Rapides Finance Authority

Annual Financial Report For the Year Ended July 31, 2020



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January 12, 2021

Independent Auditors' Report

To the Rapides Finance Authority Alexandria, Louisiana

REPORT ON THE FINANCIAL STATEMENTS

We have audited the accompanying financial statements of the business-type activities of the Rapides Finance Authority, a component unit of the Rapides Parish Police Jury, as of and for the year ended July 31, 2020, and the related notes to the financial statements, which collectively comprise the Finance Authority's basic financial statements as listed in the table of contents.

MANAGEMENT'S RESPONSIBILITY FOR THE FINANCIAL STATEMENTS

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

AUDITOR'S RESPONSIBILITY

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

OPINIONS

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the business-type activities of the Rapides Finance Authority, as of July 31, 2020, and the respective changes in financial position, and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

OTHER MATTERS

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis described in the table of contents be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Supplemental Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the Rapides Finance Authority's basic financial statements. The schedule of per diem paid to Board Members and the Schedule of Compensation, Benefits and Other Payments to Agency Head or Chief Executive Officer are presented for purposes of additional analysis and are not a required part of the basic financial statements.

The other supplemental information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the schedule of per diem paid to Board Members is fairly stated in all material respects in relation to the basic financial statements as a whole.

OTHER REPORTING REQUIRED BY GOVERNMENT AUDITING STANDARD

In accordance with Government Auditing Standards, we have also issued our report dated January 12, 2021, on our consideration of the Rapides Finance Authority's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with Government Auditing Standards in considering Finance Authority's internal control over financial reporting and compliance.

ROZIER, McKAY & WILLIS Certified Public Accountants

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Rapides Finance Authority

Management's Discussion and Analysis July 31, 2020

This section of the Rapides Finance Authority's annual financial report presents our discussion and analysis of the Authority's financial performance during the year ended July 31, 2020. This section should be read in conjunction with the financial statements that appear in the following section:

OVERVIEW OF FINANCIAL STATEMENTS

The basic financial statements report information about the Authority as a whole using accounting methods similar to those used by private-sector companies. These report all revenues and expenses regardless of when cash is received or paid. Furthermore, the basic financial statements include all of the Authority's assets and all of the Authority's liabilities (including long-term debt). Expenses incurred in connection with the operation of the Authority's loan programs are reported as business-type activities.

FINANCIAL ANALYSIS OF THE AUTHORITY

This portion of the management's discussion and analysis provides a comparative financial analysis.

Balance Sheet

A condensed version of the Authority's Balance Sheet is presented as follows:

	July 31, 2020			July 31, 2019		
Assets:						
Current and Other Assets	\$	6,095,643	\$	5,844,054		
Capital Assets		====		====		
Total Assets		6,095,643		5,844,054		
Liabilities:						
Current and Other Liabilities		====		====		
Long-term Liabilities						
Total Liabilities				**		
Net Position: Restricted						
Unrestricted		6,095,643		5,844,054		
Total Net Position	\$	6,095,643	\$	5,844,054		

At July 31, 2020, the Authority had no liabilities and the entire net position was unrestricted. The unrestricted net position may be used at the Authority's discretion.

Revenues, Expenses and Changes in Net Position

A condensed version of the statement of revenues, expenses and changes in net position is presented as follows:

Rapides Finance Authority

Management's Discussion and Analysis July 31, 2020

	For the Year Ended			
	July	31, 2020	July 31, 2019	
Revenues				
Operating (Program) Revenues	\$	4,480	\$	27,300
Interest on Deposits and Investments		152,263		173,743
Total Revenue		156,743		201,043
Expenses				
Operating (Program) Expenses		47,442		54,699
Total Expenses		47,442		54,699
Change in Net Position Before Increase				
(Decrease) in Fair Value and Special Items		109,301		146,344
Change in Fair Value of Investment Securities		142,289		215,802
Change in Net Position	\$	251,590	\$	362,146

The net gain resulted from fluctuation in the market value of the Authority's security portfolio.

