, or descriptions required for Part I, lines 1a, 1b, 3, 4a, 4b, 4c, 5a, 5b, 6a, 6b, 7, and 8, and for Part II Also complete this part for any additional information								
Return Reference	Explanation							
PART I, LINE 4A	SEVERANCE PAYMENT CHARLES BREWER, CEO AND PRESIDENT OF SENIOR QUALITY LIFESTYLES CORPORATION, THE RELATED SUPPORTING ORGANIZATION, RECEIVED A SEVERANCE PAYMENT IN THE AMOUNT OF \$309,160 20 PER HIS SEPARATION AGREEMENT HIS SEVERANCE PAYMENT IS INCLUDED IN HIS W-2 REPORTABLE COMPENSATION ON FORM 990, PART VII							
FORM 990, SCHEDULE J, PART II	COMPENSATION OF THE EXECUTIVE DIRECTOR THE EXECUTIVE DIRECTOR AND OTHER KEY EMPLOYEES ARE PAID THROUGH THE RELATED							

Schodula 1 (Form 990) 2015

Schedule J (Form 990) 2015

ef	ile GRAPHIC print - DO NO	T PROCESS As	Filed Data -								DLN: 9	34933:	1915	8127
Schedule K (Form 990)  Supplemental Information of Complete if the organization answered "Yes" to Form					990, Part	[V, line 24	a. Provide de	escriptions,				$01^{\frac{1545}{1}}$		
Depa	artment of the Treasury	, and any additional ▶ Attach to Form 99	0.		Open to Public									
	rnal Revenue Service	▶Informatio	n about Schedule K	(Form 990) and its	instruction	s is at <u>ww</u>	w.irs.gov/fo	<u>rm990</u> .	Emplo	vor idon	tification	spectio	n	
Name of the organization BARTON CREEK SENIOR LIVING CENTER INC									20-12	•	tilication	IIuiiibei		
P	art I Bond Issues													
	(a) Issuer name (b) Issuer EIN (c) CUSIP # (d) Date issued		(e) Issue price (f) Description of purpose			e <b>(g)</b> De	(g) Defeased		On f of er	(i) Pool financing				
									Yes	No	Yes	No	Yes	No
A	TARRANT COUNTY CULT ED FACILITIES FINANCE CORP	04-3833551	87638RFP7	10-29-2015	52,0		FUNDING OF MMUNITY REI			Х		Х		X
Pā	Proceeds					'			<u>'</u>					
						A		С		D				
1	Amount of bonds retired													
2	Amount of bonds legally defeas													
3	·					52,213,86	54							
4						3,702,96	50							
5	5 Capitalized interest from proceeds													
6														
7						1,017,66	55							
8	Credit enhancement from proce													
9	Working capital expenditures fr													
10	Capital expenditures from proceeds					2,783,30	08							
11	Other spent proceeds				33,941,013									
12	Other unspent proceeds					10,768,918								
13	Year of substantial completion													
					Yes	No	Yes	No	Yes	No		Yes	Г	No
14	Were the bonds issued as part	of a current refunding	gıssue <sup>?</sup>		X									
15	5 Were the bonds issued as part of an advance refunding issue?					Х								
16	Has the final allocation of proceeds been made?					Х								
17	Does the organization maintain proceeds?				х									
Pa	rt IIII Private Business Us													
					A B C					D				
1	Was the organization a partner financed by tax-exempt bonds				Yes	No X	Yes	No	Yes	No		Yes	<del>  '</del>	No
2	Are there any lease arrangeme property?	nts that may result in	private business use		Х									
For	Panerwork Reduction Act Noti				Ca	t No 5019	3E	•		S	chedule	K (Forr	n 990	1 2016

Page 2

D

D

Schedule K (Form 990) 2016

Nο

Yes

C

C

Nο

Yes

Χ

Α

No

Х

Χ

Х

Х

Χ

Yes

Χ

Α

Х

Χ

В

Nο

Yes

- unrelated trade or business activity carried on by your organization, another section 501(c)(3)
- Does the bond issue meet the private security or payment test? . . .

If "Yes" to line 8a, enter the percentage of bond-financed property sold or disposed of . . . If "Yes" to line 8a, was any remedial action taken pursuant to Regulations sections 1 141-12

Has the organization established written procedures to ensure that all nonqualified bonds of

Has there been a sale or disposition of any of the bond-financed property to a nongovernmental person other than a 501(c)(3) organization since the bonds were

Penalty in Lieu of Arbitrage Rebate? . . . If "No" to line 1, did the following apply? . . . .

