



RESOLUTION NO. 20121127-08

APPROVAL OF ANNUAL FINANCIAL STATEMENTS FOR FISCAL YEAR 2012

WHEREAS, TexAmericas Center is a political subdivision of the State of Texas with the powers and authorities specified in Chapter 3503 of the Special District Local Laws Code of the State of Texas; and

WHEREAS, TexAmericas Center Board of Directors accepts and approves quarterly financial statements, which provide for the fiduciary guidance of TexAmericas Center funds;

NOW, THEREFORE, be it resolved by the Board of Directors of the TexAmericas Center that the Annual Financial Statements for Fiscal Year 2012 are accepted and approved for TexAmericas Center.

PASSED AND APPROVED THIS 27th day of November, 2012.



Denis Washington, Chairman of the Board

ATTEST:



Wayne Cranfill, Secretary-Treasurer

Attached: 2012 Annual Financial Statements



HOLLIDAY, LEMONS, & COX, P.C.

CERTIFIED PUBLIC ACCOUNTANTS

ACCOUNTANTS' COMPILATION REPORT

The Board of Directors
TexAmericas Center
New Boston, TX

We have compiled the accompanying financial statements of the general fund, and the enterprise fund and the related budgetary information of TexAmericas Center as of and for the twelve months ended September 30, 2012 and 2011. We have not audited or reviewed the accompanying financial statements and, accordingly, do not express an opinion or provide any assurance about whether the financial statements are in accordance with accounting principles generally accepted in the United States of America.

Management of TexAmericas Center is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America and for designing, implementing, and maintaining internal control relevant to the preparation and fair presentation of the financial statements.

Our responsibility is to conduct the compilation in accordance with Statements on Standards for Accounting and Review Services issued by the American Institute of Certified Public Accountants. The objective of a compilation is to assist the management of TexAmericas Center in presenting financial information in the form of financial statements without undertaking to obtain or provide any assurance that there are no material modifications that should be made to the financial statements.

Management has elected to omit the Statement of Net Assets and the Statement of Activities for the governmental and business-type activities, and the Balance Sheet and Statement of Revenues, Expenditures and Changes in Fund Balances for Governmental Funds, and the Statement of Cash Flows for the Proprietary Funds, as well as substantially all of the disclosures required by accounting principles generally accepted in the United States of America. If the financial statements mentioned above and the omitted disclosures were included in the financial statements, they might influence the user's conclusions about the Center's financial position, results of operations, and cash flows. Accordingly, these financial statements are not designed for those who are not informed about such matters.

Management has not presented the management's discussion and analysis information that the Governmental Accounting Standards Board has determined is required to supplement, although not required to be a part of, the basic financial statements.

Because the significance and pervasiveness of the matters discussed above make it difficult to assess their impact on the financial statements taken as a whole, users of these financial statements should recognize that they might reach different conclusions about the Authority's financial position, results of operations, and cash flows if they had access to revised financial statements prepared in conformity with accounting principles generally accepted in the United States of America.

2001 MOORES LANE • TEXARKANA, TEXAS 75503 • (903) 823-2727 • FAX (903) 823-2734

WWW.HLCCPAS.COM

AMERICAN INSTITUTE OF CERTIFIED PUBLIC ACCOUNTANTS
DIVISION FOR CPA FIRMS, PCPS/THE AICPA ALLIANCE FOR CPA FIRMS
TEXAS SOCIETY OF CERTIFIED PUBLIC ACCOUNTANTS
ARKANSAS SOCIETY OF CERTIFIED PUBLIC ACCOUNTANTS

The supplementary schedules are presented for purpose of additional analysis and are not a required part of the basic financial statements. This supplementary information has been compiled from information that is the representation of management. We have not audited or reviewed the supplementary information and, accordingly, do not express an opinion or provide any assurance on such supplementary information.

We are not independent with respect to TexAmericas Center.

November 16, 2012

Holliday, Lemons & Cox, P.C.