CAPITAL ASSET ADMINISTRATION

The Authority's activities are limited to providing financing for worthwhile activities in Rapides Parish, including conducting programs for first time homebuyers. The Authority has not acquired any capital assets in connection with these activities.

DEBT ADMINISTRATION

For the year ended July 31, 2020, there was no debt issued or outstanding.

FACTORS EXPECTED TO EFFECT FUTURE OPERATIONS

Due to unfavorable conditions existing in the financial markets, issuing additional bonds is not considered feasible at the present time. As a result, no bond proceeds are currently available to originate loans to first time home buyers.

Statement of Net Position July 31, 2020

	Business-type Activities			
	Ent	erprise Fund		
ASSETS:	-			
Current Assets:				
Cash and cash equivalents	\$	1,182,761		
Investments		4,881,123		
Accrued interest		31,759		
Total assets		6,095,643		
LIABILITIES AND NET POSITION Other Current Liabilities	\$			
Total current liabilities				
Net Position Unrestricted		6.005.642		
Omestreted	***************************************	6,095,643		
Total net position		6,095,643		
Total liabilities and net position	\$	6,095,643		

Statement of Revenue, Expenses and Changes in Net Position For the Year Ended July 31, 2020

	Business-type Activities		
	Enterprise Fund		
Operating revenues: Interest from mortgage backed securities -			
single family home mortgage programs	\$ -		
Other	4,480		
Total operating revenues	4,480		
•	<u> </u>		
Operating expenses:			
Interest and related costs on bonds issued in connection with			
first time home buyer programs	-		
Legal and professional	9,133		
Other	38,309		
Total operating expenses	47,442		
Operating income (loss)	(42,962)		
Nonoperating revenues (expenses):			
Interest on deposits and investments	152,263		
Net increase (decrease) in fair value of investment securities	142,289		
Total nonoperating revenue expenses	294,552		
Change in Net Assets Net position - beginning of year	251,590 5,844,053		
Net position - end of year	\$ 6,095,643		

Statement of Cash Flows For the Year Ended July 31, 2020

	Business-type Activities
	Enterprise Fund
Cash flow from operating activities:	
Receipts from borrowers / customers	\$ 4,480
Payments to suppliers	(47,442)
Net cash provided (used) by operating activities	(42,962)
Cash flows from noncapital financing activities:	
Payment to redeem revenue bonds	<u> </u>
Net cash provided (used) by non-capital financing activities	_
Cash flows from investing activities:	
Receipts of interest on deposits and investments	156,354
Receipts from paydowns and maturities	1,949,443
Purchase of investment securities	(1,696,549)
Net cash provided (used) by investing activities	409,248
Net increase (decrease) in cash	366,286
Beginning cash balance	816,475
Ending cash balance	1,182,761
Restricted cash balance	
Unrestricted cash balance	\$ 1,182,761
Reconciliation of operating income (loss) to net cash provided	
(used) by operating activities:	
Operating income (loss)	\$ (42,962)
Adjustments to reconcile operating income to net cash	ψ (₹2,702)
provided by operating activities:	
(Increase) Decrease in accrued interest receivable	_
Increase (Decrease) in accrued interest payable	-
Net cash provided (used) by operating activities	\$ (42,962)
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Supplemental Disclosure:

For the year ended July 31, 2020, there were no investing, capital, and financing activities that did not result in cash receipts or payments.

Notes to Financial Statements

NOTE 1 – ORGANIZATION AND SIGNIFICANT ACCOUNTING POLICIES:

The Rapides Finance Authority, formerly known as Rapides Parish Housing and Mortgage Finance Authority, was created through a trust indenture dated December 14, 1978. The Authority is organized as a Public Trust as defined by state law. Rapides Parish is the designated beneficiary of the trust. The Authority's primary activity is conducting loan programs for first time home buyers.

