

REPUBLIC OF KENYA



OFFICE OF THE AUDITOR-GENERAL

*Enhancing Accountability*

REPORT

OF

THE AUDITOR-GENERAL

ON

THE EXPORT PROCESSING ZONES  
AUTHORITY

FOR THE YEAR ENDED  
30 JUNE, 2022



**EPZA**  
EXPORT PROCESSING  
ZONES AUTHORITY | **KENYA**  
Your Investment & Trade Partner

**EXPORT PROCESSING ZONES AUTHORITY**

**ANNUAL REPORT AND FINANCIAL STATEMENTS**

**FOR THE FINANCIAL YEAR ENDING  
JUNE 30, 2022**

**Prepared in accordance with the Accrual Basis of Accounting Method under the International  
Public Sector Accounting Standards (IPSAS)**

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**1. KEY EPZA INFORMATION AND MANAGEMENT**

**(a) Background information**

The Export Processing Zones Authority (EPZA) was established under the EPZ Act (Cap 517) on 23 November, 1990 for the promotion and facilitation of export-oriented investments and the development of an enabling environment for investment in the export sector. EPZA is domiciled in Kenya and its head office located at the Athi River Export Processing Zone. It has regional offices in Mombasa and Kisumu Cities.

EPZA, being a state corporation, is governed by The State Corporations Act (Cap 446) in addition to the EPZ Act of the Laws of Kenya. It thus adheres to the rules and regulations stated in both Acts in addition to other relevant laws. EPZA is provided with general direction by a board comprising 14 members appointed from both private and public sectors. The board is headed by a chairman from the private sector, appointed by His Excellency, the President.

The day to day operations of EPZA are managed by a staff of 177 headed by the Chief Executive Officer, hereafter referred to as CEO, who is appointed by the Cabinet Secretary for the Ministry responsible for Industry, on recommendation by the Board. The CEO is charged with the direction of the affairs and transactions of EPZA, the exercise, discharge and performance of the Authority's objectives, functions and duties, and the administration and control of the employees of the Authority.

To discharge its mandate and functions effectively, the EPZ Authority has been structured into various directorates, departments, sections and units. The directorates and departments report directly to the CEO and are headed by General Managers and managers respectively.

The directorates are: Operations and Investor Support; Investment and Corporate Communications; Research, Strategy and Compliance; Commercial and Technical Services; Finance, HR and Administration while departments are Corporate and Legal Services; Supply Chain Management and Internal Audit.

**(b) EPZA Principal Activities**

**Vision**

EPZA's Vision is: "To Be the Leading Agency for the Promotion of Export Oriented Investments and Trade"

**Mission**

EPZA's Mission is: "To Efficiently Attract and Retain Export Oriented Investments and Trade"

**Core Objectives**

As stipulated in the EPZ Act of 1990 the objective and the purpose of establishment is to efficiently attract and retain export-oriented investments and trade.

The Authority's Key activities are:

- Development of all aspects of the export processing zones with particular emphasis on provision of advice on the removal of impediments to, and creation of incentives for, export-oriented production in areas designated as export processing zones;
- Regulation and administration of approved activities within the export processing zones; and
- Protection of government revenues and foreign currency earnings.

**(c) Key Management**

The Authority's day-to-day managements under the following key organs:

- Board of Directors;
- Chief Executive Officer; and
- Management

**(d) Fiduciary Management**

The key management personnel who held office during the financial year ended 30<sup>th</sup> June 2021 and who had direct fiduciary responsibility were:

No.	Designation	Name
1.	Ag. Chief Executive Officer	Mr. Hussein Adan Mohamed
2.	General Manager, Commercial & Technical Services	Mr. Peter Mutu
3.	Ag. General Manager, Operations & Investor Support	Ms. Beatrice Njenga
4.	General Manager, Investment & Corporate Communications	Ms. Claire Terigin
5.	General Manager, Finance, HR & Administration	Mr. Denis Kinyua
6.	Ag. Corporate Secretary and Manager Legal Services	Ms. Winnie Sang
7.	Manager, Human Resource & Administration	Mr. Shadrack C. Mwamuyu
8.	Manager, Internal Audit	Mr. Joram Ngunyi
9.	Ag. Manager, Supply Chain	Ms. Jemutai Komeh
10.	Manager, Preventive Services	Mr. Jonathan Chepkwony

**(e) Fiduciary Oversight Arrangements**

The Board has delegated some of its mandate to Board Committees. There are three standing committees of the Board which meet independently i.e. Board Audit Committee, Finance and Staff Committee and Strategy Investments & Special Projects Committee.

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**Board Audit Committee**

The functions of the Board Audit Committee will include: -

- To review the scope and planning of the audits;
- To review the Annual Financial Statements of the Authority, focusing particularly on:
  - (i) Compliance with Government Financial Regulations, International Accounting Standards, other legal requirements and best practice;
  - (ii) Significant adjustments arising from the audit
  - (iii) Any changes in accounting policies and practices;
- To discuss interim and final audits, management letter and any matter the external auditor(s) (Office of the Auditor General) may wish to discuss;
- Any other functions that the Authority may decide from time to time that are incidental or conducive to the attainment of the objectives of the Authority.

**Finance and Staff Committee**

The functions of the Finance and Staff Committee will include:

- To approve and maintain budgetary systems of the Authority;
- To oversee financial reporting process and Authority's system;
- To review and recommend to the Board approval of the Annual Procurement Plan
- To receive and review quarterly procurement reports and recommend to the Board approval of the reports
- To approve and give recommendations on borrowings by the Authority;
- To review and recommend to the Board as appropriate all matters pertaining to the preparation of capital budgets;
- To monitor all major capital project
- Monitor the financial reporting process to ensure compliance with all regulatory returns, and reports as required to be made to Government;
- To approve recommendations on Terms and Conditions of Employment in the Authority, recruitment functions and staff appraisals;
- To ensure that effective management succession planning and management development plans are in place;
- To approve programmes and policies involving the overall compensation of employees and Authority's collective bargaining agreement;
- To receive and review quarterly reports on Human Resource at the Authority

**Strategy, Investments and Special Projects Committee**

The functions of the Strategy, Operations and Investments Committee will include:

- To adopt a strategic planning process and provide leadership in setting the Authority's strategic Direction;
- To review and recommend for the Board's approval the Authority's 5-year Strategic plan, objectives, budgets, performance indicators, business plans, annual work plans and Performance contracts established to achieve them;
- To review and monitor corporate performance against approved targets and measures;
- Review, approve or recommend to the Board as appropriate all matters pertaining to the preparation of performance contracts

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- To receive, review and recommend the approval of the board the quarterly performance contract reports
- To ensure policies and processes are in place for effective communication with the Government, other stakeholders and the public;
- To approve and monitor compliance with significant policies and procedures which have a material impact on the operations of the Authority;
- Monitor and approve or recommend to the Board as appropriate all matters relating to maintenance of physical assets of the Authority and leasing;
- Policy Issues that affect EPZs, Free Zones and Economic Zones worldwide and investment including the World trading system – W.T.O., AGOA and Regional groupings including COMESA and E.A.C.,
- To make proposals to Government for enhancement of the EPZ programme;
- To develop a programme to promote the participation of indigenous Kenyans/small and medium size enterprises in the EPZ programme;
- To develop the Incubator project in the EPZ programme;
- To develop linkages between the EPZs and the domestic market including sourcing raw materials, packaging materials and supplies, matters related to technology/development sourcing and training linked to skills required in EPZs;
- To develop and monitor all Authority's promotion Public Relations and marketing policies and strategies;
- To advise the Board on emerging threats and opportunities from the changing environment, based on market analyses;
- EPZA's Advisory role to government on the development of the EPZ programme.
- EPZA's implementation of policies and programmes of Government in respect of development of EPZs;
- Any other functions that the Authority may decide from time to time that are incidental or conducive to the attainment of the objectives of the Authority.

**Human Recourse and Administration Committee**

- Review and formulate on behalf of the Board Human Resource Policies of the Company;
- Identify best practices with regard to Staff development and relations;
- Identify and recommend to the Board the recruitment of senior management level staff;
- Any other business directed by the Board or relevant to the mandate of the Committee;
- Report at regularly scheduled Board Meetings on matters coming before the Committee

**(f) EPZA Headquarters**

Administration Building, Viwanda Road,  
Off Nairobi-Namanga Highway,  
Athi River, Kenya  
P.O. Box 50563,  
Nairobi 00200, Kenya.

**(g) EPZA Contacts**

Telephone: ISDN +254-45-6621000  
VoIP Lines: 020-7606040/3  
Cell phone: Safaricom: 0713-051172/3 Airtel: 0786-683222/0733-683222  
E-mail: [information.desk@epzkenya.com](mailto:information.desk@epzkenya.com)  
Website: [www.epzkenya.com](http://www.epzkenya.com)

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**(h) EPZA Bankers**

National Bank of Kenya  
Haile Selassie Avenue  
P.O. Box 45219-00100  
Nairobi, Kenya

Kenya Commercial Bank  
Kajiado-Namanga Road  
P.O. Box 126-00242  
Kitengela, Kenya

Housing Finance  
Rehani House, Kenyatta Avenue/Koinange Street  
P.O. Box 30088-00100  
Nairobi, Kenya

**(i) Independent Auditors**

Auditor General  
Office of the Auditor General  
Anniversary Towers, University Way  
P.O. Box 30084  
GOP 00100  
Nairobi, Kenya

**(j) Principal Legal Adviser**

The Attorney General  
State Law Office  
Harambee Avenue  
P.O. Box 40112  
City Square 00200  
Nairobi, Kenya

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**2. THE BOARD OF DIRECTORS**

No	Director's passport-size photo and name, and key profession/academic qualifications	Concise description of each Director's key qualifications and work experience
1	 <b>Ben Oluoch Olunya</b> EPZA Chairman	Mr. Ben Oluoch is the Board Chairman of the Export Processing Zones Authority (EPZA). Born in 1970, he is an Advocate of the High Court of Kenya with a wide experience and a Commissioner of Oaths and a Notary Public.
2	 <b>Amb. Kirimi Kaberia, CBS</b> Principal Secretary - State Department of Industrialization, Masters Degree in International Law (LLM)	Amb. Kirimi Kaberia, is the Principal Secretary, State Department of Industrialization in the Ministry of Industrialization, Trade and Enterprise Development. He is a holder of a masters degree in International Law. Born in 20th October 1961, Ambassador Kirimi was educated in Kenya, the United States and Spain. He is a career Diplomat having served in many countries. He was the Principal Secretary for State Department for Mining & Petroleum before his posting to the State Department for Industrialization. He has also served as PS in the Ministries of Petroleum and Mining, and Defence. Other assignments include but not limited to; Ambassador Extraordinary and Plenipotentiary to Brazil, Colombia, Venezuela Chile, and Argentina, Deputy Ambassador and Head of Chancery Kenya Embassy in Madrid, Spain, Counselor and Head of Chancery Kenya Embassy in Paris and the Holy See.
3	 <b>Roy G. Nyangena - Retired</b>	Born in 1966, Mr. Roy G. Nyangena is the Alternate Director to the Principal Secretary of the State Department for Industrialization.
4	 <b>Stanley Kagera</b> Economist MA (Economic Policy) - Retired	Mr. Stanley Kagera is the Alternate Director of the Cabinet Secretary, National Treasury. Born in 1969, he holds a Masters in Economic Policy (Makerere University) and a Bachelor of Arts in Economics (Kenyatta University). Mr Kagera has is an Economist in various ministries. Currently he is the Deputy Director, Public Private Partnership (PPP) Unit at the National Treasury.

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5		Dr. Lydia Ndirangu is the representative of the Governor, Central Bank of Kenya at the Board. Born in 1966, Dr. Ndirangu holds a PhD in Development Economics and she is the Head of Research Centre at Kenya School of Monetary Studies (KSMS). Dr. Ndirangu has over 25 years' experience in Research, Public Policy and Analysis.
6		Dr. Moses Ikiara is the Managing Director of Kenya Investment Authority and represents Kenya Investment Authority at the Board. Dr. Ikiara holds a PhD in Environmental and Natural Resource Economics. Born in 1966, Dr. Ikiara has over 15 years' experience in Public Policy and Analysis.
7		Hon. Kisoi Munyao is a member from the Private Sector. Born in 1973, Hon. Kisoi has held several positions in private and public sector. He is the Chief Executive Officer of Foundation Institute of Africa Ltd and chairs the Board of Trustees of Kenya Youth Education Scholarship Fund. Hon. Kisoi was a member of National Assembly (Mbooni Constituency) from 2013-2018 and served in Education, Research and Technology and Delegated Legislation Parliamentary Committees from 2013 to 2017. He holds BBA (International Centre for Leadership and Management), Bachelor of Laws (Mt. Kenya University), and Diploma in Law among other certifications.
8		Ms. Christine Atieno Otieno, is a member from the Private Sector. She is an Advocate of the High Court of Kenya, Certified Notary Public and Certified Commissioner of Oaths. Born in 1966, she holds LLB from University of Nairobi. Christine is a partner at Maangi & Otieno Advocates and she is in charge of Finance and Administration. She is a well-experienced advocate, researcher in human rights and violence against women, a gender specialist, and a policy analyst in law reforms and development issues. Also, she has experience in regional and international instruments and declarations.



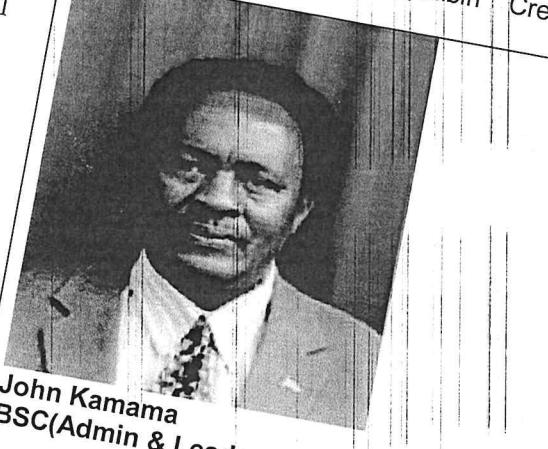
Frank Ochieng' Walukwe  
Advocate, LLB

10



**Eva Buyu Msando**-Communication Expert  
B.A (Leadership and Management),  
Relations-ABMA-UK), Dip (Cabin  
UK) - Retired

11



John Kamama  
BSC(Admin & Leadership)

12



Tabitha Wanjiru  
Bcom (Business Administration)

Mr. Frank Ochieng Walukwe is a member from the Private sector. He is an Advocate of the High Court of Kenya, Certified Notary Public and Commissioner of Oaths. Born in 1986, he has been and currently pursuing Masters in Tax and Constitutional Administration and, at the same time he is a certified Professional Mediator. He is an experienced researcher, Advocate and currently, he is Managing Partner at 'Ochieng' Walukwe Associates.

Ms. Eva Buyu Msando is a member from the Private sector. Born in 1983, Ms. Eva is the current Corporate and Communication Manager at GSIS Kenya (Global Standards Company). Previously, she was the Public Relations Executive in the same company. She holds a Bachelor's degree in Management from St. Paul's University.

Ms. Eva Buyu Msando is a member from the Private Sector. Born in 1983, Ms. Eva is the current Corporate and Communication Manager at GSI Kenya (Global Standards Company). Previously she was the Public Relations Executive in the same Company. She holds a Bachelor's degree in Leadership and Management from St. Paul's University and a Diploma in Public Relations and Cabin Crew, both of them from UK. Her experience spans over 13 years in various sectors including communication and leadership, banking, sales and marketing and logistics planning.

Mr. John Kamama is a member from the private sector. Born in 1961, he holds a Bachelor's of Science in Administration and Leadership from Jomo Kenyatta University of Science and Technology. Mr. Kamama has served as the vice chairman for Kenya National Chamber of Commerce and Industries (KNCCI) and has over 5 years' experience in leadership and governance. Alte

Ms. Tabitha Wanjiru Mwangi is the representative of Commissioner General, Kenya Revenue Authority. Born in 1968, she holds a Bachelor's degree in Commerce (Business Administration) from University of Nairobi. Ms Tabitha is currently the Chief Manager, Quality Management Systems and the Licensing function in Customs & Border Control Department and has worked in several managerial positions including Manager in charge of Exports & EPZ at Nairobi Customs Station (KRA). Ms Tabitha has over 30 years' experience in both local and international organizations including Kenya Revenue Authority.

