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*Housing Authority  
Of  
Saffin Parish, Louisiana*

*Financial Statements and  
Supplemental Financial Information*

DECEMBER 31, 2000

Under provisions of state law this report is a public document. A copy of the report has been submitted to the entity and other appropriate public officials. The report is available for public inspection at the Baton Rouge office of the Legislative Auditor and, where appropriate, at the office of the parish clerk of court.

Released Date: 7-28-04

HOUSING AUTHORITY OF SLOVIE PARISH  
BIAY, LOUISIANA



Under the United States Housing Act of 1937, as amended, the U.S. Department of Housing and Urban Development (HUD) has direct responsibility for administering low income housing programs in the United States. Accordingly, HUD has contracted with the entity to administer certain HUD funds. The entity is a public corporation, legally separate, fiscally independent and governed by Board of Commissioners.

*Boarding Authority of Sabine Parish  
Mang, Louisiana*

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December 31, 2003*

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## INDEPENDENT AUDITOR'S REPORT ON GENERAL PURPOSE FINANCIAL STATEMENTS

Housing Authority of the  
Sabine Parish  
Mray, Louisiana

I have audited the accompanying general purpose financial statements of the Housing Authority of Sabine Parish, Louisiana, as of and for the year ended December 31, 2003 as listed in the table of contents. These general purpose financial statements are the responsibility of the Authority's management. My responsibility is to express an opinion on these general purpose financial statements based on my audit.

I conducted my audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. These standards require that I plan and perform the audit to obtain reasonable assurance about whether the general purpose financial statements are free of material misstatement. An audit also includes examining, on a test basis, evidence supporting the amounts and disclosures in the general purpose financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall general purpose financial statement presentation. I believe that my audit provides a reasonable basis for my opinion.

In my opinion, general purpose financial statements referred to above present fairly, in all material respects, the financial position of the Housing Authority of Sabine Parish, Louisiana, as of December 31, 2003 and the results of its operations and the cash flows of its proprietary fund types for the year then ended, in conformity with accounting principles generally accepted in the United States of America.

My audit was performed for the purpose of forming an opinion on the general purpose financial statements taken as a whole. The other supplemental information and schedules listed in the table of contents and financial data schedules are presented for purposes of additional analysis and are not a required part of the financial statements of the Housing Authority of Sabine Parish, Louisiana. Such information, has been subjected to the auditing procedures applied in the audit of the general purpose financial statements, and in my opinion, the information is fairly stated in all material respects in relation to the general purpose financial statements taken as a whole.

In accordance with *Government Auditing Standards*, I have also issued my report dated May 13, 2004, on my consideration of Housing Authority of Sabine Parish, Louisiana's internal control over financial reporting and my view of its compliance with certain provisions of laws, regulations, contracts and grants. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* and should be read in conjunction with this report in considering the results of my audit.

My audit was performed for the purpose of forming an opinion on the general purpose financial statements taken as a whole. The accompanying schedule of expenditures of federal awards is presented for purposes of additional analysis as required by U.S. Office of Management and Budget Circular A-133, *Audit of States, Local Governments, and Non-Profit Organizations*, and is not a required part of the general purpose financial statements of the Housing Authority of Sabine Parish, Louisiana. Such information has been subjected to the auditing procedures applied in the audit of the general purpose financial statements and, in my opinion, is fairly stated, in all material respects, in relation to the general purpose financial statements taken as a whole.

May 13, 2004  
Iowa, Louisiana

*John R. Vanden*

# JOHN R. VERCHER PC

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

Housing Authority of the  
Sabine Parish  
Bayou, Louisiana

I have audited the general purpose financial statements of the Housing Authority of Sabine Parish, Louisiana, as of and for the year ended December 31, 2003 and have issued my report thereon dated May 13, 2004. I conducted my audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States.

### **Compliance**

As part of obtaining reasonable assurance about whether Housing Authority of Sabine Parish, Louisiana's general purpose financial statements are free of material misstatement, I performed tests of its compliance with certain provisions of laws, regulations, contracts and grants, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of my audit and, accordingly, I do not express such an opinion. The results of my tests disclosed no instances of noncompliance that are required to be reported under *Government Auditing Standards*.

### **Internal Control Over Financial Reporting**

In planning and performing my audit, I considered the Housing Authority of Sabine Parish, Louisiana's internal control over financial reporting in order to determine my auditing procedures for the purpose of expressing my opinion on the general purpose financial statements and not to provide assurance on the internal control over financial reporting. A material weakness is a condition in which the design or operation of one or more of the internal control components does not reduce to a relatively low level risk that misstatements in amounts that would be material in relation to the general purpose financial statements being audited may occur and not be detected within a timely period by employees in the normal course of performing their assigned functions. My consideration of the internal control over financial reporting would not necessarily disclose all matters in the internal control that might be reportable conditions and, accordingly, would not necessarily disclose all reportable conditions that are also considered to be material weaknesses. I noted no matters involving the internal control over financial reporting and its operation that I consider to be material weaknesses.

This report is intended for the information of the Housing Authority of Sabine Parish, Louisiana's Management and Legislative Auditor's Office. However, this report is a matter of public record and its distribution is not limited.

