

Exempt Organization Business Income Tax Return (and proxy tax under section 6033(e))

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2018

For calendar year 2018 or other tax year beginning JUL 1, 2018, and ending JUN 30, 2019

Go to www.irs.gov/Form990T for instructions and the latest information

Do not enter SSN numbers on this form as it may be made public if your organization is a 501(c)(3).

Open to Public Inspection for 501(c)(3) Organizations Only

A Check box if address changed

Name of organization (Check box if name changed and see instructions.)

D Employer identification number (Employees' trust, see instructions)

B Exempt under section 501(c)(3) 501(c)(3) 408(e) 408A 529(a)

Print or Type

AMHERST H. WILDER FOUNDATION

41-0693889

Number, street, and room or suite no. If a P.O. box, see instructions.

451 LEXINGTON PARKWAY NORTH

E Unrelated business activity code (See instructions)

City or town, state or province, country, and ZIP or foreign postal code

ST. PAUL, MN 55104

525990

C Book value of all assets at end of year 174,349,146.

F Group exemption number (See instructions.)

G Check organization type 501(c) corporation 501(c) trust 401(a) trust Other trust

H Enter the number of the organization's unrelated trades or businesses. 1 Describe the only (or first) unrelated trade or business here RENTAL INCOME

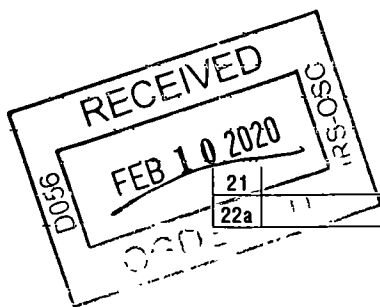
I During the tax year, was the corporation a subsidiary in an affiliated group or a parent-subsidiary controlled group? No

J The books are in care of DAWN MUELLER Telephone number 651-280-2419

Table with 4 columns: Part I Unrelated Trade or Business Income, (A) Income, (B) Expenses, (C) Net. Rows include Gross receipts, Capital gain, Rent income, etc.

Part II Deductions Not Taken Elsewhere (See instructions for limitations on deductions)

Table with 2 columns: Description of deduction, Amount. Rows include Compensation of officers, Charitable contributions, etc.



SEE STATEMENT 1

Part III Total Unrelated Business Taxable Income

Table with 3 columns: Line number, Description, and Amount. Includes lines 33-38 for unrelated business taxable income calculation.

Part IV Tax Computation

Table with 3 columns: Line number, Description, and Amount. Includes lines 39-44 for tax computation.

Part V Tax and Payments

Table with 3 columns: Line number, Description, and Amount. Includes lines 45a-55 for tax and payments.

Part VI Statements Regarding Certain Activities and Other Information (see instructions)

Table with 3 columns: Line number, Description, and Yes/No. Includes lines 56-58 regarding foreign activities and tax-exempt interest.

Sign Here: Declaration of preparer, Signature of officer (Bradford A. Hewitt), Date (1/31/2020), Title (INTERIM PRESIDENT & CEO).

Paid Preparer Use Only: Print/Type preparer's name (KAREN GRIES), Preparer's signature (KAREN GRIES), Date (01/28/20), Firm's name (CLIFTONLARSONALLEN LLP), Firm's address (220 SOUTH SIXTH STREET, SUITE 300 MINNEAPOLIS, MN 55402).

Schedule A - Cost of Goods Sold. Enter method of inventory valuation ► **N/A**

1	Inventory at beginning of year	1		6	Inventory at end of year	6	
2	Purchases	2		7	Cost of goods sold. Subtract line 6 from line 5. Enter here and in Part I, line 2	7	
3	Cost of labor	3		8		Do the rules of section 263A (with respect to property produced or acquired for resale) apply to the organization?	Yes
4a	Additional section 263A costs (attach schedule)	4a					
b	Other costs (attach schedule)	4b					
5	Total. Add lines 1 through 4b	5					

Schedule C - Rent Income (From Real Property and Personal Property Leased With Real Property)

(see instructions)

1. Description of property

(1) **WILDER CENTER - CONVENING**

(2)

(3)

(4)

2. Rent received or accrued

(a) From personal property (if the percentage of rent for personal property is more than 10% but not more than 50%)		(b) From real and personal property (if the percentage of rent for personal property exceeds 50% or if the rent is based on profit or income)		3(a) Deductions directly connected with the income in columns 2(a) and 2(b) (attach schedule)	
(1)		214,292.		SEE STATEMENT 5	
(2)				203,600.	
(3)					
(4)					
Total	0.	Total	214,292.		