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13	 <p><b>Hussein Adan Mohamed</b> Ag. Chief Executive Officer MSC Procurement and Logistics</p>	<p>Mr. Hussein is the Ag. Chief Executive Officer at EPZA. Born in 1990, Mr. Hussein joined EPZA in August 2021 as the Head of Supply Chain. He is a procurement and logistics professional with over ten years' experience enhancing operations efficiency through strategic planning. Previously, he worked at KEMRI as assistant manager supply chain for over 9 years. He holds an MSc. Procurement and Logistics from Jomo Kenyatta University of Agriculture and Technology (JKUAT), Bachelors of Business Management Procurement and Supplies Management from Mount Kenya University (MKU), Diploma in Purchasing and Supplies Management (MKU) and Certificate in Management from KIM. Hussein is an active member and co-opted council member of Kenya Institute of supplies management (KISM) and holds a practicing license from the institute. He also attended strategic leadership development program (SLDP) and senior management course (SMC) from Kenya School of Government.</p>
14	 <p><b>Winnie Sang</b> - Advocate, LLB Ag. Corporate Secretary &amp; Manager Legal Services</p>	<p>Ms. Winnie Sang is the Acting Corporate Secretary and Manager Legal Services in the EPZA. She is an Advocate of the High Court of Kenya, Notary Public and Commissioner of Oaths. Born in 1988, she holds LLB and is currently pursuing Masters in Public Policy and Administration and Certified Public Secretary (CPS). She has vast experience in legal field having previously worked with Kale Maina and Bundotich Advocates, Nyaundi Tuiyott and Company Advocate and other positions in EPZA Corporate and Legal department.</p>

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**3. MANAGEMENT TEAM**

No	Passport-size photo, name, and key profession/academic qualifications	Main Area of Responsibility
1	 <p><b>Hussein Adan Mohamed</b>          Ag. Chief Executive Officer          MSc Procurement and Logistics</p>	<p>Mr. Hussein is the Ag. Chief Executive Officer at EPZA. Born in 1990, Mr Hussein joined EPZA in August 2012, the Head of Supply Chain. He is a procurement and logistics professional with over ten years' experience enhancing operations' efficiency through strategic planning. Previously, he worked at KEMRI as assistant manager supply chain for over 9 years. He holds an MSc. Procurement and Logistics from Jomo Kenyatta University of Agriculture and Technology (JKUAT), Bachelor of Business Management Procurement and Supplies Management from Mount Kenya University (MKU), Diploma in Purchasing and Supplies Management (MKU) and Certificate in Management from KIM. Hussein is an active member and co-opted council member of Kenya Institute of supplies management (KISM) and holds a practicing license from the Institute. He also attended strategic leadership development program (SLDP) and senior management course (SMC) from Kenya School of Government</p>
2	 <p><b>Denis Kinyua</b>          GM-Finance, HR &amp; Admin          MSc-Finance &amp; Investment,          Finance, CPA-K, CIFA</p>	<p>Mr. Kinyua is the General Manager Finance, HR and Administration. Born in 1981, he holds MSc in Finance &amp; Investment, Bachelor of Commerce (Finance), CPA (K), CIFA and a member of Institute of Certified Public Accountants. Kinyua has over 10 years in Finance and Accounting field. Previously worked in Pinnacle International Consulting Ltd and Centre for Development Consultants Ltd firms based in Nairobi Kenya specializing in Financial Consultancy, Investment, Management Accounting and Auditing. He joined Export Processing Zones Authority as an Assistant Accountant in August 2010 and served as an Accountant, Principal Accountant, Management Accountant and, as Manager Finance &amp; Accounts</p>
3	 <p><b>Peter Mutui</b>          GM-Commercial &amp; Technical Services          MA &amp;BA(Economics), IPSAS, CPA-K,          CCP-K, CIA</p>	<p>Mr. Mutui is the General Manager, Commercial &amp; Technical Services at EPZA. He holds MA in Economics from University of Nairobi and BA in Economics from Moi University, IPSAS, CPA (K), CCP (K). He is a member of both the Institute of Certified Public Accountants of Kenya (ICPAK) and the Institute of Credit Management of Kenya (ICM-K). Before his current appointment he worked as assistant Manager, Finance and Accounts at EPZA. Mutui has over 10 years in Finance, Accounting and Audit field. Previously worked as an Accountant (EPZA), Audit Assistant at Mbai Ndeteni &amp; Associates and in Equity Bank both as Relationship Officer and an Internal Auditor.</p>

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4	 <p><b>Claire Terigin</b>          GM- Investment &amp; Corporate Communications          MComMrktg, PGradDipMrktg,          BComms(Advtg &amp; Mkt)</p>	<p>Ms. Claire Terigin is the General Manager Investments and Corporate Communications. Claire has more than 15 years' domestic and international experience in Marketing, Branding, Advertising and Communication; having worked in experiential marketing, hospitality, education and telecommunication industries. She holds a Bachelor of Communications in Advertising and Marketing from Edith Cowan University, Australia, a Postgraduate Diploma in Marketing and a Master of Commerce in Marketing from Curtin University, Australia. She is a member of Marketing Society of Kenya and Chartered Institute of Marketing. She has previously worked at Game Changer Marketing as an Account Director, Curtin University in Western Australia as a Marketing &amp; Student Recruitment Advisor and in Sales, Marketing and Customer Management at Telstra and BP Australia</p>
5	 <p><b>Beatrice Njenga</b>          Ag.GM-Operations and Investor Support          MBA-IBM, MCIPS</p>	<p>Ms Beatrice Njenga is the Ag. General Manager, Operations and Investor Support at EPZA. Born in 1981, Ms. Njenga holds an MBA (International Business Management), Professional Graduate Chartered Institute of Purchasing &amp; Supplies, Bachelor of Commerce (Marketing). She has vast experience in management from various organizations. In the Public Sector, she has worked for NSSF and KenInvest.</p>
6	 <p><b>Benjamin Chesang</b>          Manager – Research, Policy &amp; planning          MA, BA (Economics)</p>	<p>Mr. Chesang is the Manager Research, Policy and planning. Born in 1965, he holds a BA in Economics and an MA in Economics. He has over 20 years' experience in public policy and senior management</p>
7	 <p><b>Winnie Sang - Advocate, LLB</b>          Ag.Corporate Secretary &amp; Manager Legal Services</p>	<p>Ms. Winnie Sang is the Acting Corporate Secretary and Manager Legal Service in the EPZA. She is an Advocate of the High Court of Kenya, Notary Public and Commissioner of Oaths. Born in 1988, she holds LLB and is currently pursuing Masters in Public Policy and Administration and Certified Public Secretary (CPS). She has vast experience in legal field having previously worked with Kale Maina and Bundotichi Advocates, Nyaundi Tuiyott and Company Advocate and other positions in EPZA Corporate and Legal department</p>

8	 <p>Ms. Jemutai Komen Ag. Head, Supply Chain BML (Purchasing and Supplies Option)</p>	<p>Ms. Jemutai Komen is the Ag. Head, Supply Chain. She holds Bachelor of Management and Purchasing and Supplies), Diploma in Management (Purchasing and Supplies) and is pursuing Certified Purchasing and Supplies Professional Kenya (CPSP-K). She is also a licensed practitioner with 15 years' experience in Supply Chain Management. She joined EPZA in 2002 and worked in Administrative Department and various positions in Supply Chain Department.</p>
9	 <p>Shadrack C. Mwamuye Manager- Human Resources &amp; Administration MBA, BBM (Human Resources Management),</p>	<p>Mr. Shadrack Chando Mwamuye is the Human Resources and Administration Manager. He holds MBA (Strategic Management) and BBM in Human Resources Management. Born in 1979, Chando is a full member of Institute of Human Resource Management (IHRM) and a member of Kenya Institute of Management (MKIM). He has vast experience in human resource management. Before joining EPZA, Mr Mwamuye worked with Office of the Controller of Budget as Manager, HR &amp; Administration, Head of personnel Appointments at Ministry of state for planning, National Development and Vision 2030 among other appointments.</p>
10	 <p>Jorum Ngunyi Manager-Internal Audit MBA(Accounting), CPA(K), CSI</p>	<p>Mr. Jorum Ngunyi is the Internal Audit Manager EPZA. He holds MBA in Accounting, CPA(K), CSIA; a member of ICPAK and IIA, and has over 10 years of experience in risk management and auditing gained from Kenya National Audit Office, National Environmental Authority and Jomo Kenyatta Foundation.</p>

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**4. CHAIRMAN'S STATEMENT**

**BUSINESS REVIEW**

It is my pleasure to present to you the Annual Report and Financial Statements for Export Processing Zones Authority for the Year Ended 30<sup>th</sup> June 2022.

The Export Processing Zones Authority (EPZA) was able to undertake its core mandate and activities during the year under review. During the planned period, EPZA has developed specific strategies to address the expansion/improvement of industrial infrastructure, employment creation, diversification of products & markets, institutional strengthening capacity and revenue generation.

In the year under review, EPZ performance on value of investment, sales to domestic and expenditure by EPZ firms on purchases of local goods and services saw an upward trend. For instance, EPZ investment rose by 6.08% while expenditure on local goods and services rose by 16.74% the year ended June 2022.

On the other hand, exports and total sales increased by 14.9% and 17.5% respectively in the year ending June 2022 compared to similar period of 2021. EPZ program relies on international trade for most of the inputs/raw material and also market for finished goods. Hence, unprecedented disruption of global supply chain resulting from the Corona Virus disease when it was declared a global pandemic affected EPZ program performance.

Export Processing Zones contribution to the national economy has been rising steadily over the years. In 2021/2022, the EPZ contribution to the total manufacturing sector employment accounted for 19.48% from 17.59% posted in the year 2020/2021. While at the same time, the contribution to manufacturing sector output stood at 3.67% in year 2021/2022 from 3.42% registered in the previous year.

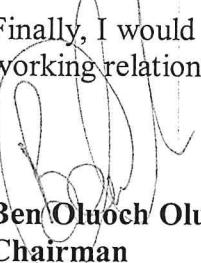
The safety and health of our employees and the communities in all the EPZ zones has been our top priority. Since the outbreak of Covid-19 we have implemented several measures across our operations to prevent the spread of infection as well as working alongside government to deliver a coordinated response to the response. We are constantly reviewing the situation to ensure we are responding effectively to all health, operational and financial concerns.

The growth of the EPZ program is expected to improve in 2022 owing to the easing of the Covid 19 pandemic through continued government support and enhanced EPZ investment promotion activities.

**APPRECIATION:**

I would like to express my sincere appreciation to the Board Members, Management and the staff for their dedication which has enabled the growth of the program. The growth has also been possible through the continued support of our investors and other stakeholders.

Finally, I would like to thank the government for the continued support, guidance and a good working relationship.

  
**Ben Oluoch Olunya**  
**Chairman**

I am delighted to present to you EPZ Authority's Annual report and financial statements for the year ended 30<sup>th</sup> June, 2022.

## **Operating Results**

A surplus of Kshs 5.60 million was realized during the period ending 30 June 2022 compared to the surplus of Kshs 4.93 million reported in the FY 2020/2021. The year on year (YoY) surplus marginally increased by 0.67 million at the end of the financial year ending 30 June 2022 compared to previous year ending 30<sup>th</sup> June 2021.

For the financial year ending 30 June 2022, the Authority managed to generate Kshs 574.93 million against the budget revenue target of Kshs 564.46 million representing a 102% target achievement.

Appropriation-in-Aid was Kshs 485.47 million for the period ending 30 June 2022 against a budget of Kshs 475 million surpassing the target by 2%.

The Authority's operating expenditure (without the foreign currency exchange factor) stood at Kshs 579.63 million against a revenue income of Kshs 574.93 million recording an operating deficit of Ksh.4.73 million for the period ending 30 June 2022. The operating deficit was a result of increase of expenditure in investment promotion, domestic travel expenses, hospitality supplies & services, maintenance costs as detailed in expenditure analysis. However, the total expenditure stood at 569.33 million registering a surplus of 5.60 million.

## **Performance of EPZ Programme**

In the year ended 30 June 2022, most performance indicators were on an upward trend compared to year 2021 as the program continued to navigate the adverse impact of Covid-19 pandemic. The number of gazetted zones rose to 87 in 2022 from 80 in 2021.

Export and total sales values increased by 14.9% and 17.5% to stand at Kshs 98,140 million and Kshs 103,178 million respectively in 2022 from Kshs 85,405 million and Kshs 87,804 million in 2021. Sales to the domestic market stood at Kshs 5,038 million in 2022 from Kshs 3,230 million in 2021.

Direct Employment expanded to 72,966 persons in June 2022 from 60,075 persons in 2020/21 as the program continues on post Covid 19 recovery path.

Cumulative investment for operating enterprises and zones in the form of machinery, equipment, funds, assets and zone infrastructure invested stood at Kshs 124,343 million from Kshs 117,215 million in 2021. This was attributed to entry of new firms into the program and the expansion of the existing ones.

Imports increased by 31.4% to stand at Kshs 53,603 million from Kshs 40,805 million in 2021 as the firms imported raw materials like fabric and accessories together with other machinery which had been adversely affected by the disruption of supply chain in the pandemic period.

Local goods and services increased by 16.7% in 2022 to stand at Kshs 38,317 million from Kshs 32,822 million recorded in 2020/21. This translated to an average of Kshs 1,000,000 injected into the economy by EPZ firms monthly in the year ended 30th June.

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June 2022 compared to Kshs 2,735 million in the previous year. These resources go to the payment of local workers' salary /wages, local supply of raw materials, inputs/consumables, electricity, telecommunication, water, rent, transport, among others, which at the end day stimulate demand and growth of the domestic economy.

The expenditure has promoted development in the areas surrounding gazetted EPZs like Athi River, Kitengela, Changamwe in Mombasa and more recently in Mtwapa among others where there is concentration of zones and enterprises. In these areas, there has been increased need for public and social amenities such as houses, shopping centers, schools, hospitals, courtesy of the EPZ program.

**Significance of EPZ Program to National Economy**

Export Processing Zones contribution to the national economy has been rising steadily over the years. This contribution became more significant with the coming into effect of African Growth and Opportunity Act (AGOA).

In 2021/22, the EPZ contribution to the total manufacturing sector employment accounted for 19.48% from 17.59% posted in the year 2020/21.

In the year under review, EPZ contribution to manufacturing sector output stood at 3.67% in year 2021/22 from 3.42% registered in the previous year.

EPZ exports to total Kenya exports stood at 12.28% in 2021/22 from 11.46% in the year 2020/21.

Contribution to Gross Domestic Product (GDP) at market price of the economy was 0.815% in 2021/22 from 0.755% in the year 2020/21.

**Operational Challenges**

The performance of the EPZ program has been curtailed by following challenges.

High cost of doing business; This is still an issue affecting performance of the EPZ investors a great concern been on the high cost of electricity.

Inadequate supply of water to Athi River zone has necessitated firms to obtain the commodity at an inflated rate, hence adversely affecting their operations and performance.

There has been Government directive of transporting goods by Standard Gauge Railway (SGR) from Mombasa port to Inland Container Depot (ICD) Nairobi. This is a positive measure; however, delays and increased costs have been experienced because containers have to be transported by trucks from ICD to the factories. It is therefore prudent that they be given an option to choose whichever mode of transport is convenient for them.

EPZ Agro processing enterprises have been facing inadequate supply of the raw materials especially the macadamia nuts. The situation has been aggravated by the emergence of brokers in the sector which have interfered with pricing and availability of these raw materials.

Pharmaceuticals firms operating within the EPZ program encounter lengthy product registration/approval process by relevant agencies. This has been compounded by lack of harmonized standards within the region and in Africa. In addition, firms which sell to the local market face numerous taxes and levies which make their product uncompetitive as their peers operating within the Customs territory have an edge as they enjoy zero rate preference.

hence there are unable to meet their operational obligations on a timely basis.

EPZ firms are constraint by limited East African Community (EAC) market to only 20% of their total production. This is an important market and especially with South Sudan having joined it. Thus, to encourage expansion of existing firms and new companies, the cap should be increased.

Poor infrastructure in rural areas where some EPZ zones/enterprises are located has made it difficult for the product to reach port of export in a timely manner especially flowers and vegetables. Consequently, the firms face losses, increase cost of production and reduce their competitiveness.

At the global level, inward looking policy trends as witnessed by United Kingdom opting out of the European Union while USA is focusing on domestic policy. This is affecting exports from Kenya because these markets are likely to be protected.

The performance of the program would have been enhanced if certain challenges had not negatively impacted as follows.

i) Lack of affordable finance for EPZ enterprises to access.

- The cost of borrowing of funds by EPZ enterprises is prohibitive, hence deny several existing and potential investors opportunity much needed working capital to implement and sustain their operations.

ii) High cost of production

- Cost of electricity is still high to support manufacturing activities within the EPZ program so as to make products to be competitive in the global market.

iii) Inadequate water supply especially within Athi River zone

- There have been low volumes of water supplied to Athi River zone which cannot cater for the requirements for the firms. This has been compounded by the emergence of Covid 19 where water is a critical in its containment. Some of the firm use water as a raw material.

iv) Inadequate industrial sheds for investors to lease within Athi River Zone.

- Most investors prefer ready built industrial sheds which not only reduces cost of production but turnaround time, which currently are unavailable.

v) Inadequate supply of raw materials

- Agro processing EPZ companies experienced inadequate supply of raw materials. This is attributed to various factors ranging from farmers inability to produce adequate supply; seasonality of crops like macadamia and avocado and the adverse weather conditions which cannot be predicted.