*John R. Stricker*

May 11, 2004  
Jena, Louisiana

**GENERAL PURPOSE FINANCIAL STATEMENTS  
(COMBINED STATEMENTS - OVERVIEW)**



*Boasting Authority of Sabine Parish*  
*Mary, Louisiana*  
*Combined Balance Sheet – Proprietary Fund Type*  
*December 31, 2003*  
*FM - 2005*

**ASSETS**

**CURRENT ASSETS:**

Cash and Investments – Note 2	\$ 775,000
Accounts Receivable – Tenants	5,378
Allowance for Doubtful Accounts – Dwelling Rents	(585)
Accounts Receivable – Miscellaneous	58
Due From Section 8	9,827
Prepaid Expenses	45,127
Inventory	13,211
<b>TOTAL CURRENT ASSETS</b>	<b><u>\$ 852,816</u></b>

**FIXED ASSETS**

Land	\$ 171,442
Leasehold Improvements	1,270,488
Buildings	8,731,257
Furniture, Equipment & Machinery	187,610
Construction in Progress	433,418
<b>TOTAL FIXED ASSETS</b>	<b><u>\$ 10,794,215</u></b>
Less: Accumulated Depreciation	(7,180,833)
<b>NET FIXED ASSETS</b>	<b><u>\$ 3,613,382</u></b>

**TOTAL ASSETS**

**\$ 3,818,208**

**LIABILITIES**

**CURRENT LIABILITIES**

Accounts Payable	\$ 12,258
Tenant's Security Deposits	45,362
Accrued Compensated Absences	8,945
Due To Law Firm	8,007
Accrued Pilot	22,180
<b>TOTAL CURRENT LIABILITIES</b>	<b><u>\$ 97,752</u></b>

**NON-CURRENT LIABILITIES**

Accrued Compensated Absences	\$ 12,018
<b>TOTAL NON-CURRENT LIABILITIES</b>	<b><u>\$ 12,018</u></b>
<b>TOTAL LIABILITIES</b>	<b><u>\$ 109,770</u></b>

**CONTRIBUTED CAPITAL**

HUD Contributions	\$ 2,850,380
<b>TOTAL CONTRIBUTED CAPITAL</b>	<b><u>\$ 2,850,380</u></b>
<b>RETAINED EARNINGS</b>	<b>718,158</b>
<b>TOTAL EQUITY</b>	<b><u>\$ 3,741,269</u></b>

**TOTAL LIABILITIES AND EQUITY**

**\$ 3,818,208**

The accompanying notes are an integral part of this statement.

*Issuing Authority of Sabine Parish  
 Mang, Louisiana  
 Proprietary Fund Type – Enterprise Fund  
 Combined Statement of Revenue, Expense, and Change in Retained Earnings  
 Year Ended December 31, 2003*

**PW – 2262**

<b>Revenues:</b>	
Tenant Revenue	\$ 234,817
HUD Subsidy – Low Rent	468,728
Interest Income	5,334
Other Revenues	38,218
HUD PHA Operating Grant	417,810
Capital Grants	360,873
<b>Total Operating Revenue</b>	<b><u>\$ 1,265,560</u></b>
<b>Operating Expenses</b>	
Administrative Salaries	\$ 715,184
Compensated Absences	724
HRG Administrative	22,372
Audit Fees	5,000
Other Operating – Administrative	81,088
Tenant Services – Salaries	15,583
HRG Tenant Services	2,488
Tenant Services – Other	2,485
Water	285
Electricity	8,622
Gas	277
Other Utilities	172
Building Maintenance – Labor	158,453
Materials	88,582
Contract Cost	74,072
HRG Maintenance	38,148
Insurance	88,888
Other General Expenses	8,583
Bad Debt – Tenant Rents	382
Depreciation	288,438
Housing Assistance Payments	282,378
Rent	83,152
Collateral Losses	71,024
<b>Total Operating Expenses</b>	<b><u>\$ 1,298,998</u></b>
<b>Excess (Deficiency) of Revenues Over (Under)    Expenses Before Other Financing Sources (Less)</b>	<b>\$ (34,284)</b>
<b>Other Financing Sources (Less)</b>	
Transfers In	\$ 0
<b>Total Other Financing Sources (Less)</b>	<b><u>\$ 0</u></b>
<b>Excess (Deficiency) of Revenues Over (Under)    Expenses Before Other Financing Sources (Less)</b>	<b>\$ (34,284)</b>
<b>Retained Earnings December 31, 2001</b>	<b>588,621</b>
Prior Period Adjustments	(2,881)
Current Year Depreciation Expense	288,438
<b>HUD Contributions December 31, 2001</b>	<b>2,128,952</b>
Prior Period Adjustments	(2,988)
Current Year Depreciation Expense	(288,438)
<b>Total Equity</b>	<b><u>\$ 3,741,588</u></b>

The accompanying notes are an integral part of this statement.