Rebate not due yet? . . . . . .

hedge with respect to the bond issue?

Exception to rebate? . . . . . . . . .

If "Yes" to line 2c, provide in Part VI the date the rebate computation was performed . . . . . . Is the bond issue a variable rate issue? . . . .

Was the hedge superintegrated? . . . . . . 

Arbitrage

Part IV

c

the issue are remediated in accordance with the requirements under

Has the issuer filed Form 8038-T, Arbitrage Rebate, Yield Reduction and

Has the organization or the governmental issuer entered into a qualified

Schedule K (Form 990) 2016

Arbitrage (Continued)

the GIC satisfied? . . . . . . . . .

requirements of section 148? . . .

applicable regulations?

Return Reference

SCHEDULE K, PART II, LINE 3

Was the regulatory safe harbor for establishing the fair market value of

Were any gross proceeds invested beyond an available temporary

Has the organization established written procedures to monitor the

**Procedures To Undertake Corrective Action** 

Has the organization established written procedures to ensure that violations of federal tax requirements are timely identified and corrected through the

voluntary closing agreement program if self-remediation is not available under

Part IV

(GIC)?

period?

Part V

Part VI

(GIC)		
Name of provider		
Term of GIC		

Supplemental Information. Provide additional information for responses to questions on Schedule K (see instructions).

ADDITIONAL PROCEEDS PROCEEDS OF THE ISSUE ON PART II-LINE 3 INCLUDE INVESTMENT PROCEEDS IN

ADDITION TO THE SALES PROCEEDS OF THE ISSUE REPORTED IN PART I-COLUMN E

**Explanation** 

Yes

Х

No

Х

Yes

No

Yes

No

Page 3

No

No

D

Yes

Yes

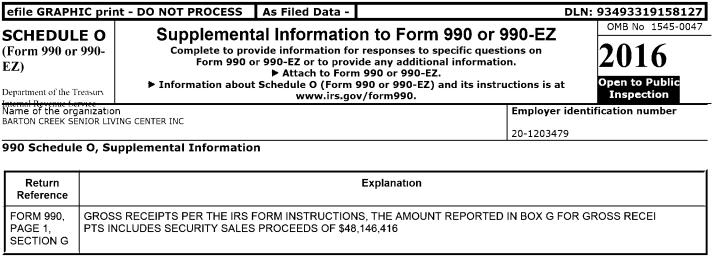
Return Reference	Explanation
	MANAGEMENT AND SERVICE CONTRACTS THE ORGANIZATION HAS DETERMINED THAT THE COMMUNITY'S MANAGEMENT AND SERVICES CONTRACTS MEET THE SAFE HARBOR PROVISIONS UNDER REV PROC 97-13, 1997-1 C B 632

S

Return Reference	Explanation
SCHEDULE K, PART V	PROCEDURES TO UNDERTAKE CORRECTIVE ACTION BARTON CREEK SENIOR LIVING CENTER, INC (THE "CORPORATION") WILL CONSIDER ADOPTING SPECIFIC WRITTEN PROCEDURES TO ENSURE TIMELY CORRECTION OF POTENTIAL VIOLATIONS OF FEDERAL TAX REQUIREMENTS RELATED TO ITS BOND ISSUE THROUGH THE USE OF THE VOLUNTARY CLOSING AGREEMENT PROGRAM IF SELF-REMEDIATION IS NOT AVILABLE UNDER APPLICABLE REGULATIONS HOWEVER, THE CORPORATION HAS COVENANTED IN ITS MASTER TRUST INDENTURE AND OTHER DOCUMENTS RELATED TO ITS BOND ISSUE TO COMPLY WITH ALL APPLICABLE FEDERAL TAX REQUIREMENTS RELATED TO ITS BOND ISSUE AND THE CORPORATION MAY NOT TAKE CERTAIN ACTIONS, SUCH AS A DISPOSITION OF THE PROJECT OR DEFEASANCE OR REFUNDING OF THE BOND ISSUE, WITHOUT FIRST OBTAINING AN OPINION OF BOND COUNSEL THAT SUCH ACTIONS WILL NOT CAUSE THE BOND ISSUE TO FAIL TO MEET THE FEDERAL TAX REQUIREMENTS APPLICABLE TO THE BOND ISSUE ADDITIONALLY, THE CORPORATION WAS CONVENANTED TO MAINTAIN ALL REQUIRED RECORDS RELATED TO ITS BOND ISSUE FOR FEDERAL TAX COMPLIANCE AND ENGAGES AN EXPERT TO COMPUTE THE CORPORATION'S POTENTIAL REBATE LIABILITY UNDER APPLICABLE ARBITRAGE REBATE REGULATIONS EACH YAER TO ENSURE TIMELY COMPLIANCE WITH THESE REQUIREMENTS