TexAmericas Center
Balance Sheet
Governmental Fund Type - General Fund
As of September 30, 2012 & 2011

	<u>Sept. 30, 2012</u>	<u>Sept. 30, 2011</u>
Assets		
Cash and Cash Equivalents	\$ 4,364,651	\$ 2,440,719
Accounts Receivable	15,972	77,420
Due From Other Governments	47,275	145,345
Prepaid Expenses	24,506	12,719
Total Assets	<u>4,452,404</u>	<u>2,676,203</u>
Liabilities		
Accounts Payable	162,355	55,352
Accrued Liabilities	204,038	61,249
Due to Other Funds	(16,752)	41,911
Unearned Revenue	-	10,000
Tenant Lease Deposits	84,834	82,664
Total Liabilities	<u>434,475</u>	<u>251,176</u>
Fund Balance		
Committed	314,204	-
Assigned	56,868	8,049
Unassigned	3,646,857	2,416,978
Total Fund Balance	<u>4,017,929</u>	<u>2,425,027</u>
Total Liabilities and Fund Balance	<u>\$ 4,452,404</u>	<u>\$ 2,676,203</u>

TexAmericas Center
Statement of Revenues & Expenditures
Governmental Fund Type - General Fund
Summary Actual and Current Annual Budget
For the Years Ended September 30, 2012 & 2011

	<u>Oct 11 - Sept 12</u>	<u>Oct 10 - Sept 11</u>	<u>Annual Budget</u>
Revenues			
Leases	\$ 1,721,645	\$ 1,587,314	\$ 1,556,171
Timber & Hunting Revenue	1,387,018	278,192	1,241,500
Grants	980,923	849,877	1,109,742
Personal Property Sales	629,784	542,931	625,000
ESCA	-	-	-
Intergovernmental	244,500	-	250,000
Franchise Fees	64,531	56,899	50,000
Miscellaneous	3,059	117,185	50,000
Interest	11,760	4,968	8,000
Army M&R	650,000	-	650,000
Total Revenue	<u>5,693,220</u>	<u>3,437,366</u>	<u>5,540,413</u>
Expenditures			
Facility Operations & Infrastructure	1,893,638	670,415	2,207,481
Real Estate, Marketing & Sales	735,297	665,274	1,143,889
General Government	798,874	658,248	799,756
Hunting & Timber	317,315	135,134	342,100
ESCA	104,530	54,372	126,000
Scrap & Materials Reclamation	250,664	420,845	251,981
Total Expenditures	<u>4,100,318</u>	<u>2,604,288</u>	<u>4,871,207</u>
Revenues Over (Under) Expenditures	1,592,902	833,078	669,206
Other Financing Sources (Uses)	-	-	(55,000)
Change in Fund Balance	1,592,902	833,078	614,206
Beginning Fund Balance	2,425,027	1,591,949	2,425,027
Ending Fund Balance	<u>\$ 4,017,929</u>	<u>\$ 2,425,027</u>	<u>\$ 3,039,233</u>

TexAmericas Center
Statement of Net Assets
Proprietary Fund Type - Enterprise Fund
As of September 30, 2012 & 2011

	Sept. 30, 2012	Sept. 30, 2011
Assets		
Current		
Cash in Bank	\$ 1,825,893	\$ 1,152,267
Accounts Receivable	379,287	313,884
Prepaid Expenses	9,490	9,602
Due From Other Funds	(16,752)	41,911
Total Current Assets	2,197,918	1,517,664
Restricted Assets:		
Cash Restricted for Capital Improvements	1,167,660	1,970,844
Cash Restricted for Bonded Debt Reserves	887,041	282,454
Cash Restricted for Construction - Bond Proceeds	4,038,851	3,112,706
Certificates of Deposit Restricted for Bonded Debt Reserves	-	801,212
Certificates of Deposit Restricted for Construction - Bond Proceeds	1,014,268	3,010,151
Total Restricted Assets	7,107,820	9,177,367
Other Assets		
Deferred Charges	103,999	114,666
Capital Assets (Net of Accumulated Depreciation)	11,816,193	10,105,391
Total Assets	21,225,930	20,915,088
Liabilities		
Current Liabilities		
Accounts Payable	168,280	35,643
Accounts Payable - Army Settlement	319,005	53,192
Accrued Liabilities	54,407	60,009
Construction Contracts Payable	185,754	174,497
Accrued Compensated Absences - Current	7,607	4,552
Accrued Interest	50,597	53,911
Revenue Bonds Payable - Current	435,000	410,000
Total Current Liabilities	1,220,650	791,804
Noncurrent Liabilities		
Accrued Compensated Absences - Long Term	15,247	15,896
Revenue Bonds Payable - Long Term	5,080,000	5,515,000
Total Noncurrent Liabilities	5,095,247	5,530,896
Total Liabilities	6,315,897	6,322,700

TexAmericas Center
Statement of Net Assets
Proprietary Fund Type - Enterprise Fund
As of September 30, 2012 & 2011