*Housing Authority of Sabine Parish  
Mang, Louisiana*

*Combined Statement of Cash Flows  
Year Ended December 31, 2000*

FM - 2585

<b>CASH FLOWS FROM OPERATING ACTIVITIES</b>	
Net Income (Loss)	\$ (510,647)
Transfers	0
Adjustment to Reconcile Net Income to Net Cash Provided by Operating Activities	
Depreciation	308,438
(Increase) Decrease in:	
Account Receivable	(3,295)
Inventory	(18,788)
Prepaid Expenses	8,938
Other Assets	(4,812)
Increase (Decrease) in:	
Accounts Payable	(13,498)
Accrued Compensated Absences	(3,578)
Deferred Revenues	5,027
Accrued Liabilities	22,152
<b>NET CASH PROVIDED (USED) BY OPERATING ACTIVITIES</b>	<u>\$ (16,692)</u>
<b>CASH FLOWS FROM INVESTING ACTIVITIES</b>	
Investments	\$ (54,898)
<b>NET CASH USED BY INVESTING ACTIVITIES</b>	<u>\$ (54,898)</u>
<b>CASH FLOWS FROM FINANCING ACTIVITIES</b>	
Security Deposits	8,512
Fiscal Assets	(192,873)
Federal Operating Grant	74,780
Capital Grant	168,873
<b>NET CASH PROVIDED (USED) BY FINANCING ACTIVITIES</b>	<u>\$ 58,892</u>
<b>NET INCREASE (DECREASE) IN CASH</b>	<u>\$ 15,142</u>
<b>CASH AT BEGINNING OF YEAR</b>	<u>58,005</u>
<b>CASH AT END OF YEAR</b>	<u>\$ 73,148</u>
<b>SUPPLEMENTAL DISCLOSURES</b>	
Interest Paid	<u>\$ 0</u>

The accompanying notes are an integral part of this statement.

**Housing Authority of  
Sabine Parish  
Mang, Louisiana**

**Notes to the Financial Statements**

**(I) SUMMARY OF ORGANIZATION AND SIGNIFICANT ACCOUNTING POLICIES**

**A. Organization -**

The entity is chartered as a public corporation for the purpose of administering housing programs for low income families.

Under the United States Housing Act of 1937, as amended, the U.S. Department of Housing and Urban Development (HUD) has direct responsibility for administering low-income housing programs in the United States. Accordingly, HUD has entered into a contract with the entity to make annual contributions (subsidies) for the purpose of funding its programs for low-income families.

The PHA applies all GASB pronouncements as well as the Financial Accounting Standards Board pronouncements issued on or before November 30, 1989, unless those pronouncements conflict with or contradict GASB pronouncements.

**B. Financial Reporting -**

1. **Reporting entity.** This report includes all funds and accounts which are controlled by the entity's governing body. Control was determined on the basis of budget adoption, authority to issue debt, authority to execute contracts and general oversight responsibility. The board is appointed by Sabine Parish Police Jury, Louisiana and is considered a related organization to that body. However, Sabine Parish Housing Authority is a legally separate entity and these financial statements contain only the financial activity of the entity.

2. **Fund accounting.** The accounts of the Sabine PHA (Public Housing Authority) are organized on the basis of funds, each of which is considered a separate accounting entity. The fund is reported by generic fund type in the financial statements.

**Governmental Funds (Capital Projects)**

Capital Projects Funds are used to account for financial resources to be used for the acquisition or construction of major capital facilities (other than those financed by proprietary funds, special assessment funds and trust funds.)

**Enterprise Funds**

The enterprise funds are used for activities which are financed and operated in a manner similar to private business enterprise where the intent of the governing body is that the costs (expenses, including depreciation) of providing goods or services to the general public on a continuing basis be financed or recovered primarily through user charges, or where the governing body has decided that periodic determination of revenues earned, expenses incurred, or net income is appropriate for capital maintenance, public policy, management control, accountability or other purposes.

*Housing Authority of  
Sulphur Parish  
Mary, Louisiana*

*Notes to the Financial Statements - (Continued)*

3. **Basis of accounting.** Basis of accounting refers to the date at which revenues and expenditures or expenses are recognized in the accounts and reported in the financial statements. Basis of accounting related to the timing of the measurement made, regardless of the measurement focus applied.

**Enterprise Funds**

This fund is accounted for using the accrual basis of accounting. Its revenues are recognized when they are earned, and its expenses are recognized when they are incurred. Enterprise fund receivables are charged-off when collection efforts indicate that such account is doubtful of being collected. Expenditures are generally recognized under the accrual basis of accounting when the related fund liability is incurred.

**(2) CASH AND INVESTMENTS**

**Deposits**

It is the Authority's policy for deposits to be 100% secured by collateral at market or par, whichever is lower, less the amount of the Federal Deposit Insurance Corporation insurance. The Authority's deposits are categorized to give an indication of the level of risk assumed by the District at year-end. The categories are described as follows:

- **Category 1** - Insured or collateralized with securities held by the Authority or by its agent in the Authority's name.
- **Category 2** - Collateralized with securities held by the pledging financial institution's trust department or agent in the Authority's name.
- **Category 3** - Uncollateralized.

