

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA

**AUDITED FINANCIAL STATEMENTS
AND SUPPLEMENTAL DATA**

TWELVE MONTHS ENDED JUNE 30, 2024

Mike Estes, P.C.
A Professional Accounting Corporation

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Independent Auditor's Report

Board of Commissioners
Housing Authority of Natchitoches Parish
Natchitoches, Louisiana

Report on the Audit of the Financial Statements

Qualified and Unmodified Opinions

We have audited the accompanying financial statements of each major fund of the Housing Authority of Natchitoches Parish, Louisiana as of and for the year ended June 30, 2024, and the related notes to the financial statements, which collectively comprise the Housing Authority of Natchitoches Parish, Louisiana basic financial statements as listed in the table of contents.

Summary of Opinions

Opinion Units	Type of Opinion
General Fund	Unmodified
Housing Choice Vouchers Fund	Unmodified
Aggregate Discretely Presented Component Unit	Qualified

Unqualified Opinions on the Major Funds

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective position of each major fund as of June 30, 2024, 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.

Basis for Qualified Opinion

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS). Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the Housing Authority of Natchitoches Parish, Louisiana and to meet our ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our qualified and unmodified audit opinions.

Matters Giving Rise to Qualified Opinion on the Aggregate Discretely Presented Component Unit

The financial statements of Assisted and Safe Homes, Inc. have not been audited, and we were not engaged to audit Assisted and Safe Homes, Inc.'s financial statements as part of our audit of the Natchitoches Parish Housing Authority's basic financial statements. Assisted and Safe Homes, Inc.'s financial activities are included in Natchitoches Parish Housing Authority's as a discretely presented component unit and represent 100% of Natchitoches Parish Housing Authority's aggregate discretely presented component units.

Emphasis of Matter

Also included in Supplementary Information is an Agreed-Upon Procedures report, which reports on an Agreed-Upon Procedures engagement now required by the Louisiana Legislative Auditor. Our opinion is not modified in respect to this matter.

Other Matters

Responsibilities of Management 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; and for 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.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the Housing Authority of Natchitoches Parish, Louisiana's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards and *Government Auditing Standards*, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.

- Obtain an understanding of internal control relevant to the audit 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 Housing Authority of Natchitoches Parish, Louisiana's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the Housing Authority of Natchitoches Parish, Louisiana's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the Managements' Discussion and Analysis on pages 5 to 11 be presented to supplement the basic financial statements.

Such information, is the responsibility of management and, 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 general 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.

Supplementary Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the Housing Authority of Natchitoches Parish, Louisiana's basic financial statements. The statement of modernization costs-uncompleted, financial data schedules, and the schedule of expenditures of federal awards, as required by Title 2 U.S. Code of Federal Regulations (CFR) Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards*, are presented for purposes of additional analysis and are not a required part of the basic financial statements. Such 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. The 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 statement of modernization costs-uncompleted, financial data schedules, and the schedule of expenditures of federal awards are fairly stated, in all material respects, in relation to the basic financial statements as a whole.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated December 5, 2024 on our consideration of the Housing Authority of Natchitoches Parish, Louisiana'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 solely 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 the effectiveness of the Housing Authority of Natchitoches Parish, Louisiana's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Audit Standards* in considering the Housing Authority of Natchitoches Parish, Louisiana's internal control over financial reporting and compliance.

Mike Estes, P.C.

Mike Estes, P.C.
Fort Worth, Texas
December 5, 2024

HOUSING AUTHORITY OF NATCHITOCHEs PARISH, LA
REQUIRED SUPPLEMENTAL INFORMATION
MANAGEMENT DISCUSSION AND ANALYSIS (MD&A)
JUNE 30, 2024

The management of Housing Authority of Natchitoches Parish, LA presents the following discussion and analysis (MD&A) of the Housing Authority's financial activities for the fiscal year ending June 30, 2024. This represents an overview of financial information. Please read this discussion and analysis in conjunction with the Authority's included audited financial statements.

FINANCIAL HIGHLIGHTS

- The primary source of funding for these activities continues to be subsidies and grants from the Department of Housing and Urban Development (HUD), whereas tenant rentals provide a secondary but also significant source of funding.
- The Housing Authority's assets exceeded its liabilities by \$932,525 at the close of the fiscal year ended 2024.
 - ✓ Of this amount \$930,699 represents a restriction equal to the net amount invested in land, buildings, furnishings, leasehold improvements, equipment, and construction in progress, minus associated debts.
 - ✓ The remainder of \$1,826 of unrestricted assets could be used to meet the Housing Authority's ongoing obligations to citizens and creditors.
- The Housing Authority's total net position decreased by \$95,411, a 10% decrease from the prior fiscal year 2023.
- The decrease in net position of these funds was accompanied by a decrease in unrestricted cash by \$84,785 from fiscal year 2023, for the primary government.
- The Authority Spent \$199,029 on capital asset additions.
- These changes led to a decrease in total assets by \$119,029 and a decrease in total liabilities by \$23,618. As related measure of financial health, there are still over \$2 of current assets covering each dollar of total current liabilities, which compares to \$1 covering the prior fiscal year's liabilities.
- The Housing Authority owes \$44,221 in software subscription payable and \$61,335 in long-term compensated absences.

OVERVIEW OF THE FINANCIAL STATEMENTS

This MD&A is intended to serve as an introduction to the Housing Authority's basic financial statements. The Housing Authority is a special-purpose government engaged in business-type activities. Accordingly, only fund financial statements are presented as the basic financial statements, comprised of two components: (1) fund financial statements and (2) a series of notes to the financial statements. These provide information about the activities of the Housing Authority as a whole and present a longer-term view of the Housing Authority's finances. This report also contains other supplemental information in addition to the basic financial statements themselves demonstrating how projects funded by HUD have been completed, and whether there are inadequacies in the Authority's internal controls.

Reporting on the Housing Authority as a Whole

One of the most important questions asked about the Authority's finances is, "Is the Housing Authority as a whole better off, or worse off, as a result of the achievements of fiscal year 2024?" The Statement of net position and the Statement of Revenues, Expenses, and Changes in Net Position report information about the Housing Authority as a whole and about its activities in a way that helps answer this question. These statements include all assets and liabilities using the accrual basis of accounting, which is similar to the accounting used by most private-sector companies. All of the current year's revenues and expenses are taken into account regardless of when cash is received or paid.

Fund Financial Statements

All of the funds of the Housing Authority are reported as proprietary funds. A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The Housing Authority, like other enterprises operated by state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

The Housing Authority's financial statements report its net position and changes in net position. One can think of the Housing Authority's net position – the difference between assets and liabilities – as one way to measure the Authority's financial health, or financial position. Over time, increases and decreases in the Authority's net position are one indicator of whether its financial health is improving or deteriorating. One will need to consider other non-financial factors, however, such as the changes in the Authority's occupancy levels or its legal obligations to HUD, to assess the overall health of the Housing Authority.

USING THIS ANNUAL REPORT

The Housing Authority's annual report consists of financial statements that show combined information about the Housing Authority's most significant programs:

Public Housing Capital Fund Program	\$ 308,285
Low Rent Public Housing	299,988
Housing Choice Vouchers	1,231,965
Total funding received this current fiscal year	<u>\$ 1,840,238</u>

The Housing Authority's auditors provided assurance in their independent auditors' report with which this MD&A is included, that the basic financial statements are fairly stated. The auditors provide varying degrees of assurance regarding the other information included in this report. A user of this report should read the independent auditors' report carefully to determine the level of assurance provided for each of the other parts of this report.

Reporting the Housing Authority's Most Significant Funds

The Housing Authority's financial statements provide detailed information about the most significant funds. Some funds are required to be established by the Department of Housing and Urban Development (HUD). However, the Housing Authority establishes other funds to help it control and manage money for particular purposes, or to show that it is meeting legal responsibilities for using grants and other money.

The Housing Authority's enterprise funds use the following accounting approach for Proprietary funds: All of the Housing Authority's services are reported in enterprise funds. The focus of proprietary funds is on income measurement, which, together with the maintenance of net position, is an important financial indicator.

FINANCIAL ANALYSIS

The Housing Authority's net position was \$932,525 as of June 30, 2024. Of this amount, \$930,699 was invested in capital assets and \$1,826 was unrestricted.

Housing Authority of Natchitoches Parish, LA
Management's Discussion and Analysis (MD&A)
June 30, 2024

CONDENSED FINANCIAL STATEMENTS

**Condensed Statement of Net Position
As of June 30, 2024**

	<u>2024</u>	<u>2023</u>
ASSETS		
Current assets	\$ 282,251	\$ 378,345
Capital assets, net of depreciation	<u>974,918</u>	<u>997,853</u>
Total assets	<u>1,257,169</u>	<u>1,376,198</u>
LIABILITIES		
Current liabilities	219,088	199,699
Non-current liabilities	<u>105,556</u>	<u>148,563</u>
Total liabilities	<u>324,644</u>	<u>348,262</u>
NET POSITION (DEFICIT)		
Invested in capital assets, net of depreciation	930,699	912,301
Net position restricted for the Housing Choice Voucher program	-	72,819
Unrestricted net position	<u>1,826</u>	<u>42,816</u>
Total net position	<u><u>\$ 932,525</u></u>	<u><u>\$ 1,027,936</u></u>

The net position of these funds decreased by \$95,411, or by 10%, from those of fiscal year 2023, as explained below. In the narrative that follows, the detail factors causing this change are discussed:

Housing Authority of Natchitoches Parish, LA
Management's Discussion and Analysis (MD&A)
June 30, 2024

CONDENSED FINANCIAL STATEMENTS (Continued)

**Condensed Statement of Revenues, Expenses, and Changes in Fund Net Position
Fiscal Year Ended June 30, 2024**

	<u>2024</u>	<u>2023</u>
OPERATING REVENUES		
Tenant Revenue	\$ 249,830	\$ 255,284
HUD grants for operations	1,788,875	1,970,238
Other revenue	15,287	60,733
Total operating revenues	<u>2,053,992</u>	<u>2,286,255</u>
OPERATING EXPENSES		
General	232,770	235,331
Ordinary maintenance and repairs	210,625	273,681
Administrative expenses and management fees	458,676	462,335
Utilities	23,843	23,468
Federal Housing Assistance Payments (HAP) to landlords & Ports	1,145,982	1,177,066
Extraordinary maintenance and repairs	5,300	4,000
Casualty Loss	-	32,635
Depreciation	119,383	95,134
Total operating expenses	<u>2,196,579</u>	<u>2,303,653</u>
Income (losses) from operations	<u>(142,587)</u>	<u>(17,398)</u>
NON-OPERATING REVENUES		
Interest income	148	221
Interest expense	(4,335)	221
Total non-operating revenues	<u>(4,187)</u>	<u>221</u>
Income (losses) before capital contributions	<u>(146,774)</u>	<u>(17,177)</u>
CAPITAL CONTRIBUTIONS	<u>51,363</u>	<u>126,418</u>
CHANGES IN NET POSITION	<u>(95,411)</u>	<u>109,241</u>
NET POSITION - BEGINNING	1,027,936	918,695
NET POSITION - END	<u>\$ 932,525</u>	<u>\$ 1,027,936</u>

EXPLANATIONS OF FINANCIAL ANALYSIS

Compared with the prior fiscal year, total operating and capital contributions decreased \$307,391 from a combination of larger offsetting factors. Reasons for most of this change are listed below:

- Total tenant revenue decreased by \$5,454 from that of the prior fiscal year because the amount of rent each tenant pays is based on a sliding scale of their personal income. Included in this total is other tenant revenues (such as fees collected from tenants for late payment of rent, damages to their units, and other assessments) which decreased by \$23,070.
- Federal revenues from HUD for operations decreased by \$183,363 from that of the prior fiscal year. The determination of operating grants is based in part upon operations performance of prior years. This amount fluctuates from year-to-year because of the complexities of the funding formula HUD employs. Generally, this formula calculates an allowable expense level adjusted for inflation, occupancy, and other factors, and then uses this final result as a basis for determining the grant amount. The amount of rent subsidy received from HUD depends upon an eligibility scale of each tenant.
- Federal Capital Funds from HUD decreased by \$75,055 from that of the prior fiscal year. The Housing Authority was still in the process of completing projects funded from grants by HUD for fiscal years 2018 through 2023 and submitted a new grant during fiscal year 2024.
- Total other operating revenue decreased by \$45,446 and interest income decreased by \$73 from the prior fiscal year.

Compared with the prior fiscal year, total operating expenses decreased \$107,024, or by 5%, but this also was made up of a combination of offsetting factors. Again, reasons for most of this change are listed below:

- Depreciation expense increased by \$24,249 from that of the prior fiscal year.
- Maintenance and repairs decreased by \$63,056 from that of the prior fiscal year due to changes in the following: Repair staff wages increased by \$4,622 and related employee benefit contributions increased by \$9,552. Materials used decreased by \$42,537 and contract labor costs decreased by \$34,693. Finally, Extraordinary maintenance increased by \$1,300 from the prior fiscal year.
- General Expenses decreased by \$2,561 from that of the prior fiscal year. Payments in lieu of taxes (PILOT) increased by \$1,719. PILOT is calculated as a percentage of rent minus utilities and therefore changed proportionately to the changes in each of these. Insurance premiums increased by \$25,703, other general expenses decreased by \$1,041, bad debts decreased by \$23,133 and interest expense increased by \$4,335. Lastly, compensated absences decreased by \$5,809.
- Administrative Expenses increased by \$348 from that of the prior fiscal year due to a combination of factors. Administrative staff salaries decreased by \$1,168 and related employee benefit contributions decreased by \$7,727; therefore, total staff salaries and benefit costs decreased. Staff travel reimbursements increased by \$2,776, office expenses decreased by \$12,083 and sundry expenses increased by \$18,550.
- Housing Assistance Payments to landlords decreased by \$31,084 from that of the prior fiscal year partly because there was a decrease in the number of tenants qualifying for subsidy during the year.
- Utilities Expense increased by \$375 from that of the prior fiscal year because water cost increased by \$221, electricity cost decreased by \$167, gas cost increased by \$356, and other utilities expense (such as labor, benefits, garbage, sewage, and waste removal) decreased by \$35.
- Casualty losses decreased by \$32,635 from that of the prior fiscal year.