	<u>Sept. 30, 2012</u>	<u>Sept. 30, 2011</u>
Net Assets		
Invested in Capital Assets, Net of Related Debt	12,169,630	4,180,391
Restricted for Capital Improvements	1,167,660	1,970,844
Restricted for Construction	-	6,305,431
Restricted for Bond Reserves	836,444	832,545
Unrestricted Net Assets	736,299	1,303,177
Total Net Assets	<u>\$ 14,910,033</u>	<u>\$ 14,592,388</u>

TexAmericas Center
Statement of Revenues, Expenses, & Changes in Net Assets
Proprietary Fund Type - Enterprise Fund
Summary of Actual and Current Annual Budget
For the Years Ended September 30, 2012 & 2011

	<u>Oct 11 - Sept 12</u>	<u>Oct 10 - Sept 11</u>	<u>Annual Budget</u>
Revenues			
Charges for Services	\$ 2,637,099	\$ 2,513,832	\$ 2,530,051
Total Revenue	<u>2,637,099</u>	<u>2,513,832</u>	<u>2,530,051</u>
Expenses			
Water	1,440,609	1,256,179	1,214,204
Waste Water	711,257	633,345	663,134
Industrial Waste Water	717,861	620,461	701,396
Total Expenses	<u>2,869,727</u>	<u>2,509,985</u>	<u>2,578,734</u>
Net Operating Revenues Over (Under) Expenses	(232,628)	3,847	(48,683)
Nonoperating Revenues (Expenses)	<u>550,273</u>	<u>623,200</u>	<u>567,370</u>
Change in Net Assets	317,645	627,047	518,687
Beginning Net Assets	14,592,388	13,965,341	13,965,341
Ending Net Assets	<u>\$ 14,910,033</u>	<u>\$ 14,592,388</u>	<u>\$ 14,484,028</u>
Capital Outlay	2,263,562	1,782,330	2,625,000

Supplementary Information

TexAmericas Center
Schedule of Detailed Revenues & Expenditures
Governmental Fund Type - General Fund
Actual and Current Annual Budget
For the Years Ended September 30, 2012 & 2011

	<u>Oct 11 - Sept 12</u>	<u>Oct 10 - Sept 11</u>	<u>Annual Budget</u>
Revenues			
Leases	\$ 1,721,645	\$ 1,587,314	\$ 1,556,171
Franchise Fees	64,531	56,899	50,000
Personal Property Sales	629,784	542,931	625,000
Timber & Hunting Revenue	1,387,018	278,192	1,241,500
Interest	11,760	4,968	8,000
Grants	980,923	849,877	1,109,742
Army M&R	650,000	-	650,000
ESCA	-	-	-
Intergovernmental	244,500	-	250,000
Miscellaneous	3,059	117,185	50,000
Total Revenue	<u>5,693,220</u>	<u>3,437,366</u>	<u>5,540,413</u>
Expenditures			
Salaries & Wages	732,851	441,459	815,689
Health Insurance	47,456	33,383	62,159
Pension	61,246	34,096	86,560
Payroll Taxes	59,137	33,653	61,889
Cell Phone	8,761	5,941	10,259
Workers Compensation	11,105	-	13,257
Training & Education	8,058	1,871	13,236
Uniforms	3,557	-	4,286
Other Employment Costs	2,729	2,470	3,757
Temporary Labor	30,874	8,392	30,000
Dues & Memberships	14,488	14,735	21,395
Conferences & Travel	78,381	38,681	93,990
Board Mtgs Spec Evts Comm	23,352	25,092	32,500
Small Tools & Equipment	10,805	-	11,000
Equipment Maintenance	9,079	-	11,500
Vehicle Repairs & Maintenance	7,118	4,213	8,250
Fuel	24,401	8,095	29,100
Cost of Sales & Leases	76,012	165,419	100,000
Cost of Personal Property Sales	135,656	336,002	100,000
Insurance	154,083	120,243	198,057
Building & Infrastructure Repairs	784,603	63,612	855,000
Lawn & Property Maintenance	78,571	52,507	108,000
Grounds Maintenance	1,597	-	2,500
Forestry	85,400	65,578	90,000

TexAmericas Center
Schedule of Detailed Revenues & Expenditures
Governmental Fund Type - General Fund
Actual and Current Annual Budget
For the Years Ended September 30, 2012 & 2011