	<b>Bank Balances</b>
	<u>12/31/2000</u>
	817,182
<b>Cash and Investments in Bank</b>	
<b>Secured as Follows:</b>	
FDIC (Category - 1)	\$ 142,300
US Treasury Notes (Category - 2)	1,007,500
<b>Total Securities</b>	<u>\$ 1,149,800</u>

**(3) FIXED ASSETS**

Soft costs, formerly capitalized, have been written off and fixed assets are depreciated on the straight-line method over their estimated useful lives as follows:

Buildings	20 Years
Buildings Improvements	10 Years
Manufacturing Structures	10 Years
Vehicles	5 Years

*Hoisting Authority of  
Kiefer Portal  
Mang, Louisiana*

**Notes to the Financial Statements - (Continued)**

**(6) FIXED ASSETS - (CONT.)**

	<u>Beginning of Period</u>	<u>Additions</u>	<u>Deletions</u>	<u>End of Period</u>
Land & Leasehold Improvements	\$ 1,421,430	\$ 20,810	\$ -	\$ 1,442,240
Buildings	8,087,874	823,360	-	8,911,237
Furniture & Equipment Etc.	189,350	81,250	-	270,600
<b>Total</b>	<b>\$ 9,698,654</b>	<b>\$ 1,125,420</b>	<b>\$ -</b>	<b>\$ 10,824,074</b>
Accumulated Depreciation	\$ 7,471,287	\$ 389,438	\$ -	\$ 7,860,725

All land and buildings are encumbered by a Declaration of Trust in favor of the United States of America as security for obligations guaranteed by the government and to protect other interests of the government.

**(6) CONTINGENCIES**

The entity is subject to possible examinations made by federal regulators who determine compliance with terms, conditions, laws and regulations governing grants given to the entity in the current and prior years. These examinations may result in required refunds by the entity to federal grantees and/or program beneficiaries.

**(6) COMMISSIONERS**

<u>Name</u>	<u>Title</u>	<u>Salary</u>
Stan Russell	Chairman	\$ 1,908
Marcos T. Halley	Vice-Chairman	1,808
David Brunvay	Commissioner	1,508
Athia Vealeman	Commissioner	1,908
Hazel Terry	Commissioner - Tenant	1,908

**(6) LITIGATION**

The Authority had no outstanding judgments or pending litigation as of December 31, 2003.

**(7) RETIREMENT PLANS**

The Authority provides benefits for all full-time employees through a defined contribution plan. In a defined contribution plan, benefits depend solely on amounts contributed to the plan, plus investment earnings. Employees are eligible to participate after a six-month probationary period. The employee contributes 5% and the entity contributes 5% of the employee's base monthly salary. The entity's contributions for each employee (and interest allocated to the employee account) vest at 20% annually for each year of participation. An employee is fully vested after 5 years of participation.

The Authority's total payroll for the fiscal year ending December 31, 2003 was \$284,493. The Authority's contributions were calculated using the base salary amount of \$284,493. Contributions to the plan was \$14,225 and \$23,768, by the employees and the Authority, respectively.

*Housing Authority of Lafour Parish  
Morg, Louisiana*

**Notes to the Financial Statements - (Continued)**

**08) USE OF ESTIMATES**

The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates.

**09) ENCUMBRANCES**

The Authority does not utilize encumbrance accounting.

**10) INVENTORIES**

Inventories are stated at cost and consist of office and miscellaneous supplies.

**11) BUDGETING**

The FHA prepares a budget for its capital projects that is project wide which may extend over several years. Therefore, a budget comparison is not presented.

**12) PRIOR PERIOD ADJUSTMENTS**

Prior period adjustments were made to enterprise funds HUD contributions to correct the capitalization and depreciation of enterprise fixed assets.

**13) LONG-TERM DEBT**

To provide for the development and modernization of low-cost housing units, the FHA issued New Housing Authority Bonds and Permanent Notes-FTE. These bonds and notes are payable by HUD and secured by annual contributions. The bonds and notes do not constitute a debt by the Authority, and accordingly, have not been reported in the accompanying financial statements. The amount of this debt that has been reclassified to HUD equity is \$873,000.

**14) COMPENSATED ABSENCES**

At December 31, 2003, employees of the FHA have accumulated and vested \$30,960 of employee leave benefits, computed in accordance with GASB Codification Section 080. The balance of accrued compensated absences at December 31, 2003 was \$8,945 recorded as a current obligation and \$12,018 recorded as a non-current obligation.

**Enterprise Fund**



*Boarding Authority of Sabine Parish*  
*Mary, Louisiana*  
*Combining Balance Sheet – Enterprise Funds*  
*December 31, 2003*  
*PAF - 2003*

	<u>Law Fund</u>	<u>Section 8 Vouchers</u>
<b>ASSETS</b>		
<b>CURRENT ASSETS:</b>		
Cash and Investments – Note 2	\$ 735,191	\$ 41,688
Accounts Receivable – Tenants	6,076	-
Allowance for Doubtful Accounts – Drilling Rents	(688)	-
Accounts Receivable – Miscellaneous	58	-
Due from Section 8	9,027	-
Prepaid Expenses	43,784	1,343
Inventory	13,211	-
<b>TOTAL CURRENT ASSETS</b>	<u>\$ 847,759</u>	<u>\$ 43,148</u>
<b>FIXED ASSETS:</b>		
Land	\$ 171,442	\$ -
Leasehold Improvements	1,270,488	-
Buildings	8,721,267	-
Furniture, Equipment & Machinery	187,870	-
Construction in Progress	-	-
<b>TOTAL FIXED ASSETS</b>	<u>\$ 10,350,667</u>	<u>\$ -</u>
Less: Accumulated Depreciation	(7,768,835)	-
<b>NET FIXED ASSETS</b>	<u>\$ 2,581,832</u>	<u>\$ -</u>
<b>TOTAL ASSETS</b>	<u>\$ 3,389,726</u>	<u>\$ 43,148</u>
<b>LIABILITIES</b>		
<b>CURRENT LIABILITIES</b>		
Accounts Payable	\$ 3,682	\$ 8,874
Tenant's Security Deposits	40,302	-
Accrued Compensated Absences	8,645	-
Due to Law Fund	-	9,027
Accrued PFR	22,152	-
<b>TOTAL CURRENT LIABILITIES</b>	<u>\$ 74,681</u>	<u>\$ 17,901</u>
<b>NON-CURRENT LIABILITIES:</b>		
Accrued Compensated Absences	\$ 12,015	\$ -
<b>TOTAL NON-CURRENT LIABILITIES</b>	<u>\$ 12,015</u>	<u>\$ -</u>
<b>TOTAL LIABILITIES</b>	<u>\$ 86,696</u>	<u>\$ 17,901</u>
<b>CONTRIBUTED CAPITAL:</b>		
HLD Contributions	\$ 3,598,974	\$ -
<b>TOTAL CONTRIBUTED CAPITAL</b>	<u>\$ 3,598,974</u>	<u>\$ -</u>
<b>RETAINED EARNINGS</b>	<u>722,752</u>	<u>28,447</u>
<b>TOTAL EQUITY</b>	<u>\$ 3,312,726</u>	<u>\$ 28,447</u>
<b>TOTAL LIABILITIES AND EQUITY</b>	<u>\$ 3,398,726</u>	<u>\$ 43,148</u>