CAPITAL ASSET AND DEBT ADMINISTRATION

Capital Assets

At June 30, 2024, the Housing Authority had a total cost of \$8,889,490 invested in a broad range of assets and construction in progress from projects funded in 2018 through 2023, listed below. This amount, not including depreciation, represents increases of \$199,342 from the prior year. More detailed information about capital assets appears in the notes to the financial statements.

Statement of Capital Assets As of June 30, 2024

	<u>2024</u>	<u>2023</u>
Land	\$ 221,890	\$ 221,890
Construction in progress	60,225	60,225
Buildings	6,482,293	6,437,983
Leasehold improvements	1,530,286	1,375,255
Furniture and equipment	594,796	594,795
Accumulated Depreciation	<u>(7,914,572)</u>	<u>(7,773,840)</u>
Total	<u>\$ 974,918</u>	<u>\$ 916,308</u>

As of the end of the 2024 fiscal year, the Authority is still in the process of completing HUD grants of \$989,161 obtained during 2020 through 2023 fiscal years. A total remainder of \$125,475 will be received and spent for completing these projects during fiscal year 2025.

Debt

The Housing Authority owes long term mortgages and notes payable on their software subscription. As of June 30, 2024, the Housing Authority owed \$44,221.

Non-current liabilities also include accrued annual leave due to employees. The Housing Authority has not incurred any mortgages, leases, or bond indentures for financing capital assets or operations.

ECONOMIC FACTORS AND NEXT YEAR'S BUDGETS AND RATES

The Housing Authority is primarily dependent upon HUD for the funding of operations; therefore, the Housing Authority is affected more by Federal budget than by local economic conditions. The capital budgets for the 2025 fiscal year have already been submitted to HUD for approval and no major changes are expected.

The Capital fund programs are multiple year budgets and have remained relatively stable. Capital Funds are used for the modernization of public housing properties including administrative fees involved in the modernization.

CONTACTING THE HOUSING AUTHORITY'S FINANCIAL MANAGEMENT

Our financial report is designed to provide our citizens, investors, and creditors with a general overview of the Housing Authority's finances, and to show the Housing Authority's accountability for the money it receives. If you have questions about this report, or wish to request additional financial information, contact Rhonda Kay, at Housing Authority of Natchitoches Parish, LA; PO Box 255, Natchitoches, LA 71458-0255.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
STATEMENT OF NET POSITION

JUNE 30, 2024

	General	Housing Choice Voucher	Total Primary Government	Component Unit Assisted and Safe Homes, Inc.	Total
ASSETS					
Current assets					
Cash and cash equivalents	\$ 24,624	\$ 14,123	38,747	\$ 11,373	\$ 50,120
Accounts receivable net	26,453	11,299	37,752	0	37,752
Prepaid items and other assets	83,088	45	83,133	0	83,133
Inventory	7,953	0	7,953	0	7,953
Restricted assets - cash and cash equivalents	13,450	0	13,450	0	13,450
Interfund	101,216	0	101,216	0	101,216
Total Current Assets	256,784	25,467	282,251	11,373	293,624
Capital Assets, net					
Land and other non-depreciated assets	282,115	0	282,115	173,000	455,115
Other capital assets - net of depreciation	618,700	74,103	692,803	124,066	816,869
Total Capital Assets, net	900,815	74,103	974,918	297,066	1,271,984
Other Assets					
Investment in joint venture	0	0	0	238,033	238,033
Total Assets	\$ 1,157,599	99,570	1,257,169	\$ 546,472	\$ 1,803,641
LIABILITIES					
Current Liabilities					
Accounts payable	\$ 32,238	\$ 6,088	38,326	\$ 3,231	\$ 41,557
Unearned income	16,740	0	16,740	0	16,740
Compensated absences payable	8,255	1,342	9,597	0	9,597
Current portion of notes payable	0	0	0	27,496	27,496
Deposits due others	13,450	0	13,450	0	13,450
Accrued PILOT	39,759	0	39,759	0	39,759
Interfund	0	101,216	101,216	0	101,216
Total Current Liabilities	110,442	108,646	219,088	30,727	249,815
Noncurrent Liabilities					
Compensated absences payable	57,346	3,989	61,335	0	61,335
Noncurrent portion of notes payable	0	0	0	114,541	114,541
Subscription liability	17,688	26,533	44,221	0	44,221
Total Liabilities	185,476	139,168	324,644	145,268	469,912
NET POSITION					
Net investment in capital assets	883,127	47,572	930,699	155,029	1,085,728
Unrestricted	88,996	(87,170)	1,826	246,175	248,001
Net Position	\$ 972,123	\$ (39,598)	932,525	\$ 401,204	\$ 1,333,729

The Notes to the Financial Statements are an integral part of these statements.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
STATEMENT OF REVENUES,
EXPENSES AND CHANGES IN FUND NET POSITION

YEAR ENDED JUNE 30, 2024

	General	Housing Choice Voucher	Total Primary Government	Component Unit Assisted and Safe Home, Inc.	Total
OPERATING REVENUES					
Dwelling rental	\$ 231,234	\$ 0	\$ 231,234	\$ 44,000	\$ 275,234
Governmental operating grants	556,910	1,231,965	1,788,875	0	1,788,875
Tenant revenue- other	18,596	0	18,596	0	18,596
Other	10,926	4,361	15,287	0	15,287
Total Operating Revenues	817,666	1,236,326	2,053,992	44,000	2,097,992
OPERATING EXPENSES					
Administration	331,291	127,385	458,676	3,105	461,781
Utilities	23,843	0	23,843	0	23,843
Ordinary maintenance & operations	210,625	0	210,625	700	211,325
General expenses	177,739	55,031	232,770	2,839	235,609
Depreciation and amortization	103,957	15,426	119,383	5,925	125,308
Housing assistance payments	0	1,145,982	1,145,982	0	1,145,982
Extraordinary maintenance	5,300	0	5,300	0	5,300
Total Operating Expenses	852,755	1,343,824	2,196,579	12,569	2,209,148
Income (Loss) from Operations	(35,089)	(107,498)	(142,587)	31,431	(111,156)
Non Operating Revenues (Expenses)					
Interest earnings	62	86	148	11	159
Interest expense	(1,734)	(2,601)	(4,335)	(11,798)	(16,133)
Loss on investments	0	0	0	(80,469)	(80,469)
Total Non-Operating Revenues (Expenses)	(1,672)	(2,515)	(4,187)	(92,256)	(96,443)
Income (Loss) before contribution	(36,761)	(110,013)	(146,774)	(60,825)	(207,599)
Capital Contribution	51,363	0	51,363	0	51,363
Change in net position	14,602	(110,013)	(95,411)	(60,825)	(156,236)
Total net position - beginning unadjusted	959,124	72,819	1,031,943	513,145	1,545,088
Prior period adjustment	(1,603)	(2,404)	(4,007)	(51,116)	(55,123)
Total net position - beginning adjusted	957,521	70,415	1,027,936	462,029	1,489,965
Total net position - ending	\$ 972,123	\$ (39,598)	\$ 932,525	\$ 401,204	\$ 1,333,729

The Notes to the Financial Statements are an integral part of these statements.

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
STATEMENT OF CASH FLOWS

YEAR ENDED JUNE 30, 2024

	General	Housing Choice Voucher	Total Primary Government	Component Unit Assisted and Safe Home,	Total
CASH FLOWS FROM OPERATING ACTIVITIES					
Rental receipts	\$ 200,795	\$ 0	\$ 200,795	\$ 18,047	\$ 218,842
Other receipts	4,065	34,541	38,606	0	38,606
Federal grants	556,925	1,238,578	1,795,503	0	1,795,503
Payments to vendors	(380,190)	(113,330)	(493,520)	(6,646)	(500,166)
Payments to employees – net	(368,934)	(50,210)	(419,144)	0	(419,144)
Payments to private landlords	0	(1,145,982)	(1,145,982)	0	(1,145,982)
Net cash provided (used) by operating activities	12,661	(36,403)	(23,742)	11,401	(12,341)
CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES					
Purchase of assets	(113,994)	(19,778)	(133,772)	0	(133,772)
Federal Capital Grants	51,363	0	51,363	0	51,363
Interest expense	(1,734)	(2,601)	(4,335)	(10,562)	(14,897)
Net cash provided (used) by capital and related financing activities	(64,365)	(22,379)	(86,744)	(10,562)	(97,306)
CASH FLOWS FROM INVESTING ACTIVITIES					
Interest income	64	86	150	13	163
Maturities of investments	25,551	0	25,551	0	25,551
Net cash provided (used) by investing activities	25,615	86	25,701	13	25,714
NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS	(26,089)	(58,696)	(84,785)	852	(83,933)
CASH AND CASH EQUIVALENTS Beginning of Fiscal Year	64,163	72,819	136,982	10,521	147,503
CASH AND CASH EQUIVALENTS End of Fiscal Year	\$ 38,074	\$ 14,123	\$ 52,197	\$ 11,373	\$ 63,570

Continued

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
STATEMENT OF CASH FLOWS

YEAR ENDED JUNE 30, 2024

	General	Housing Choice Voucher	Total Primary Government	Component Unit Assisted and Safe Home, Inc.	Total
RECONCILIATION OF OPERATING INCOME (LOSS) TO NET CASH PROVIDED (USED) BY OPERATING ACTIVITIES					
Operating income (loss)	\$ (35,089)	\$ (107,498)	\$ (142,587)	\$ 31,431	\$ (111,156)
Adjustment to reconcile operating income (loss) to net cash provided (used) by operating activities:					
Depreciation Expense	103,957	15,426	119,383	5,925	125,308
Prior period adjustment	(1,603)	(2,404)	(4,007)	0	(4,007)
Provision of uncollectible accounts	(15,106)	2,521	(12,585)	0	(12,585)
Change in assets and liabilities:					
Receivables	(7,057)	4,121	(2,936)	0	(2,936)
Inventories	52	0	52	0	52
Prepaid items	3,381	13,673	17,054	0	17,054
Account payables	3,225	5,419	8,644	(2)	8,642
Interfund	(32,339)	32,339	0	0	0
Unearned income	(8,260)	0	(8,260)	(25,953)	(34,213)
Deposits due others	1,500	0	1,500	0	1,500
Net cash provided (used) by operations	\$ 12,661	\$ (36,403)	\$ (23,742)	\$ 11,401	\$ (12,341)

Concluded

The Notes to the Financial Statements are an integral part of these statements.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

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HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES The accompanying financial statements of the Housing Authority of Natchitoches Parish have been prepared in conformity with accounting principles generally accepted in the United States of America (GAAP) as applied to governmental units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles.

A. REPORTING ENTITY Housing Authorities are chartered as public corporations under the laws (LSA – R.S. 40.391) of the State of Louisiana for the purpose of providing safe and sanitary dwellings accommodations. This creation was contingent upon the local governing body of the city or parish declaring a need for the Housing Authority to function in such city or parish. The Housing Authority is governed by a five member Board of Commissioners. The members, appointed by the Honorable Mayor of Natchitoches Parish, serve staggered multi-year terms.

The Housing Authority has the following units:

	<u>Number</u>
PHA Owned Housing	92
Section 8	
Housing Choice Vouchers	334

GASB Statement 14 establishes criteria for determining the governmental reporting entity and component units that should be included within the reporting entity. Under provisions of this Statement, the Housing Authority is considered a primary government, since it is a special purpose government that has a separate governing body, is legally separate, and is fiscally independent of other state or local governments. As used in GASB Statement 14, fiscally independent means that the Housing Authority may, without the approval or consent of another governmental entity, determine or modify its own budget, levy its own taxes or set rates or charges, and issue bonded debt with HUD approval.

The Housing Authority is a related organization of Natchitoches Parish, Louisiana since the Parish Police Jury of Natchitoches Parish, appoints a voting majority of the Housing Authority's governing board. The Parish Police Jury of Natchitoches Parish is not financially accountable for the Housing Authority as it cannot impose its will on the Housing Authority and there is no potential for the Housing Authority to provide financial benefit to, or impose financial burdens on, Natchitoches Parish, Louisiana. Accordingly, the Housing Authority is not a component unit of the financial reporting entity of Natchitoches Parish, Louisiana.

Governmental Accounting Standards Board (GASB) Codification Section 2100 establishes criteria for determining which, if any, component units should be considered part of the Housing Authority for financial reporting purposes. The basic criteria for including a potential component unit within the reporting entity is financial accountability. The GASB has set forth criteria to be considered in determining financial accountability, which includes:

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

- 1) Appointing a voting majority of an organization's governing body, and:
 - a) The ability of the government 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 government.
- 2) Organizations for which the government does not appoint a voting majority but are fiscally dependent on the government.
- 3) 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 Housing Authority has determined that Assisted and Safe Homes, Inc. (the "Organization"), a legally separate entity, is a component unit of the Housing Authority. The members of the Board of Commissioners of the Housing Authority serve on the Board of Directors of the Organization. The Housing Authority's Board of Commissioners maintains a voting majority of the Organization's Board of Directors, and the Housing Authority has the ability to impose its will on the Organization. As a result, the Housing Authority has included the financial statements of Assisted and Safe Homes, Inc. in its financial statements through discrete presentation. The financial position and changes in net assets of Assisted and Safe Homes, Inc. are presented as of and for the year ended December 31, 2023. The separate financial statements of Assisted and Safe Homes, Inc. can be obtained from the Natchitoches Parish Authority, 525 Fourth Street, Natchitoches, Louisiana.