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**Way forward/required support**

Diversification of products eligible under AGOA. Extension of AGOA with effect from October 2015 to September 2025 provided an opportunity to promote other products for export to the US market.

Improve market access to the EAC: EPZ firms are constrained by limited EAC market to only 20% of their total export. This is important market and especially with South Sudan having joined it.

EPZA to continue marketing EPZ products in international exhibitions as well as identifying export markets through research; Encourage EPZ Agro processing firms to subcontract farmers to ensure availability of raw materials. This will also assist in dealing with emergence of brokers who destabilizes the industry like what is unfolding in the macadamia sub sector; Increase the level of domestic sales to 70% for EAC partner states and tax based on imported content;

Allow EPZ firms the flexibility to choose mode of transport for goods destined upcountry

The following are some of the proposals for improved performance within the EPZ Program and therefore retain the investors within the program:

- i) Increased water volumes supply by Nairobi Water and Sewerage Company to Athi River Zone to enable EPZ companies have adequate quantity for their operations.
- ii) Expansion of industrial Sheds within Athi River Zone.
- iii) Facilitate availability of affordable financing especially to SMEs enterprises operating within the EPZ program.
- iv) Improving market access to the East African Community (EAC): EPZ firms are constrained by limited EAC market to only 20% of their total production. This is an important market especially with South Sudan having joined it. Thus, to encourage expansion of existing firms and new companies, the cap should be increased.
- v) The ongoing trade negotiations between Kenya and USA will also enhance market stability in the US.
- vi) Diversification of products eligible under AGOA: extension of AGOA effective October 2015 to September 2025 provided an opportunity to promote other products for export to the US market other than the apparels.
- vii) Improve the supply of raw material to agro processing industries like macadamia, cashewnuts, coconuts and other horticultural products.
- viii) increase funding by the Government to the institution to facilitate timely implementation of its projects and programme.



Hussein Adan Mohamed  
*Ag. Chief Executive Officer*

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**6. STATEMENT OF EPZA PERFORMANCE AGAINST PREDETERMINED OBJECTIVES FOR FY 2021/2022**

EPZA has six (6) Strategic pillars (KRAs) anchored by the Strategic Plan 2019-2023. The strategic pillars are as follows: -

1. Contributions to Economic Growth
2. Diversification of products and markets
3. Contribution to employment
4. Leadership and sound governance
5. Corporate Branding and image
6. Revenue growth and Financial management

**EPZA PREDETERMINED OBJECTIVES**

<b>Key Result Area</b>	<b>Strategic Objectives</b>	<b>Strategies</b>
1. Contribution to Economic Growth.	<i>To increase the EPZ contribution to the manufacturing sector output to 6 per cent from 3.21 per cent.</i>	<ul style="list-style-type: none"> <li>a. Completion of Kenya Leather Park</li> <li>b. Development and Promotion of SMEs</li> <li>c. Completion of Textile hub development</li> <li>d. Power cost reduction incentive for the Textile &amp; Apparel sector.</li> <li>e. Promote and attract export-oriented investments.</li> <li>f. Develop and implement productivity improvement program for SMEs and other EPZ sectors (Textiles &amp; Apparel, Agro-processing, Pharma, Leather, BPO)</li> <li>g. Review, improve and promote financial products for EPZ sector</li> <li>h. Develop and implement a forward-backward linkage program for selected sectors</li> <li>i. Maintenance of infrastructure</li> </ul>
2. Diversification of The Products and The Markets	<i>To promote five new products and five new foreign markets</i>	<ul style="list-style-type: none"> <li>a. Promote new products and new foreign markets</li> <li>b. Identifying and target the new African markets</li> <li>c. Attract and retain EPZ investments</li> <li>d. Advocacy to allow EPZ products to access regional markets.</li> </ul>
3. Contribution to Employment	<i>To increase employment opportunities in the EPZ's from 57,099 to 150,000</i>	<ul style="list-style-type: none"> <li>a. Establish centre of excellence for specialized skill development in textile/apparel in EPZ companies</li> <li>b. Develop sector specific incentives to attract investment</li> <li>c. Establish SMEs partnerships with counties</li> <li>d. Promotion of labour-intensive industries</li> <li>e. Investment promotion on resource-based activities</li> </ul>

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Key Result Area	Strategic Objectives	Strategies
		<ul style="list-style-type: none"> <li>f. Establish centre of excellence for specialized skill development in textile/apparel in EPZ companies</li> <li>g. Develop sector specific incentives to attract investment</li> <li>h. Establish SMEs partnerships with counties</li> <li>i. Promotion of labour intensive industries</li> <li>j. Investment promotion on resource-based activities</li> </ul>
4. Leadership and sound governance.	<i>To strengthen Institutional capacity for organizational excellence.</i>	<ul style="list-style-type: none"> <li>a. Develop policy advocacy program</li> <li>b. Develop and implement a partnership management program</li> <li>c. Assess and improve the organization's culture</li> <li>d. Develop and implement a knowledge management strategy</li> <li>e. Develop and Implement ICT strategy</li> <li>f. Adopt the Kaizen operating system</li> <li>g. Review international standards</li> <li>h. Develop and implement environment management strategy</li> <li>i. Strengthen safety &amp; security measures in the zones</li> <li>j. Review and implement risk management system</li> </ul>
5. Corporate Branding and Image	<i>To improve corporate image and brand</i>	<ul style="list-style-type: none"> <li>a. Develop and implement Marketing and brand strategy</li> <li>b. Develop and implement communication strategy</li> <li>c. Enhance one stop shop for investors</li> <li>d. Implement customer care program</li> <li>e. Implement CSR Program in collaboration with EPZ enterprises</li> </ul>
6. Revenue Growth and Financial Management	<i>To increase internally and externally generated revenue to meet part of operational costs</i>	<ul style="list-style-type: none"> <li>a. Development of independent water supply for Athi River EPZ.</li> <li>b. Develop and implement alternative income generating projects</li> <li>c. Development of medium cost housing units for Athi River EPZ.</li> <li>d. Cost optimization initiative</li> <li>e. Resource Mobilization</li> </ul>

**EPZA PERFORMANCE**

**Key Result Area**

**1: Contribution to Economic Growth**

**Achievements**

- i) Contribution of EPZ share to manufacturing sector stood at 3.67% in year 2021 compared to 3.21% in (Economic Survey 2022 indicated that the manufacturing sector output was Kshs 2,685,545 million in 2021 compared to Kshs 2,373,278 million in 2020. On the other hand EPZ output was Kshs 98,653 million in 2021 compared with Kshs 81,207 in 2020).
- ii) Construction of Common Effluent Treatment Plant (CETP) was at 75% complete compared with a midterm target of 50%.
- iii) Completion of industrial sheds within Athi River Textile Hub was at 98%. Minor repairs are being attended to.
- iv) Seven (7) SMEs joined EPZ program against mid-term target of fifteen (15). These were Ewell Oleo EPZ Ltd; Tui Apparels EPZ Ltd; James Oil Agencies EPZ Ltd; Interveg Exports EPZ Ltd; Coast Tea EPZ Ltd; Bralisoninvest Co. EPZ Ltd and Premier Frisch EPZ Ltd. The SME units are now full with no space.
- v) 4 SME EPZ companies admitted to Cohort 1 of the Kenya Industry Entrepreneurship Program (KIEP) in 2020. There were Exotic EPZ Ltd; Shona EPZ Ltd; Interveg Exports EPZ Ltd and Meru Greens Horticulture EPZ Ltd. Mid-term target of 4 SMEs linked to KIEP was achieved. Project under Ministry of Industrialization, Trade and Enterprise Development (MITED).
- vi) Value of EPZ investments stood at 124,343 million compared to mid-term target of Kshs 115,000 million.
- vii) Authority has been pursuing reduction of cost of electricity production by ensuring that cost of power comes down. The recent Government intervention in the energy sector to make power cheap is a good move. This is a positive measure. However, there is more that need to be done so as the reduction translates to competitiveness of EPZ products in the export market, attract many investors and also become sustainable. SEZ firms which are expected to be located in Naivasha SEZ have been promised power cost of US 5 Cents per Kilowatt Hour. This should also be extended to EPZ firms.
- viii) Completion of 8 km fencing within Athi River zone was at 99% against the target of 100% due to delay occasioned by illegal occupants at truncation area.
- ix) Completion of 8km sewer line was at 95% against a target of 100% due to delay occasioned by ongoing expansion of Mombasa Road.

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Key Result Area	Achievements
	<ul style="list-style-type: none"> <li>x) Survey and leasing of land by Homabay County to EPZA completed. Following up with the County to undertake physical planning.</li> <li>xi) Although rehabilitation of storm drainage wasn't done in Athi River zone due to lack of budgetary allocation, there was frequent cleaning and unblocking done in the following areas; Nodor to Kenmeat; Hela opposite Global; Top New to Global; Insta to Botanical; Farmica area and Hui Commercial area;</li> <li>xii) Renovations of Incubator 2, T7; external painting to all types A &amp; B; repair of roof leakage of all Godowns at Incubator 1 and 3 no. Godowns at Incubator 2; renovations of Nguo Yetu (A2); Fire Station and Dispensary.</li> <li>xiii) Supply and installation of water storage tank at Samburu gate office.</li> <li>xiv) Number of gazetted zones rose by 15 to 87. This is above mid-term target of having 6 new zones gazette from the baseline figure of 72.</li> <li>xv) Sensitization of EPZ program on investment opportunities yielded 487 enquiries against mid-term target of 130.</li> <li>xvi) There were 31 features and advertisement run against a mid-term target of four. The features were on invitation to tender, career opportunities, SME program, conference &amp; promotion, developers' forum, Meat Expo, press releases, and public notices among others</li> <li>xvii) Construction of the 17 Km bitumen road from Devki to Kinanie is in progress being implemented by another government agency.</li> </ul>
2: Diversification of the products and markets.	<ul style="list-style-type: none"> <li>i) Exploratory research ongoing on the following proposed products, bixa, coconut, sunflower, canola, palm oil, cassava, sisal, cashewnuts, fish, gum arabic and honey. This is informed by the fact that most of these crops are being promoted by the government as contained in the Integrated National Export Development and Promotion Strategy (NEDPS) 2018. These products are resourced based and have direct positive impact to the local people in terms of improving income and creating employment.</li> <li>ii) The markets proposed for promotion are Burkina Faso, Ghana, Morocco, Estonia, Romania, Hungary, Poland and Japan among others. According to NEDPS one of the key determinant of imports like apparel by a country like Japan from the rest of the world vis-vis from Kenya reveal existence of export potential. Similarly, the government indicated its readiness to lobby for market access to a</li> </ul>

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Key Result Area	Achievements
	<p>country like Estonia. This could be an entry of products to these markets and beyond.</p> <p>iii) The Authority is involved in negotiations of African Continental Free Trade Area (AfCFTA) where products from EPZs are proposed to access African market at preferential rates.</p> <p>iv) Working on the amendment of EPZ to support favourable policies for EPZ growth</p> <p>v) Authority is participating on ongoing negotiations on threshold of domestic sales by EPZ firms within EAC;</p>
<p><b>3: Contribution to employment.</b></p>	<p>i) Employment by EPZ firms stood at 72,966 persons against midterm target of 84,575 persons. The baseline employment was 57,099 persons.</p> <p>ii) Completion of Centre of Excellence stood at 50%. Midterm target was to have it completed. The building is complete but machinery is yet to be installed due to lack of budgetary provision.</p> <p>iii) Amendment of the EPZ Act to provide for additional incentives to encourage EPZ investors expand employment within the program ongoing.</p> <p>iv) Identification of key partners for the Authority has seen collaboration with National Productivity Centre (NPC) on improvement of productivity by EPZ firms. NPC managed to work with such firms as Ruflex EPZ Ltd, Tui Apparel EPZ Ltd and Shona EPZ Ltd. The NPC is in the process of being introduced to Hela Intimates EPZ Ltd. Partnered with Keninvest; KEPROBA and KAM. The Authority partnered with Nairobi Metropolitan Services (NMS) to vaccinate EPZ employees on Covid19 during the height of the pandemic where more than 15,000 got the jab.</p>
<p><b>4: Leadership and Governance</b></p>	<p>i) Initiated review of HR Tools and are undergoing due process.</p> <p>ii) 4 employees were trained on mentorship program. Mid term target was 8 persons. This is expected to be achieved next half on the implementation of the plan.</p> <p>iii) ICT Policy has been developed and approved from which ICT Strategy will be derived.</p> <p>iv) Construction works for a waste transfer station that will lead to waste reduction is currently underway;</p> <p>v) Phase II CCTV project access control system installed in Head office, Incubator 1 &amp; 2. Smart gate &amp; watch tower proposals have been initiated to enhance security within the zone.</p> <p>vi) Staff turnover averaged 1.1% which is within the midterm target of 4%. The base line was at 6%.</p>

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Key Result Area	Achievements
<b>5: Corporate Branding and Image</b>	<p>vii) Seven employees undertaking leadership training course at Kenya School of Government in 2021/2022. There is more that need to be done in this area.</p> <p>i) One Stop Shop (OSS) established and implemented. Currently there is NEMA officer stationed in OSS to facilitate EPZ investors on NEMA issues.</p> <p>ii) 31 advertisement features undertaken against a target of 4. This assisted in promotion and marketing of the EPZ program. The advertisement ranged from SME program; conference &amp; program promotions; developers' forum; investors forum; invitation to tender; Meat Expo; career opportunities; public notices and press releases among others.</p> <p>iii) Participated in total of 25 local and international exhibitions against a mid term target of 40. There were 22 local exhibitions &amp; trade fairs which included SME Conference; Kilimo Biashara 2022 and Farmers Agri Expo among others. International exhibitions were 3 that included Dubai Expo 2020; Annual Investment Meeting Dubai and UK- Kenya Roadshow.</p> <p>iv) Engaged customers through social media platforms which has seen average of two social media post daily; one retweets daily; 40% increase in likes &amp; followers and online application process feature added to the website;</p> <p>v) Event branding ongoing; reception TV Streaming EPZA content; handbook content created and FAQs published on Website among others.</p> <p>vi) 13 CSR projects undertaken against target of 8. The activities ranged from healthcare, sanitation, biodiversity conservation, festive seasons food run, cleanup, Road Safety training among others.</p>
<b>6: Revenue Growth and financial management</b>	<p>i) AIA stood at Kshs 485.47 million as at end of June 2022 compared with mid term target of Kshs 523.8 million. The figure is above the baseline of Kshs 476.2 million.</p> <p>ii) Stakeholder involvement with water sector institutions is ongoing pertaining to development of independent water supply for Athi River zone. There was engagement with Nairobi Water &amp; Sewerage Company on 22/10/2022; Athi Water Works Development Agency (AWWDA) on 1/12/2021 while for MAVWASCO to be scheduled.</p> <p>iii) 3 No boreholes sunk in Athi River EPZ, awaiting Phase II involving equipping, powering and distribution.</p> <p>iv) Feasibility study carried out on proposed bottling plant. However, its implementation was put on hold till sufficient water supply to Athi River zone is achieved and budgetary provision secured.</p>

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<b>Key Result Area</b>	<b>Achievements</b>
	<p>v) Obtained right specifications for goods and services procured by the Authority to optimized of cost wastage. Selected suppliers with ability to supply quality goods and services.</p> <p>vi) Commenced proposal on funding of the Centre of Excellence as one way of resource mobilization.</p>

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**7. CORPORATE GOVERNANCE STATEMENT**

**Corporate Governance Practices**

The Board is committed to maintaining a high standard of corporate governance practices and devotes considerable effort to clarify and formalize best practices. The Authority is controlled by the Board of Directors who are committed to maintaining a high standard of corporate governance practices and devotes considerable effort to identify and formalize best practices.

**Board Composition**

The Board is currently comprised of 13 members whose biographical details are provided in the Board of Directors and Senior Management section of this annual report. Day to day operations of the Authority is delegated to the management led by the Chief Executive Officer. The management is closely monitored by the Board and is accountable for the performance of the Authority as measured against the corporate goals and targets set by the Board in the Authority's Performance Contract.

The Authority provides information on its operations to the Board and on a yearly basis organizes a Board and Management retreat to enable the Board meet with senior management so as to gain better understanding of the workings of the Authority and the general EPZ programme. The Board has in place a board charter that was revised and adopted in August, 2015.

The positions of Chairman and Chief Executive Officer of the Authority are separate to ensure a clear distinction between the Chairman's responsibility to manage the Board and the Chief Executive Officer's responsibility to manage the Authority's affairs. The division of responsibilities between the Chairman and the Chief Executive Officer is clearly established and set out in writing.

**PRACTICES OF THE BOARD**

**Board Responsibilities**

The basic responsibility of the Board members is to exercise their best judgment and to act in a manner that they reasonably believe to be in the best interest of the Authority and its stakeholders. In discharging that obligation, the members should be entitled to rely on the honesty and integrity of the Authority's management, staff and its external professional advisors and auditors.