The accompanying notes are an integral part of this statement.

<u>2003</u> <u>CFP</u>	<u>2002</u> <u>CFP</u>	<u>Total</u>
\$ -	\$ -	\$ 779,999
-	-	6,079
-	-	(908)
-	-	89
-	-	9,027
-	-	48,127
-	-	13,271
<u>\$ -</u>	<u>\$ -</u>	<u>\$ 992,595</u>
\$ -	\$ -	\$ 571,442
-	-	1,233,488
-	-	8,731,287
-	-	187,670
81,818	381,808	463,626
<u>\$ 41,818</u>	<u>\$ 381,808</u>	<u>\$ 18,774,223</u>
-	-	(7,798,833)
<u>\$ 41,818</u>	<u>\$ 381,808</u>	<u>\$ 3,845,280</u>
<u>\$ 41,818</u>	<u>\$ 381,808</u>	<u>\$ 3,845,280</u>
\$ -	\$ -	\$ 12,289
-	-	43,282
-	-	8,545
-	-	9,027
-	-	32,152
<u>\$ -</u>	<u>\$ -</u>	<u>\$ 92,682</u>
<u>\$ -</u>	<u>\$ -</u>	<u>\$ 12,018</u>
<u>\$ -</u>	<u>\$ -</u>	<u>\$ 12,018</u>
<u>\$ -</u>	<u>\$ -</u>	<u>\$ 164,780</u>
\$ 41,818	\$ 381,808	\$ 2,993,380
\$ 41,818	\$ 381,808	\$ 3,661,380
-	-	748,189
<u>\$ 41,818</u>	<u>\$ 381,808</u>	<u>\$ 3,741,889</u>
<u>\$ 41,818</u>	<u>\$ 381,808</u>	<u>\$ 3,845,280</u>

**Housing Authority of Sabine Parish**  
**Many, Louisiana**  
**Combining Statement of Revenue, Expense, and Changes in**  
**Retained Earnings - Enterprise Fund**  
**Year Ended December 31, 2003**  
**PA - 2065**

	Law Rent	Section 8 Vouchers	2003 CFF
<b>Revenue:</b>			
Tenant Revenue	\$ 216,817	\$ 0	\$ 0
HUD Subsidy - Law Rent	408,755	0	0
Interest Income	5,218	118	0
Other Revenue	55,800	2,907	0
HUD PHA Operating Grant	0	343,438	74,388
Capital Grant	0	0	41,873
<b>Total Operating Revenue</b>	<b>\$ 681,372</b>	<b>\$ 346,517</b>	<b>\$ 116,161</b>
<b>Operating Expenses</b>			
Administrative Salaries	\$ 94,700	\$ 13,454	\$ 0
Compensated Absences	728	0	0
DDC Administrative	50,255	2,939	0
Audit Fees	4,800	1,000	0
Other Operating - Administrative	41,540	55,417	0
Tenant Services - Salaries	15,885	0	0
SAC Tenant Services	2,480	0	0
Tenant Services - Other	5,485	0	0
Water	285	0	0
Electricity	6,280	350	0
Gas	277	0	0
Other Utilities	172	0	0
Ordinary Maintenance - Labor	948,287	2,886	0
Materials	55,891	1,802	0
Contract Cost	75,080	1,845	0
TPC Maintenance	38,828	333	0
Insurance	85,272	837	0
Other General Expenses	8,883	0	0
Bad Debt - Tenant Funds	392	0	0
Depreciation	309,436	0	0
Plan	22,158	0	0
Collection Loss	14,334	0	0
Housing Assistance Payments	0	292,239	0
<b>Total Operating Expenses</b>	<b>\$ 3,135,850</b>	<b>\$ 358,324</b>	<b>\$ 0</b>
<b>Excess (Deficiency) of Revenue Over (Under) Expenses Before Other Financing Sources (Uses)</b>	<b>\$ (267,144)</b>	<b>\$ (21,807)</b>	<b>\$ 116,161</b>
<b>Other Financing Sources (Uses)</b>			
Transfers In	\$ 74,388	\$ 0	\$ 115,283
<b>Total Other Financing Sources (Uses)</b>	<b>\$ 74,388</b>	<b>\$ 0</b>	<b>\$ 115,283</b>
<b>Excess (Deficiency) of Revenue Over (Under) Expenses After Other Financing Sources (Uses)</b>	<b>\$ (202,694)</b>	<b>\$ (21,807)</b>	<b>\$ 41,878</b>
<b>Retained Earnings/Fund Balance December 31, 2001</b>	<b>508,694</b>	<b>47,738</b>	<b>0</b>
Prior Period Adjustments	(2,287)	0	0
Current Year Depreciation Expense	(384,436)	0	0
<b>Retained Earnings/Fund Balance December 31, 2002</b>	<b>\$ 122,152</b>	<b>\$ 26,517</b>	<b>0</b>
<b>HUD Contributions December 31, 2002</b>	<b>\$ 2,194,282</b>	<b>\$ 0</b>	<b>\$ 0</b>
Prior Period Adjustment	2,038	0	0
Equity Transfers	743,148	0	0
Current Year Depreciation Expense	(289,593)	0	0
<b>HUD Contributions December 31, 2003</b>	<b>\$ 2,549,974</b>	<b>\$ 0</b>	<b>\$ 41,878</b>