B. FUNDS The accounts of the Housing Authority are organized and operated on the basis of funds. A fund is an independent fiscal and accounting entity with a self-balancing set of accounts. Fund accounting segregates funds according to their intended purpose and is used to aid management in demonstrating compliance with finance-related legal and contractual provisions. The minimum number of funds are maintained consistent with legal and managerial requirements.

The transactions of the Housing Authority are reported in a proprietary enterprise fund. The general fund accounts for the transactions of the Public Housing Low Rent program and the Capital Fund program. The housing choice voucher fund accounts for the Section 8 Housing Choice Voucher program.

C. MEASUREMENT FOCUS AND BASIS OF ACCOUNTING

PROPRIETARY FUNDS Proprietary funds are accounted for on the flow of economic resources measurement focus and the accrual basis of accounting. Under this method, revenues are recorded when earned and expenses are recorded at the time the liabilities are incurred. With this measurement focus, all assets and all liabilities associated with the operation of these funds are included on the statement of net position.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

Proprietary funds distinguish operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary funds' principal ongoing operations. According to the Authority's policy, governmental operating grants are considered operating revenues. The other principal operating revenues of the Housing Authority are rent and maintenance charges to residents and operating fees earned. Operating expenses for proprietary funds include the administrative costs of providing the service and the housing assistance payments to landlords. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

D. CASH AND CASH EQUIVALENTS Cash includes amounts in demand deposits and interest-bearing demand deposits. Cash equivalents include amounts in time deposits, of less than ninety days, and cash with fiscal agent. Under state law, the Housing Authority may deposit funds in demand deposits, interest-bearing demand deposits, money market accounts, or time deposits with state banks organized under Louisiana law and national banks having their principal offices in Louisiana.

On the Statement of Cash Flows, for the total primary government, cash and cash equivalents, end of year, is \$52,197. This is comprised of cash and cash equivalents of \$38,747 and restricted assets – cash of \$13,450, on the statement of net position.

E. INVESTMENTS Investments are limited to L.S.-R.S. 33:2955 and the Housing Authority investment policy. If the original maturities of investments exceed 90 days, they are classified as investments; however, if the original maturities are 90 days or less, they are classified as cash equivalents.

The investments are reflected at quoted market prices except for the following which are required/permitted as per GASB Statement No. 31:

Investments in nonparticipating interest-earning contracts, such as nonnegotiable certificates of deposit with redemption terms that do not consider market rates, are reported using a cost-based measure.

Definitions:

Interest-earning investment contract include time deposits with financial institutions (such as certificates of deposit), repurchase agreements, and guaranteed investment contracts.

F. REVENUE RECOGNITION Revenues and other governmental fund financial resource increments are recognized in the accounting period in which they become susceptible to accrual – that is, when they become *measurable* and *available* to the finance expenditures of the fiscal period. “Available” is determined as collectible within the 12 months of the fiscal year or soon enough thereafter to be used in pay liabilities of the current period.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

G. INVENTORY All purchased inventory items are valued at cost using the first-in, first-out method. Inventory is recorded using the purchase method. At year end, the amount of inventory is recorded for external financial reporting.

H. PREPAID ITEMS Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items.

I. CAPITAL ASSETS Capital assets are recorded at historical cost and depreciated over their estimated useful lives (excluding salvage value). The capitalization threshold is \$2,500. Donated capital assets are recorded at their estimated fair value at the date of donation. Estimated useful live is management's estimate of how long the asset is expected to meet service demands. Straight line depreciation is used based on the following estimated useful lives:

Site improvements	15 years
Buildings	33 years
Building improvements	15 years
Furniture and equipment	5-7 years
Computers	3 years

J. UNEARNED INCOME The Housing Authority reports prepaid revenues on its statement of net position. Prepaid revenues arise when resources are received by the Housing Authority before it has a legal claim to them, as when grant monies are received prior to the occurrence of qualifying expenditures. In subsequent periods, when the Housing Authority has a legal claim to the resources, the liability for prepaid revenue is removed from the statement of net position and the revenue is recognized.

K. COMPENSATED ABSENCES The Housing Authority follows Louisiana Civil Service regulations for accumulated annual and sick leave. Employees may accumulate up to three hundred hours of annual leave which may be received upon termination or retirement. Sick leave hours accumulate, but the employee is not paid for them if not used by his/her retirement or termination date. The terms for the new Executive Director, who assumed this position on July 1, 2016 is not limited, per terms of her Employment Agreement, to 300 annual leave hours.

L. POST EMPLOYMENT BENEFITS The Authority does not recognize or pay any post employment benefits.

M. NET POSITION AND FLOW ASSUMPTIONS Net position is reported as restricted when constraints placed on net position use as either:

Externally imposed by creditors (such as debt covenants), grantors, contributors, or laws or regulations of other governments or imposed by law through constitutional provisions or enabling legislation.

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

Sometime the Authority may fund outlays from both restricted and unrestricted resources. In the event that should occur, the Authority must make a flow assumption about the order in which the resources are considered to be applied. It is the Authority's policy to consider restricted-net position to have been depleted before unrestricted-net position is applied.

N. USE OF ESTIMATES The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America 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, expenses and other financing sources and uses during the reporting period. Actual results could differ from those estimates.

NOTE 2 – DEPOSITS AND INVESTMENTS The Housing Authority has reported their investments with a maturity at time of purchase of one year or less at amortized cost. Investments with maturity at time of purchase of greater than one year are presented at fair value at June 30, 2024. Deposits are stated at cost, which approximates fair value.

Interest Rate Risk: The Housing Authority's policy does not address interest rate risk.

Credit Rate Risk: GASB 40 disclosure of credit rate risk does not apply, since the Authority's only investments are certificates of deposit.

Custodial Credit Risk: The Authority's policy requires the financial institution to cover the first \$250,000 of deposits with FDIC coverage. Any excess deposits must be collateralized with securities held by the pledging financial institution, with a fair market value that equals or exceeds the amount of excess deposits.

Restricted Cash: \$13,450 is restricted in the General Fund for security deposits.

At June 30, 2024, the Housing Authority's carrying amount of deposits was \$52,097 and the bank balance was \$203,037. Petty cash consists of \$100. The entire bank balance was covered by FDIC Insurance.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

NOTE 3 – ACCOUNTS RECEIVABLE The receivables at June 30, 2024, are as follows:

	General	Housing Choice Voucher	Total Primary Government
<u>Class of Receivables</u>			
Local sources:			
Tenants	\$ 1,332	\$ 0	\$ 1,332
Other	25,121	340	25,461
Federal sources:			
Grants	0	10,959	10,959
Total	\$ 26,453	\$ 11,299	\$ 37,752

NOTE 4 – CAPITAL ASSETS The changes in capital assets are as follows:

	Beginning Balance	Additions	Deletions	Ending Balance
Non-depreciable assets				
Land and buildings	\$ 221,890	\$ 0	\$ 0	\$ 221,890
Construction in progress	60,225	0	0	60,225
Depreciable assets:				
Buildings	7,813,238	199,342	0	8,012,580
Furniture and equipment	594,795	0	0	594,795
Total capital assets	8,690,148	199,342	0	8,889,490
Less: accumulated depreciation				
Buildings	7,219,869	129,339		7,349,208
Furniture and equipment	553,971	11,393	0	565,364
Total accumulated depreciation	7,773,840	140,732	0	7,914,572
Total capital assets, net	\$ 916,308	\$ 58,610	\$ 0	\$ 974,918

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

Discretely Presented Component Unit:

	Balance at December 31, 2023	Additions	Deletions	Balance at December 31, 2024
Non-depreciable assets				
Land	\$ 173,000	\$ 0	\$ 0	\$ 173,000
Buildings and improvements	237,000	0	0	237,000
Total	410,000	0	0	410,000
Less: accumulated depreciation				
Buildings and Improvements	107,009	5,925	0	112,934
Fixed assets, net	107,009	5,925	0	112,934
Fixed assets, net	\$ 302,991	\$ (5,925)	\$ 0	\$ 297,066

NOTE 5 – ACCOUNTS PAYABLE The payables at June 30, 2024 are as follows:

	General	Housing Choice Voucher Fund	Total Primary Government
Vendors	\$ 25,490	\$ 5,847	\$ 31,337
Payroll taxes & Retirement withheld	2,371	0	2,371
Utilities	4,377	241	4,618
Total	\$ 32,238	\$ 6,088	\$ 38,326

NOTE 6 – COMPENSATED ABSENCES At June 30, 2024, employees of the Housing Authority have accumulated and vested \$70,932 of employee leave computed in accordance with GASB, Codification Section C60.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

NOTE 7 – SUBSCRIPTION-BASED INFORMATION TECHNOLOGY AGREEMENT LIABILITIES – CONTINUED The Authority has subscription-based information technology agreements (SBITAs) which grant noncancelable rights to use underlying information technology software. The term of the agreement is five years and contain fixed and variable payment terms. Certain SBITAs contain the option for renewal, which has been considered in the SBITA liability when the Authority is reasonably certain to exercise the renewal option.

	Year Ending June 30, 2024
Subscription expense	
Amortization expense	\$ 21,349
Interest on subscription liabilities	4,335
Total	\$ 25,684

	Year Ending June 30, 2023	Additions	Subtractions	Year Ending June 30, 2024	Amount due within one year
SBITA Liabilities	\$ 61,909	\$ 0	\$ 17,688	\$ 44,221	\$ 0

Maturities and future interest requirements related to the balances of SBITA liabilities outstanding as of June 30, 2024, are summarized as follows:

	Principal	Interest	Total Payment
2025	\$ 18,950	\$ 1,348	\$ 20,298
2026	19,519	779	20,298
2027	5,752	200	5,952
	\$ 44,221	\$ 2,327	\$ 46,548

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

NOTE 8 – LONG-TERM OBLIGATIONS The following is a summary of the long-term obligation transactions for the year ended June 30, 2024.

	Compensated Absences		SBITA		Total
Balance, beginning	\$ 72,360	\$	61,909	\$	134,269
Additions	21,177		0		21,177
Deletions	(22,605)		(17,688)		(40,293)
Balance, ending	70,932		44,221		115,153
Amounts due in one year	\$ 9,597	\$	0	\$	9,597

Discretely Presented Component Unit:

Assisted and Safe Home, Inc. owed Hancock Bank \$74,924 at December 31, 2023. The note is secured by real estate and bears a variable rate of interest, which is tied to the U.S. prime rate of interest. This loan is due immediately upon demand by Midsouth Bank. In the interim, monthly payments of \$2,234 are due, beginning October 5, 2016, with the last due on March 5, 2026. The current portion due is estimated \$21,600.

Assisted and Safe Homes, Inc. entered into a loan agreement in the amount of \$100,250 with the Bank of Montgomery. The loan bears interest at a rate of 5.0% and is collateralized by real estate. The loan is payable upon demand by the Bank of Montgomery; however if no demand is made, then the loan's principal and accrued interest are due and payable at its maturity, on March 11, 2014. On that date, the loan was converted to a permanent loan, with a ten year amortization, with the final payment due March 2024. At December 31, 2023, the balance on the loan was \$67,113. The current portion is estimated \$5,896.

LEASES

Operating Leases

The Housing Authority leases its building under a non-cancelable operating lease. The building is leased from Assisted and Safe Homes, Inc. at a rate of \$4,000 per month. The building lease has been extended. The current period is June 1, 2023 through May 31, 2024. The Housing Authority expended \$44,000 under the building lease during the year ended June 30, 2024.

NOTE 9 – INTERFUND RECEIVABLES AND PAYABLES At June 30, 2024, the Housing Choice Voucher Fund owes the General Fund \$101,216.

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

NOTE 10 – RETIREMENT SYSTEM The Housing Authority participates in the Housing Renewal and Local Agency Retirement Plan, which is a defined contribution plan. The plan consists of employees of various local and regional housing authorities, urban renewal agencies, and other similar organizations. Through this plan, the Housing Authority provides pension benefits for all of its full-time employees. All full-time employees are eligible to participate in the plan on the first day of the month following completion of three months of continuous uninterrupted employment.

Under a defined contribution plan, benefits depend solely on amounts contributed to the plan plus investment earnings. Each participant in the plan is required to make a monthly contribution equal to 6% of his effective compensation. The employer is required to make monthly contributions equal to 8.5% of each participant's effective compensation. The employer may make up to an additional 1.5% contribution, for a total of 10%.

The Housing Authority's contribution for each employee and income allocated to the employee's account is fully vested after five years of continuous service. The Housing Authority's contributions and interest forfeited by employees who leave employment before five years of service are first used to pay for plan expenses and if there is any residual amount, the amount is refunded to the Housing Authority.

The Housing Authority has the right to establish or amend retirement plan provisions. The Housing Authority's Joinder Agreement with the Housing Renewal and Local Agency Retirement Plan may be amended or modified by Board Resolution. Amendment of the Joinder Agreement is limited to provisions affecting plan specifications.