**Board Meetings**

The Board meets regularly, at least four times a year at quarterly intervals and holds special meetings as and when the Board thinks appropriate. During the Financial year 2021/2022, 5 quarterly meetings and 6 special meetings were held. Notices of at least 14 days were issued to the Directors, minutes of Board meetings prepared by the acting Corporate Secretary with details of decisions reached and resolutions passed by the Board. The Board members play an active role in participating at the Authority's meetings through contribution of their professional opinions and active participation in discussions.

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The attendance record of each of the Directors during the financial year is as follows: -

Meetings attended/held during the Financial Year

Name of Director	Board Meetings/ Special Meetings (11)	Finance and Staff Board Committee (5)	Strategy, Investments & Special Projects Committee (10)	Board Audit Committee (4)	Board HR and Admin Committee (22)
Mr. Paul Gicheru	6	N/A	N/A	N/A	N/A
Mr. Ben Oluoch Olunya	5	N/A	N/A	N/A	N/A
Amb. Kaberia	1	N/A	2	2	7
Mr. Roy Nyagena*	6	N/A	2	2	7
Dr. Judy Njeru					
Dr. Lydia Ndirangu	8	5	N/A		2
Mr. Stanley Kagera*	10	2	6	1	17
Mr. Eric Korir	1		2	1	19
Mr. Job Wanjohi	10	5	4	3	7
Mr. John Kamama	10	N/A	8	3	14
Ms. Eva Buyu Msando	6	N/A	N/A	3	14
Ms. Tabitha Mwangi	10	N/A	6	3	14
Dr. Moses Ikiara	3		3		4
Ms. Olivia Rachier	3	2	3		N/A
Mr. Pius Rotich*			3		
Ms. Donna Atieno*		1			
Mr. Robert Bwire*					
Mr. Guracha Abdi*		1	1		
Hon. Kisoi Munyao	6	N/A	2	1	13
Ms. Joyce Wesonga	4	N/A	N/A	3	1
Ms. Christine Atieno	8	4	6		4
Mr. Frank Walukwe	10	5	4		17
Ms. Gertrude Nguku	10	N/A	5	3	3
Ms. Mercy Nyamweya*					
Mr. Benjamin Chesang	4	3			5
Mr. Hussein Adan	2	1			1

\*Representatives of Board Members

Board Committees

To effectively discharge its mandate, the Board has established committees with specific terms of reference. This is in order to ensure the operational efficiency and that specific issues are being handled with relevant expertise. The Board has appointed Committee members with requisite skills and competence to discharge allocated responsibilities. In the event that a committee lacks specific skills within its membership, the Board may with the approval of the oversight body, co-opt skilled non-Board members to serve on the Committee, provided the Chair of the Board is not co-opted member or Chair. The Board also has the mandate to rotate Board members between Committees.

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The Board remains collectively responsible for the decisions and actions taken by any committee. The committees only perform tasks delegated to it by the Board and are not to exceed the authority or powers of the Board.

The committees report to the Board deliberations made during committee meetings through the Chair of the respective committee for the ratification and adoption by the Board.

**BOARD COMMITTEE MEMBERSHIP FINANCIAL YEAR 2021/2022**

<b>Finance Board Committee</b>		
<b>Chairperson</b>	<b>Frank Ochieng Walukwe</b>	<b>Private Sector</b>
	Ms Olivia Rachier	Managing Director/ Kenya Investments Authority
	Mr. Stanley Maina Kagera	Alternative Member, Principal Secretary/The National Treasury - Retired
	Dr.Lydia Ndirangu	Central Bank of Kenya
	Ms.Christine Atieno Otieno	Private Sector - Resigned
	Dr. Moses Ikiara	Managing Director/ Kenya Investments Authority - Retired
	Mr Job Wanjohi	Kenya Association of Manufacturers
	Chief Executive/EPZA	Member
<b>Board Audit Committee</b>		
<b>Chairperson</b>	<b>Mr. John Kamama Mbugua</b>	<b>Member/Private Sector</b>
	Ms. Eva Buyu	Member/Private Sector - Retired
	Hon. Kisoi Munyao	Member/Private Sector - Retired
	Ms. Tabitha Mwangi	Alternative Member/Commissioner of customs
<b>Strategy Investments and Special Projects Board Committee</b>		
<b>Chairman</b>	<b>Mr. Frank Ochieng Walukwe</b>	<b>Member/Private Sector</b>
	Mr.Job Wajohi	Kenya Association of Manufacturers – Re aligned
	Mr. Frank Walukwe	Member/Private Sector – Re aligned
	Hon. Kisoi Munyao	Member/Private Sector - Retired
	Ms. Olivia Rachier	Managing Director/ Kenya Investments Authority
	Ms. Tabitha Mwangi	Alternative Member/Commissioner of customs
	Dr. Moses Ikiara	Managing Director/ Kenya Investments Authority - Retired
	Ms. Getrude Nguku	Representing National Lands Commission
	Mr. Stanley Maina Kagera	Alternative Member/Principal Secretary/The National Treasury - Retired
	Ms.Christine Atieno Otieno	Member / Private Sector - Resigned
	Mr. John Kamama Mbugua	Member / Private Sector
	Chief Executive/EPZA	Member

## Human Resource and Administration Board Committee

Chairman	Mr. Job Wajohi	Kenya Association of Manufacturers
	Mr. Roy Nyagena	Alternative Member/Ministry of Industrialization, Trade & Enterprise Development - Retired
	Hon. Kisoi Munyao	Member/Private Sector - Retired
	Mr. John Kamama Mbugua	Private Sector - Re aligned
	Ms. Getrude Nguku	Representing National Lands Commission
	Dr. Lydia Ndirangu	Central Bank of Kenya - Re aligned
	Mr. Joseph Kisegu	State Corporations Advisory Committee - Retired
	Mr. Frank Walukwe	Member/Private Sector
	Mr. Stanley Maina Kagera	Alternative Member/ Principal Secretary/The National Treasury - Retired
	Ms. Eva Buyu	Member/Private Sector - Retired
	Ms. Christine Atieno Otieno	Member/Private Sector - Resigned
	Chief Executive/EPZA	Member

### Board Induction and Continuous Skills Development

The Board provides new Board member with an effective induction programme in order to familiarize them with their responsibilities as directors, general principles of corporate governance and Board practices. The induction programme also provides the Board member with an orientation of the organization, strategic plans, financial status and policies, risk management, compliance programmes and the Code of Conduct and Ethics. The Board also ensures that members of the Board attend at least two days of professional development.

### Board Remuneration

Board members are remunerated for their services in accordance with the prevailing relevant legislative provisions and/or guidance from the relevant Government Authority.

### Board Performance

The Board conducts an annual evaluation to appraise its performance. This evaluation will be carried out in accordance with the Board Evaluation Tool developed by the State Advisory Committee (SCAC).

### Board and Management Succession

The board will put in place a succession plan for both the Board and management and review the same regularly.

### Governance Audit

The Board should ensure that a governance audit of the organization is undertaken on an annual basis. The purpose of the governance audit is to ensure that the organization conforms to the highest standards of good governance

## **8. MANAGEMENT DISCUSSION AND ANALYSIS**

### **Operating Results**

A surplus of Kshs 5.60 million was realized during the period ending 30 June 2022 compared to the surplus of Kshs 4.93 million reported in the FY 2020/2021. The year on year (YoY) surplus marginally increased by 0.67 million at the end of the financial year ending 30 June 2022 compared to previous year ending 30<sup>th</sup> June 2021.

For the financial year ending 30 June 2022, the Authority managed to generate Kshs 574.93 million against the budget revenue target of Kshs 564.46 million representing a 102% target achievement.

Appropriation-in-Aid was Kshs 485.47 million for the period ending 30 June 2022 against a budget of Kshs 475 million surpassing the target by 2%.

The Authority's operating expenditure (without the foreign currency exchange factor) stood at Kshs 579.63 million against a revenue income of Kshs 574.93 million recording an operating deficit of Ksh.4.73 million for the period ending 30 June 2022. The operating deficit was a result of increase of expenditure in investment promotion, domestic travel expenses, hospitality supplies & services, maintenance costs as detailed in expenditure analysis. However, the total expenditure stood at 569.33 million registering a surplus of 5.60 million.

### **EPZA's Compliance with Statutory Requirements**

During the FY 2021/2022, the Authority did not have any major non-compliance issue that was likely to expose it to potential contingent liabilities. However, the Authority has had ongoing disputes and defaults that may potentially impact negatively on the overall performance.

These include:

Prolonged contestation that EPZA is not a registered water supplies entity. This is likely to reduce water sales contribution should it be ruled out that the Authority should not supply water outside Athi River Zone.

There is a litigation case regarding the ownership of a parcel of land Olooloitikoshi/Kitengela/70. The case is in Law Court and the Authority has to wait for the outcome. The land was valued at 2.25 million as at 30 June 2014.

Included in the trade and other receivables is an outstanding debt of Kshs 9.92 million relating to ex-staff (former CEO and Accounts Assistant). The Ethics and Anti-Corruption Commission is pursuing the case and Authority is awaiting the outcome. The debt has also been forwarded to the Authority's external debt collector.

### **Key Projects and Investment Decisions the Authority is implementing**

The Authority is currently implementing two major capital projects namely; the textile Centre of Excellence at Athi River and Industrial Leather Park at Kenanie. These projects are wholly funded by GoK.

### **Major Risks Facing EPZA**

The Authority's activities expose it to a variety of financial risks, market risks (including foreign exchange risk, fair value interest rate risk, cash flow interest risk and price risk), credit

risks and liquidity risks. The Authority's overall risk management focuses on the unpredictability of financial markets and seeks to minimize potential adverse effects on its performance.

### **Credit Risk**

Included in the rent and license trade receivables are doubtful debts and bad debts. These debts have proved to be uncollectable and adequate provision for the doubtful debts should be made as well as writing-off bad debts.

EPZ program is experiencing the negative effects of the novel coronavirus (COVID 19). This is due to the disruption of the global supply chain input shortages causing some manufacturing enterprises to suspend operations. The government-imposed curfew and implementation of the work-from-home system to contain the spread of the coronavirus has also reduced productive working hours negatively affecting businesses of EPZ enterprises.

The challenges facing EPZ firms may lead to reduced sales /no sales negatively affecting revenues. The firms' capacity to pay financial obligations to the Authority when they fall due may be impaired increasing the Authority's credit risk.

### **Liquidity Risk**

Doubtful Debt and Bad Debt categories are unlikely to be collected and this poses a liquidity risk to the financial operations of the Authority.

Authority's Appropriation-in-Aid is 84.44% of the Authority's revenues. The slowed investment appetite from foreign and local investors due to Coronavirus pandemic has presented downside risk on the projected cash inflows.

The Authority has recorded delays in payment from its clients with some clients requesting for reduction of prices of services, waivers and extension of their credit period. Lack of adequate cash flows will increase the Authority's liquidity risk which may result to disruption of the Authority's operations.

### **Capital Risk**

The Authority is currently implementing two major capital projects namely; the textile Centre of Excellence at Athi River and Industrial Leather Park at Kenanie. These projects are wholly funded by GoK. Their continuity is largely dependent on continued government funding and timely disbursement of funds by the government.

### **Currency Risk.**

Sixty percent (60%) of the budget A-in-A is denominated in US dollars. The foreign exchange market has recently experienced some volatility largely due to uncertainties with regard to the impact of Covid-19 and a significant strengthening of the US dollar in the global markets.

The Authority uses the Central Bank of Kenya (CBK) daily mean rate for conversion of the foreign currency transactions.

**Export Processing Zones Authority  
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According to Central Bank Indicative Exchange Rates, the mean rate on 30th June, 2022 was 117.83 against the US dollar. Any appreciation / depreciation of the reporting currency (KSHS) will affect the cash flows emanating from those transactions.

**Other Financial Risks.**

**Over Expenditure**

Focus on current year only with no anticipation of future circumstances may have a negative impact on financial sustainability. Short sighted policies often cannot be maintained in the long term and there is a likelihood of over expenditure on budget lines. The Authority uses multi-year planning for development projects to avoid imminent problems or recurrent consequences of capital spending not foreseen. The Authority also monitors proposed expenditure against the budget before approval is granted to incur expenditure.

**Loss of public funds**

Likelihood of delay in surrender of advanced imprest by staff within stipulated time may lead to misuse of such funds and loss of public funds. To discourage such and to ensure proper accounting of imprest, the advanced amounts are always fully recovered from the staff salary.

**Material Arrears in Statutory/Financial Obligations**

Delayed disbursement and reduction in development grant has led to the incompletion of the ongoing projects (textile Centre of Excellence at Athi River and Industrial Leather Park at Kenanie). This exposes the Authority to possible litigations by the contractors/ suppliers for delay to make payments for the works done.

**The Authority's Financial Probity and Serious Governance Issues**

The Authority had neither known financial improbity as reported by internal audit/Board audit committee, external auditors, or other National Government Agencies providing oversight nor serious governance issues among the Board or member of the Board and top management including conflict of interest as at 30<sup>th</sup> June, 2022.

# ~~CORPORATE SOCIAL RESPONSIBILITY STATEMENT/SUSTAINABILITY REPORTING~~

In order to realize the impact of EPZA existence in areas of our jurisdiction, the EPZ Authority works with various stakeholders towards realizing the objective of identifying and offering help in deserving needy areas in the community. Despite the country and the world at large being affected by the Covid-19 pandemic, EPZ Authority undertook the following CSR activities for the financial year ending June 2022.

## ➤ **Road safety Sensitization**

EPZA in partnership with the National Transport and Safety Authority (NTSA) run a one-day road safety sensitization activity for motorcycle riders who operate in and out EPZ Athi River; offering reliable transport for the workers. A total of 62 riders participated in the first phase held on 27<sup>th</sup> September 2021. The second phase of the EPZA – NTSA Road Safety Training for Motorcycle riders operating in and out of EPZ Athi River was done on 15<sup>th</sup> October 2021 and total of 70 riders participated in the CSR activity.

## ➤ **KITTI Sponsorship**

The Authority donated ksh.100,000.00 towards sponsorship of needy students at Kenya Industrial Training Institute in Nakuru

## ➤ **Kitengela Rotary Club**

In the spirit of giving back to the community, the Authority participated in a clean-up exercise in Kitengela town held on 2<sup>nd</sup> April 2022 organised by Kitengela Rotary Club and sponsored the event to the tune of Kshs 123,000.

## ➤ **Tree Planting Exercise**

EPZA and MAS Intimates EPZ Limited held a tree planting session on 24<sup>th</sup> June 2022 within Athi River aimed at improving the Zone's tree cover.

## 10. REPORT OF THE DIRECTORS

The Directors submit their report together with the audited financial statements for the year ended June 30, 2022 which show the state of the EPZ Authority's affairs.

### Principal activities

The principle activities of the EPZA are promotion and facilitation of export-oriented investments and the development of an enabling environment for such investments as stipulated in the EPZ Act Cap 517.

### Results

The results of the Authority for the year ended June 30, 2022 are set out on pages 1 to 27

### Directors

The members of the Board of Directors who served during the year are shown on pages viii to xi.

### Dividends/Surplus remission

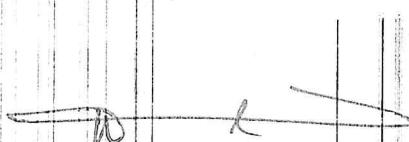
In accordance with Section 219 (2) of the Public Financial Management Act regulations, regulatory entities shall remit into Consolidated Fund, ninety per centum of its surplus funds reported in the audited financial statements after the end of each financial year. Provisional draft Annual Financial Statement indicate that EPZA made a surplus of Kshs 15,599,221. The Authority will remit 90% of Kshs. 5,599,221 to the Consolidated Fund.

### Auditors

The Auditor General is responsible for the statutory audit of the Export Processing Zones Authority (EPZA) in accordance with Article 229 of the Constitution of Kenya and the Public Audit Act 2015 for the year ended 30 June 2022.

By Order of the Board:

Winnie Sang  
Ag. Corporate Secretary



Signature



Date

## 11. STATEMENT OF DIRECTORS' RESPONSIBILITIES

Section 81 of the Public Finance Management Act, 2012 and section 14 of the State Corporations Act, require the Directors to prepare financial statements in respect of the EPZA, which give a true and fair view of the state of affairs of the EPZA at the end of the financial year/period and the operating results of the EPZA for that year/period. The Directors are also required to ensure that the EPZA keeps proper accounting records which disclose with reasonable accuracy the financial position of the EPZA. The Directors are also responsible for safeguarding the assets of the EPZA.