The accompanying notes are an integral part of this statement.

*Moving Authority of Seltzer Parikh  
Honey, Louisiana  
Combining Statement of Revenues, Expenses, and Changes In  
Retained Earnings - Enterprise Fund  
Year Ended December 31, 2003*

FY - 2003			
2000 COP	2001 COP	2002 COP	Total
\$ -	\$ -	\$ -	\$ 231,917
-	-	-	465,726
-	-	-	5,324
-	-	-	39,876
-	-	-	417,816
119,983	-	-	780,873
<u>\$ 119,983</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 1,262,546</u>
\$ -	\$ -	\$ -	\$ 115,184
-	-	-	724
-	-	-	32,972
-	-	-	5,990
-	-	-	91,388
-	-	-	15,583
-	-	-	2,488
-	-	-	5,495
-	-	-	288
-	-	-	8,623
-	-	-	377
-	-	-	172
-	-	-	158,453
-	-	-	28,993
-	-	-	74,612
-	-	-	38,148
-	-	-	86,998
-	-	-	8,603
-	-	-	292
-	-	-	568,478
-	-	-	22,152
-	-	-	21,001
-	-	-	283,528
<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 1,248,248</u>
\$ 119,983	\$ -	\$ -	\$ (84,284)
<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
\$ 119,983	\$ -	\$ -	\$ (84,284)
-	-	-	686,621
-	-	-	(2,287)
-	-	-	568,478
-	-	-	-
\$ 242,643	\$ 379,128	\$ 284,528	\$ 1,106,299
-	-	-	2,008
-	(279,188)	(284,528)	-
-	-	-	(289,628)
<u>\$ 242,643</u>	<u>\$ 90,940</u>	<u>\$ -</u>	<u>\$ 816,671</u>

*Housing Authority of Sabine Parish  
Mang, Louisiana*

*Condensed Statement of Cash Flows  
Year Ended December 31, 2003*

FW - 2565

	Low Rent	Section 8 Vouchers	2003 CFP
<b>CASH FLOWS FROM OPERATING ACTIVITIES</b>			
Net Income (Loss)	\$ (297,314)	\$ (22,353)	\$ -
Transfers	74,380	-	(74,380)
Adjustment to Reconcile Net Income to Net Cash Provided by Operating Activities			
Depreciation	389,430	-	-
Increase (Decrease) in:			
Account Receivable	(3,529)	334	-
Inventory	(18,782)	-	-
Prepaid Expenses	6,620	319	-
Other Assets	(5,083)	210	-
Increase (Decrease) in:			
Accounts Payable	(21,170)	8,074	-
Accrued Compensated Absences	(3,579)	-	-
Due To	-	9,027	-
Accrued Liabilities	22,182	-	-
<b>NET CASH PROVIDED (USED) BY OPERATING ACTIVITIES</b>	<b>\$ 62,126</b>	<b>\$ (3,859)</b>	<b>\$ (74,380)</b>
<b>CASH FLOWS FROM INVESTING ACTIVITIES</b>			
Investments	\$ (54,608)	\$ -	\$ -
<b>NET CASH USED BY INVESTING ACTIVITIES</b>	<b>\$ (54,608)</b>	<b>\$ -</b>	<b>\$ -</b>
<b>CASH FLOWS FROM FINANCING ACTIVITIES</b>			
Security Deposits	\$ 8,512	\$ -	\$ -
Fixed Assets	(2,808)	-	(11,810)
Federal Operating Grant	-	-	78,280
Capital Grant	-	-	41,810
<b>NET CASH PROVIDED (USED) BY FINANCING ACTIVITIES</b>	<b>\$ 5,704</b>	<b>\$ -</b>	<b>\$ 74,380</b>
<b>NET INCREASE (DECREASE) IN CASH</b>	<b>\$ 13,222</b>	<b>\$ (3,859)</b>	<b>\$ -</b>
<b>CASH AT BEGINNING OF YEAR</b>	<b>23,391</b>	<b>48,818</b>	<b>-</b>
<b>CASH AT END OF YEAR</b>	<b>\$ 36,613</b>	<b>\$ 44,959</b>	<b>\$ -</b>
<b>SUPPLEMENTAL DISCLOSURES</b>			
Interest Paid	\$ -	\$ -	\$ -

The accompanying notes are an integral part of this statement.