Return Reference	Explanation
	ARBITRAGE REBATE BASED ON THE REBATE COMPUTATIONS DATED 10/31/16, NO REBATE LIABILITY EXISTS AND REPORTING TO THE IRS IS NOT REQUIRED AT THIS TIME

Return Reference	Explanation
SCHEDULE K, PART III, LINE S AND PART IV, LINE 7	WRITTEN MONITORING PROCEDURES THE ORGANIZATION HAS REPRESENTED THAT IT WILL, AND COVENANTED TO, COMPLY WITH ALL TAX REQUIREMENTS IMPOSED BY THE CODE TO SATISFY SECTIONS 141 AND 145 THROUGH 150 OF THE CODE IN THE TAX CERTIFICATE AND LOAN AGREEMENT RELATED TO THE TAX-EXEMPT BOND ISSUE OTHER THAN THESE REPRESENTATIONS AND COVENANTS, THE ORGANIZATION HAS NOT ADOPTED POSTISSUANCE MONITORING PROCEDURES THE ORGANIZATION REALIZES THAT POST-ISSUANCE MONITORING PROCEDURES ARE AN IMPORTANT TOOL IN THE MANAGEMENT OF ISSUES ARISING AFTER TAX-EXEMPT BONDS ARE ISSUED WHILE THE ORGANIZATION DOES NOT CURRENTLY HAVE DETAILED WRITTEN PROCEDURES, IT HOWEVER HAS CONSULTANTS, WITH WHOM IT CONSULTS FROM TIME TO TIME ON AN AD HOC BASIS, INCLUDING BOND COUNSEL, TO ENSURE ONGOING COMPLIANCE WITH TAX AND SECURITIES LAWS IN ADDITION, THE ORGANIZATION IS CONSIDERING ESTABLISHING ADDITIONAL POST-ISSUANCE MONITORING PROCEDURES TO ENSURE CONTINUED COMPLIANCE WITH SECTIONS 141 AND 145 THROUGH 150 OF THE CODE



Return Explanation
Reference

FORM 990	BENEVOLENT CARE THE ORGANIZATION PROVIDES CARE TO RESIDENTS WHO MEET CERTAIN CRITERIA UNDE
	R ITS BENEVOLENT CARE POLICY WITHOUT CHARGE OR AT AMOUNTS LESS THAN ITS ESTABLISHED RATES
	BECAUSE THE ORGANIZATION DOES NOT PURSUE COLLECTION OF AMOUNTS DETERMINED TO QUALIFY AS B
	ENEVOLENT CARE, THEY ARE NOT REPORTED AS REVENUE SUCH RESIDENTS ARE IDENTIFIED BASED ON F
	INANCIAL INFORMATION ORTAINED FROM THE RESIDENT AND SURSECUENT ANALYSES

Return Explanation Reference

FORM 990. I INVESTMENT OF TAX-EXEMPT BOND PROCEEDS THE INVESTMENT YIELD DID NOT EXCEED THE YIELD ON TH PART IV. E BONDS, AND THEREFORE, NO REBATE OF ANY ARBITRAGE IS DUE

LINE 24B

Return Explanation

FORM 990,	EMPLOYEES REPORTED THROUGH OUTSOURCED PROFESSIONAL EMPLOYER ORGANIZATION THE ORGANIZATION
PART V,	DID NOT ISSUE FORM W-2S DIRECTLY THE INDIVIDUALS THAT COMPRISE THE TOTAL LISTED ON LINE
LINE 2(B)	2(A) ARE CONSIDERED EMPLOYEES OF THE ORGANIZATION FOR THE PURPOSES OF PART V HOWEVER, THE
	ORGANIZATION UTILIZES A PROFESSIONAL EMPLOYER ORGANIZATION, AUREON HR, INC (EIN 42-1368
	750), WHICH IS THE EMPLOYER OF RECORD, ISSUES ALL W-2S AND ACTS AS AN OUTSOURCED HUMAN RES
	OURCES PAYROLL DEPARTMENT FOR THE ORGANIZATION