The Housing Authority made the required contributions of \$32,674 for the year ended June 30, 2024, of which \$21,808 was paid by the Housing Authority and \$10,866 was paid by employees. No payments were made out of the forfeiture account.

NOTE 11 – COMMITMENTS AND CONTINGENCIES

Commitments On July 1, 2016 the Authority entered into an Employment Agreement with the new Executive Director, who was promoted to this position effective of the same day. This followed retirement of the long-time Executive Director. The agreement was renewed for five years, beginning July 1, 2021.

The contract may be terminated for cause, as specified in the contract. The Board may also terminate without cause, if such termination, in the Board's opinion, serves the best interests of the Authority. If the Executive Director is terminated for any reason, due process is required, as outlined in the agreement. The Director may terminate the agreement upon 90 days of written notice to the Board

The Executive Director will be paid any accrued salary through the date of termination, in the event termination should occur. The Director is also entitled to all earned annual leave at the time of separation, regardless of the reason for the separation.

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

If terminated without cause, the Authority will pay the Executive Director on the effective date of termination a lump sum equal to salary and benefits she would have earned or received for the remainder of the five year contract, plus accrued salary and benefits, unpaid accrued annual leave, and reasonable, authorized business expenses.

Litigation The Housing Authority is not presently involved in litigation.

Grant Disallowances The Housing Authority participates in a number of federally assisted grant programs. The programs are subject to compliance audits under the single audit approach. Such audits could lead to requests for reimbursement by the grantor agency for expenditures disallowed under terms of the grants. Housing Authority management believes that the amount of disallowance, if any, which may arise from future audits will not be material.

Construction Projects There are certain renovation or construction projects in progress at June 30, 2024. These include modernizing rental units. These projects are being funded by HUD. Funds are requested periodically as the cost is incurred.

Risk Management The Housing Authority is exposed to various risks of loss related to torts; theft of, damage to and destruction of assets; errors and omissions; and natural disasters for which the Housing Authority carries commercial insurance.

The Housing Authority transfers risk of loss by participating in a public entity risk pool and contracting with a commercial insurance carrier for all major categories of exposed risk.

This includes coverage of property, general liability, public liability, and worker's compensation. The risk pool and insurance contracted are obligated to meet settlements up to the maximum coverage, after the PHA's premiums and deductions are met.

Louisiana State law prohibits one governmental entity assessing another entity. If the Louisiana Housing Council, Inc Group Insurance Risk Management Agency risk pool is unable to meet its obligations, the risk to the Housing Authority is only that its own claim would be unpaid.

Coverage has not significantly changed from the previous year and settlements for each of the past three years have not exceeded insurance coverage.

NOTE 12 – ECONOMIC DEPENDENCE The Department of Housing and Urban Development provided \$1,840,238 to the Housing Authority, which represents approximately 88% of the Housing Authority's total revenue and capital contributions for the year.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
NOTES TO THE BASIC FINANCIAL STATEMENTS

JUNE 30, 2024

NOTE 13 - SUBSEQUENT EVENTS Management has evaluated events and transactions subsequent to the statement of net position date through, December 5, 2024, of the independent auditor's report for potential recognition or disclosure in the financial statements.

NOTE 14 – PRIOR PERIOD ADJUSTMENTS An adjustment of \$4,007 was necessary for the primary government and an adjustment of \$51,116 was necessary for the component unit to correct an accounting error made in the prior year.



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AUDIT QUALITY CENTER

Report on Internal Control Over Financial Reporting and on Compliance and
Other Matters Based on an Audit of Financial Statements Performed in
Accordance with Government Auditing Standards

Independent Auditor's Report

Housing Authority of Natchitoches Parish
Natchitoches, Louisiana

We have audited, 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, the financial statements of each major fund, of the Housing Authority of Natchitoches Parish, Louisiana, as of and for the year ended June 30, 2024, and the related notes to the financial statements, which collectively comprise the Housing Authority of Natchitoches Parish, Louisiana's basic financial statements, and have issued our report thereon dated December 5, 2024.

Report on Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the Housing Authority of Natchitoches Parish, Louisiana's internal control over financial reporting (internal control) as a basis for designing 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 Housing Authority of Natchitoches Parish, Louisiana's internal control. Accordingly, we do not express an opinion on the effectiveness of the Housing Authority of Natchitoches Parish, Louisiana'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.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the Housing Authority of Natchitoches Parish, Louisiana's financial statements are free of 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 financial statements. 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 an instance of noncompliance or other matters that are required to be reported under *Government Auditing Standards* and which is described in the accompanying schedule of findings and questioned costs as item Finding 2024-001.

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.

Mike Estes, P.C.

Mike Estes, P.C.
Fort Worth, Texas
December 5, 2024



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and the
AICPA GOVERNMENTAL
AUDIT QUALITY CENTER

Report on Compliance For Each Major Federal Program; Report on Internal
Control Over Compliance; and Report on the Schedule of Expenditures of
Federal Awards Required by the Uniform Guidance

Independent Auditor's Report

Housing Authority of Natchitoches Parish
Natchitoches, Louisiana

Report on Compliance for Each Major Federal Program

Qualified and Unmodified Opinions

We have audited the Housing Authority of the Natchitoches Parish, Louisiana's compliance with the types of compliance requirements identified as subject to audit in the *OMB Compliance Supplement* that could have a direct and material effect on each of the Housing Authority of the Natchitoches Parish, Louisiana's major federal programs for the year ended June 30, 2024. The Housing Authority of the Natchitoches 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.

Qualified Opinion on Housing Choice Voucher Program

In our opinion, except for the noncompliance described in the Basis for Qualified and Unmodified Opinions section of our report, the Housing Authority of the Natchitoches Parish, Louisiana complied, in all material respects, with the compliance requirements referred to above that could have a direct and material effect on the Housing Choice Voucher Program for the year ended June 30, 2024.

Basis for Qualified and Unmodified Opinions

We conducted our 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 the audit requirements of Title 2 U.S. Code of Federal Regulations Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Our responsibilities under those standards and the Uniform Guidance are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

We are required to be independent of the Housing Authority of Natchitoches Parish, Louisiana and to meet our ethical responsibilities, in accordance with relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion on compliance for each major federal program. Our audit does not provide a legal

determination of the Housing Authority of Natchitoches Parish, Louisiana's compliance with the compliance requirements referred to above.

Matters Giving Rise to Qualified Opinion on Housing Choice Voucher Program

As described in the accompanying schedule of findings and questioned costs, the Housing Authority of Natchitoches Parish, Louisiana did not comply with requirements regarding the Housing Choice Voucher Program – Finding 2024-001, Allowable Costs/ Cost Principles.

Compliance with such requirements is necessary, in our opinion, for the Housing Authority of Natchitoches Parish, Louisiana to comply with the requirements applicable to that program.

Responsibilities of Management for Compliance

Management is responsible compliance with the requirements referred to above and for the design, implementation, and maintenance of effective internal control over compliance with the requirements of laws, statutes, regulations, rules, and provisions of contracts or grant agreements applicable to the Housing Authority of Natchitoches Parish, Louisiana's federal programs.

Auditor's Responsibilities for the Audit of Compliance

Our objectives are to obtain reasonable assurance about whether material noncompliance with the compliance requirements referred to above occurred, whether due to fraud or error, and express an opinion on the Housing Authority of Natchitoches Parish, Louisiana's compliance based on our audit. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Noncompliance with the compliance requirements referred to above is considered material if there is a substantial likelihood that, individually or in the aggregate, it would influence the judgment made by a reasonable user of the report on compliance about the Housing Authority of Natchitoches Parish, Louisiana's compliance with the requirements of each major federal program as a whole.

In performing an audit in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material noncompliance, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the Housing Authority of Natchitoches Parish, Louisiana's compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of the Housing Authority of Natchitoches Parish, Louisiana's internal control over compliance relevant to the audit in order to design audit procedures that are appropriate in the circumstances and to test and report on internal control over compliance in accordance with the Uniform Guidance, but not for the purpose of expressing an opinion on the

effectiveness of the Housing Authority of Natchitoches Parish, Louisiana's internal control over compliance. Accordingly, no such opinion is expressed.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we identified during the audit.

Other Matters

The results of our auditing procedures disclosed an instance of noncompliance which is required to be reported in accordance with the Uniform Guidance and which are described in the accompanying schedule of findings and questioned costs as item Finding 2024-001. Our opinion on each major federal program is not modified with respect to these matters.

Government Auditing Standards requires the auditor to perform limited procedures on the Housing Authority of Natchitoches Parish, Louisiana's response to the noncompliance findings identified in our compliance audit described in the accompanying schedule of findings and questioned costs. The Housing Authority of Natchitoches Parish, Louisiana's response was not subjected to the other auditing procedures applied in the audit of compliance and accordingly, we express no opinion on the response.

Report on Internal Control Over Compliance

Our consideration of internal control over compliance was for the limited purpose described in the Auditor's Responsibilities for the Audit of Compliance section above and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies in internal control over compliance and therefore, material weaknesses or significant deficiencies may exist that were not identified. However, as discussed below, we did identify certain deficiencies in internal control over compliance that we consider to be material weaknesses and significant deficiencies.

A *deficiency in internal control over compliance* exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, noncompliance with a type of compliance requirement of a federal program on a timely basis. A *material weakness in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a federal program will not be prevented, or detected and corrected, on a timely basis. We consider the deficiency in internal control over compliance described in the accompanying schedule of findings and questioned costs as item 2024-001 to be a material weakness.

A *significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a federal program that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance. We did not note any deficiencies in internal control to be significant deficiencies.

Our audit was not designed for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, no such opinion is expressed.

Government Auditing Standards requires the auditor to perform limited procedures on the Housing Authority of Natchitoches Parish, Louisiana's response to the internal control over compliance findings

identified in our audit described in the accompanying schedule of findings and questioned costs. The Housing Authority of Natchitoches Parish, Louisiana's response was not subjected to the other auditing procedures applied in the audit of compliance and, accordingly, we express no opinion on the response.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance. Accordingly, this report is not suitable for any other purpose.

Report on Schedule of Expenditures of Federal Awards Required by the Uniform Guidance

We have audited the financial statements of the Housing Authority of Natchitoches Parish, Louisiana's each major fund, and the aggregate remaining fund information of the Housing Authority of Natchitoches Parish, Louisiana, as of and for the year ended June 30, 2024, and the related notes to the financial statements, which collectively comprise the Housing Authority of Natchitoches Parish, Louisiana's basic financial statements. We issued our report thereon dated December 5, 2024, which contained unmodified opinions on those financial statements. Our audit was performed for the purpose of forming opinions on the financial statements that collectively comprise the basic financial statements. The accompanying schedule of expenditures of federal awards is presented for purposes of financial statements. Such 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. The information has been subjected to the auditing procedures applied in the audit of the 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 expenditures of federal awards is fairly stated in all material respects in relation to the basic financial statements as a whole.

Mike Estes, P.C.

Mike Estes, P.C.
Fort Worth, Texas
December 5, 2024

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS

YEAR ENDED JUNE 30, 2024

FEDERAL GRANTOR PROGRAM TITLE	CDFA NO.	PROGRAM EXPENDITURES
U. S. Department of Housing and Urban Development Direct Programs:		
Low-Income Housing Operating Subsidy	14.850a	\$ 299,988
Capital Fund Program	14.872	308,285
Housing Choice Voucher	14.871	\$ 1,231,965
		<hr/>
Total United States Department of Housing and Urban Development		\$ 1,840,238
		<hr/>
Total Expenditures of Federal Awards		\$ 1,840,238
		<hr/> <hr/>

The accompanying notes are an integral part of this schedule.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
NOTES TO THE SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS

YEAR ENDED JUNE 30, 2024

NOTE 1 – BASIS OF PRESENTATION The accompanying Schedule of Expenditures of Federal Awards (the “Schedule”) includes the federal award activity of the Housing Authority of Natchitoches Parish, Louisiana (the “Housing Authority”) under programs of the federal government for the year ended June 30, 2024. The information in the Schedule is presented in accordance with the requirements of Title 2 U.S. Code of Federal Regulations Part 200, *Uniform Administrative Requirements, Costs Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Because the Schedule presents only a selected portion of the operations of the Housing Authority, it is not intended to and does not present the financial position, changes in net assets, or cash flows of the Housing Authority.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES Expenditures reported on the Schedule are reported on the accrual basis of accounting. Such expenditures are recognized following the cost principles contained in the Uniform Guidance, wherein certain types of expenditures are not allowable or are limited as to reimbursement.

NOTE 3 - RELATIONSHIP TO BASIC FINANCIAL STATEMENTS Federal awards revenues are reported in the Housing Authority’s basic financial statements as follows:

	Federal Sources
Enterprise Funds	
Governmental operating grants	\$ 1,788,875
Capital contributions	51,363
	<hr/>
Total	\$ 1,840,238
	<hr/> <hr/>

NOTE 4 – RELATIONSHIP TO FEDERAL FINANCIAL REPORTS Amounts reported in the accompanying schedule agree with the amounts reported in the related federal financial reports except for changes made to reflect amounts in accordance with generally accepted accounting principles.

NOTE 5 – DE MINIMIS INDIRECT COST RATE The Housing Authority did not elect to use the 10-percent de minimis indirect cost rate allowed under the Uniform Guidance.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
SCHEDULE OF FINDINGS AND QUESTIONED COSTS

YEAR ENDED JUNE 30, 2024

Section I – Summary of the Auditor’s Results

Financial Statement Audit

1. Type of Auditor’s Report Issued on Financial Statements – Unmodified for:

Low Rent
Capital Fund
Housing Choice Vouchers

Type of Auditor’s Report Issued on Financial Statements – Qualified for:

Aggregate Discretely Presented Component Unit.