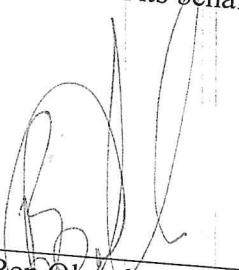
The Directors are responsible for the preparation and presentation of the EPZA's financial statements, which give a true and fair view of the state of affairs of the EPZA for and as at the end of the financial year (period) ended on June 30, 2022. This responsibility includes: (i) maintaining adequate financial management arrangements and ensuring that these continue to be effective throughout the reporting period; (ii) maintaining proper accounting records, which disclose with reasonable accuracy at any time the financial position of the entity; (iii) designing, implementing and maintaining internal controls relevant to the preparation and fair presentation of the financial statements, and ensuring that they are free from material misstatements, whether due to error or fraud; (iv) safeguarding the assets of the EPZA; (v) selecting and applying appropriate accounting policies; and (vi) making accounting estimates that are reasonable in the circumstances.

The Directors accept responsibility for the EPZA's financial statements, which have been prepared using appropriate accounting policies supported by reasonable and prudent judgements and estimates, in conformity with International Public Sector Accounting Standards (IPSAS), and in the manner required by the PFM Act, 2012 and the State Corporations Act. The Directors are of the opinion that the EPZA's financial statements give a true and fair view of the state of EPZA's transactions during the financial year ended June 30, 2022, and of the EPZA's financial position as at that date. The Directors further confirm the completeness of the accounting records maintained for the EPZA, which have been relied upon in the preparation of the EPZA's financial statements as well as the adequacy of the systems of internal financial control.

Nothing has come to the attention of the Directors to indicate that the EPZA will not remain a going concern for at least the next twelve months from the date of this statement.

### Approval of the financial statements

The EPZA's financial statements were approved by the Board on 29<sup>th</sup> September 2022 and signed on its behalf by:

  
Ben Oluoch Olunya  
Chairman of the Board

  
Hussein Adam Mohamed  
Ag. Chief Executive Officer

**REPORT OF THE AUDITOR-GENERAL ON THE EXPORT PROCESSING ZONES  
AUTHORITY FOR THE YEAR ENDED 30 JUNE, 2022**

**PREAMBLE**

I draw your attention to the contents of my report which is in three parts:

- A. Report on the Financial Statements which considers whether the financial statements are fairly presented in accordance with the applicable financial reporting framework, accounting standards and the relevant laws and regulations which have a direct effect on the financial statements.
- B. Report on Lawfulness and Effectiveness in Use of Public Resources which considers compliance with applicable laws, regulations, policies, gazette notices, circulars, guidelines and manuals and whether public resources are applied in a prudent, efficient, economic, transparent and accountable manner, to ensure Government achieves value for money and that such funds are applied for the intended purpose.
- C. Report on Effectiveness of Internal Controls, Risk Management and Governance which considers how the Authority has instituted checks and balances to guide internal operations. This responds to the effectiveness of the governance structure, the risk management environment and the internal controls, developed and implemented by those charged with governance for orderly, efficient and effective operations of the entity.

An unmodified opinion does not necessarily mean that the entity has complied with all relevant laws and regulations and that its internal controls, risk management and governance systems are properly designed and were working effectively in the financial year under review.

The three parts of the report are aimed at addressing the statutory roles and responsibilities of the Auditor-General as provided by Article 229 of the Constitution, the Public Finance Management Act, 2012 and the Public Audit Act, 2015. The three parts of the report, when read together constitute the report of the Auditor-General.

**REPORT ON THE FINANCIAL STATEMENTS**

**Qualified Opinion**

I have audited the accompanying financial statements of The Export Processing Zones Authority set out on pages 1 to 33, which comprise of the statement of financial position

*Report of the Auditor-General on The Export Processing Zones Authority for the year ended 30 June, 2022*

as at 30 June, 2022, and the statement of financial performance, statement of change in net assets, the statement of cash flows and the statement of comparison of budgeted and actual amounts for the year then ended, and a summary of significant accounting policies and other explanatory information in accordance with the provisions of Article 229 of the Constitution of Kenya and Section 35 of the Public Audit Act, 2015. I have obtained all the information and explanations which, to the best of my knowledge and belief, were necessary for the purpose of the audit.

In my opinion, except for the effects of the matter described in the Basis for Qualified Opinion section of my report, the financial statements present fairly, in all material respects, the financial position of The Export Processing Zones Authority as at 30 June, 2022, and of its financial performance and of cash flows for the year then ended, in accordance with International Public Sector Accounting Standards (Accrual Basis) and complies with the Export Processing Zones Act, 1990 and the Public Finance Management Act, 2012.

### **Basis for Qualified Opinion**

#### **Lack of Ownership Documents and Valuation of Property, Plant and Equipment**

The statement of financial position and as disclosed in Note 22 to the financial statements reflects property, plant and equipment balance of Kshs.12,284,341,779. However, as previously reported, the balance includes two parcels of land, measuring two hectares with a book value of Kshs.2,250,000, acquired through Gazette Notice Nos.2802 and 2803 of July, 1991. Further, and as previously reported, the Authority acquired land measuring 0.08 Ha at a purchase cost of Kshs.6,500,000 in 2015/2016 financial year. However, the Authority had not processed and obtained ownership documents for the parcel of land as at 30 June, 2022. In addition, the Authority had not valued its assets for the last ten (10) years. This is contrary to Paragraph 49 of International Public Sector Accounting Standard (IPSAS) No 17 on property, plant and equipment, which provides for revaluation of property, plant and equipment every three to five years.

In the circumstances, the accuracy, existence, ownership and valuation of the property, plant and equipment balance of Kshs.12,284,341,779 could not be confirmed.

The audit was conducted in accordance with International Standards of Supreme Audit Institutions (ISSAIs). I am independent of The Export Processing Zones Authority Management in accordance with ISSAI 130 on Code of Ethics. I have fulfilled other ethical responsibilities in accordance with the ISSAI and in accordance with other ethical requirements applicable to performing audits of financial statements in Kenya. I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my qualified opinion.

## **Emphasis of Matter**

### **Salary Advance and Imprest Owed by Former Chief Executive Officer**

I draw attention to Note 22(b)(4) to the financial statements, which indicates that a salary advance of Kshs.7,709,867 and an imprest amount of Kshs.980,919 was paid to the former Chief Executive Officer(CEO) of the Authority without Board approval. The former CEO's contract with the Authority was terminated and ordered to pay the Authority all outstanding monies and the case was forwarded to the Ethics and Anti-Corruption Commission (EACC). The EACC completed investigations and the matter was referred to the Office of the Director of Public Prosecutions (ODPP) and criminal prosecution of the related cases commenced. The Authority is currently awaiting direction from the Anti-Corruption Court, Nairobi. Meanwhile, the Authority on the advice of the Inspectorate of State Corporations has also engaged the services of a Debt Collector to trace and recover the monies. Although the salary advance and imprest is included in other receivables in the financial statements, the amount has been outstanding since 2011 and the recoverability of the balance is doubtful.

My opinion is not modified in respect of this matter.

## **Key Audit Matters**

Key audit matters are those matters that, in my professional judgment, are of most significance in the audit of the financial statements. There were no key audit matters to report in the year under review.

## **Other Matter**

## **Resolved Prior Year Audit Matters**

In the audit report of the previous year, several issues were raised under the Report on Financial Statements, Report on Lawfulness and Effectiveness in Use of Public Resources, and Report on Effectiveness of Internal Controls, Risk Management and Governance. However, Management has indicated that the issues have remained unresolved as Parliament has not met to deliberate on the same.

## **REPORT ON LAWFULNESS AND EFFECTIVENESS IN USE OF PUBLIC RESOURCES**

## **Conclusion**

Required by Article 229(6) of the Constitution, based on the audit procedures carried out, except for the matter discussed in the Basis for Conclusion on Lawfulness and Effectiveness in Use of Public Resources section of my report, I confirm that, nothing has come to my attention to cause me to believe that public resources have not been used lawfully and in an effective way.

## **Non-Compliance with Law on Fiscal Responsibility Principles – Employee Costs**

The statement of financial performance and as disclosed in Note 7 to the financial statements reflects an amount of Kshs.342,506,212 relating to employee costs. This amount represents 60% of the Authority's total revenue, which is Kshs.574,925,448. This is contrary to Regulation 26(1) (a) of the Public Finance Management (National Government) Regulations, 2015 which states that expenditure on the compensation of employees (including benefits and allowances) shall not exceed 35 percent of the revenue.

*In the circumstances, Management was in breach of the law.*

The audit was conducted in accordance with ISSAI 4000. The standard requires that I comply with ethical requirements and plan and perform the audit to obtain assurance about whether the activities, financial transactions and information reflected in the financial statements are in compliance, in all material respects, with the authorities which govern them. I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my conclusion.

## **REPORT ON EFFECTIVENESS OF INTERNAL CONTROLS, RISK MANAGEMENT AND GOVERNANCE**

### **Conclusion**

As required by Section 7(1)(a) of the Public Audit Act, 2015, based on the audit procedures performed, I confirm that, nothing has come to my attention to cause me to believe that internal controls, risk management and overall governance were not effective.

### **Basis for Conclusion**

The audit was conducted in accordance with ISSAI 2315 and ISSAI 2330. The standards require that I plan and perform the audit to obtain assurance about whether effective processes and systems of internal controls, risk management and overall governance were operating effectively, in all material respects. I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my conclusion.

### **Responsibilities of Management and the Board of Directors**

Management is responsible for the preparation and fair presentation of these financial statements in accordance with International Public Sector Accounting Standards (Accrual Basis) and for maintaining effective internal control as Management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error and for its assessment of the effectiveness of internal controls, risk management and overall governance.

In preparing the financial statements, Management is responsible for assessing the Authority's ability to continue to sustain its services, disclosing as applicable, matters related to sustainability of its services and using the applicable basis of accounting unless Management is aware of the intention to terminate the Authority or to cease operations.

Management is also responsible for the submission of the financial statements to the Auditor-General in accordance with the provisions of Section 47 of the Public Audit Act, 2015.

In addition to the responsibility for the preparation and presentation of the financial statements described above, Management is also responsible for ensuring that the activities, financial transactions and information reflected in the financial statements are in compliance with the authorities which govern them and that public resources are applied in an effective way.

The Board of Directors is responsible for overseeing the Authority's financial reporting process, reviewing the effectiveness of how Management monitors compliance with relevant legislative and regulatory requirements, ensuring that effective processes and systems are in place to address key roles and responsibilities in relation to governance and risk management and ensuring the adequacy and effectiveness of the control environment.

### **Auditor-General's Responsibilities for the Audit**

The audit 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 my opinion in accordance with the provisions of Section 48 of the Public Audit Act, 2015 and submit the audit report in compliance with Article 229(7) of the Constitution. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISSAIs will always detect a material misstatement and weakness when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

In addition to the audit of the financial statements, a compliance audit is planned and performed to express a conclusion about whether, in all material respects, the activities, financial transactions and information reflected in the financial statements are in compliance with the authorities that govern them and that public resources are applied in an effective way, in accordance with the provisions of Article 229(6) of the Constitution and submit the audit report in compliance with Article 229(7) of the Constitution.

Further, in planning and performing the audit of the financial statements and audit of compliance, I consider internal control in order to give an assurance on the effectiveness of internal controls, risk management and overall governance processes and systems in accordance with the provisions of Section 7(1)(a) of the Public Audit Act, 2015 and submit

the audit report in compliance with Article 229(7) of the Constitution. My consideration of the internal controls would not necessarily disclose all matters in the internal control that might be material weaknesses under the ISSAIs. A material weakness is a condition in which the design or operation of one or more of the internal control components does not reduce to a relatively low level the risk that misstatements caused by error or fraud in amounts that would be material in relation to the financial statements being audited may occur and not be detected within a timely period by employees in the normal course of performing their assigned functions.

Because of its inherent limitations, internal controls may not prevent or detect misstatements and instances of non-compliance. Also, projections of any evaluation of effectiveness to future periods are subject to the risk that controls may become inadequate because of changes in conditions, or that the degree of compliance with the policies and procedures may deteriorate.

As part of an audit conducted in accordance with ISSAIs, I exercise professional judgement and maintain professional skepticism throughout the audit. I also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for my opinion. 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 controls.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the Management.
- Conclude on the appropriateness of the Management's use of the applicable basis of accounting and based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Authority's ability to continue to sustain its services. If I conclude that a material uncertainty exists, I am required to draw attention in the auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify my opinion. My conclusions are based on the audit evidence obtained up to the date of my audit report. However, future events or conditions may cause the Authority to cease to continue to sustain its services.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- Obtain sufficient appropriate audit evidence regarding the financial information and business activities of the Authority to express an opinion on the financial statements.
- Perform such other procedures as I consider necessary in the circumstances.

mmunicate with Management regarding, among other matters, the planned scope and  
ng of the audit and significant audit findings, including any significant deficiencies in  
rnal controls that are identified during the audit.

so provide Management with a statement that I have complied with relevant ethical  
uirements regarding independence and to communicate with them all relationships  
other matters that may reasonably be thought to bear on my independence and  
re applicable, related safeguards.

  
**Nancy Gathungu, CBS**  
**AUDITOR-GENERAL**

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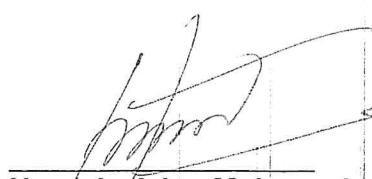
March, 2023

**Export Processing Zones Authority**  
**Annual Reports and Financial Statements**  
**For the year ended June 30, 2022**

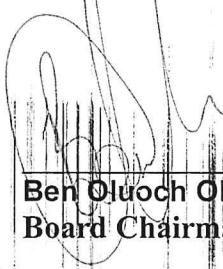
**13. STATEMENT OF FINANCIAL PERFORMANCE FOR THE YEAR ENDED 30 JUNE 2022**

		<b>STATEMENT OF FINANCIAL PERFORMANCE FOR THE YEAR ENDED 30 JUNE 2022</b>	
<b>Revenues</b>	<b>Notes</b>	<b>2021-2022</b> Kshs	<b>2020-2021</b> Kshs
Revenue from non-exchange transactions	6a	149,996,037	140,513,218
Revenue from exchange transactions	6b	424,929,412	418,002,493
<b>Total revenue</b>		<b>574,925,448</b>	<b>558,515,710</b>
<b>Expenses</b>			
Employee costs	7	342,506,212	341,042,837
Board expenses	8	23,615,776	17,645,140
Administrative expenses	9	28,983,883	27,993,106
Other operating expenses	10	147,712,875	137,659,601
Depreciation	11	36,812,517	34,377,426
<b>Operating Expenses</b>		<b>579,631,263</b>	<b>558,718,110</b>
<b>Operating Surplus (Deficit)</b>		<b>(4,705,814)</b>	<b>(202,400)</b>
<b>Other Items</b>			
Foreign Exchange Gain (Loss)	12	10,305,036	5,137,038
<b>Sub Total</b>		<b>10,305,036</b>	<b>5,137,038</b>
<b>Surplus (Deficit) for the Period</b>		<b>5,599,221</b>	<b>4,934,638</b>
<b>Provision for remission to National Treasury</b>	28	<b>5,039,299</b>	<b>4,441,174</b>
<b>Net Surplus for the year</b>		<b>559,922</b>	<b>493,464</b>

The notes set out on pages 7 to 26 form an integral part of the Financial Statements. The financial statements set out on pages 1 to 6 were signed on behalf of the Board of Directors by:

  
**Hussein Adan Mohamed**  
**Ag. Chief Executive Officer**

  
**Denis Kinyua**  
**GM. Finance, HR & Admin**  
**ICPAK M/No.12041**

  
**Ben Oluoch Olunya**  
**Board Chairman**

Date: 19/3/23

Date: 19/3/23

Date: 19/3/23

STATEMENT OF FINANCIAL POSITION FOR THE YEAR ENDED 30 JUNE 2022		STATEMENT OF FINANCIAL POSITION AS AT 30 JUNE 2022	
		2021-2022 Kshs	2020-2021 Kshs
<b>ASSETS</b>			
<b>Current Assets</b>			
Cash and Cash Equivalents			
Trade Receivables and Other Receivables	13	628,883,027	601,772,627
Inventories	14	700,402,638	655,218,924
<b>Sub Total</b>	15	3,239,998	3,714,484
<b>Non-current assets</b>			
Property, plant and equipment		1,332,525,663	1,260,706,035
Biological assets	22	12,284,341,779	12,169,143,885
<b>Sub Total</b>	16	150,122,342	150,122,342
<b>TOTAL ASSETS</b>			
<b>LIABILITIES</b>			
<b>Current liabilities</b>			
Trade and Other Payables		12,434,464,121	12,319,266,227
Unearned Rental Income	17	13,766,989,783	13,579,972,262
<b>Sub Total</b>	17	267,028,601	319,871,575
<b>Non-current liabilities</b>			
Customer Deposits		316,411,802	283,721,390
Deferred Income	18	583,440,403	603,592,965
<b>Sub Total</b>	19	205,936,453	198,409,199
<b>TOTAL LIABILITIES</b>			
<b>NET ASSETS</b>			
<b>Reserves</b>		6,239,353,117	5,839,723,896
Revaluation Reserves		6,822,793,521	6,038,133,095
Accumulated surplus	20a	6,944,196,264	6,641,726,060
<b>TOTAL NET ASSETS &amp; LIABILITIES</b>	20b	6,728,206,312	6,938,246,202
		215,989,951	210,039,890
		6,944,196,264	6,938,246,202