Reporting Entity:

The Governmental Accounting Standards Board (GASB) established criteria for determining which component units should be considered part of a financial reporting entity. The basic criterion for including a potential component unit within a reporting entity is financial accountability. The GASB has set forth criteria to be considered in determining financial accountability. These criteria include:

- 1. Appointing a voting majority of an organization's governing body, and
 - a. The ability of the reporting entity to impose its will on that organization and/or
 - b. The potential for the organization to provide specific financial benefits to or impose specific financial burdens on the reporting entity.
- 2. Organizations for which the reporting entity does not appoint a voting majority but are fiscally dependent on the reporting entity.
- Organizations for which the reporting entity financial statements would be misleading if data of the organization is not included because of the nature or significance of the relationship.

Based on the previous criteria, the Authority is a component unit of the Rapides Parish Police Jury. The accompanying component unit financial statements present information only on the funds maintained by the Authority and do not present information on the police jury, the general government service provided by that governmental unit, or other governmental units that comprise the financial reporting entity.

Basis of Presentation:

The Authority uses an enterprise fund for financial reporting purposes. Enterprise funds are proprietary funds used to account for business-like activities. These activities are financed primarily by user charges and the measurement of financial activity focuses on net income measurement similar to the private sector.

Measurement Focus and Basic of Accounting

Measurement focus is a term used to describe which transactions are recorded within the various financial statements Basis of accounting refers to when transactions are recorded regardless of the measurement focus applied.

Notes to Financial Statements

The Authority's enterprise fund utilizes an economic resources measurement focus. The accounting objectives of this measurement focus are the determination of operating income, changes in net position, financial position, and cash flows. All assets and liabilities associated with their activities are reported. Proprietary fund equity is classified as net position.

In addition, the Authority's enterprise fund utilizes the accrual basis of accounting. Under the accrual basis of accounting, revenues are recognized when earned and expenses are recognized when the liability is incurred.

The Authority distinguishes operating revenues and expenses from nonoperating items. Operating revenues and expenses generally result from providing services in connection with the Authority's principal ongoing operations. Since the Authority's principal operations involve specialized lending activities, interest earned from loans and mortgage backed securities are reported as operating revenues. In addition, interest incurred in connection with debt issued to finance first time home buyer mortgage loan programs is reported as an operating expense.

Use of Estimates:

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

Cash and Cash Equivalents:

Amounts reported as cash and cash equivalents (restricted and unrestricted) include cash in bank accounts and highly liquid investments.

Statement of Cash Flows:

For the purpose of reporting cash flows, cash and cash equivalents includes all cash in bank accounts and highly liquid investments. Since the Authority's principal operations involve specialized lending activities, the following receipts and disbursements are reported as cash flows from operating activities:

- Payments to originate loans.
- Receipt of principal and interest collected from borrowers.
- Payments to acquire mortgage backed securities
- Receipts from paydowns and interest associated with mortgage backed securities.
- Payment of interest incurred in connection with bonds issued to finance loan origination and mortgage backed security acquisition.

Investments:

The Authority is authorized by state law and its trust indenture to acquire certain investment securities including obligations of the United States or its agencies. Investments are reported at fair value based on valuation techniques described in Note3.

Notes to Financial Statements

NOTE 2 – CASH AND EQUIVALENTS:

Cash on deposits and cash equivalents at July 31, 2020 consisted of the following amounts:

	-	Cash on Deposit	Cash <u>Equivalents</u>	<u>Total</u>
Deposits held by Rapides Parish Police Jury's fiscal agent in the Police Jury's bank account	\$	31,833	\$	\$ 31,833
Money Market Mutual Fund			1,124,587	1,124,587
Highly liquid short-term investments			26261	26.041
administered by the bond trustees			26,341	26,341
Total Cash and Cash Equivalents	\$	31,833	\$ 1,150,928	\$ 1,182,761

Cash on deposit is collateralized by securities pledged to the Rapides Parish Police Jury. The cash equivalents are considered uninsured and unregistered securities held in the Authority's name. These cash equivalents are not rated but are not subject to any significant credit or interest rate risk.