2. Internal Control Over Financial Reporting:

a. Material weakness(es) identified?	_____	yes	_____✓_____	no
b. Significant deficiency(ies) identified?	_____	yes	_____✓_____	none reported

3. Noncompliance material to financial statements noted?

_____✓_____ yes _____ no

Audit of Federal Awards

1. Internal Control Over Major Programs:

a. Material weakness(es) identified?	_____✓_____	yes	_____	no
b. Significant deficiency(ies) identified that are not considered to be material weaknesses?	_____	yes	_____✓_____	none reported

2. Type of Auditor’s Report Issued on Compliance For Major Programs – Modified.

3. Any audit findings disclosed that are required to be reported in accordance with Uniform Guidance (2 CFR 200)?

_____✓_____ yes _____ no

4. The programs tested as major programs include:

CFDA# 14.871 Section 8 Housing Choice Voucher

5. Dollar threshold used to distinguish between Type A and Type B Programs as described in the Uniform Guidance (2 CFR 200): \$ 750,000

6. Auditee qualified as low-risk auditee under Uniform Guidance (2 CFR 200)?	_____	yes	_____✓_____	no
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7. Nonstatistical sampling was used. To determine sample sizes, the AICPA Audit Guide *Audit Sampling* was used.

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
SCHEDULE OF FINDINGS AND QUESTIONED COSTS

YEAR ENDED JUNE 30, 2024

Section II – Findings related to the financial statements which are required to be reported in accordance with Governmental Auditing Standards generally accepted in the United States of America:

Section Eight Housing Choice Voucher Fund-CDFA #14.871-Allowable Costs/Cost Principals

Finding 2024-001-Administrative Equity Deficit, and Related Large Interfund Payable

Criteria and Condition

At June 30, 2024, the Housing Choice Voucher (HCV) Fund owes the General Fund \$101,216.

Context

The HCV Fund owes the Low Rent Program \$101,216 at year-end. To simplify bookkeeping, often all overhead is often paid from the General Fund. But this should only be for a short period of time's expenses, such as a month. When the interfund payable continues to increase, the risk increases that the owing fund may not be able to repay the money. If so, an interfund payable for all practicable purposes becomes a permanent transfer. HUD regulations do not allow permanent transfers between funds.

Effect

As noted above, the risk is increased that there is a permanent transfer of funds from the Low Rent program to Section Eight.

Cause

The PHA has limited housing rental opportunities in the rural parish areas. Many port outs are necessary, for which the Authority only receives a portion of the administrative fee.

Questioned Costs

None

Recommendation

The Authority should attempt to expand its geographical leasing area.

Views of Responsible Officials and Planned Corrective Action

I am Rhonda Kay, Executive Director and Designated Person to answer this finding. We will carefully review them again, as the auditor recommends.

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
SCHEDULE OF FINDINGS AND QUESTIONED COSTS

YEAR ENDED JUNE 30, 2024

Section III – Findings and questioned costs for federal awards which are required to be reported under Uniform Guidance

The Finding in Part II is also repeated here.

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
CORRECTIVE ACTION PLAN

YEAR ENDED JUNE 30, 2024

NATCHITOCHES PARISH HOUSING AUTHORITY
525 4th St.
Natchitoches, LA 71457
Phone No. (318) 357-0553 Fax No. (318) 352-2086

Corrective Action Plan Finding:

Finding 2024-001-Administrative Equity Deficit, and Related Large Interfund Payable

Condition: At June 30, 2024, the Housing Choice Voucher (HCV) Fund owes the General Fund \$101,216.

Corrective Action Planned: I am Rhonda Kay, Executive Director and Designated Person to answer this finding. We will carefully review them again, as the auditor recommends.

Person responsible for corrective action:

Rhonda Kay, Executive Director
Housing Authority of Natchitoches Parish
525 4th St
Natchitoches, LA 71457

Telephone: (318) 357-0553
Fax: (318) 352-2086

Anticipated Completion Date: June 30, 2025

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
SUMMARY SCHEDULE OF PRIOR AUDIT FINDINGS

YEAR ENDED JUNE 30, 2024

The following prior audit findings were required to be reported under OMB Circular No. A-133, Section 510(a) (for the major program) for the prior year:

Section Eight Housing Choice Voucher Fund-CDFA #14.871-Allowable Costs/Cost Principals

Finding 2023-001-Administrative Equity Deficit, and Related Large Interfund Payable

Condition

At June 30, 2023, the Housing Choice Voucher (HCV) Fund owes the General Fund \$68,877.

Recommendation

Management should carefully review the HCV overhead and make reductions where possible.

Current Status

This finding is repeated in the current audit.

SUPPLEMENTARY INFORMATION

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
STATEMENT OF MODERNIZATION COSTS - UNCOMPLETED

YEAR ENDED JUNE 30, 2024

	CASH BASIS		
	2018 Capital Fund	2019 Capital Fund	2020 Capital Fund
Funds approved	\$ 193,278	\$ 200,574	\$ 213,931
Funds expended	193,278	200,574	204,299
Excess of funds approved	<u>\$ 0</u>	<u>\$ 0</u>	<u>\$ 9,632</u>
Funds advanced	\$ 193,278	\$ 200,574	\$ 204,299
Funds expended	193,278	200,574	204,299
Excess (Deficiency) of funds advanced	<u>\$ 0</u>	<u>\$ 0</u>	<u>\$ 0</u>
	2021 Capital Fund	2022 Capital Fund	2023 Capital Fund
Funds approved	\$ 224,333	\$ 274,426	\$ 276,471
Funds expended	214,084	257,330	187,973
Excess of funds approved	<u>\$ 10,249</u>	<u>\$ 17,096</u>	<u>\$ 88,498</u>
Funds advanced	\$ 214,084	\$ 257,330	\$ 188,095
Funds expended	214,084	257,330	187,973
Excess (Deficiency) of funds advanced	<u>\$ 0</u>	<u>\$ 0</u>	<u>\$ 122</u>

See accountant's report

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
 SCHEDULE OF COMPENSATION, BENEFITS AND OTHER PAYMENTS TO AGENCY HEAD
 OR CHIEF EXECUTIVE DIRECTOR

YEAR ENDED JUNE 30, 2024

Agency Head Name: Rhonda Kay, Executive Director

Purpose	Amount
Salary	\$ 89,359
Benefits-insurance	14,350
Benefits-retirement	7,596
Benefits-<list any other here>	6,836
Car allowance	
Vehicle provided by government	<enter amount reported on W-2>
Per diem	702
Reimbursements	20
Travel	
Registration fees	500
Conference travel	
Continuing professional education fees	
Housing	
Unvouchered expenses*	
Special meals	
Total	\$ 119,363



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AGREED UPON PROCEDURES REPORT

Independent Accountant's Report On Applying Agreed-Upon Procedures

To the Board of Directors of the Natchitoches Parish Housing Authority and the Louisiana Legislative Auditor:

We have performed the procedures enumerated below, which were agreed to by the Natchitoches Parish Housing Authority and the Louisiana Legislative Auditor (LLA) on the control and compliance (C/C) areas identified in the LLA's Statewide Agreed-Upon Procedures (SAUPs) for the fiscal period July 1, 2023 through June 30, 2024. The Natchitoches Parish Housing Authority's management is responsible for those C/C areas identified in the SAUPs.

The Natchitoches Parish Housing Authority has agreed to an acknowledged that the procedures performed are appropriate to meet the intended purpose of the engagement, which is to perform specified procedures on the C/C areas identified in LLA's SAUPs for the fiscal period July 1, 2023 through June 30, 2024. Additionally, LLA has agreed and acknowledged that the procedures performed are appropriate for its purposes. This report may not be suitable for any other purpose. The procedures performed may not address all the items of interest to a user of this report and may not meet the needs of all users of this report and, as such, users are responsible for determining whether the procedures performed are appropriate for their purposes.

The procedures and associated findings are as follows:

1) Written Policies and Procedures

- A. Obtain and inspect the entity's written policies and procedures and observe whether they address each of the following categories and subcategories if applicable to public funds and the entity's operations:
- i. ***Budgeting***, including preparing, adopting, monitoring, and amending the budget.
 - ii. ***Purchasing***, including (1) how purchases are initiated, (2) how vendors are added to the vendor list, (3) the preparation and approval process of purchase requisitions and purchase orders, (4) controls to ensure compliance with the Public Bid Law, and (5) documentation required to be maintained for all bids and price quotes.
 - iii. ***Disbursements***, including processing, reviewing, and approving.
 - iv. ***Receipts/Collections***, including receiving, recording, and preparing deposits. Also, policies and procedures should include management's actions to determine the

completeness of all collections for each type of revenue or agency fund additions (e.g., periodic confirmation with outside parties, reconciliation to utility billing after cutoff procedures, reconciliation of traffic ticket number sequences, agency fund forfeiture monies confirmation).

- v. ***Payroll/Personnel***, including (1) payroll processing, (2) reviewing and approving time and attendance records, including leave and overtime worked, and (3) approval process for employee rates of pay or approval and maintenance of pay rate schedules.
- vi. ***Contracting***, including (1) types of services requiring written contracts, (2) standard terms and conditions, (3) legal review, (4) approval process, and (5) monitoring process.
- vii. ***Travel and Expense Reimbursement***, including (1) allowable expenses, (2) dollar thresholds by category of expense, (3) documentation requirements, and (4) required approvers.
- viii. ***Credit Cards (and debit cards, fuel cards, purchase cards, if applicable)***, including (1) how cards are to be controlled, (2) allowable business uses, (3) documentation requirements, (4) required approvers of statements, and (5) monitoring card usage (e.g., determining the reasonableness of fuel card purchases).
- ix. ***Ethics***, including (1) the prohibitions as defined in Louisiana Revised Statute (R.S.) 42:1111-1121, (2) actions to be taken if an ethics violation takes place, (3) system to monitor possible ethics violations, and (4) a requirement that documentation is maintained to demonstrate that all employees and officials were notified of any changes to the entity's ethics policy.
- x. ***Debt Service***, including (1) debt issuance approval, (2) continuing disclosure/EMMA reporting requirements, (3) debt reserve requirements, and (4) debt service requirements.
- xi. ***Information Technology Disaster Recovery/Business Continuity***, including (1) identification of critical data and frequency of data backups, (2) storage of backups in a separate physical location isolated from the network, (3) periodic testing/verification that backups can be restored, (4) use of antivirus software on all systems, (5) timely application of all available system and software patches/updates, and (6) identification of personnel, processes, and tools needed to recover operations after a critical event.
- xii. ***Prevention of Sexual Harassment***, including R.S. 42:342-344 requirements for (1) agency responsibilities and prohibitions, (2) annual employee training, and (3) annual reporting.

Results of Testing:

All of the above policies were adopted prior to the beginning of the audit year.

2) Board or Finance Committee

- A. Obtain and inspect the board/finance committee minutes for the fiscal period, as well as the board's enabling legislation, charter, bylaws, or equivalent document in effect during the fiscal period, and
 - i. Observe that the board/finance committee met with a quorum at least monthly, or on a frequency in accordance with the board's enabling legislation, charter, bylaws, or other equivalent document.
 - ii. For those entities reporting on the governmental accounting model, observe whether the minutes referenced or included monthly budget-to-actual comparisons on the general

fund, quarterly budget-to-actual comparisons, at a minimum, on all proprietary fund, and semi-annual budget-to-actual comparisons, at a minimum, on all special revenue funds. *Alternatively, for those entities reporting on the not-for-profit accounting model, observe that the minutes referenced or included financial activity relating to public funds if those public funds comprised more than 10% of the entity's collections during the fiscal period.*

- iii. For governmental entities, obtain the prior year audit report and observe the unassigned fund balance in the general fund. If the general fund had a negative ending unassigned fund balance in the prior year audit report, observe that the minutes for at least one meeting during the fiscal period referenced or included a formal plan to eliminate the negative unassigned fund balance in the general fund.
- iv. Observe whether the board/finance committee received written updates of the progress of resolving audit finding(s), according to management's corrective action plan at each meeting until the findings are considered fully resolved.

Results of Testing:

- (i)-The board met in accordance with the bylaws.
- (ii)-The minutes properly reference the budget-to-actual comparisons.
- (iii)-The unassigned fund balance was a positive amount at the end of the prior year.
- (iv)-The prior audit report did not contain any audit findings.

3) Bank Reconciliations

- A. Obtain a listing of entity bank accounts for the fiscal period from management and management's representation that the listing is complete. Ask management to identify the entity's main operating account. Select the entity's main operating account and randomly select 4 additional accounts (or all accounts if less than 5). Randomly select one month from the fiscal period, obtain and inspect the corresponding bank statement and reconciliation for each selected account, and observe that:
 - i. Bank reconciliations include evidence that they were prepared within 2 months of the related statement closing date (e.g., initialed and dated or electronically logged);
 - ii. Bank reconciliations include written evidence that a member of management or a board member who does not handle cash, post ledgers, or issue checks has reviewed each bank reconciliation within 1 month of the date the reconciliation was prepared (e.g., initialed and dated or electronically logged); and
 - iii. Management has documentation reflecting it has researched reconciling items that have been outstanding for more than 12 months from the statement closing date, if applicable.

Results of Testing:

No exceptions were noted in the above tests.

4) Collections (excluding electronic funds transfers)

- A. Obtain a listing of deposit sites for the fiscal period where deposits for cash/checks/money orders (cash) are prepared and management's representation that the listing is complete. Randomly select 5 deposit sites (or all deposit sites if less than 5).