(c) Total income. Add totals of columns 2(a) and 2(b). Enter here and on page 1, Part I, line 6, column (A) ► **214,292.**

(b) Total deductions. Enter here and on page 1, Part I, line 6, column (B) ► **203,600.**

Schedule E - Unrelated Debt-Financed Income (see instructions)

1 Description of debt-financed property		2. Gross income from or allocable to debt-financed property		3 Deductions directly connected with or allocable to debt-financed property	
				(a) Straight line depreciation (attach schedule)	(b) Other deductions (attach schedule)
(1)	451 LEXINGTON AVENUE NORTH, ST.				STATEMENT 6
(2)	PAUL, MN	86,447.			280,895.
(3)					
(4)					
4. Amount of average acquisition debt on or allocable to debt-financed property (attach schedule)	5. Average adjusted basis of or allocable to debt-financed property (attach schedule)	6. Column 4 divided by column 5		7 Gross income reportable (column 2 x column 6)	8. Allocable deductions (column 6 x total of columns 3(a) and 3(b))
(1)		%			
(2)	23,075,000.	22,796,980.	100.00%	86,447.	280,895.
(3)			%		
(4)			%		
STATEMENT 3		STATEMENT 4		Enter here and on page 1, Part I, line 7, column (A)	Enter here and on page 1, Part I, line 7, column (B)
Totals				86,447.	280,895.
Total dividends-received deductions included in column 8					0.

Schedule F - Interest, Annuities, Royalties, and Rents From Controlled Organizations (see instructions)

1. Name of controlled organization	2. Employer identification number	Exempt Controlled Organizations			
		3. Net unrelated income (loss) (see instructions)	4. Total of specified payments made	5. Part of column 4 that is included in the controlling organization's gross income	6. Deductions directly connected with income in column 5
(1)					
(2)					
(3)					
(4)					

Nonexempt Controlled Organizations

7. Taxable income	8. Net unrelated income (loss) (see instructions)	9. Total of specified payments made	10. Part of column 9 that is included in the controlling organization's gross income	11. Deductions directly connected with income in column 10
(1)				
(2)				
(3)				
(4)				
Totals			Add columns 5 and 10 Enter here and on page 1, Part I, line 8, column (A)	Add columns 6 and 11 Enter here and on page 1, Part I, line 8, column (B)

Totals 0. 0.

Schedule G - Investment Income of a Section 501(c)(7), (9), or (17) Organization (see instructions)

1. Description of income	2. Amount of income	3. Deductions directly connected (attach schedule)	4. Set-asides (attach schedule)	5. Total deductions and set-asides (col 3 plus col 4)
(1)				
(2)				
(3)				
(4)				
Totals		Enter here and on page 1, Part I, line 9, column (A)		Enter here and on page 1, Part I, line 9, column (B)

Totals 0. 0.

Schedule I - Exploited Exempt Activity Income, Other Than Advertising Income (see instructions)

1. Description of exploited activity	2. Gross unrelated business income from trade or business	3. Expenses directly connected with production of unrelated business income	4. Net income (loss) from unrelated trade or business (column 2 minus column 3) If a gain, compute cols 5 through 7	5. Gross income from activity that is not unrelated business income	6. Expenses attributable to column 5	7. Excess exempt expenses (column 6 minus column 5, but not more than column 4)
(1)						
(2)						
(3)						
(4)						
Totals		Enter here and on page 1, Part I, line 10, col (A)	Enter here and on page 1, Part I, line 10, col (B)			Enter here and on page 1, Part II, line 26

Totals 0. 0. 0.

Schedule J - Advertising Income (see instructions)

Part I Income From Periodicals Reported on a Consolidated Basis

1. Name of periodical	2. Gross advertising income	3. Direct advertising costs	4. Advertising gain or (loss) (col 2 minus col 3) If a gain, compute cols 5 through 7	5. Circulation income	6. Readership costs	7. Excess readership costs (column 6 minus column 5, but not more than column 4)
(1)						
(2)						
(3)						
(4)						
Totals (carry to Part II, line (5))		0.	0.			0.

Totals (carry to Part II, line (5)) 0. 0. 0.

Part II **Income From Periodicals Reported on a Separate Basis** (For each periodical listed in Part II, fill in columns 2 through 7 on a line-by-line basis)

1. Name of periodical	2. Gross advertising income	3. Direct advertising costs	4. Advertising gain or (loss) (col 2 minus col 3) If a gain, compute cols 5 through 7	5. Circulation income	6. Readership costs	7. Excess readership costs (column 6 minus column 5, but not more than column 4)
(1)						
(2)						
(3)						
(4)						
Totals from Part I	0.	0.				0.
Totals, Part II (lines 1-5)	0. <small>Enter here and on page 1, Part I, line 11, col (A)</small>	0. <small>Enter here and on page 1, Part I, line 11, col (B)</small>				0. <small>Enter here and on page 1, Part II, line 27</small>

Schedule K - Compensation of Officers, Directors, and Trustees (see instructions)

1. Name	2. Title	3. Percent of time devoted to business	4. Compensation attributable to unrelated business
(1)		%	
(2)		%	
(3)		%	
(4)		%	
Total Enter here and on page 1, Part II, line 14			0.