NOTE 3 – INVESTMENT SECURITIES:

The Authority's investment policy outlines permissible investment vehicles for earning a secure return on investments held for future use. Investments held at year end are summarized as follows:

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				ces in	α.	. (*		
				ctive	-	nificant	en i	
				cets for	_	Other	_	ificant
			lde	ntical	Obs	ervable	Unob	servable
	Τ	otal	\mathbf{A}	ssets	I	nputs	In	puts
	Inve	stments	(Le	vel 1)	(Le	evel 2)	(Level 3)	
U. S. Government Agency								
Mortgage Backed Securities:								
GNMA	S	7,342	S		S	7,342	\$	
FNMA		11,319				11,319		
FHLMC		194,371				194,371		
United States Agency Securities		257,088				257,088		
Certificates of Deposit	1,	868,609			1	,868,609		
Taxable Municipal Bonds	2,	<u>542,395</u>			2	,542,395		
Total	\$ 4,	881,123	S		\$ 4	,881,123	\$	

Securities classified in Level 2 of the fair value hierarchy are valued using evaluations, which may be matrix or model-based techniques. These estimates are obtained from various sources and assume normal market conditions and transaction volumes.

Notes to Financial Statements

Credit Risk

The Finance Authority typically manages credit risk by limiting investments to securities that are guaranteed by the United States government, agencies of the United States government or private guarantors with substantial financial resources. The investments described above are typically not rated by recognized credit rating agencies. Information regarding credit risk is provided as follows:

- The GNMA securities are guaranteed by the full faith and credit of the United States government. The remaining Mortgage Backed Securities are guaranteed by agencies chartered by the United States government and are not subject to rating agency evaluations.
- United States Agency Securities are rated investment grade (AA+) by Standard and Poor.
- Certificates of deposit are insured by the Federal Deposit Insurance Corporation and are not subject to rating agency evaluations.
- Taxable municipal securities are rated as investment grade by recognized rating agencies.
 Standard and Poor or equivalent ratings for the municipal security portfolio are presented as follows:

Rating	
AAA	\$ 425,424
AA+	388,358
AA	400,682
AA-	751,261
A+	224,612
A	245,488
BBB+	106,570
Total	\$ 2,542,395

Interest Rate Risk

Interest rate risk refers to exposure to fair value losses arising from increasing interest rates. Interest rate risks for various types of securities are analyzed as follows:

- Mortgage backed securities mature in monthly installments that are based on the payment history associated with underlying pools of single-family home mortgages. Since the payment history is influenced by prepayment of mortgage obligations, it is not practical to provide a maturity schedule associated with the mortgage backed securities. Furthermore, interest rate risk associated with restricted mortgage backed securities held by various bond indentures is offset by the terms of bond issues that finance the acquisition of mortgage backed securities. Since the bond issues provide access to funds needed for investment at fixed rates, any financial impact from unfavorable changes in interest rates is minimized.
- Interest rate risk associated with United States Agency Securities, Certificates of Deposit, and Taxable Municipal Bonds increases in proportion to the length of time to maturity. Maturity schedules associated with these investment securities are presented as follows:

Notes to Financial Statements

		Inves	tment Matu	rities (In Y	ears)
	Fair Value	Less Than 1	1-5	6-10	More Than 10
United States Agency Securities	257,088		48,049	117,800	91,239
Certificates of Deposit	1,868,609	102,533	779,451	733,573	253,052
Taxable Municipal Bonds	2,542,395	90,833	941,153	689,575	820,834

NOTE 4 – RISK MANAGEMENT:

The Authority is exposed to various risk of loss related to torts, theft, errors and omissions. The Authority insures against these risks described above by purchasing commercial insurance coverage. Legal counsel has advised management that no claims have resulted from these insured risks during any of the past three fiscal years.

NOTE 5 – CONTRACTUAL ARRANGEMENTS:

In connection with its mission to promote safe and affordable housing, the Authority has participated in arrangements to facilitate the development of low income housing. The Authority's participation in the housing developments is summarized as follows:

- In order to provide certain tax advantages, the Authority has agreed to serve as the owner of record for certain low income housing units.
- The improvements owned by the Authority are subject to leases that essentially assign all of the rights and privileges of ownership to the developers. These provisions include an obligation to transfer title to the property to the Developers at the conclusion of the lease. This obligation requires the transfer to be completed at no cost to the developer.
- Benefits accruing to the Authority as a result of these arrangements are limited to administrative fees that are intended to offset the Authority's cost associated with participation.