The notes set out on pages 7 to 25 form an integral part of the Financial Statements. The financial statements set out on pages 1 to 6 were signed on behalf of the Board of Directors by:

Hussein Adan Mohamed  
Ag. Chief Executive Officer

Denis Kinyua  
GM. Finance, HR & Admin  
ICPAK M/No.12041

Ben Oluoch Olunya  
Board Chairman

Date: 15/3/23

Date: 15/3/23

Date: 15/3/23

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Annual Reports and Financial Statements  
or the year ended June 30, 2022

5. STATEMENT OF CHANGES IN NET ASSETS FOR THE YEAR ENDED 30 JUNE  
2022

STATEMENT OF CHANGES IN NET ASSETS

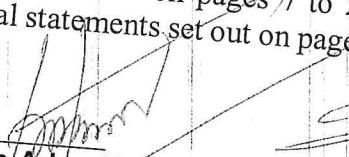
For the year ended 30 June 2022

	Notes	Revaluation	Accumulated	Total
		Reserves	Surpluses	
		Kshs	Kshs	Kshs
Balance as at July 1, 2020 (a)		6,728,206,312	211,284,292	6,939,490,604
Surplus for the period	20	-	4,934,638	4,934,638
Restatement of accumulated surplus		-	317,699	317,699
Remittance		-	(6,496,738)	(6,496,738)
Transfers to accumulated surplus (b)	20	-	(1,244,402)	(1,244,402)
Balance as at 30 June 2021 (a+b)		6,728,206,312	210,039,890	6,938,246,202
Balance as at July 1, 2021 (a)		6,728,206,312	210,039,890	6,938,246,202
Surplus for the period	20	-	5,599,221	5,599,221
Restatement for prior-year items		-	350,840	350,840
Transfers to accumulated surplus (b)	20	-	5,950,061	5,950,061
Balance as at 30 June 2022 (a+b)		6,728,206,312	215,989,951	6,944,196,264

**16. STATEMENT OF CASHFLOWS FOR THE YEAR ENDED 30 JUNE 2022**

		Notes	2021-2022 Shs	2020-2021 Shs
<b>A</b>	<b>Cash flows from operating activities</b>			
Receipts				
Application Fees	6a		1,968,843	1,172,623
Government Recurrent Grants	6a		89,460,000	89,460,000
License Fees	6a		58,567,194	49,880,594
Rental Income	6b		303,875,769	277,456,749
Sale of Water (Net of Cost)	6b		80,077,525	101,619,427
Other Incomes	6b		41,476,117	38,926,318
<b>Total Cash flows from operating activities</b>			<b>574,925,448</b>	<b>558,515,711</b>
Payments	7,8,9,10			
Compensation of Employees			342,506,212	341,042,837
Goods and Services			229,182,242	212,167,556
<b>Total Cash outflows from operating activities</b>			<b>571,688,454</b>	<b>553,210,393</b>
<b>Changes in Working Capital Adjustments</b>				
Trade Receivables & other receivables	14		(45,188,714)	(12,720,893)
Inventories	15		474,486	4,183,423
Trade & other Payables	16		(20,152,562)	(30,944,074)
<b>Total Working Capital Adjustments</b>			<b>(64,861,790)</b>	<b>(39,481,544)</b>
<b>Net Cash Flows from Operating activities</b>			<b>(61,624,795)</b>	<b>(34,176,226)</b>
<b>B</b>	<b>Cash flows from Investing activities</b>			
Purchase of Property, Plant Equipment & Intangible Assets	11		(101,364,804)	(214,099,760)
Taxes Paid				
<b>Total Cash outflows from Investing activities</b>			<b>(101,364,804)</b>	<b>(214,099,760)</b>
<b>C</b>	<b>Cash flows from financing activities</b>			
Development Grant Received	17		190,100,000	147,872,292
<b>Total Cash flows from financing activities</b>			<b>190,100,000</b>	<b>147,872,292</b>
Net (decrease)/increase in cash and cash equivalents				
Cash and cash equivalents at start of the Year			27,110,401	(100,403,694)
Cash and cash equivalents at end of Year	13		601,772,626	702,176,320
			<b>628,883,027</b>	<b>601,772,626</b>

The notes set out on pages 7 to 25 form an integral part of the Financial Statements. The financial statements set out on pages 1 to 6 were signed on behalf of the Board of Directors by:

  
Hussein Adan Mohamed  
Ag. Chief Executive Officer

  
Denis Kinyua  
GM. Finance, HR & Admin  
ICPAK M/No.12041

  
Ben Oluoch  
Board Chairman

Date:

Date:

Date:

ITEMS	Original Budget Kshs	Adjustments Kshs	Final Budget Kshs	Actual amount Kshs	Performance difference Kshs	Variance of Utilization F=D/C
<b>Revenue</b>						
Application Fees	2,500,000 A	-	2,500,000 C = A+B	1,968,843 D	-531,157	79%
Licence Fees	55,000,000	-	55,000,000	58,567,194	(3,567,194)	106%
Rental Income	250,851,900	-	250,851,900	303,375,769	(52,523,869)	121%
Water sales	115,448,100	-	115,448,100	80,077,525	35,370,575	69%
Other Incomes	51,200,000	-	51,200,000	41,476,117	9,723,883	81%
Government grant (Recurrent)	89,460,000	-	89,460,000	89,460,000	-	100%
<b>Total income</b>	<b>564,460,000</b>	<b>-</b>	<b>564,460,000</b>	<b>574,925,448</b>	<b>(10,465,448)</b>	<b>102%</b>
<b>Expenses</b>						
Use of Goods and Service	51,232,540	4,300,000	55,532,540	65,239,895	(9,707,355)	117%
Personnel Emoluments	358,690,000	-	358,690,000	355,832,594	2,857,406	99%
Board Allowances, Training and Benchmarking	24,000,000	-	24,000,000	23,615,776	384,224	98%
Repairs and Maintenance	7,900,000	1,200,000	9,100,000	13,509,888	(4,409,888)	148%
Contracted Services	82,637,460	(3,500,000)	79,137,460	84,620,593	(5,483,133)	107%
Depreciation and Amortization	40,000,000	(2,000,000)	38,000,000	36,812,517	1,187,483	97%
<b>Total Operating Expenditure</b>	<b>564,460,000</b>	<b>-</b>	<b>564,460,000</b>	<b>579,631,263</b>	<b>(15,171,263)</b>	<b>103%</b>
Foreign Exchange Gain(Loss)	<b>564,460,000</b>	<b>-</b>	<b>564,460,000</b>	<b>579,631,263</b>	<b>4,705,814</b>	<b>103%</b>
<b>Total Expenditure</b>					<b>5,599,221</b>	
<b>Surplus/ (Deficit) for the Period</b>				<b>190,100,000</b>	<b>190,100,000</b>	<b>-100%</b>
<b>Capital Expenditure</b>						
<b>Budget Notes</b>						

The revenue generated exceeded the budgeted amount as a result of increase in rental income in the FY 2021/2022 due to uptake of the completed industrial shades.

The Authority did not manage to generate the expected income on application fee. The shortfall in application fee was mainly as a result of few investors forwarding applications for assessment and approval of new projects in EPZ program.

Income from water sales also was below the target as a result of low volumes of water supply from Nairobi water due to ongoing roadworks in the expressway along Mombasa.

## NOTES TO THE FINANCIAL STATEMENTS

### General Information

The Export Processing Zones Authority (EPZA) is established by and derives its authority and accountability from EPZ Act. The EPZ Authority is wholly owned by the Government of Kenya and is domiciled in Kenya. The EPZA's principal activity is the promotion and facilitation of export-oriented investments and the development of an enabling environment for such investments as stipulated in the EPZ Act Cap 517.

### 2. Statement of Compliance and Basis of Preparation

The financial statements have been prepared on a historical cost basis except for the measurement at re-valued amounts of certain items of property, plant and equipment, marketable securities and financial instruments at fair value, impaired assets at their estimated recoverable amounts and actuarially determined liabilities at their present value. The preparation of financial statements in conformity with International Public Sector Accounting Standards (IPSAS) allows the use of estimates and assumptions. It also requires management to exercise judgement in the process of applying the EPZA's accounting policies.

The financial statements have been prepared and presented in Kenya Shillings, which is the functional and reporting currency of the EPZA.

The financial statements have been prepared in accordance with the PFM Act, the State Corporations Act and International Public Sector Accounting Standards (IPSAS). The accounting policies adopted have been consistently applied to all the years presented.

### 3. Adoption of New and Revised Standards

(i) New and amended standards and interpretations in issue but not yet effective in the year ended 30 June 2022

Standard	Effective date and impact:
IPSAS 40: Public Sector Combinations	Applicable: 1st January 2019: The standard covers public sector combinations arising from exchange transactions in which case they are treated similarly with IFRS 3 (applicable to acquisitions only). Business combinations and combinations arising from non-exchange transactions which are covered purely under Public Sector combinations as amalgamations.

(ii) Early adoption of standards  
The entity did not early-adopt any new or amended standards in year ended June 2022.

NOTES TO THE FINANCIAL STATEMENTS (Continued)

4. Summary of Significant Accounting Policies

a) Revenue recognition

i. Revenue from Non-Exchange Transactions

Fees

The Authority recognizes revenues from fees when the event occurs and the asset recognition criteria are met. To the extent that there is a related condition attached that would give rise to a liability to repay the amount, deferred income is recognized instead of revenue. Other non-exchange revenues are recognized when it is probable that the future economic benefits or service potential associated with the asset will flow to the entity and the fair value of the asset can be measured reliably. The Authority's revenue from Non-Exchange Transactions comprises of licence and application fees.

Transfers from other Government Entities

Revenues from non-exchange transactions with other government entities are measured at fair value and recognized on obtaining control of the asset (cash, goods, services and property) if the transfer is free from conditions and it is probable that the economic benefits or service potential related to the asset will flow to the entity and can be measured reliably. Recurrent grants are recognized in the statement of comprehensive income. Development/capital grants are recognized in the statement of financial position and realised in the statement of comprehensive income over the useful life of the assets that has been acquired using such funds.

ii. Revenue from Exchange Transactions

Rendering of Services

The Authority recognizes revenue from rendering of services by reference to the stage of completion when the outcome of the transaction can be estimated reliably. The stage of completion is measured by reference to labour hours incurred to date as a percentage of total estimated labour hours. Where the contract outcome cannot be measured reliably, revenue is recognized only to the incurred amounts that are recoverable.

Sale of Goods

Revenue from the sale of goods is recognized when the significant risks and rewards of ownership have been transferred to the buyer, usually on delivery of the goods and when the amount of revenue can be measured reliably and it is probable that the economic benefits or service potential associated with the transaction will flow to the Authority.

Interest Income

Interest income is accrued using the effective yield method. The effective yield discounts estimated future cash receipts through the expected life of the financial asset to that asset's net carrying amount. The method applies this yield to the principal outstanding to determine interest income each period.

**Export Processing Zones Authority  
Annual Reports and Financial Statements  
For the year ended June 30, 2022**

**NOTES TO THE FINANCIAL STATEMENTS (Continued)**

**b) Budget information**

A comparison of budget and actual amounts, prepared on a comparable basis to the approved budget, is then presented in the statement of comparison of budget and actual amounts.

In addition to the Basis difference, adjustments to amounts in the financial statements are also made for differences in the formats and classification schemes adopted for the presentation of the financial statements and the approved budget.

A statement to reconcile the actual amounts on a comparable basis included in the statement of comparison of budget and actual amounts and the actual as per the statement of financial performance has been presented under section XV of these financial statements.

**c) Taxes**

**Current income tax**

- d) The **Authority** is Zero rated in its tax status. Current income tax assets and liabilities for the current period are measured at the amount expected to be recovered from or paid to the taxation authorities. The tax rates and tax laws used to compute the amount are those that are enacted or substantively enacted, at the reporting date in the area where the Entity operates and generates taxable income.
- e) Current income **tax** relating to items recognized directly in net assets is recognized in net assets and not in the statement of financial performance. Management periodically evaluates positions taken in the tax returns with respect to situations in which applicable tax regulations are subject to interpretation and establishes provisions where appropriate.

**d) Property, Plant and Equipment (PPE)**

All property, plant and equipment are stated at cost less accumulated depreciation and impairment losses. Cost includes expenditure that is directly attributable to the acquisition of the items. When significant parts of property, plant and equipment are required to be replaced at intervals, the entity recognizes such parts as individual assets with specific useful lives and depreciates them accordingly.

Likewise, when a major inspection is performed, its cost is recognized in the carrying amount of the plant and equipment as a replacement if the recognition criteria are satisfied. All other repair and maintenance costs are recognized in surplus or deficit as incurred. Where an asset is acquired in a non-exchange transaction for nil or nominal consideration the asset is initially measured at its fair value.

**e) Leases**

Operating leases are leases that do not transfer substantially all the risks and benefits incidental to ownership of the leased item to the Authority.

Leases in which a significant portion of the risks and rewards of ownership are retained by the lessor are classified as operating leases. Payments made under operating leases (net of any incentives received from the lessor) are charged to profit or loss on a straight-line basis over the period of the lease.

**NOTES TO THE FINANCIAL STATEMENTS (Continued)**

**f) Intangible assets**

Intangible assets acquired separately are initially recognized at cost. The cost of intangible assets acquired in a non-exchange transaction is their fair value at the date of the exchange. Following initial recognition, intangible assets are carried at cost less any accumulated amortization and accumulated impairment losses. Internally generated intangible assets, excluding capitalized development costs, are not capitalized and expenditure is reflected in surplus or deficit in the period in which the expenditure is incurred. The useful life of the intangible assets is assessed as either finite or indefinite.

**g) Inventories**

Inventory is measured at cost upon initial recognition. To the extent that inventory was received through non-exchange transactions (for no cost or for a nominal cost), the cost of the inventory is its fair value at the date of acquisition.

Costs incurred in bringing each product to its present location and conditions are accounted for, as follows:

Raw materials: purchase cost using the weighted average cost method  
Finished goods and work in progress: cost of direct materials and labour and a proportion of manufacturing overheads based on the normal operating capacity, but excluding borrowing costs

After initial recognition, inventory is measured at the lower of cost and net realizable value. However, to the extent that a class of inventory is distributed or deployed at no charge or for a nominal charge, that class of inventory is measured at the lower of cost and current replacement cost.

Net realizable value is the estimated selling price in the ordinary course of operations, less the estimated costs of completion and the estimated costs necessary to make the sale, exchange, or distribution.

Inventories are recognized as an expense when deployed for utilization or consumption in the ordinary course of operations of the Authority.

**h) Provisions**

Provisions are recognized when the Authority has a present obligation (legal or constructive) as a result of a past event, it is probable that an outflow of resources embodying economic benefits or service potential will be required to settle the obligation and a reliable estimate can be made of the amount of the obligation.

Where the Authority expects some or all of a provision to be reimbursed, for example, under an insurance contract, the reimbursement is recognized as a separate asset only when the reimbursement is virtually certain.

The expense relating to any provision is presented in the statement of financial performance net of any reimbursement.

## OTES TO THE FINANCIAL STATEMENTS (Continued)

### j) Contingent liabilities

The Authority does not recognize a contingent liability, but discloses details of any contingencies in the notes to the financial statements, unless the possibility of an outflow of resources embodying economic benefits or service potential is remote.

### j ) Contingent assets

The Authority does not recognize a contingent asset, but discloses details of a possible asset whose existence is contingent on the occurrence or non-occurrence of one or more uncertain future events not wholly within the control of the Authority in the notes to the financial statements. Contingent assets are assessed continually to ensure that developments are appropriately reflected in the financial statements. If it has become virtually certain that an inflow of economic benefits or service potential will arise and the asset's value can be measured reliably, the asset and the related revenue are recognized in the financial statements of the period in which the change occurs.

### k ) Nature and Purpose of Reserves

The Authority creates and maintains reserves in terms of specific requirements. Surplus made during the year is credited to the accumulated surplus reserve while deficit is debited to the accumulated reserve at the end of financial year.

### l) Changes in Accounting Policies and Estimates

The Authority recognizes the effects of changes in accounting policy retrospectively. The effects of changes in accounting policy are applied prospectively if retrospective application is impractical.

### m ) Employee benefits Retirement Benefit Plans

The Authority operates defined contribution retirement benefit scheme for its employees while employees who are on contract qualify for gratuity upon end of the contract. The Authority and all its employees also contribute to the appropriate national Social Security Fund, which are defined contribution schemes.