# Return Explanation Reference

990 Schedule O, Supplemental Information

FORM 990,
PART VI,
SECTION A,
LINE 2

BUSINESS RELATIONSHIPS AMONG BOARD OF DIRECTORS THE FOLLOWING BOARD MEMBERS MAINTAIN A BUS
INESS RELATIONSHIP WITH EACH OTHER DUE TO COMMON PARTICIPATION AS OFFICERS OR DIRECTORS OF
VARIOUS OTHER RELATED NOT-FOR-PROFIT ENTITIES BY WHICH ONE OR MORE OF THE INDIVIDUALS IS
COMPENSATED CHARLES B BREWER (TILL 2/29/16) STAN WATERHOUSE (FROM 3/1/16) JOE ANDERSON D
AVID GOBBLE JAN VAN SANT

Return Reference	Explanation
FORM 990, PART VI, SECTION A, LINE 6	CORPORATE MEMBER SENIOR QUALITY LIFESTYLES CORPORATION (SQLC) IS THE SOLE MEMBER OF THE OR GANIZATION SQLC ACTS AS A SUPPORTING ORGANIZATION, PROVIDING OVERSIGHT, DIRECTION, AND GO VERNANCE SUPPORT, AND WILL MAKE GRANTS AND/OR PROVIDE OTHER FORMS OF FINANCIAL ASSISTANCE AS NEEDED SQLC, AS THE SOLE MEMBER, HAS AUTHORITY TO ELECT BOARD MEMBERS OF THE ORGANIZAT ION SQLC, AS THE SOLE MEMBER OF THE ORGANIZATION, HAS ALL OF THE TYPICAL RIGHTS AFFORDED TO A MEMBER OF A TEXAS NONPROFIT CORPORATION, SUCH AS THE RIGHT TO APPROVE ANY AMENDMENTS TO THE ARTICLES OF INCORPORATION OR BYLAWS, AND THE RIGHT TO APPROVE ANY PROPOSED DISSOLUT ION OF THE ORGANIZATION

Return
Reference

Explanation

Explanation

FORM 990, SEE PART VI, SECTION A, LINE 6 FOR EXPLANATION
PART VI,
SECTION A,
LINE 7A

Return Explanation
Reference

LINE 7B

FORM 990, SEE PART VI, SECTION A, LINE 6 FOR EXPLANATION PART VI, SECTION A,

Return Explanation
Reference

FORM 990, DOCUMENTATION OF COMMITTEES LINE 8B IS ANSWERED NO BECAUSE THERE ARE NO COMMITTEES IN PLAC E WITH AUTHORITY TO ACT ON BEHALF OF THE GOVERNING BODY AT THIS TIME SECTION A, LINE 8B

Return Explanation

FORM 990, FORM 990 REVIEW PROCESS THE BOARD MEMBERS OF BARTON CREEK SENIOR LIVING CENTER AND SENIOR QUALITY LIFESTYLES CORPORATION REVIEW THE FORM 990 UPON COMPLETION THE BOARD REVIEW AND A SECTION B, PPROVAL OF THE FORM 990 IS COMPLETED PRIOR TO FILING

Return Explanation
Reference

FORM 990,	CONFLICT OF INTEREST POLICY ENFORCEMENT AND MONITORING ANNUALLY THE CONFLICT OF INTEREST P
PART VI,	OLICY IS REVIEWED DURING A BOARD MEETING, IN ADDITION TO HAVING THE NECESSARY INDIVIDUALS
SECTION B,	SIGN THE DISCLOSURE STATEMENT ON AN ANNUAL BASIS IT IS THE EXPECTATION THAT MANAGEMENT ST
LINE 12C	AFF (COMMUNITY AND CORPORATE) IN ADDITION TO THE MANAGEMENT COMPANY WILL BRING ANY QUESTIO
	NABLE ACTIVITY TO THE ATTENTION OF THE BOARD OR AN OFFICER

Return Reference	Explanation
PART VI, SECTION B,	COMPENSATION REVIEW OF MANAGEMENT DURING 2016 THE CEO OF SENIOR QUALITY LIFESTYLES CORPORA TION, ALONG WITH THE MANAGEMENT COMPANY, GREYSTONE, AND AUREON HR, INC , AN INDEPENDENT PR OFESSIONAL EMPLOYER ORGANIZATION, SET THE SALARY FOR THE EXECUTIVE DIRECTOR BOTH GREYSTON E AND AUREON PROVIDE COMPARATIVE SALARY DATA THE EXECUTIVE DIRECTOR, GREYSTONE REGIONALS.
	AND AUREON SET OTHER TOP MANAGEMENT RATES BASED ON MARKET WAGES AND YEARS OF EXPERIENCE