2002 QEP		2001 QEP		2000 QEP		Total
\$	-	\$	-	\$	-	\$ (10,647)
	-		-		-	-
	-		-		-	208,438
	-		-		-	(2,298)
	-		-		-	(18,758)
	-		-		-	8,038
	-		-		-	(4,812)
	-		-		-	(12,408)
	-		-		-	(2,578)
	-		-		-	8,007
	-		-		-	22,152
\$	-	\$	-	\$	-	\$ (18,000)
\$	-	\$	-		-	\$ (24,000)
\$	-	\$	-		-	\$ (24,000)
\$	-	\$	-	\$	-	\$ 8,512
(119,083)	-	-	-	-	-	(182,872)
-	-	-	-	-	-	74,308
719,083	-	-	-	-	-	190,873
\$	-	\$	-	\$	-	\$ 80,880
\$	-	\$	-	\$	-	\$ 10,140
	-		-		-	80,000
\$	-	\$	-	\$	-	\$ 78,140
\$	-	\$	-	\$	-	\$ -

**Supplementary Information**

*Housing Authority of Solihull Parish  
Birmingham, Louisiana*

*Statement and Certification of Actual Modernization Cost  
Annual Contribution Contract  
FY - 2009*

	<u>Project 2009</u>	<u>Project 2008</u>	<u>Total</u>
<b>1. The Actual Modernization Costs are as follows:</b>			
Funds Approved	\$ 211,808	\$ 482,088	\$ 693,896
Funds Expended	<u>(118,198)</u>	<u>(482,088)</u>	<u>(600,286)</u>
Excess of Funds Approved	<u>\$ 93,610</u>	<u>\$ -0-</u>	<u>\$ 93,610</u>
<b>2. Funds Advanced</b>	<b>\$ 118,198</b>	<b>\$ 482,088</b>	<b>\$ 600,286</b>
Funds Expended	<u>(118,198)</u>	<u>(482,088)</u>	<u>(600,286)</u>
Excess of Funds Advanced	<u>\$ -0-</u>	<u>\$ -0-</u>	<u>\$ -0-</u>

The accompanying notes are an integral part of this statement.



# JOHN R. VERCHER PC

## *Certified Public Accountant*

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**REPORT ON COMPLIANCE WITH REQUIREMENTS  
APPLICABLE TO EACH MAJOR PROGRAM AND INTERNAL CONTROL  
STATE COMPLIANCE IN ACCORDANCE WITH OMB CIRCULAR A-133**

Housing Authority of the  
Sabine Parish  
Marty, Louisiana

### **COMPLIANCE**

I have audited the compliance of Housing Authority of Sabine Parish, Louisiana, with the types of compliance requirements described in the U. S. Office of Management and Budget (OMB) Circular A-133 Compliance Supplement that are applicable to each of its major federal programs for the year ended December 31, 2003. The Housing Authority of Sabine Parish, Louisiana's major federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs. Compliance with the requirements of laws, regulations, contracts and grants applicable to each of its major federal programs is the responsibility of Housing Authority of Sabine Parish Louisiana's management. My responsibility is to express an opinion on Housing Authority of Sabine Parish, Louisiana's compliance based on my audit.

I conducted my audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in Government Auditing Standards, issued by the Comptroller General of the United States, and OMB Circular A-133, *Audit of States, Local Governments, and Non-Profit Organizations*. Those standards and OMB Circular A-133 require that I plan and perform the audit to obtain reasonable assurance about whether noncompliance with the types of compliance requirements referred to above that could have a direct and material effect on a major federal program occurred. An audit includes examining, on a test basis, evidence about the Housing Authority of Sabine Parish, Louisiana's compliance with these requirements and performing such other procedures as I considered necessary in the circumstances. I believe that my audit provides a reasonable basis for my opinion. My audit does not provide a legal determination on Housing Authority of Sabine Parish, Louisiana's compliance with these requirements.

In my opinion, Housing Authority of Sabine Parish, Louisiana complied, in all material respects, with the requirements referred to above that are applicable to each of its major federal programs for the year ended December 31, 2003.

### Internal Control Over Compliance

The management of Housing Authority of Sabine Parish, Louisiana is responsible for establishing and maintaining effective internal control over compliance with requirements of laws, regulations, contracts and grants applicable to federal programs. In planning and performing my audit, I considered Housing Authority of Sabine Parish, Louisiana's internal control over compliance with requirements that could have a direct and material effect on a major federal program in order to determine my auditing procedures for the purpose of expressing my opinion on compliance and to test and report on the internal control over compliance in accordance with OMB Circular A-113.

My consideration of the internal control over compliance would not necessarily disclose all matters in the internal control that might be material weaknesses. A material weakness is a condition in which the design or operation of one or more of the internal control components does not reduce to a relatively low level the risk that noncompliance with applicable requirements of laws, regulations, contracts and grants that would be material in relation to a major federal program being audited may occur and not be detected within a timely period by employees in the normal course of performing their assigned functions. I noted no matters involving the internal control over compliance and its operation that I consider to be material weaknesses.

This report is intended solely for the information and use of management, the Legislative Auditors, and federal awarding agencies and pass-through entities and is not intended to be and should not be used by anyone other than these specified parties.