Results of Testing:

A list of deposit sites was obtained. Management represents that the list is complete.

- B. For each deposit site selected, obtain a listing of collection locations and management's representation that the listing is complete. Randomly select one collection location for each deposit site (e.g., 5 collection locations for 5 deposit sites), obtain and inspect written policies and procedures relating to employee job duties (if there are no written policies or procedures, then inquire of employees about their job duties) at each collection location, and observe that job duties are properly segregated at each collection location such that
- i. Employees responsible for cash collections do not share cash drawers/registers;
 - ii. Each employee responsible for collecting cash is not also responsible for preparing/making bank deposits, unless another employee/official is responsible for reconciling collection documentation (e.g., pre-numbered receipts) to the deposit;
 - iii. Each employee responsible for collecting cash is not also responsible for posting collection entries to the general ledger or subsidiary ledgers, unless another employee/official is responsible for reconciling ledger postings to each other and to the deposit; and
 - iv. The employee(s) responsible for reconciling cash collections to the general ledger and/or subsidiary ledgers, by revenue source and/or custodial fund additions, is (are) not also responsible for collecting cash, unless another employee/official verifies the reconciliation.

Results of Testing:

No exceptions were noted in the above tests.

- C. Obtain from management a copy of the bond or insurance policy for theft covering all employees who have access to cash. Observe that the bond or insurance policy for theft was in force during the fiscal period.

Results of Testing:

A fidelity/surety bond was in force the entire year that covered all employees handling cash.

- D. Randomly select two deposit dates for each of the 5 bank accounts selected for Bank Reconciliations procedure #3A (select the next deposit date chronologically if no deposits were made on the dates randomly selected and randomly select a deposit if multiple deposits are made on the same day). *Alternatively, the practitioner may use a source document other than bank statements when selecting the deposit dates for testing, such as a cash collection log, daily revenue report, receipt book, etc.* Obtain supporting documentation for each of the 10 deposits and
- i. Observe that receipts are sequentially pre-numbered.
 - ii. Trace sequentially pre-numbered receipts, system reports, and other related collection documentation to the deposit slip.
 - iii. Trace the deposit slip total to the actual deposit per the bank statement.
 - iv. Observe that the deposit was made within one business day of receipt at the collection location (within one week if the depository is more than 10 miles from the collection

location or the deposit is less than \$100 and the cash is stored securely in a locked safe or drawer).

- v. Trace the actual deposit per the bank statement to the general ledger.

Results of Testing:

No exceptions were noted in the above tests.

5) Non-Payroll Disbursements (excluding card purchases, travel reimbursements, and petty cash purchases)

- A. Obtain a listing of locations that process payments for the fiscal period and management's representation that the listing is complete. Randomly select 5 locations (or all locations if less than 5).

Results of Testing:

Disbursements are processed and disbursed only from the Authority office.

- B. For each location selected under procedure #5A above, obtain a listing of those employees involved with non-payroll purchasing and payment functions. Obtain written policies and procedures relating to employee job duties (if the agency has no written policies and procedures, then inquire of employees about their job duties), and observe that job duties are properly segregated such that
 - a) At least two employees are involved in initiating a purchase request, approving a purchase, and placing an order or making the purchase;
 - b) At least two employees are involved in processing and approving payments to vendors;
 - c) The employee responsible for processing payments is prohibited from adding/modifying vendor files, unless another employee is responsible for periodically reviewing changes to vendor files;
 - d) Either the employee/official responsible for signing checks mails the payment or gives the signed checks to an employee to mail who is not responsible for processing payments; and
 - e) Only employees/officials authorized to sign checks approve the electronic disbursement (release) of funds, whether through automated clearinghouse (ACH), electronic funds transfer (EFT), wire transfer, or some other electronic means.

(Note: Findings related to controls that constrain the legal authority of certain public officials (e.g., mayor of a Lawrason Act municipality) should not be reported.)

Results of Testing:

No exceptions were noted in the above tests.

- C. For each location selected under procedure #5A above, obtain the entity's non-payroll disbursement transaction population (excluding cards and travel reimbursements) and obtain management's representation that the population is complete. Randomly select 5 disbursements for each location, obtain supporting documentation for each transaction, and
 - i. Observe whether the disbursement, whether by paper or electronic means, matched the related original itemized invoice and supporting documentation indicates that deliverables included on the invoice were received by the entity, and

- ii. Observe whether the disbursement documentation included evidence (e.g., initial/date, electronic logging) of segregation of duties tested under procedure #5B above, as applicable.

Results of Testing:

No exceptions were noted in the above tests.

- D. Using the entity's main operating account and the month selected in Bank Reconciliations procedure #3A, randomly select 5 non-payroll-related electronic disbursements (or all electronic disbursements if less than 5) and observe that each electronic disbursement was (a) approved by only those persons authorized to disburse funds (e.g., sign checks) per the entity's policy, and (b) approved by the required number of authorized signers per the entity's policy. *Note: If no electronic payments were made from the main operating account during the month selected the practitioner should select an alternative month and/or account for testing that does include electronic disbursements.*

Results of Testing:

No exceptions were noted in the above tests.

6) Credit Cards/Debit Cards/Fuel Cards/Purchase Cards (Cards)

- A. Obtain from management a listing of all active credit cards, bank debit cards, fuel cards, and purchase cards (cards) for the fiscal period, including the card numbers and the names of the persons who maintained possession of the cards. Obtain management's representation that the listing is complete.

Results of Testing:

No exceptions were noted in the above tests.

- B. Using the listing prepared by management, randomly select 5 cards (or all cards if less than 5) that were used during the fiscal period. Randomly select one monthly statement or combined statement for each card (for a debit card, randomly select one monthly bank statement). Obtain supporting documentation, and
 - a) Observe whether there is evidence that the monthly statement or combined statement and supporting documentation (e.g., original receipts for credit/debit card purchases, exception reports for excessive fuel card usage) were reviewed and approved, in writing (or electronically approved) by someone other than the authorized card holder (those instances requiring such approval that may constrain the legal authority of certain public officials, such as the mayor of a Lawrason Act municipality, should not be reported); and
 - b) Observe that finance charges and late fees were not assessed on the selected statements.

Results of Testing:

No exceptions were noted in the above tests.

- C. Using the monthly statements or combined statements selected under procedure #7B above, excluding fuel cards, randomly select 10 transactions (or all transactions if less than 10) from each statement, and obtain supporting documentation for the transactions (e.g., each card should have 10 transactions subject to inspection). For each transaction, observe that it is supported by

(1) an original itemized receipt that identifies precisely what was purchased, (2) written documentation of the business/public purpose, and (3) documentation of the individuals participating in meals (for meal charges only). For missing receipts, the practitioner should describe the nature of the transaction and observe whether management had a compensating control to address missing receipts, such as a “missing receipt statement” that is subject to increased scrutiny.

Results of Testing:

No exceptions were noted in the above tests.

7) Travel and Travel-Related Expense Reimbursements (excluding card transactions)

- A. Obtain from management a listing of all travel and travel-related expense reimbursements during the fiscal period and management’s representation that the listing or general ledger is complete. Randomly select 5 reimbursements and obtain the related expense reimbursement forms/prepaid expense documentation of each selected reimbursement, as well as the supporting documentation. For each of the 5 reimbursements selected
- i. If reimbursed using a per diem, observe that the approved reimbursement rate is no more than those rates established either by the State of Louisiana or the U.S. General Services Administration (www.gsa.gov);
 - ii. If reimbursed using actual costs, observe that the reimbursement is supported by an original itemized receipt that identifies precisely what was purchased;
 - iii. Observe that each reimbursement is supported by documentation of the business/public purpose (for meal charges, observe that the documentation includes the names of those individuals participating) and other documentation required by Written Policies and Procedures procedure #1A(vii); and
 - iv. Observe that each reimbursement was reviewed and approved, in writing, by someone other than the person receiving reimbursement.

Results of Testing:

No exceptions were noted in the above tests.

8) Contracts

- A. Obtain from management a listing of all agreements/contracts for professional services, materials and supplies, leases, and construction activities that were initiated or renewed during the fiscal period. *Alternatively, the practitioner may use an equivalent selection source, such as an active vendor list.* Obtain management’s representation that the listing is complete. Randomly select 5 contracts (or all contracts if less than 5) from the listing, excluding the practitioner’s contract, and
- i. Observe whether the contract was bid in accordance with the Louisiana Public Bid Law (e.g., solicited quotes or bids, advertised), if required by law;
 - ii. Observe whether the contract was approved by the governing body/board, if required by policy or law (e.g., Lawrason Act, Home Rule Charter);
 - iii. If the contract was amended (e.g., change order), observe that the original contract terms provided for such an amendment and that amendments were made in compliance with the

contract terms (e.g., if approval is required for any amendment, the documented approval); and

- iv. Randomly select one payment from the fiscal period for each of the 5 contracts, obtain the supporting invoice, agree the invoice to the contract terms, and observe that the invoice and related payment agreed to the terms and conditions of the contract.

Results of Testing:

No exceptions were noted in the above tests.

9) Payroll and Personnel

- A. Obtain a listing of employees and officials employed during the fiscal period and management's representation that the listing is complete. Randomly select 5 employees or officials, obtain related paid salaries and personnel files, and agree paid salaries to authorized salaries/pay rates in the personnel files.

Results of Testing:

No exceptions were noted in the above tests.

- B. Randomly select one pay period during the fiscal period. For the 5 employees or officials selected under procedure #9A above, obtain attendance records and leave documentation for the pay period, and
 - i. Observe that all selected employees or officials documented their daily attendance and leave (e.g., vacation, sick, compensatory);
 - ii. Observe whether supervisors approved the attendance and leave of the selected employees or officials;
 - iii. Observe that any leave accrued or taken during the pay period is reflected in the entity's cumulative leave records; and
 - iv. Observe the rate paid to the employees or officials agrees to the authorized salary/pay rate found within the personnel file.

Results of Testing:

No exceptions were noted in the above tests.

- C. Obtain a listing of those employees or officials that received termination payments during the fiscal period and management's representation that the list is complete. Randomly select two employees or officials and obtain related documentation of the hours and pay rates used in management's termination payment calculations and the entity's policy on termination payments. Agree the hours to the employee's or official's cumulative leave records, agree the pay rates to the employee's or official's authorized pay rates in the employee's or official's personnel files, and agree the termination payment to entity policy.

Results of Testing:

No exceptions were noted in the above tests.

- D. Obtain management's representation that employer and employee portions of third-party payroll related amounts (e.g., payroll taxes, retirement contributions, health insurance premiums, garnishments, workers' compensation premiums, etc.) have been paid, and any associated forms have been filed, by required deadlines.

Results of Testing:

Management represents that payroll-related amounts and reports were timely paid and filed. We did not note any exceptions in our tests.

10) Ethics

- A. Using the 5 randomly selected employees/officials from Payroll and Personnel procedure #9A obtain ethics documentation from management, and
- a. Observe whether the documentation demonstrates that each employee/official completed one hour of ethics training during the calendar year as required by R.S. 42:1170; and
 - b. Observe whether the entity maintains documentation which demonstrates that each employee and official were notified of any changes to the entity's ethics policy during the fiscal period, as applicable.

Results of Testing:

No exceptions were noted in the above tests.

- B. Inquire and/or observe whether the agency has appointed an ethics designee as required by R.S. 42:1170.

Results of Testing:

An ethics designee has been appointed.

11) Debt Service

- A. Obtain a listing of bonds/notes and other debt instruments issued during the fiscal period and management's representation that the listing is complete. Select all debt instruments on the listing, obtain supporting documentation, and observe that State Bond Commission approval was obtained for each debt instrument issued as required by Article VII, Section 8 of the Louisiana Constitution.

Results of Testing:

Not applicable.

- B. Obtain a listing of bonds/notes outstanding at the end of the fiscal period and management's representation that the listing is complete. Randomly select one bond/note, inspect debt covenants, obtain supporting documentation for the reserve balance and payments, and agree actual reserve balances and payments to those required by debt covenants (including contingency funds, short-lived asset funds, or other funds required by the debt covenants).

Results of Testing:

Not applicable.

12) Fraud Notice

- A. Obtain a listing of misappropriations of public funds and assets during the fiscal period and management's representation that the listing is complete. Select all misappropriations on the listing, obtain supporting documentation, and observe that the entity reported the misappropriation(s) to the legislative auditor and the district attorney of the parish in which the entity is domiciled as required by R.S. 24:523.

Results of Testing:

Management represents that they are not aware of any misappropriations of public funds or assets. We did not note any in our tests.

- B. Observe that the entity has posted, on its premises and website, the notice required by R.S. 24:523.1 concerning the reporting of misappropriation, fraud, waste, or abuse of public funds.

Results of Testing:

The notice is properly posted.

13) Information Technology Disaster Recovery/Business Continuity

- A. Perform the following procedures, **verbally discuss the results with management, and report "We performed the procedure and discussed the results with management."**
- a. Obtain and inspect the entity's most recent documentation that it has backed up its critical data (if there is no written documentation, then inquire of personnel responsible for backing up critical data) and observe evidence that such backup (a) occurred within the past week, (b) was not stored on the government's local server or network, and (c) was encrypted.
 - b. Obtain and inspect the entity's most recent documentation that it has tested/verified that its backups can be restored (if there is no written documentation, then inquire of personnel responsible for testing/verifying backup restoration) and observe evidence that the test/verification was successfully performed within the past 3 months.
 - c. Obtain a listing of the entity's computers currently in use and their related locations, and management's representation that the listing is complete. Randomly select 5 computers and observe while management demonstrates that the selected computers have current and active antivirus software and that the operating system and accounting system software in use are currently supported by the vendor.