Return Explanation

FORM 990,	DOCUMENTS AVAILABLE TO PUBLIC THE FINANCIAL STATEMENTS ARE POSTED TO NATIONALLY RECOGNIZED
PART VI,	ELECTRONIC MUNICIPAL MARKET ACCESS (EMMA) DOCUMENTS ARE AVAILABLE TO THE PUBLIC UPON REQ
SECTION C,	UEST THE ORGANIZATION ALSO PROVIDES DOCUMENTS THROUGH THE ANNUAL DISCLOSURE STATEMENT TO
LINE 19	THE TEXAS DEPARTMENT OF INSURANCE

Return Reference	Explanation
FORM 990, PART VI, SECTION A, LINE 3	MANAGEMENT COMPANY GREYSTONE MANAGEMENT IS AN UNRELATED BUSINESS ORGANIZATION ENGAGED BY THE BOARD OF DIRECTORS OF BARTON CREEK SENIOR LIVING CENTER, INC. TO PROVIDE MANAGEMENT SER VICES DURING 2016 MANAGEMENT DUTIES INCLUDE HIRING AND RECRUITING QUALIFIED PERSONNEL, PR EPARING ANNUAL OPERATING BUDGET FOR SUBMISSION TO THE BOARD OF DIRECTORS, AND ASSISTING IN THE PREPARATION OF MONTHLY AND ANNUAL FINANCIAL REPORTING DISCLOSURES. THE BOARD OF DIRECTORS HAVE FINAL AUTHORITY OVER THE APPROVAL OF THE ANNUAL OPERATING BUDGET, APPROVAL OF MONTHLY AND ANNUAL FINANCIAL REPORTING DISCLOSURES, AND OVERSIGHT OF THE MANAGEMENT COMPANY

Return Explanation
Reference

FORM 990,	TOP MANAGEMENT AND FINANCIAL OFFICIAL THE EXECUTIVE DIRECTOR IS THE TOP MANAGEMENT OFFICIA
PART VII	LAND TOP FINANCIAL OFFICIAL PER THE FORM INSTRUCTIONS, THE TOP MANAGEMENT AND FINANCIAL
	OFFICIALS ARE DEEMED TO BE OFFICERS

Return Explanation

Reference	
FORM 990,	COMMITTEE'S OVERSIGHT AND SELECTION PROCESS THE ORGANIZATION HAS A COMMITTEE THAT ASSUMES
PART XII,	RESPONSIBILITY OF THE OVERSIGHT OF THE AUDIT AND SELECTION OF AN INDEPENDENT ACCOUNTANT T

HERE WAS NO CHANGE TO THE PROCESS DURING THE YEAR LINE 2C

efile GRAPHIC print - DO NOT PROCESS As Filed Data -**SCHEDULE R** (Form 990)

**Related Organizations and Unrelated Partnerships** 

► Complete if the organization answered "Yes" on Form 990, Part IV, line 33, 34, 35b, 36, or 37.

DLN: 93493319158127 OMB No 1545-0047

Inspection

Department of the Treasury Internal Revenue Service Name of the organization

26-1446350

► Attach to Form 990. ▶ Information about Schedule R (Form 990) and its instructions is at www.irs.gov/form990.

**Employer identification number** BARTON CREEK SENIOR LIVING CENTER INC 20-1203479 Identification of Disregarded Entities Complete if the organization answered "Yes" on Form 990, Part IV, line 33. Part I

(a)  Name, address, and EIN (if applicable) of disregarded entity	<b>(b)</b> Primary activity	(c) Legal domicile (state or foreign country)	(d) Total income	(e) End-of-year assets	<b>(f)</b> Direct controlling entity				
Part II Identification of Related Tax-Exempt Organizations Complete if the organization answered "Yes" on Form 990, Part IV, line 34 because it had one or more									

