

1018454500038



# Office of the Minnesota Secretary of State

## Minnesota Public Benefit Corporation / Annual Benefit Report

Minnesota Statutes, Chapter 304A



Read the instructions before completing this form  
Must be filed by March 31  
Filing Fee: \$55 for expedited service in-person, \$35 if submitted by mail

The Annual Benefit Report covers the 12 month period ending on December 31 of the previous year.  
Notice: Failure to file this form by March 31 of this year will result in the revocation of the corporation's public benefit status without further notice from the Secretary of State, pursuant to Minnesota Statutes, Section 304A.301

1. Corporate Name: (Required) Home Equity Connections SBC
2. The public benefit corporation's board of directors has reviewed and approved this report.
3. In the field below, enter the information required by section 304A.301 subd. 2 or 3 for the period covered by this report, (see instructions for further information): Note: Use additional sheets if needed. (Required)

See attachment

4. I, the undersigned, certify that I am the chief executive officer of this public benefit corporation. I further certify that I have signed this document no more than 30 days before the document is delivered to the secretary of state for filing, and that this document is current when signed. I further certify that I have completed all required fields, and that the information in this document is true and correct and in compliance with the applicable chapter of Minnesota Statutes. I understand that by signing this document I am subject to the penalties of perjury as set forth in Section 609.48 as if I had signed this document under oath.

Signature of Public Benefit Corporation's Chief Executive Officer

3-4-19

Date (Must be dated within 30 days before the report is delivered to the Secretary of State for Filing)

### Email Address for Official Notices

Enter an email address to which the Secretary of State can forward official notices required by law and other notices:

steve@schmitzhomehelp.com

Check here to have your email address excluded from requests for bulk data, to the extent allowed by Minnesota law.

### List a name and daytime phone number of a person who can be contacted about this form:

Heidi Stulberg

952-546-5127

Contact Name

Phone Number

Entities that own, lease, or have any financial interest in agricultural land or land capable of being farmed must register with the MN Dept. of Agriculture's Corporate Farm Program.

Does this entity own, lease, or have any financial interest in agricultural land or land capable of being farmed?

Yes  No

Annual Benefit Report  
Home Equity Connections, SBC

Reporting period: January 1, 2018 – December 31, 2018

Home Equity Connections, SBC was incorporated on May 31, 2018 as filed at the Secretary of State of Minnesota, and formed as a corporation under Minnesota Statutes Chapters 302A and 304A.

Home Equity Connections (HEC) was formed to provide the following public benefit: To narrow the wealth gap between homeowners and renters by providing some of the same benefits of home ownership to renters with lower-than-the-median net-worth for their age group and/or of lower economic status.

In regard to the period covered by the report, HEC pursued and created specific public benefit by connecting with community partners, businesses and individuals. HEC is still in the process of developing a strategic business plan. Meeting with legal and real estate consultants has ensured that this process continues to develop.

HEC has met with community real estate agents and renters to generate interest in the program. Presentations included graphics and information that detailed out the difference in wealth over time for renters vs. home owners and how the HEC program can help those who can't currently buy a home.

Connections were made by attending real estate investor association meetings and connecting with other entrepreneurs through organizations like Kauffman's 1 Million Cups Foundation. HEC has also expanded their investor network to prepare for future property acquisitions – adding another significant source of funding from a private investor.

The Board of Directors, is satisfied with the current progress of Home Equity Connections. In the future, HEC will focus on securing properties which fit the financial criteria and allow both the investor and the rental client to mutually benefit. HEC will continue developing business plan strategies – gaining knowledge from legal counsel and professional organizations to remain compliant to ever changing real estate and tax policies. Continued community connections will be an important part of future planning, so HEC staff will travel to neighborhoods and their organizations where individuals and families can be made aware of HEC's alternative path to home-ownership.



**Work Item 1074616400034**  
**Original File Number 1018454500038**

STATE OF MINNESOTA  
OFFICE OF THE SECRETARY OF STATE  
FILED  
03/13/2019 11:59 PM

*Steve Simon*

Steve Simon  
Secretary of State