Results of Testing:

We performed the procedures and discussed the results with management.

- B. Randomly select 5 terminated employees (or all terminated employees if less than 5) using the list of terminated employees obtained in Payroll and Personnel procedure #9C. Observe evidence that the selected terminated employees have been removed or disabled from the network.

Results of Testing:

No exceptions were noted in the above tests.

- C. Using the 5 randomly selected employees/officials from Payroll and Personnel procedure #9A, obtain cybersecurity training documentation from management, and observe that the documentation demonstrates that the following employees/officials with access to the agency's information technology assets have completed cybersecurity training as required by R.S. 42:1267. The requirements are as follows:

1. Hired before June 9, 2020 - completed the training; and
2. Hired on or after June 9, 2020 - completed the training within 30 days of initial service or employment.

Results of Testing:

No employees received the cyber training.

Recommendation

The employees who have access to the information technology should receive the training. We note that they received the training in November 2024.

View of Responsible Official

The required employees obtained the required training on November 21, 2024.

14) Prevention of Sexual Harassment

- A. Using the 5 randomly selected employees/officials from Payroll and Personnel procedure #9A, obtain sexual harassment training documentation from management, and observe that the documentation demonstrates each employee/official completed at least one hour of sexual harassment training during the calendar year as required by R.S. 42:343.

Results of Testing:

No exceptions were noted in the above tests.

- B. Observe that the entity has posted its sexual harassment policy and complaint procedure on its website (or in a conspicuous location on the entity's premises if the entity does not have a website)

Results of Testing:

The notice is properly posted.

- C. Obtain the entity's annual sexual harassment report for the current fiscal period, observe that the report was dated on or before February 1, and observe that the report includes the applicable requirements of R.S. 42:344:
- i. Number and percentage of public servants in the agency who have completed the training requirements;

- ii. Number of sexual harassment complaints received by the agency;
- iii. Number of complaints which resulted in a finding that sexual harassment occurred;
- iv. Number of complaints in which the finding of sexual harassment resulted in discipline or corrective action; and
- v. Amount of time it took to resolve each complaint.

Results of Testing:

Management represents that they did not receive any sexual harassment complaints during the year.

We were engaged by the Natchitoches Parish Housing Authority to perform this agreed-upon procedures engagement and conducted our engagement in accordance with attestation standards established by the American Institute of Certified Public Accountants and applicable standards of *Government Auditing Standards*. We were not engaged to and did not conduct an examination or review engagement, the objective of which would be the expression of an opinion or conclusion, respectively, on those C/C areas identified in the SAUPs. Accordingly, we do not express such an opinion or conclusion. Had we performed additional procedures, other matters might have come to our attention that would have been reported to you.

We are required to be independent of the Natchitoches Parish Housing Authority and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements related to our agreed-upon procedures engagement.

This report is intended solely to describe the scope of testing performed on those C/C areas identified in the SAUPs, and the result of that testing, and not to provide an opinion on control or compliance. Accordingly, this report is not suitable for any other purpose. Under Louisiana Revised Statute 24:513, this report is distributed by the LLA as a public document.

Mike Estes, P.C.

Mike Estes, P.C.
Fort Worth, Texas
December 5, 2024

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Entity Wide Balance Sheet Summary						
	Project Total	6.1 Component Unit - Discretely Presented	14.871 Housing Choice Vouchers	Subtotal	ELIM	Total
111 Cash - Unrestricted	\$24,624	\$11,373	\$14,122	\$50,119		\$50,119
112 Cash - Restricted - Modernization and Development						
113 Cash - Other Restricted			\$1	\$1		\$1
114 Cash - Tenant Security Deposits	\$13,450			\$13,450		\$13,450
115 Cash - Restricted for Payment of Current Liabilities						
100 Total Cash	\$38,074	\$11,373	\$14,123	\$63,570	\$0	\$63,570
121 Accounts Receivable - PHA Projects						
122 Accounts Receivable - HUD Other Projects	\$0		\$10,959	\$10,959		\$10,959
124 Accounts Receivable - Other Government			\$245	\$245		\$245
125 Accounts Receivable - Miscellaneous	\$25,118		\$95	\$25,213		\$25,213
126 Accounts Receivable - Tenants	\$1,332		\$0	\$1,332		\$1,332
126.1 Allowance for Doubtful Accounts -Tenants	\$0		\$0	\$0		\$0
126.2 Allowance for Doubtful Accounts - Other	\$0		\$0	\$0		\$0
127 Notes, Loans, & Mortgages Receivable - Current						
128 Fraud Recovery	\$9,069		\$15,797	\$24,866		\$24,866
128.1 Allowance for Doubtful Accounts - Fraud	-\$9,069		-\$15,797	-\$24,866		-\$24,866
129 Accrued Interest Receivable	\$3			\$3		\$3
120 Total Receivables, Net of Allowances for Doubtful Accounts	\$26,453	\$0	\$11,299	\$37,752	\$0	\$37,752
131 Investments - Unrestricted						
132 Investments - Restricted						
135 Investments - Restricted for Payment of Current Liability						
142 Prepaid Expenses and Other Assets	\$83,088		\$45	\$83,133		\$83,133
143 Inventories	\$8,372			\$8,372		\$8,372
143.1 Allowance for Obsolete Inventories	-\$419			-\$419		-\$419
144 Inter Program Due From	\$101,216			\$101,216		\$101,216
145 Assets Held for Sale						
150 Total Current Assets	\$256,784	\$11,373	\$25,467	\$293,624	\$0	\$293,624

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Entity Wide Balance Sheet Summary						
	Project Total	6.1 Component Unit - Discretely Presented	14.871 Housing Choice Vouchers	Subtotal	ELIM	Total
161 Land	\$221,890	\$173,000		\$394,890		\$394,890
162 Buildings	\$6,428,270	\$237,000	\$54,023	\$6,719,293		\$6,719,293
163 Furniture, Equipment & Machinery - Dwellings	\$171,630			\$171,630		\$171,630
164 Furniture, Equipment & Machinery - Administration	\$423,166			\$423,166		\$423,166
165 Leasehold Improvements	\$1,471,166		\$59,120	\$1,530,286		\$1,530,286
166 Accumulated Depreciation	-\$7,875,532	-\$112,934	-\$39,040	-\$8,027,506		-\$8,027,506
167 Construction in Progress	\$60,225			\$60,225		\$60,225
168 Infrastructure						
160 Total Capital Assets, Net of Accumulated Depreciation	\$900,815	\$297,066	\$74,103	\$1,271,984	\$0	\$1,271,984
171 Notes, Loans and Mortgages Receivable - Non-Current						
172 Notes, Loans, & Mortgages Receivable - Non Current - Past Due						
173 Grants Receivable - Non Current						
174 Other Assets						
176 Investments in Joint Ventures		\$238,033		\$238,033		\$238,033
180 Total Non-Current Assets	\$900,815	\$535,099	\$74,103	\$1,510,017	\$0	\$1,510,017
200 Deferred Outflow of Resources						
290 Total Assets and Deferred Outflow of Resources	\$1,157,599	\$546,472	\$99,570	\$1,803,641	\$0	\$1,803,641
311 Bank Overdraft						
312 Accounts Payable <= 90 Days	\$18,225	\$3,231	\$5,811	\$27,267		\$27,267
313 Accounts Payable >90 Days Past Due						
321 Accrued Wage/Payroll Taxes Payable	\$2,371			\$2,371		\$2,371
322 Accrued Compensated Absences - Current Portion	\$8,255		\$1,342	\$9,597		\$9,597
324 Accrued Contingency Liability						
325 Accrued Interest Payable						
331 Accounts Payable - HUD PHA Programs			\$77	\$77		\$77
332 Account Payable - PHA Projects						

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Entity Wide Balance Sheet Summary						
	Project Total	6.1 Component Unit - Discretely Presented	14.871 Housing Choice Vouchers	Subtotal	ELIM	Total
333 Accounts Payable - Other Government	\$39,759			\$39,759		\$39,759
341 Tenant Security Deposits	\$13,450			\$13,450		\$13,450
342 Unearned Revenue	\$16,740			\$16,740		\$16,740
343 Current Portion of Long-term Debt - Capital Projects/Mortgage Revenue		\$27,496		\$27,496		\$27,496
344 Current Portion of Long-term Debt - Operating Borrowings						
345 Other Current Liabilities	\$7,265		\$164	\$7,429		\$7,429
346 Accrued Liabilities - Other	\$4,377		\$36	\$4,413		\$4,413
347 Inter Program - Due To			\$101,216	\$101,216		\$101,216
348 Loan Liability - Current						
310 Total Current Liabilities	\$110,442	\$30,727	\$108,646	\$249,815	\$0	\$249,815
351 Long-term Debt, Net of Current - Capital Projects/Mortgage Revenue	\$17,688	\$114,541	\$26,533	\$158,762		\$158,762
352 Long-term Debt, Net of Current - Operating Borrowings						
353 Non-current Liabilities - Other						
354 Accrued Compensated Absences - Non Current	\$57,346		\$3,989	\$61,335		\$61,335
355 Loan Liability - Non Current						
356 FASB 5 Liabilities						
357 Accrued Pension and OPEB Liabilities						
350 Total Non-Current Liabilities	\$75,034	\$114,541	\$30,522	\$220,097	\$0	\$220,097
300 Total Liabilities	\$185,476	\$145,268	\$139,168	\$469,912	\$0	\$469,912
400 Deferred Inflow of Resources						
508.4 Net Investment in Capital Assets	\$883,127	\$155,029	\$47,571	\$1,085,727		\$1,085,727
511.4 Restricted Net Position	\$0		\$1	\$1		\$1
512.4 Unrestricted Net Position	\$88,996	\$246,175	-\$87,170	\$248,001		\$248,001
513 Total Equity - Net Assets / Position	\$972,123	\$401,204	-\$39,598	\$1,333,729	\$0	\$1,333,729
600 Total Liabilities, Deferred Inflows of Resources and Equity - Net	\$1,157,599	\$546,472	\$99,570	\$1,803,641	\$0	\$1,803,641

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Single Project Revenue and Expense			
	Low Rent	Capital Fund	Total Project
70300 Net Tenant Rental Revenue	\$231,234		\$231,234
70400 Tenant Revenue - Other	\$18,596		\$18,596
70500 Total Tenant Revenue	\$249,830	\$0	\$249,830
70600 HUD PHA Operating Grants	\$299,988	\$256,922	\$556,910
70610 Capital Grants		\$51,363	\$51,363
70710 Management Fee			
70720 Asset Management Fee			
70730 Book Keeping Fee			
70740 Front Line Service Fee			
70750 Other Fees			
70700 Total Fee Revenue			
70800 Other Government Grants			
71100 Investment Income - Unrestricted	\$62		\$62
71200 Mortgage Interest Income			
71300 Proceeds from Disposition of Assets Held for Sale			
71310 Cost of Sale of Assets			
71400 Fraud Recovery	\$3,624		\$3,624
71500 Other Revenue	\$7,302		\$7,302
71600 Gain or Loss on Sale of Capital Assets			
72000 Investment Income - Restricted			
70000 Total Revenue	\$560,806	\$308,285	\$869,091
91100 Administrative Salaries	\$162,239	\$16,085	\$178,324
91200 Auditing Fees	\$3,044	\$8,400	\$11,444
91300 Management Fee			
91310 Book-keeping Fee			
91400 Advertising and Marketing	\$5		\$5
91500 Employee Benefit contributions - Administrative	\$75,286		\$75,286
91600 Office Expenses	\$46,915		\$46,915
91700 Legal Expense			
91800 Travel	\$6,674		\$6,674
91810 Allocated Overhead			
91900 Other	\$12,643		\$12,643
91000 Total Operating - Administrative	\$306,806	\$24,485	\$331,291
92000 Asset Management Fee			
92100 Tenant Services - Salaries			
92200 Relocation Costs			
92300 Employee Benefit Contributions - Tenant Services			
92400 Tenant Services - Other			
92500 Total Tenant Services	\$0	\$0	\$0
93100 Water	\$1,574		\$1,574
93200 Electricity	\$18,178		\$18,178
93300 Gas	\$3,031		\$3,031
93400 Fuel			
93500 Labor			
93600 Sewer	\$1,060		\$1,060