related tax-exempt organizations during the tax year. (b) (c) (d) (e) (f) (g) Name, address, and EIN of related organization Primary activity Legal domicile (state Exempt Code section Public charity status Direct controlling Section 512(b) or foreign country) (if section 501(c)(3)) entity (13) controlled entity? Yes (1)SENIOR QUALITY LIFESTYLES CORP (SQLC) HEALTH CARE TX 501(C)(3) LINE 12B, II No 15601 DALLAS PARKWAY SUITE 200 N/A ADDISON, TX 75001 36-4502669 (2)BUCKINGHAM SENIOR LIVING COMMUNITY INC HEALTH CARE TX 501(C)(3) LINE 10 SQLC No 15601 DALLAS PARKWAY SUITE 200 ADDISON, TX 75001 30-0097872 (3) SQLC SENIOR LIVING CTR AT CORPUS CHRISTI HEALTH CARE ΤX 501(C)(3) LINE 10 SQLC No 15601 DALLAS PARKWAY SUITE 200 ADDISON, TX 75001 26-1778912 (4) NORTHWEST SENIOR HOUSING CORPORATION TX HEALTH CARE 501(C)(3) LINE 10 SQLC No 15601 DALLAS PARKWAY SUITE 200 ADDISON, TX 75001 75-2771278 (5) SQLC CHARITABLE FOUNDATION FOUNDATION TX 501(C)(3) LINE 7 SQLC No 15601 DALLAS PARKWAY SUITE 200 ADDISON, TX 75001 26-2474373 (6) TARRANT COUNTY SENIOR LIVING CENTER INC HEALTH CARE ΤX 501(C)(3) LINE 10 SQLC No 15601 DALLAS PARKWAY SUITE 200 ADDISON, TX 75001 20-8068602 (7) MAYFLOWER COMMUNITIES INC HEALTH CARE DE 501(C)(3) LINE 10 SQLC No 15601 DALLAS PARKWAY SUITE 200 ADDISON, TX 75001

For Paperwork Reduction Act Notice, see the Instructions for Form 990.

Cat No 50135Y

Schedule R (Form 990) 2016

Part III Identification of Related Organione or more related organizations to	ereated us a parenership															—
(a) Name, address, and EIN of related organization	Name, address, and EIN of		(c) Legal domicile (state or foreign country)	(d) Direct controlling entity	unrelate excluded tax und sections!	lated, to ed, from ler 512-	<b>(f)</b> Share of otal income		(H Disprop alloca	rtionate	e Code amour 2 Scheo	(i) e V-UBI nt in box 0 of dule K-1 n 1065)	Gene man		(k Percei owne	ntage
					514)				Yes	No	1		Yes	No		
											_		<del>                                     </del>	1 1		
Part IV Identification of Related Organi because it had one or more related							cion answ	vered "Yes	" on Fo	orm 9	190, P	art IV,	line	34		
		L do (state	(c) .egal .micile or foreign	st during t		ir. (e	e) f entity , S corp,	vered "Yes  (f) Share of total income	Share	(g) of end year assets		art IV, (h Percer owner	ı) ntage	S-(1	(I) ection ! 3) con entit	512(l trolle y?
because it had one or more related  (a)  Name, address, and EIN of related organization	organizations treated as (b)	L do (state	on or tru (c) .egal .micile	st during t	he tax yea (d) ct controlling entity	(e Type of (C corp,	e) f entity , S corp,	<b>(f)</b> Share of total	Share	(g) of end year		(h Percer	ı) ntage	S-(1	ection ! .3) con	512(t trolle
because It had one or more related  (a)  Name, address, and EIN of related organization  1)SENTINEL RIDGE SENIOR LIVING CORPORATION  5601 DALLAS PARKWAY SUITE 200  DDISON, TX 75001	organizations treated as  (b)  Primary activity	L do (state	on or tru (c) .egal .micile or foreign untry)	st during t	he tax yea (d) ct controlling entity	Type of (C corp, or tru	e) f entity , S corp,	<b>(f)</b> Share of total	Share	(g) of end year		(h Percer	ı) ntage	S-(1	ection ! .3) con entit	512(l trolle y <sup>?</sup> <b>No</b>
because it had one or more related  (a)  Name, address, and EIN of related organization  1)SENTINEL RIDGE SENIOR LIVING CORPORATION  5601 DALLAS PARKWAY SUITE 200  DDISON, TX 75001	organizations treated as  (b)  Primary activity	L do (state	on or tru (c) .egal .micile or foreign untry)	st during t	he tax yea (d) ct controlling entity	Type of (C corp, or tru	e) f entity , S corp,	<b>(f)</b> Share of total	Share	(g) of end year		(h Percer	ı) ntage	S-(1	ection ! .3) con entit	512(t trolle y <sup>?</sup> <b>No</b>
because it had one or more related  (a)  Name, address, and EIN of related organization  1)SENTINEL RIDGE SENIOR LIVING CORPORATION  5601 DALLAS PARKWAY SUITE 200  DDISON, TX 75001	organizations treated as  (b)  Primary activity	L do (state	on or tru (c) .egal .micile or foreign untry)	st during t	he tax yea (d) ct controlling entity	Type of (C corp, or tru	e) f entity , S corp,	<b>(f)</b> Share of total	Share	(g) of end year		(h Percer	ı) ntage	S-(1	ection ! .3) con entit	512(l trolle y <sup>?</sup> <b>No</b>
because it had one or more related  (a)  Name, address, and EIN of related organization  1)SENTINEL RIDGE SENIOR LIVING CORPORATION  5601 DALLAS PARKWAY SUITE 200  DDISON, TX 75001	organizations treated as  (b)  Primary activity	L do (state	on or tru (c) .egal .micile or foreign untry)	st during t	he tax yea (d) ct controlling entity	Type of (C corp, or tru	e) f entity , S corp,	<b>(f)</b> Share of total	Share	(g) of end year		(h Percer	ı) ntage	S-(1	ection ! .3) con entit	512(l trolle y <sup>?</sup> <b>No</b>
because it had one or more related  (a)  Name, address, and EIN of	organizations treated as  (b)  Primary activity	L do (state	on or tru (c) .egal .micile or foreign untry)	st during t	he tax yea (d) ct controlling entity	Type of (C corp, or tru	e) f entity , S corp,	<b>(f)</b> Share of total	Share	(g) of end year		(h Percer	ı) ntage	S-(1	ection ! .3) con entit	512(l trolle y <sup>?</sup> <b>No</b>
because it had one or more related  (a)  Name, address, and EIN of related organization  1)SENTINEL RIDGE SENIOR LIVING CORPORATION  5601 DALLAS PARKWAY SUITE 200  ADDISON, TX 75001	organizations treated as  (b)  Primary activity	L do (state	on or tru (c) .egal .micile or foreign untry)	st during t	he tax yea (d) ct controlling entity	Type of (C corp, or tru	e) f entity , S corp,	<b>(f)</b> Share of total	Share	(g) of end year		(h Percer	ı) ntage	S-(1	ection ! .3) con entit	512(l trolle y <sup>?</sup> <b>No</b>