A defined contribution plan is a pension plan under which the Authority pays fixed contributions into a separate entity. The Authority has no legal or constructive obligations to pay further contributions if the fund does not hold sufficient assets to pay all employees the benefits relating to employee service in the current and prior periods.

For defined contribution plans, the Authority pays contributions to publicly or privately administered plans on a mandatory, contractual or voluntary basis. The Authority has no further payment obligations once the contributions have been paid. The contributions are recognised as an employee benefit expense when they are due.

- 2022

## NOTES TO THE FINANCIAL STATEMENTS (Continued)

### n ) Foreign Currency Transactions

Transactions in foreign currencies are initially accounted for at the ruling rate of exchange on the date of the transaction. Trade creditors or debtors denominated in foreign currency are reported at the statement of financial position reporting date by applying the exchange rate on that date. Exchange differences arising from the settlement of creditors, or from the reporting of creditors at rates different from those at which they were initially recorded during the period, are recognized as income or expenses in the period in which they arise.

### o ) Related Parties

The Authority regards a related party as a person or an entity with the ability to exert control individually or jointly, or to exercise significant influence over the Authority, or vice versa. Members of key management are regarded as related parties and comprise the directors, the CEO and senior managers.

### p ) Cash and Cash Equivalents

Cash and cash equivalents comprise cash on hand and cash at bank, short-term deposits on call and highly liquid investments with an original maturity of three months or less, which are readily convertible to known amounts of cash and are subject to insignificant risk of changes in value. Bank account balances at various commercial banks at the end of the financial year. For the purposes of these financial statements, cash and cash equivalents also include short term cash imprests and advances to authorised public officers and/or institutions which were not surrendered or accounted for at the end of the financial year.

### q ) Comparative Figures

Where necessary comparative figures for the previous financial year have been amended or reconfigured to conform to the required changes in presentation.

### r ) Subsequent Events

There have been no events subsequent to the financial year end with a significant impact on the financial statements for the year ended June 30, 2022.

## 5. SIGNIFICANT JUDGMENTS AND SOURCES OF ESTIMATION UNCERTAINTY

The preparation of the EPZA's financial statements in conformity with IPSAS requires management to make judgments, estimates and assumptions that affect the reported amounts of revenues, expenses, assets and liabilities, and the disclosure of contingent liabilities, at the end of the reporting period. However, uncertainty about these assumptions and estimates could result in outcomes that require a material adjustment to the carrying amount of the asset or liability affected in future periods.

## OTES TO THE FINANCIAL STATEMENTS (*Continued*)

### estimates and Assumptions

ie key assumptions concerning the future and other key sources of estimation uncertainty at  
e reporting date, that have a significant risk of causing a material adjustment to the carrying  
nounts of assets and liabilities within the next financial year, are described below. The EPZA  
ised its assumptions and estimates on parameters available when the consolidated financial  
tements were prepared. However, existing circumstances and assumptions about future  
evelopments may change due to market changes or circumstances arising beyond the control  
the EPZA. Such changes are reflected in the assumptions when they occur. IPSAS 1.140

### Useful lives and residual values

he useful lives and residual values of assets are assessed using the following indicators to  
form potential future use and value from disposal:

- The condition of the asset based on the assessment of experts employed by the Entity
- The nature of the asset, its susceptibility and adaptability to changes in technology and  
processes
- The nature of the processes in which the asset is deployed
- Availability of funding to replace the asset
- Changes in the market in relation to the asset

### rovisions

rovisions were raised and management determined an estimate based on the information  
available. Provisions are measured at the management's best estimate of the expenditure  
required to settle the obligation at the reporting date, and are discounted to present value where  
the effect is material.

**NOTES TO THE FINANCIAL STATEMENTS (Continued)**

<b>6 REVENUE</b>		<b>2021-2022</b>	<b>2020-2021</b>
		<b>Kshs</b>	<b>Kshs</b>
<b>6a)</b>	<b>Revenue from Non-Exchange Transactions</b>		
	Application Fees	1,968,843	1,172,623
	Licenses fees	58,567,194	49,880,594
	<b>Recurrent Grant (GoK)</b>		
	<b>Unconditional Grant</b>		
	State department of Industry	89,460,000	89,460,000
	<b>Non-Monetary Revenue-Deferred Income</b>		
	<b>Sub Total</b>	<b>149,996,037</b>	<b>140,513,218</b>
<b>6b)</b>	<b>Revenue from Exchange Transactions</b>		
	Water Sales	80,077,525	101,619,427
	Rental Income	303,375,769	277,456,749
	Interest from-On-Call Deposit	21,850,239	25,596,061
	Other Incomes	19,625,879	13,330,256
	<b>Sub Total</b>	<b>424,929,412</b>	<b>418,002,494</b>
	<b>Total Revenue</b>	<b>574,925,448</b>	<b>558,515,711</b>

<b>7 EMPLOYEE COSTS</b>		<b>2021-2022</b>	<b>2020-2021</b>
		<b>Kshs</b>	<b>Kshs</b>
	Basic Salaries and Wages	157,093,687	167,585,377
	Personnel Allowances	121,381,292	108,950,804
	Medical Benefit	30,886,484	35,082,653
	Social Contributions	33,144,749	29,424,003
	<b>Total Employees Cost</b>	<b>342,506,212</b>	<b>341,042,837</b>

<b>8 BOARD EXPENSES</b>		<b>2021-2022</b>	<b>2020-2021</b>
		<b>Kshs</b>	<b>Kshs</b>
	Directors Emoluments	15,549,852	11,218,192
	Chairman Honoraria	1,044,000	1,044,000
	Boards Committees Expenses, Conferences and Seminars	7,021,924	5,382,948
	<b>Total Board Expenses</b>	<b>23,615,776</b>	<b>17,645,140</b>

NOTES TO THE FINANCIAL STATEMENTS (Continued)

9	ADMINISTRATIVE EXPENSES	2021-2022	2020-2021	
				Kshs
<b>9a</b>	<b>Repairs and Maintenance</b>			
Property		7,199,701	3,720,188	
Equipment		1,375,533	1,832,567	
Vehicles		4,689,552	3,457,317	
Other		245,102	319,458	
<b>Sub Total</b>		<b>13,509,888</b>	<b>9,329,530</b>	
<b>9b</b>	<b>Contracted services</b>			
Contracted Professional Services		-	1,723,494	
Contracted Technical Services		261,780	-	
Consultancy Fee		1,686,220	1,405,676	
Contracted Guards		12,829,995	15,534,406	
Audit fee		696,000	-	
<b>Sub Total</b>		<b>15,473,995</b>	<b>18,663,577</b>	
	<b>Total Administrative expenses</b>	<b>28,983,883</b>	<b>27,993,107</b>	

10	OTHER OPERATING EXPENSES	2021-2022	2020-2021	
				Kshs
Goods Utilities Supplies & Services		6,796,888	6,366,144	
Investment Promotion		23,743,039	10,987,270	
Communication Supplies & Service		2,488,143	4,467,421	
Domestic Travel & Other Transport Costs		17,554,350	9,750,147	
Printing Advert Info Supply & Service		5,831,585	3,776,574	
Rental of Produced Assets		10,640,073	10,090,680	
Training Expenses		6,623,036	2,141,171	
Hospitality Supplies and Services		8,696,093	5,529,508	
Insurance Costs excluding medical		6,703,346	4,598,219	
Specialized Materials and Supplies		5,760,412	3,774,120	
Office General Supplies		3,484,584	5,703,745	
Fuel Oil & Lubricants		5,341,307	4,686,037	
Legal Expenses		32,394,917	25,115,560	
Other Operating Expenses		11,653,103	40,673,005	
<b>Total Operating Expenses</b>		<b>147,712,875</b>	<b>137,659,601</b>	

**Export Processing Zones Authority**  
**Annual Reports and Financial Statements**  
**For the year ended June 30, 2022**

**NOTES TO THE FINANCIAL STATEMENTS (Continued)**

<b>11 DEPRECIATION</b>		<b>2021-2022</b>	<b>2020-2021</b>
		<b>Kshs</b>	<b>Kshs</b>
Buildings		8,359,583	8,359,583
Computers and Printers		4,632,439	4,632,439
Infrastructure		8,857,551	8,857,551
Motor Vehicles & Other Moveable Equipment		9,732,858	7,297,768
Office Equipment		3,005,862	3,005,862
Office Furniture		2,224,223	2,224,223
<b>Total Depreciation.</b>		<b>36,812,517</b>	<b>34,377,427</b>

<b>12 FOREIGN EXCHANGE TRANSACTIONS</b>		<b>2021-2022</b>	<b>2020-2021</b>
		<b>Kshs</b>	<b>Kshs</b>
Loss/Gain on Foreign Exchange Transactions		10,305,036	5,137,038
		<b>10,305,036</b>	<b>5,137,038</b>

<b>13 CASH AND CASH EQUIVALENTS</b>		<b>2021-2022</b>	<b>2020-2021</b>
		<b>Kshs</b>	<b>Kshs</b>
Current Account		466,761,295	184,599,213
Others (Cash-in-Hand)		125,861	139,415
Others (Accrued Interest)		1,765,914	1,765,914
On-Call Deposits		100,000,000	355,955,000
Staff Mortgage		60,229,957	59,313,084
<b>Total</b>		<b>628,883,027</b>	<b>601,772,627</b>

<b>a)</b>	<b>Detailed Analysis of the Cash and Cash Equivalents</b>		
	<b>Current Accounts</b>		
	NBK-Hill Branch (01001031540800)	17,527,343	-
	NBK-Kitengela Water Deposit (010010315408010)	3,339,491	1,237,224
	NBK-Government Dev Grants-Kitengela (01001089587000)	197,258,339	10,738,924
	NBK-Sinking Fund Account-Kitengela (01001024633300)	8,257,787	8,257,787
	KCB Bank - Moi Avenue (1101641797)	208,121,246	142,607,761
	KCB Bank - Kitengela (1102736953)	1,579,626	4,834,836
	KCB Bank - Kitengela (1102737380)	30,677,463	16,922,681
	<b>Sub- Total</b>	<b>466,761,295</b>	<b>184,599,213</b>

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<b>b) Cash in hand</b>			
Petty Cash - Athi River Head Office	33,470	47,024	
Petty Cash - Mombasa Office	58,059	58,060	
Petty Cash-Kisumu Office	34,332	34,331	
<b>Sub- total</b>	<b>125,861</b>	<b>139,415</b>	
 <b>c) On-Call Deposits</b>			
NBK-Kitengela (014050895870000)	-	180,000,000	
Kenya Commercial Bank	100,000,000	175,955,000	
Accrued Interest – NBK/KCB	1,765,914	1,765,914	
<b>Sub- total</b>	<b>101,765,914</b>	<b>357,720,914</b>	
 <b>d) Staff Mortgage</b>			
Housing Finance Group (SD-200-0081210)	60,229,957	59,313,084	
<b>Sub- total</b>	<b>60,229,957</b>	<b>59,313,084</b>	
<b>Grand Total</b>	<b>628,883,027</b>	<b>601,772,627</b>	

14	<b>TRADE RECEIVABLES AND OTHER RECEIVABLES</b>		
		<b>2021-2022</b>	<b>2020-2021</b>
		<b>Kshs</b>	<b>Kshs</b>
<b>a) Trade Receivables</b>			
Trade receivables	746,696,968	703,202,450	
Less: Impairment Allowance/Provisions	(97,190,891)	(97,190,891)	
<b>Total Trade Receivables</b>	<b>649,506,076</b>	<b>606,011,559</b>	
<b>b) Other Receivables</b>			
Staff debtors Imprest	2,007,488	1,456,681	
Staff debtors (medical)	447,700	427,700	
Staff debtors (Advances)	9,263,849	9,258,849	
Other Debtors	29,679,757	29,614,757	
Prepayments	9,497,766	8,449,378	
<b>Total Other Receivables</b>	<b>50,896,561</b>	<b>49,207,366</b>	
<b>Total Trade and Other Receivables</b>	<b>700,402,638</b>	<b>655,218,925</b>	

15	<b>INVENTORIES</b>		
		<b>2021-2022</b>	<b>2020-2021</b>
		<b>Kshs</b>	<b>Kshs</b>
Inventory - Water items	368,680	422,512	
Stationary	18,686	437,961	
Electrical Computer & Fire Accessories	2,852,632	2,854,011	
<b>Total inventories</b>	<b>3,239,998</b>	<b>3,714,484</b>	

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16 BIOLOGICAL ASSETS

	2021-2022	2020-2021
	Kshs	Kshs
Cost at the start of the year	150,122,342	150,122,342
<b>Total Biological assets</b>	<b>150,122,342</b>	<b>150,122,342</b>

17 TRADE AND OTHER PAYABLES FROM  
EXCHANGE TRANSACTIONS

	2021-2022	2020-2021
	Kshs	Kshs
Bank Overdraft - NBK-HILL Branch (01001031540800)		183,176.00
Trade Creditors	37,425,059	12,952,628
Accruals	47,402,553	82,583,681
Employee Benefit Obligations(gratuity)	9,501,798	
Sundry creditors	35,999,946	36,380,155
Retention Money (Contractors)	136,699,245	187,771,935
<b>Sub Total</b>	<b>267,028,601</b>	<b>319,871,575</b>
<b>17 Unearned Income</b>	<b>316,411,802</b>	<b>283,721,390</b>
<b>Total Trade Payables and Other Payables</b>	<b>583,440,403</b>	<b>603,592,965</b>

18 REFUNDABLE DEPOSITS FROM  
CUSTOMERS

	2021-2022	2020-2021
	Kshs	Kshs
Rent Deposits	97,751,854	92,433,157
Water Deposits	93,747,247	91,643,691
Sewer Deposits	14,437,351	14,332,351
<b>Total deposits</b>	<b>205,936,453</b>	<b>198,409,199</b>

19 DEFERRRED INCOME

	2021-2022	2020-2021
	Kshs	Kshs
At start of the Year		
Development Grant Received	5,839,723,896	5,683,362,737
Institutional Development Fund	190,100,000	147,872,292
<b>As at end of Year</b>	<b>3,592,769</b>	<b>18,488,867</b>
	<b>6,033,416,665</b>	<b>5,839,723,896</b>

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<b>20 RESERVES</b>		<b>2021-2022</b>	<b>2020-2021</b>
<b>20a Revaluation Reserves</b>		<b>Kshs</b>	<b>Kshs</b>
Revaluation Reserves		6,728,206,312	6,728,206,312
<b>Accumulated Reserves at start of the Year</b>		210,039,890	211,284,291
Surplus remittance to treasury		-	(6,496,738)
Current Year Surplus		5,599,221	4,934,637
Adjustments for prior-Year items		350,840	317,702
<b>20b Accumulated Reserves at end of the Year</b>		<b>215,989,951</b>	<b>210,039,890</b>
<b>Total Reserves</b>		<b>6,944,196,264</b>	<b>6,938,246,204</b>
<b>21a Key Management Compensation</b>		<b>2021-2022</b>	<b>2020-2021</b>
<b>(i) Management Compensation (Salaries &amp; Short-term Benefits)</b>		<b>Kshs</b>	<b>Kshs</b>
Compensation to Key Management		75,243,467	88,988,500
Sub Total Management compensation		75,243,467	88,988,500
<b>ii) Directors' remuneration</b>			
Board Allowances		15,549,852	11,218,192
Chairman Honoraria		1,044,000	1,044,000
Boards Committees Conferences and Seminars		7,021,924	5,382,948
<b>Sub-Total</b>		<b>23,615,776</b>	<b>17,645,140</b>
<b>Total</b>		<b>98,859,243</b>	<b>106,633,640</b>
<b>21b(i) Transfers from Departments of Industrialization</b>			
<b>i) Development Grant</b>		<b>2021-2022</b>	<b>2020-2021</b>
Quarter 1		147,872,292	147,872,292
Quarter 2		-	-
Quarter 3		-	-
Quarter 4		42,227,708	-
<b>Sub-Total</b>		<b>190,100,000</b>	<b>147,872,292</b>
<b>21b(ii) ii) Recurrent Grant</b>			
Quarter 1		22,365,000	22,365,000
Quarter 2		22,365,000	22,365,000
Quarter 3		22,365,000	22,365,000
Quarter 4		22,365,000	22,365,000
<b>Sub -Total</b>		<b>89,460,000</b>	<b>89,460,000</b>
<b>Total Grant Received</b>		<b>237,332,292</b>	<b>237,332,292</b>



ES TO THE FINANCIAL STATEMENTS (Continued)

1) OTHER FINANCIAL DISCLOSURES ON AUTHORITY'S ASSETS

**Boreholes**

In 2007, the then Ministry of Water and Irrigation sunk two boreholes on EPZA land, one at a parcel of land no: Kajiado/North Kaputiei 13552 and the other parcel of land no: Kajiado/North Kaputiei/70. The boreholes were handed over to EPZA to run and operate though no formal documentation was given. However, the boreholes are no longer viable and the Authority is not drawing any economic benefits from these boreholes. In addition, their values have not been recognized/measured and not included in the Authority's Financial Statements.