Under the contractual arrangements described above, the property records of Rapides Parish report the authority as the owner of the housing units. Despite being the owner of record, the terms of the arrangement assign the benefits of ownership to other parties. Accordingly, the Authority's ownership interest is impaired to such an extent that there is no value or economic benefit associated with owning the property. Accordingly, no assets were recorded in connection with the Authority's ownership interest.



January 12, 2021

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

Rapides Finance Authority Alexandria, Louisiana

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the business-type activities of the Rapides Finance Authority, as of and for the year ended July 31, 2020, and the related notes to the financial statements, which collectively comprise the Finance Authority's basic financial statements, and have issued our report thereon dated January 12, 2021.

INTERNAL CONTROL OVER FINANCIAL REPORTING

In planning and performing our audit of the financial statements, we considered the Finance Authority's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the Finance Authority's internal control. Accordingly, we do not express an opinion on the effectiveness of Finance Authority's internal control.

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

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



any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

COMPLIANCE AND OTHER MATTERS

As part of obtaining reasonable assurance about whether the Finance Authority's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

PURPOSE OF THIS REPORT

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

ROZIER, McKAY & WILLIS Certified Public Accountants

Summary of Findings and Responses

PART I - SUMMARY OF AUDITOR'S RESULTS:

- The Independent Auditors' Report on the financial statements for the Rapides Finance Authority as
 of July 31, 2020 and for the year then ended expressed an unmodified opinion.
- The results of the audit disclosed no deficiencies in internal control.
- The results of the audit disclosed no instances of noncompliance that are considered to be material to the financial statements of the Rapides Finance Authority.

<u>PART II - FINDINGS RELATING TO THE FINANCIAL STATEMENTS WHICH</u> <u>ARE REQUIRED TO BE REPORTED IN ACCORDANCE WITH GENERALLY</u> ACCEPTED GOVERNMENTAL AUDITING STANDARDS:

None

Management's Corrective Action Plan

<u>SECTION I</u> INTERNAL CONTROL AND COMPLIANCE MATERIAL TO THE FINANCIAL STATEMENTS.			
No findings were reported in the schedule of findings and questions cost.	Response – N/A		
SECTION II INTERNAL CONTROL AND COMPLIANCE MATERIAL TO FEDERAL AWARDS			
N/A - The Authority did not receive federal financial assistance	Response – N/A		
SECTION III MANAGEMENT LETTER			
No findings were reported in the schedule of findings and questions cost.	Response – N/A		

Schedule of Prior Findings and Responses

<u>SECTION I</u> INTERNAL CONTROL AND COMPLIANCE MATERIAL TO THE FINANCIAL STATEMENTS			
No findings of the nature were reported as a result of the previous audit.	Response – N/A		
SECTION II INTERNAL CONTROL AND COMPLIANCE MATERIAL TO FEDERAL AWARDS			
No findings of the nature were reported as a result of the previous audit.	Response – N/A		
SECTION III MANAGEMENT LETTER			
No findings of the nature were reported as a result of the previous audit.	Response – N/A		

Schedule of Per Diem Paid to Board Members For the Year Ended July 31, 2020

Amos Wesley III	\$ 600
Barry D. Hines	1,600
Charles R. King	2,200
David C. Bates Jr.	2,000
David C. Butler II	3,600
Ernest Bowman	2,200
Eugene H. Jones	2,400
Granvel G. Metoyer	2,400
Jack B. DeWitt	2,400
John T. Nash Jr	1,800
Joseph P. Page	2,400
Rita B. Lemoine	2,200
Sam J. DeBona	 2,400
Total	\$ 28,200

Schedule of Compensation, Benefits and Other Payments to Agency Head or Chief Executive Officer For the Year Ended July 31, 2020

Agency Head (Chairman) - David Butler

Purpose:

Compensation \$ 3,600
Benefits Reimbursements -