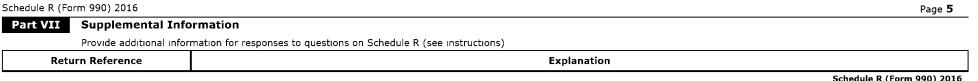
Schedule R (For	m 990) 2016		Pa	age <b>3</b>
Part V Tra	ansactions With Related Organizations Complete if the organization answered "Yes" on Form 990, Part IV, line 34, 35b, or 36.			
<b>Note.</b> Cor	mplete line 1 if any entity is listed in Parts II, III, or IV of this schedule		Yes	No
1 During the ta	ax year, did the orgranization engage in any of the following transactions with one or more related organizations listed in Parts II-IV?			
a Receipt o	f (i) interest, (ii)annuities, (iii) royalties, or(iv) rent from a controlled entity	1a		No
<b>b</b> Gıft, gran	nt, or capital contribution to related organization(s)	<b>1</b> b		No
<b>c</b> Gıft, gran	t, or capital contribution from related organization(s)	1c		No
<b>d</b> Loans or	loan guarantees to or for related organization(s)	1d		No
<b>e</b> Loans or	loan guarantees by related organization(s)	1e		No
<b>f</b> Dividends	from related organization(s)	<b>1</b> f		No
g Sale of as	ssets to related organization(s)	<b>1</b> g		No
<b>h</b> Purchase	of assets from related organization(s)	1h		No
i Exchange	of assets with related organization(s)	1i		No
<b>j</b> Lease of f	acilities, equipment, or other assets to related organization(s)	1j		No
<b>k</b> Lease of t	facilities, equipment, or other assets from related organization(s)	1k		No
I Performan	nce of services or membership or fundraising solicitations for related organization(s)	11	Yes	
<b>m</b> Performar	nce of services or membership or fundraising solicitations by related organization(s)	1m	Yes	
<b>n</b> Sharing of	f facilities, equipment, mailing lists, or other assets with related organization(s)	1n	Yes	
o Sharing o	of paid employees with related organization(s)	10	Yes	
<b>p</b> Reimburs	sement paid to related organization(s) for expenses	<b>1</b> p	Yes	
<b>q</b> Reimburs	sement paid by related organization(s) for expenses	1q	Yes	
r Other tran	nsfer of cash or property to related organization(s)	1r	Yes	
s Other trai	nsfer of cash or property from related organization(s)	1s	Yes	
2 If the ans	wer to any of the above is "Yes," see the instructions for information on who must complete this line, including covered relationships and transaction thresholds			
	(a) (b) (c) (d)			