FORM 990-T	OTHER DEDUCTIONS	STATEMENT	1
DESCRIPTION		AMOUNT	
ACCOUNTING FEES		750.	
TOTAL TO FORM 990-T, PAGE 1, LINE 28		750.	

FORM 990-T	NET OPERATING LOSS DEDUCTION			STATEMENT	2
TAX YEAR	LOSS SUSTAINED	LOSS PREVIOUSLY APPLIED	LOSS REMAINING	AVAILABLE THIS YEAR	
06/30/08	4,208.	0.	4,208.	4,208.	
06/30/09	3,068.	0.	3,068.	3,068.	
06/30/10	50,661.	0.	50,661.	50,661.	
06/30/11	125,426.	0.	125,426.	125,426.	
06/30/12	87,002.	0.	87,002.	87,002.	
06/30/13	106,747.	0.	106,747.	106,747.	
06/30/14	41,225.	0.	41,225.	41,225.	
06/30/15	107,835.	0.	107,835.	107,835.	
06/30/16	96,778.	0.	96,778.	96,778.	
06/30/17	57,819.	0.	57,819.	57,819.	
06/30/18	2,947.	0.	2,947.	2,947.	
NOL CARRYOVER AVAILABLE THIS YEAR			683,716.	683,716.	

FORM 990-T SCHEDULE E - UNRELATED DEBT-FINANCED INCOME STATEMENT 3
 AVERAGE ACQUISITION DEBT

DESCRIPTION OF DEBT-FINANCED PROPERTY	ACTIVITY NUMBER	AMOUNT OF OUTSTANDING DEBT
451 LEXINGTON AVENUE NORTH, ST. PAUL, MN	1	
BEGINNING FIRST MONTH		23,480,000.
BEGINNING SECOND MONTH		23,480,000.
BEGINNING THIRD MONTH		23,480,000.
BEGINNING FOURTH MONTH		23,480,000.
BEGINNING FIFTH MONTH		23,480,000.
BEGINNING SIXTH MONTH		23,480,000.
BEGINNING SEVENTH MONTH		22,670,000.
BEGINNING EIGHTH MONTH		22,670,000.
BEGINNING NINTH MONTH		22,670,000.
BEGINNING TENTH MONTH		22,670,000.
BEGINNING ELEVENTH MONTH		22,670,000.
BEGINNING TWELFTH MONTH		22,670,000.
TOTAL OF ALL MONTHS		276,900,000.
NUMBER OF MONTHS IN YEAR		12
AVERAGE AQUISITION DEBT		23,075,000.

TOTALS TO FORM 990-T, SCHEDULE E, COLUMN 4

FORM 990-T SCHEDULE E - UNRELATED DEBT-FINANCED INCOME STATEMENT 4
 AVERAGE ADJUSTED BASIS

DESCRIPTION OF DEBT-FINANCED PROPERTY	ACTIVITY NUMBER	AMOUNT
451 LEXINGTON AVENUE NORTH, ST. PAUL, MN	1	
AVERAGE ADJUSTED BASIS OF PROPERTY FIRST DAY OF YEAR		22,928,501.
AVERAGE ADJUSTED BASIS OF PROPERTY LAST DAY OF YEAR		22,665,458.
AVERAGE ADJUSTED BASIS OF PROPERTY FOR THE YEAR		22,796,980.
TOTAL TO FORM 990-T, SCHEDULE E, COLUMN 5		

FORM 990-T DEDUCTIONS CONNECTED WITH RENTAL INCOME STATEMENT 5

DESCRIPTION	ACTIVITY NUMBER	AMOUNT	TOTAL
DIRECT RENTAL EXPENSES		203,600.	
- SUBTOTAL -	2		203,600.
TOTAL TO FORM 990-T, SCHEDULE C, COLUMN 3			203,600.

FORM 990-T SCHEDULE E - OTHER DEDUCTIONS STATEMENT 6

DESCRIPTION	ACTIVITY NUMBER	AMOUNT	TOTAL
DIRECT RENTAL EXPENSES		280,895.	
- SUBTOTAL -	1		280,895.
TOTAL OF FORM 990-T, SCHEDULE E, COLUMN 3(B)			280,895.