***John E. Bracher***

Peru, Louisiana

May 11, 2004

HOUSING AUTHORITY OF SARINE PARISH  
 MONY, LOUISIANA

SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS  
 FOR THE YEAR ENDED DECEMBER 31, 2003

U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT	Federal CFDA Number	Agency Or Pass-Through Number	Federal Disbursements/ Expenditures
Low Income Housing Operating Subsidy Contract # F01-0200	14.802	N/A	\$ 408,128
2002 CFP	14.802	N/A	118,000
2003 CFP	14.802	N/A	118,104
Section 8 Housing Vouchers	14.871	N/A	343,436
Total			<u>\$ 987,668</u>

**NOTE TO SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS**

**Note A – Single Audit Requirements**

In July 1996, the Single Audit Act Amendments of 1996 (1996 Act) were enacted and superseded the Single Audit Act of 1984. In June 1997 OMB issued a revised Circular A-133,  *audits of States, Local Governments, and Non-Profit Organizations*, to implement the changes from the 1996 Act and to reissue Circular A-133. The new requirements state that an entity expending \$300,000 or more of federal funds adhere to the requirements of Single Audit.

Enterprise funds used to account for the low income operating subsidy, section-8 and CFP funds use the accrual basis of accounting.

Supplementary schedules. Presented for purposes of additional analysis only.

Housing Authority of Saline Parish  
 Many, Louisiana

Schedule of Audit Adjusting Entries  
 For the Year Ended December 31, 2003

		<u>LOW REBT</u>	<u>DR</u>	<u>CR</u>
AJBT	3300 1122.1	Bad Debt Expense Allowance for Doubtful Accounts To adjust allowance account.	262.11	262.11
AJBT	2600 1408.5	Depreciation Expense Accumulated Depreciation To back depreciation expense.	5,238.08	5,238.08
AJBT	2600 1408.5	Depreciation Expense Accumulated Depreciation To back depreciation expense.	3,080.00	3,080.00
AJBT	3300 3300 3300	Other Income Interest Retained Earnings To correct prior period adjustments made in current year.	6,795.00	4,188.00 2,607.00
AJBT	3900 3900	HUD Contributions FYA/ARR To correct last year's prior period adjustment posted incorrectly.	4,871.00	4,871.00
AJBT	3300 3300	Other Income Transfer from CFP To correct recording transfers to other income.	74,380.00	74,380.00
AJBT	01 08.4 2500	Noncurrent Compensated Absences Payroll Administration To correct non-current compensated absences to schedule.	3,100.00	3,100.00
AJBT	3300 1408.5	HUD Contributions Non-Dwelling Equipment To adjust books to depreciation schedule.	5,835.00	5,835.00
AJBT	1408.5 2600 2600	Accumulated Depreciation Depreciation Expense HUD Contributions To adjust accumulated depreciation to schedule.	12,060.15	8,168.25 3,891.90

The account numbers are those to be used after books closing December 31, 2003.

HOUSING AUTHORITY OF SABINE PARISH  
MAYN, LOUISIANA

SCHEDULE OF FINDINGS AND QUESTIONED COST  
For the Year Ended December 31, 2003

I have audited the general purpose financial statements of the Housing Authority of Sabine Parish, Louisiana, as of and for the year ended December 31, 2003 and have issued my report thereon dated May 13, 2004. I conducted my audit in accordance with generally accepted auditing standards and the standards applicable to financial audits contained in Government Auditing Standards, issued by the Comptroller General of the United States. My audit of the financial statements as of December 31, 2003 resulted in a unqualified opinion.

Section I Summary of Auditor's Reports

a. Report on Internal Control and Compliance Material to the Financial Statements

Internal Control

Material Weaknesses  Yes  No Reportable Conditions  Yes  No

Compliance

Compliance Material to Financial Statements  Yes  No

b. Federal Awards

Internal Control

Material Weaknesses  Yes  No Reportable Conditions  Yes  No

Type of Opinion On Compliance

For Major Programs  Unqualified  Qualified

Disclaimer  Adverse

Are the findings required to be reported in accordance with Circular A-133, Section 548(a)?

Yes  No

c. Identification Of Major Programs

CFDA Number (s)

Name Of Federal Program (or Cluster)

14.812

Low Income Housing Operating Subsidy

Dollar threshold used to distinguish between Type A and Type B Programs:

\$ 200,000

Is the audit a "low-risk" audit, as defined by OMB Circular A-133?

Yes  No

HOUSING AUTHORITY OF EARNE FARMER  
MANY, LOUISIANA

SCHEDULE OF FINDINGS AND QUESTIONED COST  
For the Year Ended December 31, 2009

**Section II Financial Statement Findings Required To Be Reported In Accordance With GASBS**

No items to report.

**Section III Federal Awards Findings and Questioned Costs**

No items to report.

HOUSING AUTHORITY OF SABINE PARISH  
MARY, LOUISIANA

MANAGEMENT'S SUMMARY  
OF PRIOR YEAR FINDINGS

Legislative Auditor  
State of Louisiana  
Baton Rouge, Louisiana 70804-5093

The management of the Housing Authority of Sabine Parish, Louisiana has provided the following action summaries relating to audit findings brought to their attention as a result of their financial audit for the year ended December 31, 2002.

There were no prior year audit findings.