	<u>Oct 11 - Sept 12</u>	<u>Oct 10 - Sept 11</u>	<u>Annual Budget</u>
Hunting	7,446	19,718	11,500
Auditing	20,000	22,000	20,000
Accounting	24,270	56,481	25,000
Consulting	248,949	269,451	302,000
Marketing	156,896	123,024	176,000
Legal	165,491	185,013	185,000
Custodial	4,152	3,879	4,360
Computer, Reproduct & Maintenance	39,716	42,961	53,885
Office Supplies	10,565	10,827	10,500
Postage	3,506	2,115	3,500
Telephone & Internet	10,764	7,631	11,000
Utilities	14,029	9,205	18,800
Waste Management	3,155	3,017	4,000
Advertising	715	5,936	3,000
Miscellaneous	1,506	884	4,500
Capital Outlay	682,326	173,438	1,062,500
Principal Payments	229,525	178,675	178,278
Interest Payments	27,987	34,591	35,000
Total Expenditures	<u>4,100,318</u>	<u>2,604,288</u>	<u>4,871,207</u>
Revenues Over (Under) Expenditures	1,592,902	833,078	669,206
Other Financing Sources (Uses)	-	-	(55,000)
Change in Fund Balance	<u>\$ 1,592,902</u>	<u>\$ 833,078</u>	<u>\$ 614,206</u>

TexAmericas Center
Schedule of Detailed Revenues, Expenses, & Changes in Net Assets
Proprietary Fund Type - Enterprise Fund
Actual and Current Annual Budget
For the Years Ended September 30, 2012 & 2011

	<u>Oct 11 - Sept 12</u>	<u>Oct 10 - Sept 11</u>	<u>Annual Budget</u>
Revenues			
Charges for Services			
Army Water Charge	\$ 740,711	\$ 717,881	\$ 713,169
Army Waste Water Charge	556,126	565,557	599,509
Army Industrial Waste Water Charge	1,183,635	1,134,658	1,164,339
Commercial & Residential Water Charge	24,513	37,820	32,834
Commercial & Residential Waste Water Charge	77,117	20,828	20,200
Reimbursable Service Work	54,997	37,088	-
Total Revenue	<u>2,637,099</u>	<u>2,513,832</u>	<u>2,530,051</u>
Expenses			
Labor	675,007	628,854	856,066
Analyticals	130,854	111,565	147,500
Repairs	362,341	182,600	385,000
Other Maintenance	8,099	19,344	11,500
Equipment Maintenance, Repair & Fuel	35,615	37,052	44,500
Equipment Rental	1,819	6,435	11,000
Materials	261,668	263,500	286,000
Supplies	41,399	37,407	40,800
Permits	17,130	17,779	22,000
Utilities	85,012	103,567	104,440
Waste Disposal	146,779	47,499	170,000
Water Purchase	69,116	-	-
Consulting	111,259	172,868	129,300
Overhead	367,160	339,209	370,628
Total Expenses	<u>2,313,258</u>	<u>1,967,679</u>	<u>2,578,734</u>
Net Operating Revenues Over (Under) Expenses Before Depreciation & Amortization	<u>323,841</u>	<u>546,153</u>	<u>(48,683)</u>
Depreciation	545,803	531,640	-
Amortization	10,666	10,666	-
Total Depreciation and Amortization	<u>556,469</u>	<u>542,306</u>	<u>-</u>
Net Operating Revenues Over (Under) Expenses After Depreciation & Amortization	<u>(232,628)</u>	<u>3,847</u>	<u>(48,683)</u>

TexAmericas Center
Schedule of Detailed Revenues, Expenses, & Changes in Net Assets
Proprietary Fund Type - Enterprise Fund
Actual and Current Annual Budget
For the Years Ended September 30, 2012 & 2011

	<u>Oct 11 - Sept 12</u>	<u>Oct 10 - Sept 11</u>	<u>Annual Budget</u>
Nonoperating Revenues (Expenses)			
Facility Charges	835,697	1,051,702	1,042,370
Interest Income	34,726	46,984	25,000
Interest Expense	(320,150)	(338,740)	(500,000)
Loss on Sale of Fixed Assets	-	(136,746)	-
Total Nonoperating Revenues (Expenses)	<u>550,273</u>	<u>623,200</u>	<u>567,370</u>
Change in Net Assets	317,645	627,047	518,687
Beginning Net Assets	14,592,388	13,965,341	13,965,341
Ending Net Assets	<u>\$ 14,910,033</u>	<u>\$ 14,592,388</u>	<u>\$ 14,484,028</u>
Capital Outlay			
Bond	1,411,031	1,114,960	1,700,000
Non-Bond	736,402	578,646	800,000
O&M	116,129	88,724	125,000
Total Capital Outlay	<u>2,263,562</u>	<u>1,782,330</u>	<u>2,625,000</u>