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Single Project Revenue and Expense			
	Low Rent	Capital Fund	Total Project
93700 Employee Benefit Contributions - Utilities			
93800 Other Utilities Expense			
93000 Total Utilities	\$23,843	\$0	\$23,843
94100 Ordinary Maintenance and Operations - Labor	\$56,986		\$56,986
94200 Ordinary Maintenance and Operations - Materials and Other	\$53,900		\$53,900
94300 Ordinary Maintenance and Operations Contracts	\$67,758		\$67,758
94500 Employee Benefit Contributions - Ordinary Maintenance	\$31,981		\$31,981
94000 Total Maintenance	\$210,625	\$0	\$210,625
95100 Protective Services - Labor			
95200 Protective Services - Other Contract Costs			
95300 Protective Services - Other			
95500 Employee Benefit Contributions - Protective Services			
95000 Total Protective Services	\$0	\$0	\$0
96110 Property Insurance	\$78,349		\$78,349
96120 Liability Insurance	\$10,796		\$10,796
96130 Workmen's Compensation	\$6,376		\$6,376
96140 All Other Insurance	\$28,647		\$28,647
96100 Total insurance Premiums	\$124,168	\$0	\$124,168
96200 Other General Expenses	\$3,468		\$3,468
96210 Compensated Absences	\$18,665		\$18,665
96300 Payments in Lieu of Taxes	\$20,739		\$20,739
96400 Bad debt - Tenant Rents	\$10,699		\$10,699
96500 Bad debt - Mortgages			
96600 Bad debt - Other			
96800 Severance Expense			
96000 Total Other General Expenses	\$53,571	\$0	\$53,571
96710 Interest of Mortgage (or Bonds) Payable	\$1,734		\$1,734
96720 Interest on Notes Payable (Short and Long Term)			
96730 Amortization of Bond Issue Costs			
96700 Total Interest Expense and Amortization Cost	\$1,734	\$0	\$1,734
96900 Total Operating Expenses	\$720,747	\$24,485	\$745,232
97000 Excess of Operating Revenue over Operating Expenses	-\$159,941	\$283,800	\$123,859
97100 Extraordinary Maintenance	\$5,300		\$5,300
97200 Casualty Losses - Non-capitalized			
97300 Housing Assistance Payments			
97350 HAP Portability-In			
97400 Depreciation Expense	\$103,957		\$103,957
97500 Fraud Losses			
97600 Capital Outlays - Governmental Funds			
97700 Debt Principal Payment - Governmental Funds			
97800 Dwelling Units Rent Expense			
90000 Total Expenses	\$830,004	\$24,485	\$854,489

HOUSING AUTHORITY OF NATCHITOCHES PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Single Project Revenue and Expense			
	Low Rent	Capital Fund	Total Project
10010 Operating Transfer In	\$232,437		\$232,437
10020 Operating transfer Out		-\$232,437	-\$232,437
10030 Operating Transfers from/to Primary Government			
10040 Operating Transfers from/to Component Unit			
10050 Proceeds from Notes, Loans and Bonds			
10060 Proceeds from Property Sales			
10070 Extraordinary Items, Net Gain/Loss			
10080 Special Items (Net Gain/Loss)			
10091 Inter Project Excess Cash Transfer In			
10092 Inter Project Excess Cash Transfer Out			
10093 Transfers between Program and Project - In			
10094 Transfers between Project and Program - Out			
10100 Total Other financing Sources (Uses)	\$232,437	-\$232,437	\$0
10000 Excess (Deficiency) of Total Revenue Over (Under) Total Expenses	-\$36,761	\$51,363	\$14,602
11020 Required Annual Debt Principal Payments	\$0	\$0	\$0
11030 Beginning Equity	\$959,124	\$0	\$959,124
11040 Prior Period Adjustments, Equity Transfers and Correction of Errors	-\$1,603		-\$1,603
11050 Changes in Compensated Absence Balance			
11060 Changes in Contingent Liability Balance			
11070 Changes in Unrecognized Pension Transition Liability			
11080 Changes in Special Term/Severance Benefits Liability			
11090 Changes in Allowance for Doubtful Accounts - Dwelling Rents			
11100 Changes in Allowance for Doubtful Accounts - Other			
11170 Administrative Fee Equity			
11180 Housing Assistance Payments Equity			
11190 Unit Months Available	1092		1092
11210 Number of Unit Months Leased	1053		1053
11270 Excess Cash	-\$4,761		-\$4,761
11610 Land Purchases	\$0	\$0	\$0
11620 Building Purchases	\$0	\$39,731	\$39,731
11630 Furniture & Equipment - Dwelling Purchases	\$0	\$0	\$0
11640 Furniture & Equipment - Administrative Purchases	\$49,446	\$0	\$49,446
11650 Leasehold Improvements Purchases	\$0	\$11,632	\$11,632
11660 Infrastructure Purchases	\$0	\$0	\$0
13510 CFFP Debt Service Payments	\$0	\$0	\$0
13901 Replacement Housing Factor Funds	\$0	\$0	\$0

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Entity Wide Revenue and Expense Summary						
	Project Total	6.1 Component Unit - Discretely Presented	14.871 Housing Choice Vouchers	Subtotal	ELIM	Total
70300 Net Tenant Rental Revenue	\$231,234	\$44,000		\$275,234		\$275,234
70400 Tenant Revenue - Other	\$18,596			\$18,596		\$18,596
70500 Total Tenant Revenue	\$249,830	\$44,000	\$0	\$293,830	\$0	\$293,830
70600 HUD PHA Operating Grants	\$556,910		\$1,231,965	\$1,788,875		\$1,788,875
70610 Capital Grants	\$51,363			\$51,363		\$51,363
70710 Management Fee						
70720 Asset Management Fee						
70730 Book Keeping Fee						
70740 Front Line Service Fee						
70750 Other Fees						
70700 Total Fee Revenue				\$0	\$0	\$0
70800 Other Government Grants						
71100 Investment Income - Unrestricted	\$62	\$11	\$86	\$159		\$159
71200 Mortgage Interest Income						
71300 Proceeds from Disposition of Assets Held for Sale						
71310 Cost of Sale of Assets						
71400 Fraud Recovery	\$3,624		\$4,361	\$7,985		\$7,985
71500 Other Revenue	\$7,302			\$7,302		\$7,302
71600 Gain or Loss on Sale of Capital Assets						
72000 Investment Income - Restricted						
70000 Total Revenue	\$869,091	\$44,011	\$1,236,412	\$2,149,514	\$0	\$2,149,514
91100 Administrative Salaries	\$178,324		\$28,920	\$207,244		\$207,244
91200 Auditing Fees	\$11,444		\$4,361	\$15,805		\$15,805
91300 Management Fee						
91310 Book-keeping Fee						
91400 Advertising and Marketing	\$5		\$8	\$13		\$13
91500 Employee Benefit contributions - Administrative	\$75,286		\$17,939	\$93,225		\$93,225
91600 Office Expenses	\$46,915	\$3,105	\$35,641	\$85,661		\$85,661

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Entity Wide Revenue and Expense Summary						
	Project Total	6.1 Component Unit - Discretely Presented	14.871 Housing Choice Vouchers	Subtotal	ELIM	Total
91700 Legal Expense						
91800 Travel	\$6,674		\$2,877	\$9,551		\$9,551
91810 Allocated Overhead						
91900 Other	\$12,643		\$37,639	\$50,282		\$50,282
91000 Total Operating - Administrative	\$331,291	\$3,105	\$127,385	\$461,781	\$0	\$461,781
92000 Asset Management Fee						
92100 Tenant Services - Salaries						
92200 Relocation Costs						
92300 Employee Benefit Contributions - Tenant Services						
92400 Tenant Services - Other						
92500 Total Tenant Services	\$0	\$0	\$0	\$0	\$0	\$0
93100 Water	\$1,574			\$1,574		\$1,574
93200 Electricity	\$18,178			\$18,178		\$18,178
93300 Gas	\$3,031			\$3,031		\$3,031
93400 Fuel						
93500 Labor						
93600 Sewer	\$1,060			\$1,060		\$1,060
93700 Employee Benefit Contributions - Utilities						
93800 Other Utilities Expense						
93000 Total Utilities	\$23,843	\$0	\$0	\$23,843	\$0	\$23,843
94100 Ordinary Maintenance and Operations - Labor	\$56,986			\$56,986		\$56,986
94200 Ordinary Maintenance and Operations - Materials and Other	\$53,900	\$700		\$54,600		\$54,600
94300 Ordinary Maintenance and Operations Contracts	\$67,758			\$67,758		\$67,758
94500 Employee Benefit Contributions - Ordinary Maintenance	\$31,981			\$31,981		\$31,981
94000 Total Maintenance	\$210,625	\$700	\$0	\$211,325	\$0	\$211,325
95100 Protective Services - Labor						
95200 Protective Services - Other Contract Costs						

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Entity Wide Revenue and Expense Summary						
	Project Total	6.1 Component Unit - Discretely Presented	14.871 Housing Choice Vouchers	Subtotal	ELIM	Total
95300 Protective Services - Other						
95500 Employee Benefit Contributions - Protective Services						
95000 Total Protective Services	\$0	\$0	\$0	\$0	\$0	\$0
96110 Property Insurance	\$78,349			\$78,349		\$78,349
96120 Liability Insurance	\$10,796			\$10,796		\$10,796
96130 Workmen's Compensation	\$6,376		\$801	\$7,177		\$7,177
96140 All Other Insurance	\$28,647			\$28,647		\$28,647
96100 Total insurance Premiums	\$124,168	\$0	\$801	\$124,969	\$0	\$124,969
96200 Other General Expenses	\$3,468		\$50,979	\$54,447		\$54,447
96210 Compensated Absences	\$18,665		\$3,251	\$21,916		\$21,916
96300 Payments in Lieu of Taxes	\$20,739	\$2,839		\$23,578		\$23,578
96400 Bad debt - Tenant Rents	\$10,699			\$10,699		\$10,699
96500 Bad debt - Mortgages						
96600 Bad debt - Other						
96800 Severance Expense						
96000 Total Other General Expenses	\$53,571	\$2,839	\$54,230	\$110,640	\$0	\$110,640
96710 Interest of Mortgage (or Bonds) Payable	\$1,734	\$11,798	\$2,601	\$16,133		\$16,133
96720 Interest on Notes Payable (Short and Long Term)						
96730 Amortization of Bond Issue Costs						
96700 Total Interest Expense and Amortization Cost	\$1,734	\$11,798	\$2,601	\$16,133	\$0	\$16,133
96900 Total Operating Expenses	\$745,232	\$18,442	\$185,017	\$948,691	\$0	\$948,691
97000 Excess of Operating Revenue over Operating Expenses	\$123,859	\$25,569	\$1,051,395	\$1,200,823	\$0	\$1,200,823
97100 Extraordinary Maintenance	\$5,300			\$5,300		\$5,300
97200 Casualty Losses - Non-capitalized						
97300 Housing Assistance Payments			\$1,145,982	\$1,145,982		\$1,145,982
97350 HAP Portability-In						

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Entity Wide Revenue and Expense Summary						
	Project Total	6.1 Component Unit - Discretely Presented	14.871 Housing Choice Vouchers	Subtotal	ELIM	Total
97400 Depreciation Expense	\$103,957	\$5,925	\$15,426	\$125,308		\$125,308
97500 Fraud Losses						
97600 Capital Outlays - Governmental Funds						
97700 Debt Principal Payment - Governmental Funds						
97800 Dwelling Units Rent Expense						
90000 Total Expenses	\$854,489	\$24,367	\$1,346,425	\$2,225,281	\$0	\$2,225,281
10010 Operating Transfer In	\$232,437			\$232,437	-\$232,437	\$0
10020 Operating transfer Out	-\$232,437			-\$232,437	\$232,437	\$0
10030 Operating Transfers from/to Primary Government						
10040 Operating Transfers from/to Component Unit						
10050 Proceeds from Notes, Loans and Bonds						
10060 Proceeds from Property Sales						
10070 Extraordinary Items, Net Gain/Loss		-\$80,469		-\$80,469		-\$80,469
10080 Special Items (Net Gain/Loss)						
10091 Inter Project Excess Cash Transfer In						
10092 Inter Project Excess Cash Transfer Out						
10093 Transfers between Program and Project - In						
10094 Transfers between Project and Program - Out						
10100 Total Other financing Sources (Uses)	\$0	-\$80,469	\$0	-\$80,469	\$0	-\$80,469
10000 Excess (Deficiency) of Total Revenue Over (Under) Total Expenses	\$14,602	-\$60,825	-\$110,013	-\$156,236	\$0	-\$156,236
11020 Required Annual Debt Principal Payments	\$0	\$0	\$0	\$0		\$0
11030 Beginning Equity	\$959,124	\$513,145	\$72,819	\$1,545,088		\$1,545,088
11040 Prior Period Adjustments, Equity Transfers and Correction of Errors	-\$1,603	-\$51,116	-\$2,404	-\$55,123		-\$55,123
11050 Changes in Compensated Absence Balance						
11060 Changes in Contingent Liability Balance						
11070 Changes in Unrecognized Pension Transition Liability						
11080 Changes in Special Term/Severance Benefits Liability						
11090 Changes in Allowance for Doubtful Accounts - Dwelling Rents						

HOUSING AUTHORITY OF NATCHITOCHE PARISH, LOUISIANA
FINANCIAL DATA SCHEDULES

YEAR ENDED JUNE 30, 2024

Entity Wide Revenue and Expense Summary						
	Project Total	6.1 Component Unit - Discretely Presented	14.871 Housing Choice Vouchers	Subtotal	ELIM	Total
11100 Changes in Allowance for Doubtful Accounts - Other						
11170 Administrative Fee Equity			-\$39,599	-\$39,599		-\$39,599
11180 Housing Assistance Payments Equity			\$1	\$1		\$1
11190 Unit Months Available	1092	480	2558	4130		4130
11210 Number of Unit Months Leased	1053	461	2558	4072		4072
11270 Excess Cash	-\$4,761			-\$4,761		-\$4,761
11610 Land Purchases	\$0			\$0		\$0
11620 Building Purchases	\$39,731			\$39,731		\$39,731
11630 Furniture & Equipment - Dwelling Purchases	\$0			\$0		\$0
11640 Furniture & Equipment - Administrative Purchases	\$49,446			\$49,446		\$49,446
11650 Leasehold Improvements Purchases	\$11,632			\$11,632		\$11,632
11660 Infrastructure Purchases	\$0			\$0		\$0
13510 CFFP Debt Service Payments	\$0			\$0		\$0
13901 Replacement Housing Factor Funds	\$0			\$0		\$0