**Land**

Included in the property Plant & Equipment (PP&E) balance as at 30th June, 2022 are parcels of land without ownership documents. Two that are valued at Kshs. 2,250,000 were acquired in July 1991 where the third was acquired in the FY 2015/2016. The parcels of land were acquired legally through Gazette Notice Nos.2802 and 2803 of July, 1991. In the process of obtaining ownership, third parties claimed ownership and obtained title deeds for the parcels. The matter is in court and the Authority has submitted all supporting documents in relation to its claim over the land.

**Valuation of the assets**

The Authority's assets are not currently valued. The Authority embarked on the process of Asset valuation in the financial year 2018/2019 where the Authority's land was set as a priority and National Land Commission was engaged. In 2020, Covid 19 pandemic adversely affected the process. The Authority has re-engaged the National Land Commission and land valuation process is ongoing. For the other classes of Assets, the Authority has initiated the valuation process through procurement in this FY 2022-23.

**4. A salary advance of Kshs. 7,709,867 and an imprest amount of Kshs. 980,919 was paid to the former Chief Executive Officer of the corporation without Board approval**

The former CEO's contract with the Authority was terminated and ordered to pay the Authority all outstanding monies and the case was forwarded to Ethics and Anti-Corruption Commission (EACC). The EACC completed investigation and the matter was referred to the Office of the Director of Public Prosecution (ODPP) and criminal prosecution of the related cases commenced. The Authority is currently awaiting direction from the Anti-Corruption Court, Nairobi. Meanwhile, the Authority on the advice of the Inspectorate of State Corporations has also engaged the services of a Debt Collector to trace and recover the monies.

23	Contingent Liabilities		
		2021-2022	2020-2021
		Kshs	Kshs
	Court cases against the EPZA	949,032,300	1,075,581,836
	<b>Total</b>	<b>949,032,300</b>	<b>1,075,581,836</b>

**TRANSFERS FROM MINISTRIES, DEPARTMENTS AND AGENCIES**

Name of the Entity Sending the Grant	Amount Recognized to Statement of Comprehensive Income	Amount Deferred Under Deferred Income	Amount Recognized in Capital Fund	Total Grant Income During the Year	30-Jun-22
	Kshs	Kshs	Kshs	Kshs	Kshs
Ministry of Industry, Trade and Cooperatives	89,460,000	-	190,100,000	279,560,000	279,560,000
<b>Total</b>	<b>89,460,000</b>	<b>-</b>	<b>190,100,000</b>	<b>279,560,000</b>	<b>279,560,000</b>

**25. FINANCIAL RISK MANAGEMENT**

The EPZA's activities expose it to a variety of financial risks including credit and liquidity risks and effects of changes in foreign currency. The Authority's overall risk management programme focuses on unpredictability of changes in the business environment and seeks to minimise the potential adverse effect of such risks on its performance by setting acceptable levels of risk. The Authority does not hedge any risks and has in place policies to ensure that credit is only extended to customers with an established credit history.

**(i) Credit risk**

The entity has exposure to credit risk, which is the risk that a counterparty will be unable to pay amounts in full when due. Credit risk arises from cash and cash equivalents, and deposits with banks, as well as trade and other receivables and available-for-sale financial investments.

Management assesses the credit quality of each customer, taking into account its financial position, past experience and other factors. Individual risk limits are set based on internal or external assessment in accordance with limits set by the directors. The amounts presented in the statement of financial position are net of allowances for doubtful receivables, estimated by the company's management based on prior experience and their assessment of the current economic environment.

Included in the trade receivables (Rent, licence and water) is Kshs 224 million and Kshs 308.72 million categorized as Doubtful Debts and Bad Debts respectively. These debts have proved to be collectable and adequate provision for the doubtful debts should be made as well as writing-off bad debts.

**Liquidity risk management**

Appropriate responsibility for liquidity risk management rests with the Authority's directors, who have built an appropriate liquidity risk management framework for the management of the Authority's short, medium and long-term funding and liquidity management requirements. The Authority manages liquidity risk through continuous monitoring of forecasts and actual cash flows.

**Market risk**

The Authority has put in place an internal audit function to assist it in assessing the risk faced by the entity on an ongoing basis, evaluate and test the design and effectiveness of its internal accounting and control systems.

At 30 June 2021

Market risk is the risk arising from changes in market prices, such as interest rate, equity prices and foreign exchange rates which will affect the entity's income or the value of its holding of financial instruments. The objective of market risk management is to manage and control market risk exposures within acceptable parameters, while optimising the return. Overall responsibility for managing market risk rests with the Audit and Risk Management Committee.

The Authority's Finance Department is responsible for the development of detailed risk management policies (subject to review and approval by Audit and Risk Management Committee) and for the day to day implementation of those policies.

There has been no change to the Authority's exposure to market risks or the manner in which it manages and measures the risk.

## NOTES TO THE FINANCIAL STATEMENTS (Continued)

### a) Foreign currency risk

The Authority has transactional currency exposures. Such exposure arises through rendering of services that are done in currencies other than the local currency. Invoices denominated in foreign currencies are paid after 30 days from the date of the invoice and conversion at the time of receipt is done using the prevailing exchange rate.

The Authority manages foreign exchange risk from future commercial transactions and recognised assets and liabilities by projecting for expected sales proceeds and matching the same with expected payments.

### b) Interest rate risk

Interest rate risk is the risk that the entity's financial condition may be adversely affected as a result of changes in interest rate levels. The Authority's interest rate risk arises from bank deposits. This exposes the Authority to cash flow interest rate risk. The interest rate risk exposure arises mainly from interest rate movements on the company's deposits.

To manage the interest rate risk, management has endeavoured to bank with institutions that offer favourable interest rates.

### Sensitivity analysis

The Authority analyses its interest rate exposure on a dynamic basis by conducting a sensitivity analysis. This involves determining the impact on profit or loss of defined rate shifts. The sensitivity analysis for interest rate risk assumes that all other variables, in particular foreign exchange rates, remain constant. The analysis has been performed on the same basis as the prior year.

## 26. CONTINGENT ASSETS AND CONTINGENT LIABILITIES

Description	2021-2022		2020-2021	
	Kshs	Kshs	Kshs	Kshs
Court cases against the EPZA Total	949,032,300		1,075,581,836	
	949,032,300		1,075,581,836	

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**27. CAPITAL COMMITMENTS**

Description	2021-2022	2020-2021
	Kshs	Ksh
Authorized and contracted for	1,450,900,000	1,450,900,00
<b>Total</b>	<b>1,450,900,000</b>	<b>1,450,900,00</b>

**28. SURPLUS REMISSION**

In accordance with Section 219 (2) of the Public Financial Management Act regulations, regulatory entities shall remit into Consolidated Fund, ninety per centum of its surplus funds reported in the audited financial statements after the end of each financial year. Provisional draft Annual Financial Statement indicate that EPZA made a surplus of Kshs 5,599,221. The Authority will remit 90% of Kshs. 5,599,221 to the Consolidated Fund. The Authority made surplus of Kshs 4,934,638 during the year FY 2020/2021 however, there was no remittance made to the Consolidated Fund.

The Surplus Remission has been computed as follows:

	2021-2022	2020-2021
	Kshs.	Kshs.
<b>Surplus for the period</b>	<b>5,599,221</b>	<b>4,934,638</b>
<b>90% Computation (Included in Statement of Financial Performance)</b>	<b>5,039,299</b>	<b>4,441,174</b>

**Surplus Remission Payable**

	2021-2022	2020-2021
	Kshs.	Kshs.
<b>Payable at the beginning of the year for FY 2020-2021</b>	<b>4,441,174</b>	<b>-</b>
<b>Payable for the year 2021-2022</b>	<b>5,039,299</b>	<b>-</b>
<b>Payable at end of the year</b>	<b>9,480,473</b>	<b>4,441,174</b>

**29. EVENTS AFTER THE REPORTING PERIOD**

There were no material adjusting and non- adjusting events after the reporting period.

**30. ULTIMATE AND HOLDING ENTITY**

The Export Processing Zones Authority is a State Corporation/ or a Semi-Autonomous Government Agency under the Ministry of Industry, Trade and Cooperatives, State department for Industrialization. Its ultimate parent is the Government of Kenya.

**31. Currency**

The financial statements are presented in Kenya Shillings (Kshs).

## APPENDIX 1: PROGRESS ON FOLLOW UP OF AUDITOR RECOMMENDATIONS

Following is the summary of issues raised by the external auditor, and management comments that were provided to the auditor. We have nominated focal persons to resolve the various issues as shown below with the associated time frame within which we expect the issues to be resolved. The following is the summary of issues raised by the external auditor, and management comments that were provided to the auditor. We have nominated focal persons to resolve the various issues as shown below with the associated time frame within which we expect the issues to be resolved.

Reference on the external audit report	Issue / Observations from Auditor	Management comments	Focal Point person to resolve the issue (Name and designation)	Status: (Resolved / Not Resolved)	Timeframe: (Put a date when you expect the issue to be resolved)
1	(i) Land as previously reported included in property, plant and equipment balance of Kshs. 11,945,670,389 as at 30 June 2020 are two parcels of land Ref .LR. No. Olooloitikoshi/ Kitengela/61 and 70, measuring 2 hectares and valued at Kshs 2,250,000. Although the parcels of land were acquired and gazetted through Gazette notice Nos.2802 and 2803 of 5 July 1991, the Authority had processed and obtained ownership documents as at 30,June 2020	(i) The Authority is in the process of obtaining ownership documents for LR. No. Olooloitikoshi/ Kitengela/61 measuring approx. 1 hectare. The land was surveyed and beacons placed on the ground with the concurrence of the owner. The Authority is currently following up with the owner to formally transfer the land to EPZA. (ii) On the issue of ownership of LR. No. Olooloitikoshi/Kitengela/70 the matter is in court and the Authority is awaiting a Court's decision. As of now, the Authority has to wait for the outcome of the court case.	CEO and GM-Commercial& Technical Services.	Not Resolved	On going

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Reference No. on the external audit Report	Issue / Observations from Auditor	Management comments	Focal Point person to resolve the issue (Name and designation)	Status: (Resolved / Not Resolved)	Timeframe: (Put a date when you expect the issue to be resolved)
	<p>(ii) Land L.R 337/2917 measuring 0.08Ha at purchase cost of Ksh 6,500,000 in 2015/2016. The Authority had not processed and obtained ownership documents as at 30 June 2020 .</p>	<p>Through a court order on 8/6/2017, the Authority obtained original title deed and original deed. The Owner passed on and a succession case is ongoing in court. Authority is following the transfer through court process.</p>	CEO and Corporate Secretary	Not Resolved	Ongoing
	<p>(iii) The Authority had not valued its assets for the last (8) years.</p>	<p>Through National Land commission the Authority has completed valuation of its assets</p>	CEO and GM-Commercial & Technical Services	Partly Resolved	Ongoing
	<p>(iv) Boreholes in 2007, the then Ministry of Water and Irrigation developed two (2) boreholes on EPZA land, one at the disputed parcel of land next to PCEA Church Kitengela Township and the other next to the EPZA police post. The management has indicated that ownership of boreholes was handed over to the Authority without formal documentation and that the boreholes have been tested and confirmed to be economically viable. However, no evidence has been provided for audit review to confirm that the two boreholes have been valued and recognized as the assets of the Authority. In the circumstances it has not been possible to confirm</p>	<p>i) The Authority is currently liaising with the Ministry of Environment, Water and Natural Resources who dug and equipped the borehole at the elevated water tank to have the borehole's asset formally transferred to EPZA. Attached please find the relevant correspondence. ii) The Borehole next to EPZA police post is situated on EPZA land and ownership is further supported by implied and adverse possession over the years.</p>	CEO and GM-Commercial & Technical Services	Not Resolved	On going

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that the Property, Plant and Equipment balance of Kshs.9,476,115,000 as at 30 June 2016 is fairly stated.

Personal allowances ledger on transfer allowances revealed that the Authority paid ksha. 348,343 to four officers in areas for 2018/19. Employee cost ledger indicated that the Authority paid ksh.369,787 as transfer allowance to the same employees

The Authority is currently in the process of reviewing its HR instruments to ensure all allowances relating to employees are clear and do not have allowance which may seem to be related.

GM. Finance, HR & Admin

Unresolved

Ongoing

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4	<p>Financial statement reported legal expense of Kshs. 18,989,764.</p> <p>(i) The Authority engaged a law firm in ELC Miscellaneous application No. 48 of 2019 which requested a deposit of Ksh 35,380,000 with Ksh 12,500,000 payable to senior counsel.</p> <p>(ii) The Authority engaged a law firm to represent in petition No.15 of 2019. The law firm requested a deposit of Ksh.52,787,250 with ksh.25,000,000 payable to senior counsel. The process of negotiating started once the deposit were paid. Management did not provide evidence on how the engagement of the senior counsel was arrived at.</p>	<p>Prior to making payments on the fee notes raised by External Advocates, the Authority usually calculates the fees payable as provided for by the Advocates Remuneration Order and payments of such fees raised are only made upon seeking relevant recommendations and approvals. This ensures the Authority is not being overcharged and pays within the provided guidelines</p>	CEO and Corporate Secretary	Not Resolved	Ongoing
5					

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Trade and Other Receivables as previously reported, included in trade and other receivables balance of Kshs. 642,498,032 as at 30 June 2020 is an amount of Kshs. 10,875,448 which relates to advances and outstanding imprests issued to ex-staff. The figure includes Kshs.8,690,786 issued to former Chief Executive

The former CEO was dismissed and ordered to pay the Authority all out-standing monies. This matter was forwarded to Ethics and Anti-Corruption Commission and the former officer is under investigation pending conclusion

CEO

Not Resolved

On-going - The former CEO's case will be dependent upon the EACC conclusion of the matter.

Hussein Adan Mohamed  
 Chief Executive Officer

Sign.....

Date.....

Ben Oluoch Olunya  
 Chairman of the Board

Sign.....

Date.....

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Guidance Notes:

- (i) Use the same reference numbers as contained in the external audit report.

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**20. APPENDIX II: PROJECTS IMPLEMENTED BY THE ENTITY**

**Status of Projects completion**

Project Status as at 30 June 2022				
Project in Order of Category, Priority and Justification	Status	Estimated Project cost	Cumulative Expenditure as at 30 June 2022	Cumulative Outstanding Project Cost as at 30 June 2022
Development of Athi River Texile Hub and Leather Park at Athi River EPZ, Machakos County	Ongoing 90% Complete	3,577,959,448	3,344,007,137	233,952,311
Contract for construction of modern common Effluent Treatment Plant (CETP) and Associated Infrastructure at Kenanie Machakos County (Joint contract between EPZA and KLDC) Contract Amount Ksh.2,265,324,234	Ongoing 30% Complete (EPZA payments only)	1,132,662,117	347,674,581	784,987,536
Development of Railway Siding and Related Infrastructure	Initial works	96,818,400	43,568,280	53,250,120

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21. APPENDIX III: INTER-ENTITY TRANSFERS

ENTITY NAME:	Export Processing Zones Authority		
Break down of Transfers from the State Department of Investment and Industry			
FY 2021/2022			
a. Recurrent Grants	Bank Statement Date	Amount (KShs)	FY it relates
	26/8/2021	7,455,000	FY 2021/2022
	03/09/2021	7,455,000	FY 2021/2022
	30/09/2021	7,455,000	FY 2021/2022
	01/11/2021	7,455,000	FY 2021/2022
	01/11/2021	7,455,000	FY 2021/2022
	02/12/2021	7,455,000	FY 2021/2022
	17/02/2022	7,455,000	FY 2021/2022
	03/03/2022	7,455,000	FY 2021/2022
	01/04/2022	7,455,000	FY 2021/2022
	04/05/2022	7,455,000	FY 2021/2022
	06/06/2022	7,455,000	FY 2021/2022
	27/06/2022	7,455,000	FY 2021/2022
	<b>Total</b>	<b>89,460,000</b>	
b. Development Grants	Bank Statement Date	Amount (KShs)	FY it relates
	3/9/2021	95,050,000	FY 2021/2022
	27/5/2022	47,525,000	FY 2021/2022
	30/06/2022	47,525,000	FY 2021/2022
	<b>Total</b>	<b>190,100,000</b>	
c. Direct Payments	Bank Statement Date	Amount (KShs)	FY it relates
		00	
	<b>Total</b>	<b>000</b>	
d. Donor Receipts	Bank Statement Date	Amount (KShs)	FY it relates
		00	
	<b>Total</b>	<b>000</b>	

The above amounts have been communicated to and reconciled with the parent Ministry

Manager-Finance & Accounts  
 EPZ Authority

Sign \_\_\_\_\_  
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Head of Accounting Unit  
 State Department for Investment & Industry

Sign \_\_\_\_\_