l Performance of services or membership or fundraising solicitations for related organization(s) $\ldots$				1l Yes
f m Performance of services or membership or fundraising solicitations by related organization(s)				1m Yes
f n Sharing of facilities, equipment, mailing lists, or other assets with related organization(s)				1n Yes
o Sharing of paid employees with related organization(s)				1o Yes
p Reimbursement paid to related organization(s) for expenses				1p Yes
<b>q</b> Reimbursement paid by related organization(s) for expenses				1q Yes
r Other transfer of cash or property to related organization(s)				1r Yes
s Other transfer of cash or property from related organization(s)				1s Yes
2 If the answer to any of the above is "Yes," see the instructions for information on who must complete this line,	, including covered r	elationships and trai	nsaction thresholds	
(a) Name of related organization	<b>(b)</b> Transaction type (a-s)	(c) Amount involved	<b>(d)</b> Method of determining am	nount involved
(1)NA				

Part VI Unrelated Organizations Taxable as a Partnership Complete if the organization answered "Yes" on Form 990, Part IV, line 37.

Provide the following information for each entity taxed as a partnership through which the organization conducted more than five percent of its activities (measured by total assets or gross revenue) that was not a related organization. See instructions regarding exclusion for certain investment partnerships

<b>1</b>													
<b>(a)</b> Name, address, and EIN of entity	<b>(b)</b> Primary activity	domicile	(d) Predominant Income (related, unrelated, excluded from tax under sections 512- 514)	or	(e) re all partners section 501(c)(3) rganizations?	(f) Share of total income	(g) Share of end-of-year assets	(h) Disproprtiona allocations?		Code V-UBI amount in box 20 of Schedule K-1 (Form 1065)		<u></u>	<b>(k)</b> Percentage ownership
			514)	Yes	No	<b>!</b>		Yes	No		Yes	No	
										Schedul	e R (Form	1 990	D) 2016



15601 DALLAS PARKWAY SUITE 200

ADDISON, TX 75001 36-4502669

ADDISON, TX 75001 30-0097872 (2)

ADDISON, TX 75001 26-1778912

ADDISON, TX 75001 75-2771278

ADDISON, TX 75001 26-2474373

ADDISON, TX 75001 20-8068602

ADDISON, TX 75001 26-1446350

(1)

(1)

(3)

(4)

(5)

(6)

**Software Version: EIN:** 20-1203479

HEALTH CARE

HEALTH CARE

HEALTH CARE

HEALTH CARE

FOUNDATION

HEALTH CARE

HEALTH CARE

Name: BARTON CREEK SENTOR LIVING CENTER INC	
Form 990, Schedule R, Part II - Identification of Related Tax-Exempt Organizations	

Name: BARTON CREEK SENIOR LIVING CENTER INC												
Form 990, Schedule R, Part II - Identification of Relate	Form 990, Schedule R. Part II - Identification of Related Tax-Exempt Organizations											
(a)	(b)	(c)	(d)	(e)	(f)	(g)						
Name, address, and EIN of related organization	Primary activity	Legal domicile	Exempt Code	Public charity	Direct controlling	Section 512						

TX

TX

TX

TX

TX

TX

DE

501(C)(3)

501(C)(3)

501(C)(3)

501(C)(3)

501(C)(3)

501(C)(3)

501(C)(3)

(b)(13)

controlled

entity?

No

No

No

Νo

No

No

No

No

Yes

entity

N/A

SQLC

SQLC

SQLC

SQLC

SQLC

SQLC

status

(if section 501(c)

(3))

LINE 12B, II

LINE 10

LINE 10

LINE 10

LINE 7

LINE 10

LINE 10

	Name:	BARTON CREEK S	ENIOR LIVING CENT	ER INC
n 990, Schedule R, Part II - Identification of Relate	ed Tax-E	xempt Organizat	ions	(4)
(a)		(B)	(c)	(d)
Name, address, and EIN of related organization		Primary activity	Legal domicile	Exempt Code
		, ,	(state	section
			or foreign country)	

Software ID: