



**THE UNITED REPUBLIC OF TANZANIA
NATIONAL AUDIT OFFICE**



TANZANIA BUILDING AGENCY (TBA)

**REPORT OF THE CONTROLLER AND AUDITOR GENERAL
ON THE FINANCIAL AND COMPLIANCE AUDIT FOR THE
FINANCIAL YEAR ENDED 30 JUNE 2024**

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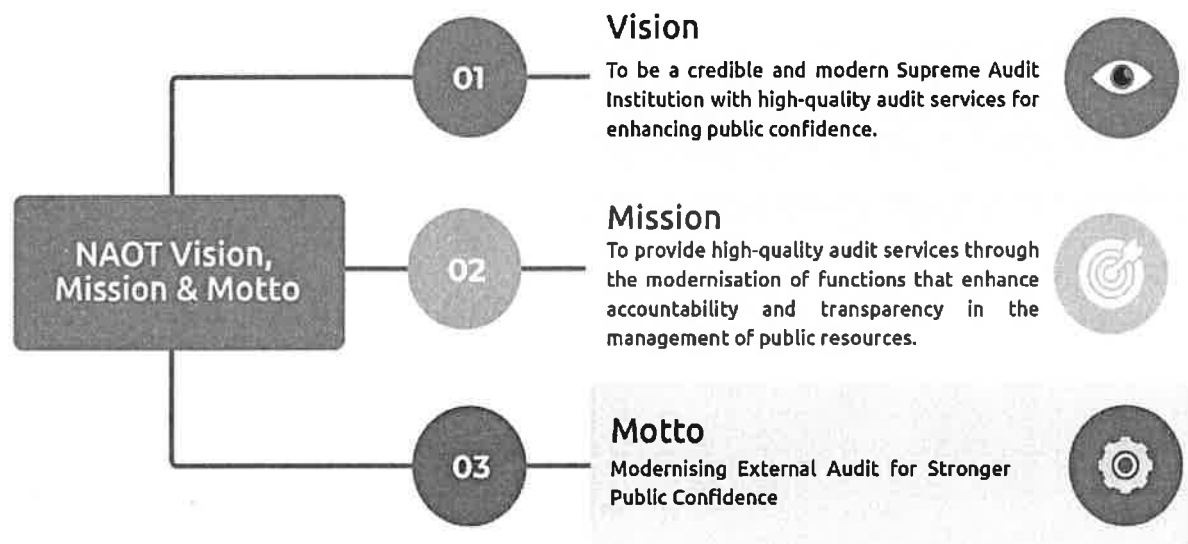
March 2025

AR/CG/TBA/2023/24

About the National Audit Office

Mandate

The statutory mandate and responsibilities of the Controller and Auditor-General are provided for under Article 143 of the Constitution of the United Republic of Tanzania of 1977 and in Section 10 (1) of the Public Audit Act, Cap. 418.



Independence and objectivity

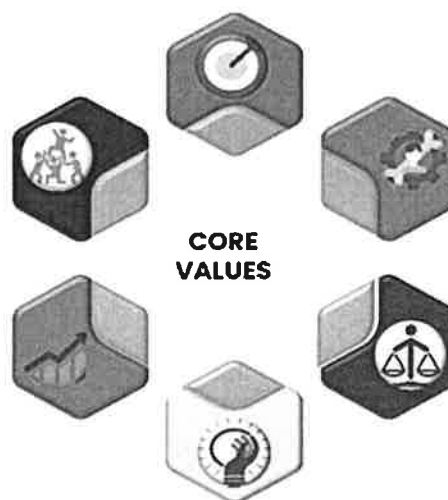
We are an impartial public institution, independently offering high-quality audit services to our clients in an unbiased manner.

Teamwork Spirit

We value and work together with internal and external stakeholders.

Results-Oriented

We focus on achievements of reliable, timely, accurate, useful, and clear performance targets.



Professional competence

We deliver high-quality audit services based on appropriate professional knowledge, skills, and best practices

Integrity

We observe and maintain high ethical standards and rules of law in the delivery of audit services.

Creativity and Innovation

We encourage, create, and innovate value-adding ideas for the improvement of audit services.

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ABBREVIATIONS

CAG	Controller and Auditor General
GCC	General Conditions of Contract
IPSAS	International Public Sector Accounting Standards
ISSAIs	International Standards of Supreme Audit Institutions
ITT	Invitation to Tender
MDA	Ministries, Departments and Agencies
ML	Management Letter
MAB	Ministerial Advisory Board
MoW	Ministry of Works
MUSE	Mfumo wa Ulipaji Serikalini
NHC	National Housing Corporation
PAC	Public Accounts Committee
PAYE	Pay as Your Earn
PFA	Public Finance Act, Cap. 348
PFR	Public Finance Regulations, 2001
PPA	Public Procurement Act
PPR	Public Procurement Regulations
Reg.	Regulation
Sect.	Section
SCC	Special Condition of Contract
TZS	Tanzania Shillings
TBA	Tanzania Building Agency
TRA	Tanzania Revenue Authority
VAT	Value Added Tax
VT	Vote

1.0 INDEPENDENT REPORT OF THE CONTROLLER AND AUDITOR GENERAL

The Chief Executive,
Tanzania Buildings Agency (TBA),
P. O. Box 9542,
DAR ES SALAAM.

1.1 REPORT ON THE AUDIT OF FINANCIAL STATEMENTS

Unqualified Opinion

I have audited the financial statements of Tanzania Buildings Agency (TBA) which comprise of the Statement of Financial Position as at 30 June 2024, Statement of Financial Performance, Statement of Changes in Net Assets, Cash Flow Statement and the Statement of Comparison of Budget and Actual Amounts for the year then ended, as well as the Notes to the Financial Statements, including a Summary of Significant Accounting Policies.

In my opinion, the accompanying financial statements present fairly in all material respects, the financial position of Tanzania Buildings Agency (TBA) as at 30 June 2024, and its financial performance and cash flows for the year then ended in accordance with International Public Sector Accounting Standards (IPSAS) Accrual basis of accounting and the manner required by the Public Finance Act, Cap. 348.

Basis for Opinion

I conducted my audit in accordance with the International Standards of Supreme Audit Institutions (ISSAIs). My responsibilities under those standards are further described in the section below entitled "Responsibilities of the Controller and Auditor General for the Audit of the Financial Statements". I am independent of Tanzania Buildings Agency (TBA) in accordance with the International Ethics Standards Board for Accountants' Code of Ethics for Professional Accountants (IESBA Code) together with the National Board of Accountants and Auditors (NBAA) Code of Ethics, and I have fulfilled my other ethical responsibilities in accordance with these requirements.

I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my opinion.

Key Audit Matters

Key audit matters are those matters that, in my professional judgment, were of most significance in my audit of the financial statements of the current period. I have determined that there are no key audit matters to communicate in my report.



Other Information

Management is responsible for the other information. The other information comprises the Statement by the Minister, Statement by the Accounting Officer and the Declaration by the Head of Finance but does not include the financial statements and my audit report thereon.

My opinion on the financial statements does not cover the other information, and I do not express any form of assurance conclusion thereon.

In connection with my audit of the financial statements, my responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial statements, my knowledge obtained in the audit, or otherwise appears to be materially misstated.

If, based on the work I have performed on the other information that I obtained prior to the date of this audit report, I conclude that there is a material misstatement of this other information, I am required to report that fact. I have nothing to report in this regard.

Responsibilities of management and those charged with Governance for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with IPSAS and for such 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.

In preparing the financial statements, management is responsible for assessing the entity's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the entity or to cease operations or has no realistic alternative but to do so. Those charged with governance are responsible for overseeing the entity's financial reporting process.

Responsibilities of the Controller and Auditor General for the Audit of the Financial Statements

My 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 audit report that includes my opinion. 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 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.

As part of an audit in accordance with ISSAIs, I exercise professional judgment 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 control;
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control;
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management;
- Conclude on the appropriateness of management's use of the going concern 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 entity's ability to continue as a going concern. If I conclude that a material uncertainty exists, I am required to draw attention in my audit 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 entity to cease to continue as a going concern; and
- 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.

I communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that I identify during my audit.

I also provide those charged with governance with a statement that I have complied with relevant ethical requirements regarding independence and to communicate with them all relationships and other matters that may reasonably be thought to bear on my independence, and where applicable, related safeguards.



From the matters communicated with those charged with governance, I determine those matters that were of most significance in the audit of the financial statements of the current period and are, therefore, the key audit matters. I describe these matters in my audit report unless law or regulation precludes public disclosure about the matter or when, in extremely rare circumstances, I determine that a matter should not be communicated in my report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest of such communication.

In addition, Section 10 (2) of the Public Audit Act, Cap. 418 requires me to satisfy myself that the accounts have been prepared in accordance with the appropriate accounting standards.

Further, Section 48(3) of the Public Procurement Act, Cap. 410 requires me to state in my annual audit report whether or not the audited entity has complied with the procedures prescribed in the Procurement Act and its Regulations.

1.2 REPORT ON COMPLIANCE WITH LEGISLATIONS

1.2.1 Compliance with the Public Procurement laws

Subject matter: Compliance audit on procurement of works, goods, and services

I performed a compliance audit on the procurement of works, goods, and services in the Tanzania Building Agency for the financial year 2023/24 as per the Public Procurement laws.

Conclusion

Based on the audit work performed, I state that, except for the matters described below, procurement of goods, works and services of Tanzania Building Agency is generally in compliance with the requirements of the Public Procurement laws.

(i) Schedule of Materials for Canadian Village's is Lacking Detailed Specifications for Balustrade Structural Item - TZS 71,230,000

Contrary to Paragraph 11.2 of the Guideline for Carrying Out Works Using Force Account of May 2020, which requires the user department to request technical experts to determine the scope of work by preparing drawings, specifications, and a bill of quantities for the work to be executed, my review of procurement management revealed that, the schedule of materials for the Canadian Village project, amounting to TZS 71,230,000, lacks detailed specifications for the balustrade structural item. The type of material (normal steel or stainless steel) and the required diameter were not indicated. I am of the view that, lack of clarity in specifications may lead to the use of substandard materials, potentially



compromising safety and compliance with building codes and the agency may use varying interpretations, leading to unexpected costs or disputes.

(ii) Failure to adopt the PPRA Bidding Documents on Bid Evaluation Criteria - TZS 359,897,475

Regulations 108 (1) (2) of PPR of 2013 require every effort to be made to utilize as far as possible, the samples of standard contract documents prepared by the Authority. Any deviation from the use of standard tender documents shall obtain prior written approval of the Public Procurement Regulatory Authority.

To the contrary, from the review of the PPRA tender data sheet templates in NeST and the TBA tender documents submitted to tenderers for the period from 29 February 2024 to 07 June 2024, I observed that the bid evaluation criteria in the tender documents issued by TBA did not align with the evaluation criteria outlined in the standard bidding documents issued by PPRA. Specifically, the evaluation criteria for a contract worth TZS 359,897,475 were not mandatory, which differs from the PPRA's standard bidding documents where such criteria are mandatory.

(iii) Procurements made without using NeST system - TZS 3,104,153,439.78

In October 2023, the Public Procurement Regulatory Authority (PPRA) officially launched the National e-Procurement System of Tanzania (NeST), replacing the earlier Tanzania National e-Procurement System (TANePS). Regulation 342(1) (2) of the Public Procurement Regulations, 2013 requires procuring entities to implement e-procurement within the public procurement system. Also, Regulation 11 (1) of the Public Procurement Regulations 2024 requires that Subject to section 73 of the Act, procuring entities shall conduct procurement, supply and disposal activities specified in these Regulations through an electronic public procurement system.

My review of procurements in NeST and payment vouchers noted that, during the year under review, TBA procured goods and services amounting to TZS 7,397,193,608, of which TZS 4,293,040,168.22 was made through the NeST system, while procurements amounting to TZS 3,104,153,439.78 were made outside the NeST system.

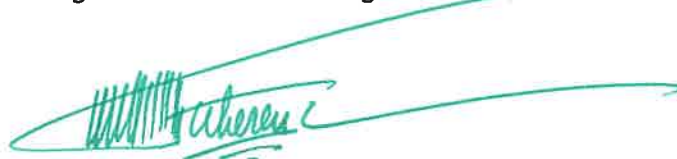
1.2.2 Compliance with the Budget Act and other Budget Guidelines

Subject matter: Budget formulation and execution

I performed a compliance audit on budget formulation and execution in Tanzania Building Agency for the financial year 2023/24 as per the Budget Act and other Budget Guidelines.

Conclusion

Based on the audit work performed, I state that budget formulation and execution of Tanzania Building Agency (TBA) is generally in compliance with the requirements of the Budget Act and other Budget Guidelines.



Charles E. Kichere,
Controller and Auditor General,
Dodoma, United Republic of Tanzania
March 2025



2.0 FINANCIAL STATEMENTS

THE REPORT BY THOSE CHARGED WITH GOVERNANCE FOR THE YEAR ENDED 30 JUNE 2024

Tanzania Buildings Agency Management submits the Annual Financial Report that summarizes the executed activities, achievements attained, challenges faced and the Financial Statements for the financial year ended 30 June 2024, that disclose the state of affairs of the Agency.

The Report by those Charged with Governance has been prepared in accordance with the Tanzania Financial Reporting Standards (TFRS) No. 1.

2.1 Tanzania Buildings Agency profile

Tanzania Buildings Agency (TBA) is the Government's Executive Agency under the Ministry of Works and Transport (Works) with a primary mandate of providing quality accommodation to Government and public servants as well as providing consultancy and construction services to the Government. TBA was established under section 3(1) of the Agencies Act No 30 of 1997 and became operational in May 2002 as a transformation of the Building Department (BD) within the Ministry of Works (formerly known as the Ministry of Infrastructure Development).

2.1.1 Vision

A centre of excellence in provision of Government Real Estate Development and Management”.

2.1.2 Mission

“To provide standard, quality and affordable accommodation to the government and public servants through real estate management, consultancy and construction services”

2.1.3 Core Values

The Agency is guided by seven (7) core values while implementing its roles and functions which are

- i. **Professionalism:** We perform our duties based on professional and respectful manner, ethics, state of the standards and guidelines in our field of work and understand cross-cutting issues.
- ii. **Customer focus:** We ensure suitable, satisfactory and timely service delivery to our customers.
- iii. **Integrity:** We are honest and showing a consistent and uncompromising adherence to strong moral and ethical principles in the execution of our mandate.
- iv. **Teamwork:** We are committed to working together as a team in order to achieve a common goal.
- v. **Transparency:** We are open and honest while fulfilling our roles and responsibilities.
- vi. **Value for Money:** We thrive to achieve compliance to standards and specifications with effective and efficient construction and maintenance works and services.
- vii. **Innovativeness:** We apply and facilitate the application of technologies, techniques and best practices to enhance quality, effectiveness and efficiency.

2.2 TBA's Strategic Plan

TBA's Strategic Plan for the year 2021/22- 2025/26 has six (6) Strategic Objectives to be implemented in the specified period of time. The objectives have been translated into 63 Strategies, 115 Targets, and 111 Key Performance indicators. The strategic objectives and number of strategies, targets and KPI's to be addressed during the SP implementation period are as shown in Table 1 below:

Table 1: Number of planned targets, strategies, and Key Performance Indicators for each strategic objective

S/No	Strategic Objectives	Number of strategies	Number of targets	Number of KPI's
A	Health Services improved and HIV/AIDS infections reduced	2	4	4
B	Effective implementation of National Ant-Corruption Strategy enhanced and sustained	2	4	4
C	Government Real Estate Development and Management improved.	10	12	11
D	Consultancy services for Government Buildings and Public Servants Accommodations enhanced.	8	20	19
E	Construction services for Government Buildings and Public Servants Accommodations enhanced	12	18	18
F	Institutional Capability for provision of services strengthened.	29	57	55
Total		63	115	111

2.3 Principal Activities of the Agency

TBA's mandates are articulated in the TBA Establishment Order of 2003 and the Organization Structure as approved by the President on 7 July, 2018; they include Construction of new Government buildings, Maintenance of Government buildings, Allocation and or Sale of Government houses to Public Servants, Provision of building consultancy services to the Government, Leasing Government houses to public servants and on commercial basis, Provision of Project Management Services for MDAs' building projects, Provision of Facilities Management Services to MDA and Advising the Government on Policy and Legal matters pertaining building sub-sector.

2.3.1 Real Estate Development

The Directorate of real estate in TBA participates in real estate management and development sector through provision of quality accommodation to government, public servants and non-public servants. The Agency constructs new buildings, maintains the buildings and also receives houses, buildings, workshops and plots from various Government Institutions in order to develop and manage them. The Agency sells and leases the buildings mainly to public servants at a price equivalent to two-thirds of the market price and also leases on commercial basis. Since its establishment up to 30th June 2024, the Agency had 14,106 houses. Out of these houses, 7,563 houses were sold to public servants, 2,001 houses were rented to public servants and 688 were rented on

special rate. The Agency received 3,423 houses from Ex-TAMISEMI and 431 from Ex-CDA houses that were rented to public servants as shown in Table 2 below.

Table 2: TBA Total Houses

Status	Number
Sold	7,563
Rented to Public Servants	2,001
Rented on Special Rates	688
Received from EX-TAMISEMI	3,423
Received from EX-CDA	431
Total Houses	14,106

The Agency has continued with its Special Housing Program of constructing 10,000 houses across the Country. As at 30th June, 2024, the Agency has 3,872 Plots and 9 housing estates in Tanzania Mainland. As part of this Program the Agency embarked on construction of 851 houses in Bunju Dar es Salaam in the year 2014. Out of 851 houses, 279 houses were constructed, in which 219 were completed and 60 houses are in different completion stages and they are already sold to the public servants. Out of completed houses, 80 houses were sold and fully paid while 139 houses' payments are in process, while, out of 60 uncompleted houses, 1 house was sold and fully paid and 59 houses are in the payment process. (See Table 3. below).

Table 3: Constructed Houses

Status	Number
Completed (Paid Fully)	80
Completed (Partially Paid)	139
Total Completed	219
Incomplete (Fully Paid)	1
Incomplete (Partially Paid)	59
Total Constructed	279

As at 30th June 2024 the Agency has already constructed 16 houses for Public Servants at Magomeni Quarter in Dar es Salaam. However, the Agency is still in the process of constructing 378 houses for Public Servants in Dar es Salaam (Temeke Quarter-144 houses, Magomeni Quarter-32 houses, Cannadian village-24 houses), Dodoma another 150 houses, and Mwanza (Ghana Quarter-28 houses).

The Agency will also proceed with its move to construct houses in each region as stipulated in its Special Housing Program which started 2012 for constructing 10,000 houses across the Country.

2.3.2 Consultancy Services

The directorate of Consultancy is one among of the four directorates of the Agency. During the Financial year ending 30 June 2024, the directorate managed to collect 5,176,998,981.04 revenue equivalent to 33% of TZS 15,675,065,840 as budgeted in the financial year 2023/24 as a revenue from Consultancy services rendered to our esteemed Client's and thus contributing to the Agency in meeting its strategic objective.

During the financial year 2023/24, the Agency has successfully offered Consultancy services for 130 projects of which 102 are ongoing and 28 were completed. Among others projects of which the Agency rendered includes Construction supervision of 18 Office building for 14 Ministries and 4 Institutions at Government City Mtumba in Dodoma City, Design and construction supervision of PPRA Head quarter Office at Dodoma Municipality, Design and construction supervision of TANESCO Regional Office in Kilimanjaro, Design and construction supervision of 3 blocks of 12 units each for TBA Apartments at Canadian Village Dar Es salaam, Design and construction supervision of 3 blocks of 16 units each for Public servants at Magomeni Kota phase IIB, C & D, Design and construction supervision of office block for TRA Regional office Geita, Design and construction supervision of Chato Zonal Referral Hospital in Geita region, as well as Rehabilitation of Public servant's houses in 21 regions Tanzania Main land.

The directorate will continue implementing its functions in line with the Agency vision, mission and core values using high degree of professionalism and integrity to meet the Agency objectives.

2.3.3 Construction Services

The directorate of Construction is one among of the four directorates of the Agency. During the Financial year ending 30 June 2024, the directorate managed to generate 716,077,835.94 equivalent to 5% of TZS 13,777,503,884 budgeted in the financial year 2023/24 as a revenue from Construction fee rendered to our esteemed Client's and thus contributing to the Agency to meet its strategic objective.

During the financial year 2023/24 the Agency has successfully carried out 102 construction projects. Among other projects of which the Agency constructed includes construction of Referral Hospital at Chato-Geita, Construction of maternity and

paediatric ward at Sekou Toure hospital in Mwanza region, Construction of RC Block at Mbeya, Office building for Presidents Office PSMGG-Mtumba Dodoma at Final stage of completion, and Zonal and Headquarters office for ethics secretariat- Kilimani Dodoma at the final stage of completion.

The directorate is committed to improve performance in the area of project supervision for timely completion of projects to increase institutional profitability, customer satisfaction and trust to our Agency. The emphasis will be on the implementation of vision and mission at a high degree of professionalism and integrity to meet the Agency targets.

2.4 Governance and Governing Structure

2.4.1 Ministerial Advisory Board

According to Section 6 of the Executive Agency's Act No. 30 of 1997 as revised 2009, the Minister for Works and Transport (works) is responsible for appointing members of the Ministerial Advisory Board (MAB).

The Main function of the MAB is to give advice to the Minister on TBA strategic issues and its operations.

The appointment of the MAB members is done after every three years by the Minister responsible for Works and Transport (works).

The MAB's key functions and responsibilities are to ensure that:

- i. The property of the Agency is administered in such a manner and for such purposes as in the opinion of the MAB may be necessary or desirable for the promotion of the best interest of the Agency.
- ii. The Agency has clear strategic goals and objectives.
- iii. The Chief Executive is held to account in achieving the goals and objectives.
- iv. The Agency financial position is sound in the short- and long-term.
- v. No decisions are made that can affect the Agency and no financial appropriations made, without MAB approval.
- vi. Risk management and internal controls are in place.
- vii. All the Agency's members and other stakeholders are treated in an appropriate manner.
- viii. The Agency complies with all relevant laws, regulations and accounting policies.
- ix. The committees and management necessary to achieve the above are in place, are properly constituted and have appropriate terms of reference and reporting procedures.
- x. Any Other matter provided for in the Executive Agencies Act, 1997.

The following are the members of the MAB who served the Board during the year under review.

Table 4: Members who served in the MAB during the year under review

No	Name	Position	Age	Nationality	Tenure
1	Arch. Dkt Ombeni Andrew Swai	Chairperson	56	Tanzanian	22.11.2021 - 21.11.2024
2	Arch. Daud Wajanga Kondoro	Secretary	61	Tanzanian	22.11.2021 - 21.11.2024
3	Bw. Shaban Ahmed Kabunga	Member	50	Tanzanian	22.11.2021 - 21.11.2024
4	Qs. Joseph Lumbael Mkali	Member	54	Tanzanian	22.11.2021 - 21.11.2024
5	Bi. Vicky Jim Jengo	Member	55	Tanzanian	22.11.2021 - 21.11.2024
6	Qs. Nyaswa Machibya	Member	41	Tanzanian	22.11.2021 - 21.11.2024

During the year ended 30th June 2024, the Board held a total of 5 ordinary (normal) meetings as shown below;

Table 5: Attendance of the MAB Members in Meetings from 1 July 2023 to 30 June 2024

S/N	Name	Meetings				
		1 st	2 nd	3 rd	4 th	5 th
		Normal	Normal	Normal	Normal	Special
		26 July, 2023	08 September, 2023	23 November, 2023	28 February, 2024	24 May, 2024
1	Arch. Dkt Ombeni Andrew Swai	P	P	P	P	P
2	Arch. Daud Wajanga Kondoro	P	P	P	P	P
3	Bw. Shaban Ahmed Kabunga	A	P	P	P	A
4	Qs. Joseph Lumbael Mkali	P	P	P	P	P
5	Bi. Vicky Jim Jengo	P	P	P	A	P
6	Qs. Nyaswa Machibya	A	A	A	A	P

Key: P= Present; A=absent with apology; NA= Not a member

2.4.2 Management

The Management of the Tanzania Buildings Agency comprises of the Chief Executive, assisted by four Directors (Director of Business Support, Director of Consultancy Services, Director of Constructions and Director of Real Estate), eight managers of units namely (Internal Audit, Marketing & Public Relations, Legal Services, Procurement Management, ICT and Statistics, Quality Assurance and Control, Project Management, and Plant and Machinery) and twenty-six Regional Managers for regional offices.

2.4.3 Audit Committee

The Audit Committee is established in accordance with legal requirements and best governance practice designed to improve overall governance framework of TBA.

The Audit Committee reviews significant accounting policies and financial reporting systems to ensure that they are adequate and are always complied with. It reviews adequacy of internal control systems and monitors implementation of actions to address issues raised by internal and external auditors.

The Agency Audit Committee's responsibilities are to:

- i. Ensure that there is an effective process for assessing and managing risks;
- ii. Review and approve the scope of the internal audit programme;
- iii. Review the scope of the audit conducted by the independent external auditors;
- iv. Assess the financial statements for reasonability and accuracy and for compliance with accounting policies and regulations laid down by the Ministerial Advisory Board.
- v. Recommend to MAB the approval of the Annual Report, incorporating the Annual Financial Statements.
- vi. Review, with the help of Internal Audit, the adequacy and effectiveness of internal control and governance processes.
- vii. Review significant accounting and reporting issues, including complex or unusual transactions and highly judgmental areas, and recent professional and regulatory pronouncements, and understand their impact on the financial statements;
- viii. Consider the effectiveness of the Agency's risk management and internal control system, including information technology security and control;
- ix. Gain thorough understanding of The Risk Management Policy, Risk Management Strategy, Risk Management Implementation Plan, and Fraud Risk Management Policy of the Agency to enable them add value to the risk management process when making recommendations to improve the process;
- x. Review with Management and the Chief of Internal Audit, the Charter, budget, staffing, skills and organizational structure of the internal audit activity;
- xi. Discuss with external auditor its proposed strategy for the year with reference to areas of risk and materiality. The Committee could suggest areas which it believes require additional audit coverage.
- xii. Review the effectiveness of the system for monitoring compliance with laws and regulations and the results of the Management's investigation and follow-up (including disciplinary action) of any instances of noncompliance.
- xiii. Regularly, report to the MAB about Committee's activities, issues, and related recommendations.

Members of the Audit Committee who served during the reporting period are as shown in table 6 below

Table 6: Members of Audit committee who served from 1 July 2023 to 30 June 2024

S/N	Name	Nationality	Position	Tenure
1	CPA. Bruno Melchior Shirima	Tanzanian	Chairperson	07.12.2020 - 07.12.2023
2	Adolphina Lugendo	Tanzanian	Member	04.04.2023 - 04.04.2026
3	Eng. Hillary Alfred. Msaki	Tanzanian	Member	07.12.2020 - 07.12.2023
4	QS. Emmanuel Julius Wambura	Tanzanian	Member	07.12.2020 - 07.12.2023
5	Arch. Victor Madaraka Baltazary	Tanzanian	Member	07.12.2020 - 07.12.2023
6	Ms. Joyce Josephat Mtinyage	Tanzanian	Secretary	06.05.2021 - 07.05.2024

During the year 2023/24, the committee conducted a total of One (1) Special meeting. The following key issues were discussed and agreed:

- (i) Risk based annual internal audit plan for the year 2023/24.
- (ii) Implementation of Risk management reports and risk register.
- (iii) Review draft of TBA Financial Statements for the year 2022/23.
- (iv) Quarterly Internal audit reports for the year 2023/24.
- (v) Review of Audit committee charter and internal audit charter.
- (vi) Implementation of CAG recommendations and internal audit recommendations for the financial year 2022/23.

Members of the Audit Committee that attended the meeting of the Committee as shown in Table 7 below.

Table 7: Attendance of the Audit Committee Members in Meetings from 1 July 2023 to 30 June 2024

S/N	Name	Meetings
		1 st
		Special
		28 August, 2023
1	CPA. Bruno Melchior Shirima	P
2	Adolphina Lugendo	P
3	Eng. Hillary Alfred. Msaki	P
4	QS. Emmanuel Julius Wambura	P

S/N	Name	Meetings
		1 st
		Special
		28 August, 2023
5	Arch. Victor Madaraka Baltazary	P
6	Ms. Joyce Josephat Mtinyage	P

Key: P= Present; A= Absent with apology

2.5 The Agency's Tender Board

The Agency's Tender Board is responsible for deliberating on the recommendations from the Procurement Management Unit and approving award of contracts; reviewing all applications for variations, addenda or amendments to ongoing contracts; approving tendering and contract documents; approving procurement and disposal by tender procedures; ensuring that the best practice in relation to procurement and disposal by tender are strictly adhered by the Agency; and ensuring compliance with the Public Procurement Act, CAP 410(R. E 2022) and Public Procurement Regulations of 2013 (as amended in 2016).

Members of the Agency Tender Board who served during the year under review are shown in Table 8 below.

Table 8: Members of TBA Tender Board

S/N	Name	Position	Nationality	Tenure
1	Mathias Shabaha Mhembe	Chairperson	Tanzanian	01.07.2023 - 30.06.2026
2	Mariam Wilson Kazoba	Secretary	Tanzanian	01.07.2023 - 30.06.2026
3	Wencelaus Patrick Kizaba	Member	Tanzanian	01.07.2023 - 30.06.2026
4	Said Rajabu Mndeme	Member	Tanzanian	01.07.2023 - 30.06.2026
5	Victor Madaraka Balthazar	Member	Tanzanian	26.09.2023 - 30.06.2026
6	Loishorwa Naunga Likimaitare	Member	Tanzanian	01.07.2023 - 25.09.2026
7	Joyce Josephat Mtinyage	Member	Tanzanian	01.07.2023 - 30.06.2026
8	Bernard Vintan Mayemba	Member	Tanzanian	26.09.2023 - 30.06.2026
9	Emmanuel Julius Wambura	Member	Tanzanian	01.07.2023 - 25.09.2026
10	Daniel Nehemia Mwakasungula	Member	Tanzanian	01.07.2023 - 30.06.2026

2.6 External factors that have Influence on the Agency's Operation

Tanzania Buildings Agency is predisposed to the following external factors:

i) Environmental conditions

Climate change has become a major global challenge and TBA being in the construction industry, this has a negative impact on it. Buildings are vulnerable to climate change hence, more specialized material /equipment that are more durable and resistant to climate change will be required which are more expensive. This in the long run, increases the initial construction costs while responding positively to the carbon footprint. Agency plans to expose employees to various Climate Change seminars offered locally and internationally to improve their skills on how to develop designs which are climatically responsive and enhance the proper construction of green buildings and healthy environments.

ii) Technological Environment

Due to the rapid technological changes in the construction industry, the Agency will require new skills sets and new modernized technical tools, plants and machines to facilitate the easiness (in terms of quality, time and cost) of operations within the Agency. The Agency will have to acquire new technology to remain competitive in the sector. Moreover, the Agency takes initiatives of exposing its professional staff to different parts of the world to learn and experience how technology can help foster the Agency's agenda of development.

iii) Legal and Regulatory Frameworks

The Agency is guided by laws, policies, regulations, and other regulatory mechanisms. TBA's mandate is enunciated in the Executive Agencies Act No. 30 of 1997 as Amended in 2009 and 2012, the TBA Establishment Order of 2023 published on Government Notice No. 595 of 25th August, 2023 and in the Approved Organization Structure of TBA dated 07th July, 2018. The Agency reports to the Ministry of Works and complies with all applicable Laws.

iv) Stakeholders

There are many of stakeholders that influence the operations of the Agency directly or indirectly. They include the Government, public servants, TBA employees, regulatory authorities, suppliers, and the public. The expectation of the stakeholders is to obtain quality services to meet their expectations.

v) Political Conditions

Stable political conditions and support from the Government through the ruling party manifesto, are the contributing factors to the growth of the Agency. Under the stable political situations, the Agency has acquired new projects from different government institutions that have led to the overall growth of the Agency.

vi) Demographic Influences

The demographic features of the population of Tanzania provide an encouraging outlook for the growth of real estate demands in the country. For instance, the fast-growing Dodoma region has greatly caused an increase in demand of houses both for sale and lease. The population is growing annually, implying that the demand for real estate services keep in increasing over time. The increase in population mirrors the increasing demand of houses, consultancy, and construction services at large.

2.7 Remedial actions to address the challenges that influenced the Agency's service delivery

- i) Lack of capital (seed money); the agency receives insufficient financial support for the construction of public servant housing, in contrast to the directive to construct 10,000 public servant houses in all regions. This lack of capital has led to delays in implementing government projects and has resulted in an inadequate number of public servant houses to meet demand.

Strategy: To engage in cooperation with the private sector through public-private partnerships (PPPs), Public to public Partnership, or joint ventures and request the government to continue providing subvention to TBA for the construction of public houses.

- ii) Non-payment or delay in payment of fees for some Clients resulting to delays in the completion of projects.

Strategy: To propose to the Paymaster General to pay directly to the Agency from the clients' payment and enforce the timely signing of contracts by clients.

(B) Future Development Plan

The future development plan of the Agency is to be a leading centre of excellence in provision of Government Real Estate Development and Management. The plan will be executed by implementing the Agency's Strategic Plan's Objectives through the underlined targets.

The Agency plans on improving Health services and reducing HIV/AIDS infections. Non-communicable diseases, HIV and AIDS are among the critical agenda in National Development because affects the health and wellbeing of people. TBA is among the key players in the construction sector which demand enough competent professional staff, skilled and unskilled labour with good health to achieve its objectives. This sets the basis for continuous requirements to implement various health and safety interventions in all TBA's construction projects and offices. It is from this perspective that the Agency has set objectives to improve health services, reduce HIV/AIDS infections and combat non-communicable diseases. Among other targets, the Agency planned to increase awareness of HIV/AIDS and NCDs from 30% to 80% by June 2026.

Also, the Agency planned to implement and enhance the National anti-corruption strategy. Corruption is one of the challenging issues affecting the National development in all sectors, because the Agency provide scarce services involving high demands of housing units and the implementation of big projects attracts corruption practices which

contrary to Tanzania laws and regulations due to its effects to the implementation of projects and provision of services at large. In fact, it is immoral since it reduces trust, accountability, and quality of service delivery to the public. Due to this the Agency is implementing Anti - Corruption Strategy by June 2026.

The Agency plans to improve Government Real Estate development and management. Tanzania faces some challenges on acquiring decent and quality accommodation for the Government and Public Servants in the existing and new administrative areas. Currently, the Government has more than 500,000 public servants and it is estimated that more than 5,000 public servants are employed annually while TBA provides about 1% of the current accommodation demand. In recent years the Government extended services countrywide causing increased demand of accommodation especially in the city of Dodoma. TBA is committed to ensure availability of quality and affordable accommodation to the Government and Public Servants all over the country. Among other major targets, TBA plans on rehabilitating more than 781 houses for Government leader and public servants, reducing defaulters from 30% to 10% and continue constructing 10,000 public servant houses by June 2026.

The Agency plans on enhancing consultancy services for government buildings and public servants' accommodation. The Agency provides building consultancy to the Government. Consultancy services are among core functions with substantial saving of Government expenditure on development projects. Currently due to technological advancement consultancy encounter number of challenges including advanced equipment, limited professionals, competence in design, supervision of specialized facilities which suit the needs of middle-income countries and high construction rates.

The Agency plans to strengthen institutional capability for the provision of services. The capacity of the Agency to deliver quality services is a paramount endeavour in creating the confidence of stakeholders. Currently, the working environment and service delivery capabilities need to be improved through the implementation of the Quality Management System (QMS), Excellency reward for employees who manages to attract projects. TBA has therefore set this objective to ensure high quality of service delivery are attained, revenue collection is significantly improved, and more clients are attracted.

2.8 Appropriation of Reserve/Surplus

Tanzania Buildings Agency is a public institution that is not for profit making and for that case there is no declaration of dividends. During the year 2023/24, the Agency recorded surplus of TZS 15,270,386,301 compared to TZS 39,536,299,655 recorded in the financial year 2022/23.

2.9 Operating and Financial Review (OFR)

2.9.1 Performance for the year 2023/24

(i) Financial Performance

The Agency's operations were mainly financed through revenue collected from TBA's core activity operations i.e., Consultancy, Construction and Real estate management. Other sources of financing included: Grants from the Government, revenue from sales of tender documents, bank interests, commissions, penalties and gain from foreign exchange transactions. Revenue generated in 2023/24 was TZS 46,837,975,121 compared to 74,928,919,259 generated in year 2022/23 indicating a decrease of 37%. This is contributed mainly by decrease of Government grants by 47% from TZS 44,313,943,635 in 2022/23 to TZS 23,396,498,932 in 2023/24.

The surplus of TZS 15,270,386,301 reported in the statement of financial performance arises from receipts of development grants from the Ministry of Works (MoW) and main source of activities by the Agency as part of its service delivery activities as shown in Table 9 below.

Table 9: Changes in the statement of Financial Performance for the Period ended 30 June 2024

Details	2023/24 TZS	2022/23 TZS	Variations	% of Variations
Revenue Grants	23,396,498,932	44,313,943,635	(20,917,444,702)	(47)
Revenue from Exchange Transactions	21,042,489,517	28,645,234,719	(7,602,745,202)	(27)
Other revenue and gain on foreign currency	2,398,986,672	1,969,740,906	429,245,766	22
Total Revenue	46,837,975,121	74,928,919,259	(28,090,944,139)	(37)
Expenses	31,567,588,819	35,392,619,605	(3,825,030,785)	(11)
Surplus For the Period	15,270,386,301	39,536,299,655	(24,265,913,353)	(61)

Revenue from the exchange transaction includes rented houses, consultancy fees, construction fee, sales of Government houses and other revenue. Overall, the financial performance results show that the Agency's existing sources of revenue can sustain its operations. Detailed financial performance for 2023/24 is provided in the Statement of Financial Performance for the year ended 30 June 2024.

i. Financial Position

Financial position comprises of current assets, non-current assets, liabilities, and net assets/equity which comprises of taxpayer's fund and accumulated surplus.

The financial position of the Agency is as set out in the statement of financial position as analysed in Table 10 below.

Table 10: Changes Occurred in Statement of Financial Position as at 30 June 2024

Details	2023/24 TZS	2022/23 TZS	Variations	% of Variations
Current Assets	69,132,447,893	64,877,046,083	4,255,401,809	7%
Non-Current Assets	631,491,264,174	625,596,553,484	5,894,710,690	1%
Total Assets	700,623,712,067	690,473,599,568	10,150,112,499	1%
Current Liabilities	11,797,673,568	18,420,323,082	(6,622,649,514)	-36%
Non-Current Liabilities	4,109,486,153	2,607,110,441	1,502,375,713	58%
Total Liabilities	15,907,159,721	21,027,433,523	(5,120,273,801)	-24%
Total Net Assets	684,716,552,345	669,446,166,045	15,270,386,300	2%
Tax payer's Fund	376,135,047,532	376,135,047,532	-	0%
Accumulated Surplus	308,581,504,813	293,311,118,512	15,270,386,301	5%
Total Net Assets	684,716,552,345	669,446,166,044	15,270,386,301	2%

During the year, total assets of the Agency increased by TZS 10,150,112,499 (2022/23 TZS 690,473,599,568). This was mainly attributed by increase in Non-current Assets by TZS 5,894,710,690 (2022/23: TZS 625,596,553,484). On the other hand, liabilities decreased by TZS 5,120,273,802 (2022/23: TZS 21,027,433,523)

ii. Cash Flow Statement

Statement of Cash Flow comprises of cash flows from operating activities, cash flow from investing activities and cash flow from financing activities as analysed in Table 11 below.

Table 11: Changes occurred in the Statement of Cash-flow for the year ended 30 June 2024

Details	2023/2024 TZS	2022/2023 TZS	Variations	% of Variations
Cash flows from operating Activities				
<i>Receipts</i>	50,954,364,653	76,519,598,281	(25,565,233,628)	-33%
<i>Payments</i>	(37,774,489,003)	(53,257,710,305)	15,483,221,302	-29%
Net Cash flows from operating Activities	13,179,875,650	23,261,887,976	(10,082,012,326)	-43%
Net Cash flows from investing Activities	(20,659,867,471)	(47,355,072,739)	26,695,205,268	-56%

Details	2023/2024 TZS	2022/2023 TZS	Variations	% of Variations
<i>Net cash flows from financing activities</i>	-	-	-	0%
<i>Cash and cash equivalent at the beginning of the period</i>	13,185,085,708	37,278,270,471	(24,093,184,763)	-65%
<i>Cash and cash equivalent at the end of period</i>	5,705,093,887	13,185,085,708	(7,479,991,821)	-57%

The Agency's cash flow is as set out in the cash flows statement. During the year receipts in cash flow from operating activities decreased by TZS 25,565,233,628 (2022/23: TZS 76,519,598,281) equivalent to 33% decrease and as at 30 June 2024, the Agency closed with cash and cash equivalents of TZS 5,705,093,887 (2022/23: TZS 13,185,085,708) equivalent to 57% decrease. The decrease is mainly attributed by the less receipts of funds for development projects.

iii. Budget Performance

The Agency prepares its budgets in accordance with the Medium-Term Expenditure Framework (MTEF) contained in the Guideline for the Preparation of Budget and Plans issued each year by the Ministry responsible for Finance and Planning which also includes preparation of cash flows for managing of the inflows and outflows on quarterly basis. The cash flow projection includes estimates of inflows and outflows from exchange and non-exchange transactions generated from operating, investing and financing activities. Refer the table 12 below;

Table 12: Changes occurred in the Statement of Comparison of Budget and Actual amounts for the year ended 30 June 2024

Details	Budget		Actual Amount on Comparable Basis	Variance	Performance (%)
	Original Budget	Final Budget		Final Budget	Final Budget Vs Actual Budget
	A	B	C	D=C-B	E=C/B*100
<i>Receipts (A)</i>	77,772,636,528	77,772,636,528	51,078,531,153	(26,694,105,375)	65.68
<i>Payments(B)</i>	77,772,636,528	77,772,636,528	58,558,522,974	(19,214,113,554)	75.29
<i>Net Receipts (A-B)</i>	-	-	(7,479,991,821)	(7,479,991,821)	
Performance: Receipts Vs Payments (%)			115%		

During the year under review, the Agency had revenue budget (Recurrent and Development) to the tune of TZS 77,772,636,528 as compared to the actual Government grant received and generated revenue of TZS 51,078,531,153 which is 65.68 percent of the budgeted amount. Similarly, the Agency had an expenditure budget of TZS

77,772,636,528 as compared to the actual expenses of TZS 58,558,522,974 which is 75.29 percent of total budgeted expenditure. The performance of overall actual total revenue of TZS 51,078,531,153 against the actual total expenditure of TZS 58,558,522,974 shows the performance of 115 percent. The excess expenditure is from the previous year's balance (2022/23).

2.9.2 Key Performance Indicators (KPIs)

Key Performance Indicators measure the nature and scope of efficiency and effectiveness of the Agency's operations. KPIs are as per Recommended Practice Guideline (RPG) on reporting service performance information that assists users of the financial statements to assess the Agency service efficiency and effectiveness. The Implementation of the Agency's Strategic Plan is evaluated on quarterly basis, basing on key performance indicators and its report compiled in semi-annual and annual basis. The assessment of performance includes both financial and non-financial aspects.

The Agency's KPIs and achievements for the period under review are as indicated in the matrix below:

Key Performance Indicators						
No	Strategic Plan Objectives and Targets				ANNUAL REVIEW - 2023/24	
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
1	HEALTH SERVICES IMPROVED AND HIV/AIDS INFECTIONS REDUCED	Create awareness and provide care to staff with HIV/AIDS and NCDs	HIV/AIDS and NCDs Policy approved by June, 2026	HIV/AIDS and NCDs Policy approved by June, 2024	DBS-MAHRM	The HIV/AIDS and NCD's policy draft has been submitted to TBA Management for approval
2			HIV/AIDS and NCDs awareness increased from 30% to 80% by June 2026	HIV/AIDS and NCDs awareness increased from 50% to 60% by June 2024	DBS-MAHRM	150 employees of TBA Headquarters attended the HIV/AIDS awareness seminar in December 2023 conducted by TACAIDS. 158 dispensers for protective gears were received and distributed at Headquarter, 26 Regional Offices and 10 project sites
3			HIV/AIDS and NCDs care provided by June 2026	100% HIV/AIDS and NCDs care provided by June 2024	DBS-MAHRM	Nutritional and medical support were provided to six (06) identified staff
4		Establish health safety Mechanism in accordance to local statutory requirements and international standards.	100% compliance to statutory and standards requirement on health and safety attained by June 2026	75% compliance to statutory and standards requirement on health and safety attained by June 2024	MQA	75% sites were evaluated on health and safety plan compliances
						2023/24 Achievements in %
						65
						90
						100
						100

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
5	EFFECTIVE IMPLEMENTATION OF NATIONAL ANT-CORRUPTION STRATEGY ENHANCED AND SUSTAINED	Promote adherence to National Anti - Corruption Strategy (NACS) and Code of Ethics.	Action plan developed for implementation of National Anti - Corruption Strategy reviewed and approved by June 2026	Action plan developed for implementation of National Anti-Corruption Strategy reviewed and approved by June 2024	DBS-MAHRM	Not done however, Consultations with President's Office Public Service and Good Governance (PO-PSM&GG) have been made for conducting training to Ethics and Anti-Corruption Committee. 143 complaints and opinions were received and attended to through e-mrejesho
6			Four (4) action plan reports for implementation of a National Anti - Corruption Strategy (NACS) prepared annually by June 2026	Four (4) action plan reports for implementation of a National Anti - Corruption Strategy (NACS) prepared annually by June 2024	DBS-MAHRM	Not done, however Code of Ethics were distributed to 28 newly recruited staff
7			Five (5) awareness training on National Anti - Corruption Strategy (NACS) conducted by June 2026	One (1) awareness training on National Anti - Corruption Strategy (NACS) conducted by June 2024	DBS-MAHRM	Awareness training was conducted to 28 newly recruited staff on National Anti - Corruption Strategy (NACS)
8		Facilitate ethics integrity committee meetings.	Four (4) committee meetings on incidences of corruption practices and malpractices conducted annually by June 2026	Four (4) committee meetings on incidences of corruption practices and malpractices conducted annually by June 2024	DBS-MAHRM	Not done, however preparations for the provision of training to committee members have been made
						25
						40
						100
						25

Key Performance Indicators							
Strategic Plan Objectives and Targets				ANNUAL REVIEW - 2023/24			
No	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)	2023/24 Achievements in %
9	GOVERNMENT REAL ESTATE DEVELOPMENT AND MANAGEMENT IMPROVED	Develop public servant houses building	10,000 Public servant houses for sale and rent constructed by June 2026	1560 Public servant houses constructed for sale and rent by June 2024	DRE-MPFM, MPH, MRED	16 Public Servants' houses at Magomeni Kota was constructed and completed by June 2024. However, construction of 378 Public Servants' houses is still on progress; 32 public servants at Magomeni Kota (Block IIC & IID), Two Block of flats of 24 apartment at Canadian Village are at finishing stage, 150 houses at Nzuguni in Dodoma, 28 Apartments at Ghana Kota in Mwanza, 144 apartments at Temeke Kota in Dar es Salaam.	21
10		Diversification of Investment for Institutional Sustainability	TBA Commercial real estate investment developed in two Regions for renting by June 2026	TBA Commercial real estate investment developed in One Region for renting in Dodoma and Dar es salaam by June 2023	DRE-MRED	Pre-feasibility study for the development of TBA commercial investment have been conducted in Dar es Salaam, Mwanza, Shinyanga, Mtwara and Dodoma and the reports have been produced and submitted	40
11		Develop asset register of public houses	Asset register database developed in all 26 Region by June 2026	Asset register database developed in 5 Regions by June 2024	DRE-MRED	Updates for Asset register database is on progress.	100
12	Establish efficiency mechanism in rent and sales revenue collection.	Percentage of defaulters decrease from 30% up to 10% by June, 2026	Percentage of defaulters decrease to 17% by June 2024	DRE-MPFM	Percentage defaulters has reached 17%.	100	

Key Performance Indicators							
Strategic Plan Objectives and Targets							
No	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	ANNUAL REVIEW - 2023/24 Actual Achievements (July 2023- June 2024) 2023/24 Achievements in %	
13		Operationalize Real Estate management and maintenance manuals	(100%) implementation of Real estate Management Manual Annual by June 2022	100%) implementation of Real estate Management Manual Annually by June 2024	DRE-MPFM, MPH, MRED	1. The final draft of the Real Estate Management Manual has been submitted to the Permanent Secretary, Ministry of Works and Transport (Works) for approval. 2. A draft of the Real Estate Investment Manual has been approved by the Ministerial Advisory Board (MAB) and it has been submitted to the Permanent Secretary, Ministry of Works and Transport (Works) for approval.	99
14		Rehabilitation of Government leaders and public Servants	781 houses for Government leader and public servant rehabilitated by June 2026	150 houses for Government leader and public servant rehabilitated by June 2024	DRE-MPFM, MRED	Rehabilitation of 11 houses has been done, where by 4 houses and 7 houses for Government leaders in Dar es Salaam and Dodoma has been done respectively.	91
15		Operationalize and survey protection of TBA plots	1000 plots surveyed and protected by June 2026	200 plots surveyed and protected by June 2024	DRE-MRED	500 plots were surveyed in Dodoma. However, Nzuguni detail scheme has been approved for 1,882 plots. On the other hand, Simbani layout plan has been approved for 145 plots and survey is on progress in Pwani.	100

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
16		Develop joint venture projects in real estate	3 Joint venture projects developed by June 2026	One (1) Joint venture projects developed by June 2024	DRE-MRED	Not done. The reason is the amended JV policy of 2006 was not approved. Currently a final draft of the Joint Venture Policy of 2024 has been submitted to the Permanent Secretary - Ministry of Works for approval so that it can pave the way to Joint Venture projects.
17		Coordinate implementation of Government projects for Offices, Residential Apartments, Leaders and Public servant houses and workshops	10,000 Public servant houses constructed for sale and renting monitored and evaluated by June 2026	1710 Public servant houses constructed for sale and renting monitored and evaluated by June 2024	MPROJ	545 public servant houses monitored and evaluated. Four (4) quarterly (July to September and October to December) project progress report prepared and submitted to Ministry of Works for grants and own source projects. Construction have been done in Kagera, Canadian Village and Temeke Kota in Dar es Salaam, Ghana Kota in Mwanza
18			Rehabilitation of 781 houses for government leaders are monitored and evaluated by June 2026	Rehabilitation of 150 houses for government leaders are monitored and evaluated by June 2024	MPROJ	Total of 100 houses rehabilitated. 70 houses rehabilitated Dar es Salaam, Dodoma, Manyara, Singida, Shinyanga, Arusha, and Songwe regions. 30 rehabilitation permits have been issued to Dar es Salaam, Dodoma, Kilimanjaro, Mbeya, Lindi, Mwanza,

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
						2023/24 Achievements in %
19			3 joint venture projects recommendation reports prepared by June 2026	One (1) joint venture projects recommendation report prepared by June 2024	MPROJ	Shinyanga, Kigoma, Tanga and Morogoro No joint venture project implemented
20		Conduct research studies on real estate development	15 write-ups on investment and financial sustainability prepared annually by June 2026	3 write-ups on investment and financial sustainability prepared annually by June 2024	DBS-MPME	One (01) write-up prepared
21	CONSULTANCY SERVICES FOR GOVERNMENT BUILDINGS AND PUBLIC SERVANTS	Promote Quality Management system in consultancy service	Percentage of consultancy projects without variations increased to 50% from 10% by June 2026	Percentage of consultancy projects without variations increased to 30% from 20% by June 2024	DCONS- MENG, MQS, MBS	23% of projects have been executed without variations
22			Percentage of consultancy projects completed within time frame increased from 10% to 50% by June 2026	Percentage of consultancy projects completed within time frame increased from 20% to 30%	DCONS- MACH, MBS, MENG, MQS	27% consultancy projects completed (44) projects have been completed on time
23			Consultancy standard Manual Reviewed twice by June 2026	Consultancy standard Manual Reviewed twice by June 2024	DCONS-MACH, MBS, MENG	Draft standards manual for design has been prepared and submitted
						75

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
24			Number of technical reviewed committee meetings attended per year increased from 24 to 96 by June 2026	Number of technical reviewed committee meetings attended per year increased from 36 to 48 by June 2024	DCONS-MACH, MBS	6 Technical Review Meetings were conducted
25			Percentage of Projects tender documents completed within planned time schedule increased from 10% to 85% by June 2026	Percentage of Projects tender documents completed within planned time schedule increased from 40% to 55% by June 2024	DCONS-MACH, MBS	39 Tender documents have been submitted on time
26			Number of projects awarded annually increased from 35 to 75 by June 2026	Number of projects awarded annually increased from 45 to 55 by June 2024	DCONS-MACH, MBS	39 projects have been awarded
27		Facilitate timely payment of service offered	Percentage of fees notes and certificates timely Issued increased from 10% to 90%	Percentage of fees notes and certificates timely Issued increased from 30% to 50% by June 2024	DCONS-MACH, MBS	The total of 122 Fee Notes were submitted timely to the Clients
28		Provision of Consultancy service in Government	10,000 Public servant's units designed and supervised by June, 2026	2028 Public servant's units designed and supervised by June 2024	DCONS-MACH, MENG & MBS	394 Public Servant's Units were designed and supervised
						17
						100
						87
						80
						19

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
29		offices projects and residential apartments	100 Government buildings designed and supervised by June 2026.	80 Government buildings designed and supervised by June 2024.	DCONS-WACH, MENG & MBS	31 new projects for Government Buildings were designed and supervised
30		Promote ICT services in consultancy Projects	65 ICT works in consultancy projects designed and supervised Annually by June 2026	65 ICT works in consultancy projects designed and supervised Annually by June 2024	MIS	65 ICT works in consultancy projects designed and supervised
31		Operationalize quality management system in project management for consultancy and construction services	215 contracts for consultancy and project construction awarded and signed by June 2026. From 40 to 80 by June 2026.	60 contracts for consultancy and project construction awarded and signed by June 2024	MPROJ	34 projects awarded and contract signed However, a total of 78 Proposal applied for consultancy
32			Project without variations due to design deficiencies increased from 10% to 50% by June 2026.	Project without variations due to design deficiencies increased from 20% to 30% by June 2024	MPROJ	75% of projects implemented without variation
33			60% of project completed within time frame by June 2026.	40% of project completed within time frame by June 2024	MPROJ	42% of projects completed within programme of work prepared to reflect a realistic environment to achieve.

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
2023/24 Achievements in %						
34			Project prepared and implemented with execution plan increased from 10% to 60% by June 2026	Project prepared and implemented with execution plan increased from 30% to 40% by June 2024	MPROJ	57.4% of Projects implemented with execution plan by prepare work breakdown structure, a program of works and close monitoring and controlling the work program.
35			Technical review meeting to designed project increased from 20 to 70 annually	Technical review meeting to designed project increased from 40 to 50 by June 2024	MPROJ	6 out of 20 TRC meeting conducted
36		Update and Operationalize Quality Management system for Quality Assurance and Control	8 Standard Operating Procedure Documents in relation to consultancy services updated by June 2026	8 Standard Operating Procedure Documents in relation to consultancy services updated by June 2024	MQA	ToR for Consultant engagement was prepared
37			100% of staff in all cadres trained on QMS by June 2026	70% of staff in all cadres trained on QMS by June 2024	MQA	80% of staff trained on Quality Management System (QMS)
38		Conduct assessment on quality of Design through Technical Review and Validation	Percentage of consultancy Projects scoring more than 75% of Standard TRC Checklist increased from the current to 100% by June 2026	Percentage of consultancy Projects scoring more than 75% of Standard TRC Checklist increased from 60% to 70% by June 2024	MQA	TRC checklist as Guideline document has been prepared and submitted for approval
						30
						10
						100
						30

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
39		Finalize standard Internal Operating Procedure for design software and hardware system to facilitate efficient and effective work flow and collaboration	Standard Operating Procedure for Building Information Modelling (BIM) for efficient and effective workflow with collaboration established by June 2026	Standard Operating Procedure for Building Information Modelling (BIM) (Final SoP) for efficient and effective workflow with collaboration established by June 2024	MQA	Zero draft of SOP for BIM prepared and submitted for approval
40			Percentage of projects with Non-Conformance Reports in the use of Integrated Program for collaborative and interoperable design system reduced to 5% by June 2026	Percentage of projects with Non-Conformance Reports in the use of Integrated Program for collaborative and interoperable design system reduced to 75% by June 2024	MQA	Adoption of Integrated Program for collaborative and interoperable design system is in initial process, which results to low achievement of projects with Non-Conformance by 75%
41	CONSTRUCTION SERVICES FOR GOVERNMENT BUILDINGS AND PUBLIC SERVANTS ACCOMODATION ENHANCED	Implement construction of Government office buildings	Government office buildings constructed from 43 to 100 by June 2026.	Government office buildings constructed from 65 to 80 by June 2024	DCN-MCN	53 Government office buildings constructed
42		Develop and Operationalize Standard Operation Manuals and Procedures for construction services	100% completion and approval of construction manual by June 2026.	100% completion and approval of construction manual by June 2024	DCN-MCN	Concept note, timetable and budget for preparation of construction manual prepared and submitted for approval
43			100% of procedures implemented in the	30% of procedures implemented in the	DCN-MCN	Not done, Currently Agency adopt conventional construction procedures in implementing construction projects

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
			construction manual by June 2026.	construction manual by June 2024		
44			100% completion and approval of workshop operation manual by June 2026.	100% completion and approval of workshop operation manual by June 2024	DCN-MWMF	Table of content, concept note, timetable and budget for preparation of workshop manual have already been prepared and submitted for approval
45			100% of procedures implemented in the Workshop operation manual by June 2026.	0% of procedures implemented in the Workshop operation manual by June 2023.	DCN-MWMF	Note done, Currently Agency adopt conventional construction procedures in implementing Workshop operations.
46		Full Operation of TBA Workshops	17 existing workshops operationalized by June 2026	11 existing workshops operationalized by June 2024	DCN-MWMF	Dodoma Workshop has been operationalized
47			Construction of modern workshop completed 100% by June 2026	Machine procurement and installation for modern workshop completed 1 by June 2024	DCN-MWMF	Note done, reason is it was not allocated in the plan and Budget for FY 2023/24.
48		Monitor Implementation of construction project contracts.	Projects that meet specification increased from 20% to 100% by June 2026.	Projects that meet specification increased from 40% to 60% by June 2024	DCN-MCN	55% projects met specifications during implementation
49		Construction of leaders and public servants houses	10,000 Public servant houses constructed for	1,556 Public servant houses constructed for	DCN-MCN	150 Public servant houses have been constructed and completed at Nzuguni- Dodoma.

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
			sale and rent by June 2026	sale and rent by June 2024		
50		Rehabilitation of Government leaders and public Servants	781 Government leaders and public servants' houses rehabilitated by June 2026	90 Government leaders and public servants' houses rehabilitated by June 2024	DCN-MWMF	9 Public servants houses rehabilitated
51		Promote ICT services in Construction services	57 ICT works in construction projects completed by June 2026	15 ICT works in construction projects completed by June 2024	MIS	8 ICT works in construction projects completed.
52		Procure new and facilitate utilization of available plants and machinery in construction works.	42 of planned procurement of Plants and Machinery acquired Annually by June 2026	Seven (7) of planned procurement of Plants and Machinery acquired by June 2024	MPM	1. Three machineries procured out of seven
53			100% of available plants and machinery operational Annually by June 2026	100% of available plants and machinery operational Annually by June 2024	MPM	1. 120 out of 195 plants and Machineries are in operation 2. The sector facilitates production and supply of building materials 3. The training for operators and drivers were done internally (on Job training)
54		Modify system for document control of Consultancy, Construction and Real estate	100% of Project Progress report updated in GRMS by June 2026	70% of Project Progress report updated in GRMS by June 2024	MPROJ	Update of new GRMS has been completed and to be implemented in 2024/2025 financial year
						40

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
		Government project				
55		Update and Operationalize Quality Management system for Quality Assurance and Control	Two Standard Operating Procedure Documents in relation to construction services reviewed by June 2026	One (1) Construction Standard Operating Procedure Documents in relation to construction services reviewed by June 2024	MQA	Construction Standard Operating Procedure Documents in relation to construction services were not reviewed waiting for availability of Construction Manual.
56		Conduct technical inspections and value for money technical audits	20 Inspections on Conformance of construction projects conducted by June 2026	10 Inspections on Conformance of construction projects conducted by June 2024	MQA	20 sites inspected on on conformance these include Quality Plans
57		Establish, use and maintain the state of art building testing laboratory	Needs Assessment and Validation of Design, Construction and Equipment Installation conducted by June 2026.	Testing guidelines for Construction and Equipment Installation conducted by June 2024.	MQA	The design team selected waiting for site visit before design
58			100% of Building Tests in Dar es Salaam are accommodated in-house by June 2026	0% of Building Tests in Dar es Salaam are accommodated in-house by June 2024	MQA	ToR for development of Testing Guidelines Prepared ready for approval
59	INSTITUTIONAL CAPABILITY FOR PROVISION OF	Create conducive working environment	95 percentage of Staff welfare services at TBA HQ and Regional Offices attained by June 2026	85% percentage of Staff welfare services at TBA HQ and Regional Offices attained by June 2024	DBS-MAHRM	100% of staff welfare services were provided timely by paying Statutory allowances timely.
						0
						100
						0
						100
						100

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
60	Develop and ensure compliance to all Government and Human Resource Management		Six (6) Human Resource Manuals developed and implemented by June 2026	One (1) Human Resource Manuals developed and implemented by June 2024	DBS-MAHRM	Preparations for developing Human Resource Manual are ongoing in consultations with the PO-PSM & GG. However, three (3) HR Manuals have been developed implemented which are: Succession plan, Human Resource plan and training plan.
61			100% of employees submitted OPRAS timely by June 2026	80% of employees submitted OPRAS timely by June 2024	DBS-MAHRM	97% of employees submitted PEPMIS timely by June, 2024
62			350 professional staff recruited by June, 2026	70 professional staff recruited by June, 2024	DBS-MAHRM	28 professional staffs have been recruited from July, 2023 to June, 2024
63			Agency's Manning level and Job Listing reviewed by June 2026	One (1) Agency's Manning level and Job Listing reviewed by June 2024	DBS-MAHRM	In collaboration with PO-PSM & GG prepared Staffs Needs Assessment based on Agency Organizational structure through the website www.staffassement.utumishi.go.tz
64	Develop Training Needs Assessment		Four (4) special recruitment committee meetings conducted annually by June 2026	Four (4) special recruitment committee meetings conducted annually by June 2024	DBS-MAHRM	Preparation of KAMAA meeting has been carried out by identifying staff who are eligible for confirmation
65			Training Needs Assessment developed by June 2026	Training Needs Assessment developed by June 2024	DBS-MAHRM	Training Needs Assessment and training program for staff were developed

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
66		for staff development plan	Staff training program developed and implemented annually by June 2026	Staff training program developed and implemented by June 2024	DBS-MAHRM	Staff training program was developed where 19 staff attended trainings on short and long courses and Induction program was conducted to 28 newly recruited staff
67			55 training programmes for Agency's staff facilitated annually by June 2026	55 training programmes for Agency's staff facilitated annually by June 2024	DBS-MAHRM	11 training programmes conducted Including i. NEST training ii. CPD - ERB iii. Monitoring and Evaluation iv. Induction course v. Semin- ya UKIMWI na Afya ya Akili vi. Mafunzo ya Utendaji Kazi (PEPMIS) vii. Advanced Driver II viii. MDEA II ix. Semina ya maadili - TRAMPA PASEA x. Misingi ya Maadili ya kazi taratibu za uendeshaji wa ofisi, Utoaji huduma bora kwa wateja na utunzaji siri za ofisi - Wasaidizi wa ofisi xi. Masters of Engineering
68		Promote gender mainstreaming and awareness	Two (2) Diversity management programs conducted during staff meetings annually by June 2026	Two (2) Diversity management programs conducted during staff meetings annually by June 2024	DBS-MAHRM	Not done. However, TBA has made consultations with PO-PSM & GG in order to conduct training to staff on Diversity Management programs
						25

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
69		Conduct implementation of audit policies and procedures.	Compliance of policy and procedures in the Agency attained by 100% Annually by June 2026	Compliance of policy and procedures in the Agency attained by 100% Annually by June 2024	CIA	Follow ups on compliance of policy and procedures for internal operations were done by; Checking the implementation of CAG recommendations during quarter 1, 2, 3 and 4. Reports were availed to respective authorities. Auditing Headquarter and all regional offices on internal controls, governance and risk management, and Attending training which was conducted by Institute of Internal Auditors.
70			95% of audit recommendation implemented within agreed time frame annually by June 2026	95% of audit recommendation implemented within agreed time frame annually by June 2024	CIA	Audit recommendations were implemented within the agreed time.
71		Providing legal advice on all legal matters	50 legal matters attended and legal advice provided annually by June, 2026	50 legal matters attended and legal advice provided annually by June 2024	MLS	120 legal matters were attended and advise provided accordingly.
						90
						59
						240

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
72		Developing all Agency Contracts	36 real estate sale and lease agreements developed and reviewed by June 2026	36 real estate sale and lease agreements developed and reviewed by June 2024	MLS	A total of 95 sale and lease agreements were reviewed and developed; whereby 18 developed and 77 reviewed.
73			28 consultancy, construction and procurement contracts developed and reviewed annually by June 2026	28 consultancy, construction and procurement contracts developed and reviewed annually by June 2024	MLS	51 Consultancy, Construction and Procurement agreements were developed.
74		Representing the Agency in Judicial and Quasi-Judicial Bodies	35 Cases represented and disputes managed and minimized annually by June 2026	35 Cases represented and disputes managed and minimized by June, 2024	MLS	22 cases were represented, 12 minimized, 6 new cases and 16 are pending.
75		Scrutinizing Internal manuals and Guidelines for TBA operations	2 Internal Manual and guidelines for TBA operations Scrutinized annually by June 2026	2 Internal Manual and guidelines for TBA operations Scrutinized annually by June 2024	MLS	4 internal manual and guidelines for TBA operations scrutinized
76		Develop TBA's framework document	TBA's framework documents developed by June 2025	4 consultative meetings conducted for developing TBA's framework documents by June 2024	MLS	Five (5) meetings were conducted
77		Develop Subsidiary Establishment Order	Draft Subsidiary Establishment Order developed by June 2023	Conduct consultative meetings for developing Draft Subsidiary Establishment Order by June 2024	MLS	Four (4) meetings were conducted.
						264
						182
						63
						200
						125
						100

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
78			5 Deeds of settlement attained annually by June 2026.	5 Deeds of settlement attained annually by June 2024.	MLS	Six (6) deeds of settlement attained.
79		Promote the use of Information systems	20 modules added and 3 modules upgraded in GRMS according to TBA business process by June 2026	4 modules added and 3 modules upgraded in GRMS according to TBA business process by June 2024	MIS	Three (3) new Modules were Added to improve the performance of GRMS. New GRMS System is now Upgraded to Version 2. Total of 6568 bills (Control numbers) were generated and 5,958 clients were registered in the system
80			100% of ICT Policy Operationalized by June 2026	100% of ICT Policy Operationalized by June 2024	MIS	Seven (7) Approved ICT Policy documents were circulated to Regional Offices for operationalization. Training for ICT Policy documents is scheduled to take place in second quarter of 2024/25 FY.
81			700 staffs Trained on use/ operating information systems by June 2026	150 staffs Trained on use/ operating information systems by June 2024	MIS	140 Staff were trained on use of Information Systems such as (NeST and GRMS at TBA HQ and Regions). 150 User accounts were created and activated on NeST System, while 281 User accounts were created and activated on new GRMS system
82		Facilitate the use of modern equipment's	100% planned Procurement of computers, tablets, printers and security	100% planned Procurement of computers, tablets, printers and security	MIS	50% planned procurement were procured for HQ and Regional Offices
						2023/24 Achievements in %
						120
						95
						75
						95
						50

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
83			tokens (MUSE) by June 2026.	tokens (MUSE) by June 2024	MIS	
			500 user licenses and Collaborative designing software procured by 2026	150 user licenses and Collaborative designing software procured by 2024		200 Antivirus User licenses were procured and distributed to HQ and Regional Offices However, Initialization of procurement of Collaborative designing software is on progress through user department and sections.
84		Operationalize internet, Network and telephones services.	LAN and WAN to 20 regional offices installed by June 2026.	LAN and WAN to 5 regional offices installed by June 2024.	MIS	Seven (7) Regional offices have LAN infrastructure installed, whereby Two Regions (Dodoma and Dar es Salaam) are now linked with Govnet. Four Regions Pwani, Mbeya, Tabora, Mwanza and Arusha are set to be linked with Govnet in 2024/25 FY. Installation of LAN to planned Regions (Rukwa, Ruvuma, Njombe, Songwe, Kigoma, Katavi and Geita) which has no LAN infrastructure is on progress
85		Establishment of backup and disaster recovery plan	4 High end storage server is made available by June 2026	2 High end storage server is made available by June 2024	MIS	Not done. However, currently the Agency plans to subscribe for yearly data storage at National Data Center for storing TBA data.
						0

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
86		Operationalize ICT Steering committee	6 meetings of ICT steering committee conducted annually by June 2026	6 meetings of ICT steering committee conducted annually by June 2024	MIS	Not done, due to budget constrain.
87		Operationalization of statistical activities.	16 statistical reports produced by June 2026	4 statistical reports produced by June 2024	MIS	1 Statistical report for FY 2023/2024 was prepared and submitted for approval
88		Facilitate Procurement Operation and Processes	100% of planned procurement as per Annual Procurement Plan implemented Annually by June 2026	80% of planned procurement as per Annual Procurement Plan implemented Annually by June 2024	MPMU	Annual Procurement Plan implemented Annually by 72%
89			Tanzania National electronic Procurement System (TANePS) implemented in 26 regional Offices by June 2026	Tanzania National electronic Procurement System (TANePS) implemented in 26 regional Offices by June 2024	MPMU	Tanzania National electronic Procurement System (NeST) implemented in Head office and in 14 regional Offices
90		Facilitate record keeping of TBA Assets and inventories for internal control	All (100%) TBA Assets are Coded, verified and registered in the Asset Register Annually by June 2026.	95% TBA Assets are Coded, verified and registered in the Asset Register Annually by June 2024	MPMU	85% of TBA Asset were coded
						2023/24 Achievements in %
						0
						25
						90
						54
						90

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
91			Stock taking exercise done at TBA Head Office and 26 Regional Offices Annually by June 2026	Stock taking exercise done at TBA Head Office and 26 Regional Offices Annually by June 2024	MPMU	Stock taking exercise done at TBA Head Office and 26 Regional Offices by 100%
92		Develop and Implement Marketing and Communication Strategy	Approved marketing strategy in place by June, 2026	Approved marketing strategy in place by June, 2024	MPRM	Not Done due to budget constrain however, its planned to be done in FY 2024/25
93			Number of TBA customers increased by 200 annually	Number of TBA customers increased by 200 annually by June 2024	MPRM	Not Done, 40 new clients in projects implementation attained.
94			Approved communication strategy in place by June 2026	Approved communication strategy in place by June 2024	MPRM	The first draft of the communication strategy has been prepared. Stakeholders' engagement meeting is set on the next financial year 2024/2025 before submission of the final communication strategy to the management and MAB for endorsement.
						100
						0
						0
						70

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
95			Awareness of TBA products and services increased by 5% annually	Awareness of TBA products and services increased to 60% from 55% by June 2024	MPRM	Awareness of TBA products and services increased to 60%Through: Attending the Dar es Salaam International Trade Fair (DITF - Saba Saba), Nane Nane exhibition, Ministry of Works exhibition held in Dodoma, Public Service Week Exhibition 2024 as well as one Minerals Exhibition of Geita. Also, 1522 posts were posted on website and various social media accounts such as Instagram, Facebook, Twitter, YouTube, WhatsApp Channel and Blogs to increase awareness of the TBA products and services
96		Develop and Implement Customer Relationship Management Programme	4 quarterly customer feedback reports prepared annually	4 quarterly customer feedback reports prepared by June 2024	MPRM	4-quarterly customer feedback report was prepared by reviewing the Client Service Charter, Ministry of Works exhibition report, Sabasaba exhibition report, Nanenane exhibition report & Minerals exhibition report
97			Customer satisfaction level increased to 100% by June 2026	Customer satisfaction level increased to 80% from 70%by June 2024	MPRM	80% of Customer satisfaction level increased, this is per Survey conducted to clients in Iringa region, Dar es Salaam region, Mbeya region and Dodoma region.
						100
						100
						60

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
98		Facilitate operational efficiency in revenue collection	Consultancy fee collection increased from 4.2 bill to 11.5bill by June 2026	Consultancy fee collection increased from 6.55 bill to 7.54 bill by June 2024	MPROJ	The debt report has been prepared and submitted to TBA Management. Reminder Letters have been issued to clients to remind to pay their debts
99		Update and Operationalize Quality Management system	Nine Semi-annual Quality Management Meetings held by June 2026	Two (2) Semi-annual Quality Management Meetings held by June 2024	MQA	Not done. However, Budget prepared and submitted to the Management for approval
100			Three Annual quality internal audits conducted by June 2026	One (1) Annual quality internal audits conducted by June 2024	MQA	Not done. However, ToR developed for consultancy on quality internal audit issues
101		Comply with financial management standards and guidelines	Monthly, Quarterly and Semi-annual reports prepared for revenue and expenditure performance by June 2026	12 Monthly, Quarterly and Semi-annual reports prepared for revenue and expenditure performance by June 2024	DBS-MFA	12 Monthly, Quarterly and Semi-annual reports prepared
102			Annual Financial Statements prepared annually and submitted to Accountant General before 15 th August for review and to CAG before 30 September for auditing by June 2026	Annual Financial Statements prepared annually and submitted to Accountant General before 15 th August for review and to CAG before 30 September for auditing by June 2024	DBS-MFA	Financial statement prepared and audited by External Auditors and reviewed by Accountant General, and already approved by CAG

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
103			Unqualified opinion issued by External Auditor annually by June 2026	Unqualified opinion issued by External Auditor annually by June 2024	DBS-MFA	The agency has got the unqualified opinion for the year ended June, 2023
104			Unqualified Opinion on proper and prompt payments rated annually by June 2026	Unqualified Opinion on proper and prompt payments rated annually by June 2024	DBS-MFA	The agency has got the unqualified opinion for the year ended June, 2023
105	Establish new and increase existing own sources of Revenue		One new source of Revenue established annually by June 2026	One new source of Revenue established annually by June 2024	DBS-MFA	Not done
106			Percentage of revenue collection increased from 43.7% to 90% by June 2026	Percentage of revenue collection increased from 60% to 70% by June 2024	DBS-MFA	Revenue collected by 46.6%
107	Consultancy revenue increased by 15% annually		Consultancy fee collection increased annually by 15% by June 2026	Consultancy fee collection increased annually by 15% by June 2024	DONS	Consultancy Fee amounting to TZS 716,077,835.94 have been collected equal to 95% decrease compared to previous year collection amounting TZS 15,719,388,941.00
108	Develop and implement financial policies and manual.		Receivable and Payable policy Approved by June 2023	Receivable and Payable policy Approved by June 2024	DBS-MFA	Receivable policies and procedures prepared and approved by management
						20
						85

Key Performance Indicators						
No	Strategic Plan Objectives and Targets			ANNUAL REVIEW - 2023/24		
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
109			100% implementation of Receivables and Payables Policy annually by June 2024	100% implementation of Receivables and Payables Policy annually by June 2024	DBS-MFA	Receivables policy are implemented in various activities
110			Financial Accounting manual approved by June 2022	Financial Accounting manual approved by June 2022	DBS-MFA	Financial accounting manual prepared and presented to the management for approval
111			100% Implementation of approved Financial Accounting manual annually by June 2026	100% Implementation of approved Financial Accounting manual annually by June 2024	DBS-MFA	Books of accounts were maintained by adhering to financial standards (IPSAS) and as per TBA Financial accounting manual
112	Conduct Monitoring and evaluation		10 Projects monitored and evaluated annually by June 2026	10 Projects monitored and evaluated annually by June 2024	DBS-MPME	12 Projects visited for Monitoring and Evaluation
113			Seven (7) performance review reports prepared annually by June 2026	Seventeen (7) performance review reports prepared annually by June 2024	DBS-MPME	Seven (7) review reports prepared
114			2 Performance agreement prepare annual by June 2026	2 Performance agreement prepare annual by June 2024	DBS-MPME	2 Performance agreement prepared: Annual Performance Agreement between TBA and Ministry of Work's Permanent Secretary and Performance Contract between TBA and Treasure Registrar

Key Performance Indicators						
No	Strategic Plan Objectives and Targets				ANNUAL REVIEW - 2023/24	
	Strategic Objective	Strategies	SP Targets	Annual Targets 2023/24	Responsible	Actual Achievements (July 2023- June 2024)
115		Coordinate preparation and implementation of plans and Budget	Plans and Budget prepared and implemented annually by June 2026	4 Plans and Budget prepared and implemented annually by June 2024	DBS-MPME	Two Plans were prepared which are 1. Agency's Medium Term Expenditure Framework (MTEF) 2023/24 was prepared 2. Agency's Action Plan was prepared
						2023/24 Achievements in % 50

2.10 Resources

2.10.1 Gender Parity

Tanzania Buildings Agency is an equal opportunity employer and gives equal access to employment opportunities and ensures that the best available person is appointed to any given position free from discrimination of any kind and without regard to factors like gender, marital status, tribe, religion, and disability which does not impair ability to discharge duties. The Agency has skilled and experienced employees who are considered as key resource in pursuing the Agency's strategic objectives. As at 30th June 2024 the Agency had the following distribution of employees by gender as shown below in Table 13.

Table 13: Distribution of employees by gender

Gender	2023/24	2022/23
Female	136	129
Male	315	308
Total	451	437

During the year, the Agency had 451 (2022/2023: 437 employees) out of whom 312 (69.2%) were male and 139 (30.8 %) were female.

Table 14: Staff position by Directorate/Unit/Region

No	Name of Directorate/Unit/Region	Female	Male	Total
1	Business Support and Administration	22	29	51
2	Real Estate Management	5	16	21
3	Consultancy	26	52	78
4	Construction	3	4	7
5	Legal Services	2	2	4
6	Internal Audit	3	1	4
7	ICT and Statistics	0	6	6
8	Procurement Management	3	3	6
9	Marketing &Public Relations	2	2	4
10	Project Management	3	2	5
11	Plants and Machinery	0	2	2
12	Quality Assurance and Control	0	3	3
13	Regional Offices	67	193	260
Total		136	315	451

In addition, out of 451 staff, 51 staff are in decision making position (from Chief Executive to Head of sections). Distribution of Tanzania Buildings Agency Management team by age is as shown in Table 15

Table 15: Management Distribution by age as at 30th June 2024

No	Position	26-35 Yrs	36-45 Yrs	45-65 Yrs	Total
1	Chief Executive	0	0	1	1
2	Directors	0	1	3	4
3	Head of Units	0	3	5	8
4	Regional Managers	0	17	9	26
5	Head of Sections	0	8	4	12
		0	29	22	51

Management distribution by age as provided in Table 15 above indicates that more than 50% of the managerial staff are aged below 50 years which means that the Agency has a comprehensive succession planning programme. The programme is focusing on identification and development of a talent pool from internal staff with potential to fill key managerial positions in the organization.

2.10.2 Staff Qualifications

The Agency has skilled and experienced employees who are considered as key resource in pursuing the Agency strategic objectives. At 30 June 2024, the Agency had a total of 451 staff with diverse experiences and competencies as summarized in Table 16. The Agency has a Staff Development and Training Programme which ensures that in each year, at least numbers of all employees attend either short-term or long-term training to build capacity and improve employees' performance

Table 16: Number of Staff qualifications

Qualifications	Number of Staff by Gender		Total
	Male	Female	
Masters	33	6	39
Bachelors	215	87	302
Diploma	21	24	45
Certificates	51	9	60
Form IV/STD VII	3	2	5
Total			451

2.11 Related Party Transactions

The Agency related party are key Management personnel. Key Management personnel are described as those persons having authority and responsibility for planning, directing, and controlling the activities of the Agency, directly or indirectly.

During the year related party transaction includes key Management personnel emoluments and other benefits.

The details of transactions and balances with related parties have been disclosed in Note 25 to the financial statements.

2.12 Political and Charitable Donations

During the year 2023/24, the Agency managed to Contribute TZS 500,000 to the people affected by mad slides in Hanang District in Manyara region.

2.13 Accounting Policies

A summary of key accounting policies in Notes to these financial statements are obtained in page 91 to 158.

2.14 Employee Welfare

2.14.1 Management and Employees relationship

The relationship between the Management and employees was good. There were no unresolved complaints received by Management from the employees during the year.

The management maintains good relation between management and employees through;

- (i) Departmental and Sectional/Unit meetings,
- (ii) TUGHE (chairman and Secretary) involved and participated in various extended meetings,
- (iii) Workers Council,
- (iv) Internal memos for employees' comments on various issues, and
- (v) Suggestion Box.

2.14.2 Recruitment and Cessation

During financial year 2023/24, The Agency employed 31 new employees in various positions (Male 22 and Female 9), 9 employees were transferred from other institutions (2 Male and 7 Female), 18 employees were transferred to other Institution and 8 employees' employment in the public sector came to an end due to various reason like retirement, dismissal, abscond or death (4 Male and 4 female). Movement of employee is shown in Table 17

Table 17: Movement of employee

No	Gender	2022/23	Recruitment	Transferred from other institution	Transferred to other institution	Deceased/ Retired/ Absconded/ dismissal	Total (30-06-2024)
A	B	C	D	E	F	G	H=D+E-F-G
1	Female	129	9	7	2	4	139
2	Male	308	22	2	16	4	312
Total		437	31	9	18	8	451

2.14.3 Training Facilities

The Agency has a Staff Development and Training Programme which ensures that in each year, a good number of employees attend either short-term or long-term training to build capacity and improve employees' performance. For the financial year 2023/24, 240 members of staff were sponsored and attended various long and short courses, 237 employees were sponsored on short courses and 3 employees were sponsored on long term courses. List trained staff is shown on Table 18 below

Table 18: Trained staff

No	Type of training	No of employees	Amount paid
1	Masters	2	24,890,000
2	Undergraduate	1	1,450,000
3	Short courses	237	197,489,063
Total			223,829,063

2.14.4 Medical and Financial Assistance to Employees

All Members of Staff together with a maximum number of four beneficiaries (dependents) for each employee were availed with medical insurance through NHIF which they contribute 3% of their basic salary and employer contributes 3%. Also, the Agency provides health care to 6staff with special needs requirement which is not covered by the Insurance Policy.

TBA provides financial assistance to the employees by being a guarantor to the employees on loan issues from different financial institutions, TBA SACCOS and Salary Advance.

List of Medical Assistance, and Health and Safety is shown on Table 19

Table 19: Medical Assistance

No	Details	No of employees	Amount paid
1	Medical Assistance	6	5,533,000
Total		6	5,533,000

2.14.5 Persons with Disabilities

During the year under review, the Agency has not recruited any person with disabilities. However, it is the policy of the Agency not to discriminate persons with disability in recruitment. There is one disabled employee in TBA.

2.14.6 Annual Leave

Annual leave is granted in accordance to the Regulation no H.4 of the Government Standing Orders of the Public Service, 2009 of which 28 days are provided to every staff for every annual leave cycle of the year.

According to regulation No. H.5 (b) of the Standing Order every public servant is paid leave assistance once during the two years leave cycle to cover for transport of the staff, spouse and four dependents.

During the financial year 141 staff were granted their annual leave with transport allowance of TZS 150,821,616

2.15 Stakeholders' relationship

2.15.1 Relationships with Stakeholders (Local and International)

The Agency has established and maintained a harmonious relationship with its internal and external stakeholders. The Agency receives cooperation and strong support from suppliers of goods and services and consumers of its services. Specifically, the Agency receives continuous support from the Government of Tanzania through the Ministry of Works, The Parliament of the United Republic of Tanzania, the surrounding community and general public.

TBA has continued to maintain good relations with public through the use of mass media, participating in national exhibitions and trade fairs. The Agency is registered as a consultant firm under Architects and Quantity Surveyors Registration Board (AQRB), Engineers Registration Board (ERB) and National Environmental Management Council (NEMC), National Board of Accountants and Auditors (NBAA), Public Procurement Regulatory Authority (PPRA) and the Tanzania Revenue Authority (TRA). Also, TBA has construction directorate which is registered under Contractors Registration Board (CRB) as class one (I) Building Contractor.

In addition, the Agency has maintained relations with international organizations performing similar activities; where the Agency is working in association/collaboration

with Engineering Consultants Group (ECG) of Egypt in various Construction projects in Tanzania and East Africa at large, in order to improve capacity and technology transfer. These relations have enhanced the Agency's current technical as well as professional standards in performing its mandate. See table20 showing the Agency's stakeholders' analysis.

Table 20: Stakeholders Analysis Matrix

SN.	STAKE HOLDERS	PRODUCT/SERVICES OFFERED	STAKEHOLDERS EXPECTATIONS	EFFECT OF NOT MEETING EXPECTATION	RANK
1	Ministry of Works (Works)	• Annual budgets • Construction of government buildings • Annual performance agreement • Periodic performance reports	• Reliable and timely information sharing • Realistic budgets • Timely completion of building projects • Timely submission of performance Agreement • Timely submission of performance reports	• Failure to complete Government Projects on time • Tarnish TBA image	High
2	Ministry of Finance and Planning	• Implementation reports • Audited financial statements • Building consultancy	• Timely provision of all required reports • Well prepared financial statements • Timely and quality consultancy services	• Delays TBA operations	High
3	Public Servants	• Public residential houses	• Availability of Quality, sustainable and affordable houses for rent/ purchase • Timely maintenance of rented houses • Reliable and timely information sharing • Clear and friendly policies, bylaws, and regulations	• Failure to implement planned activities • Increase in vacancy rate • Loss of revenue • Inefficiency to public servants	High
4	Government Institutions	• Consultancy services • Construction services • Real Estate management services	• Timely maintenance of houses • Availability of houses for Government leaders and eligible officers	• Project delays • Failure to meet client expectation • Cost overruns • Increase Government expenditure due to lack of	High

SN.	STAKE HOLDERS	PRODUCT/SERVICES OFFERED	STAKEHOLDERS EXPECTATIONS	EFFECT OF NOT MEETING EXPECTATION	RANK
		- Accommodation to eligible Government Leaders - Office for Government institutions	- Time, Quality and budget adherence on project delivery - Provision of furniture to entitled Government leaders - Availability of Government buildings for office use	accommodation to Government Leaders and offices	
5	Private Tenants	- Houses for rent - Land for rent - Commercial buildings for rent	- Quality houses and commercial buildings - Timely maintenance of rented houses and commercial buildings	- Failure to implement planned activities - Increase in vacancy rate - Loss of revenue	Medium
6	Suppliers	- Bidding documents - Provision of Local Purchasing Order (LPO)/ contract - Payment	- Timely payment due - Clear definition of goods and /services required - Good will - Reliable and timely information sharing - Timely payment	- Demoralization of suppliers - Loss of trust - Increase Government expenditure due to penalties - Cause legal litigation - Delay in project execution due to untimely delivery of goods and services	High
7	Parliamentary Sectorial Committee	- Projects performance reports - Financial performance	- Reliable and timely information - Timely submission of performance reports - Adherence to Government Laws, Rules and Regulations	- Failure to complete Government Projects on time - Tarnish TBA image - Disciplinary actions to responsible staff	High
8	AG Chamber	- Contract vetting for - Filed cases	- Proper preparation of contract documents - Adherence to Government Laws, Rules and Regulations to minimize disputes	- Delays TBA operations - Increase legal disputes - TBA defeated on legal disputes	High

SN.	STAKE HOLDERS	PRODUCT/SERVICES OFFERED	STAKEHOLDERS EXPECTATIONS	EFFECT OF NOT MEETING EXPECTATION	RANK
9	CAG	- Financial statement - Management Response on Audit report	- Timely submission of TBA Financial statement - Adherence to Government Laws, Rules and Regulations - Timely management Response on Audit report	- Qualified audit report - Tarnish TBA image - Disciplinary actions to responsible staff - Difficulty to obtain loan from Financial Institutions	High
10	PPRA	- Annual Procurement Plan - Tender Advertisements - Procurement Report - Management Response on Audit report	- Timely Receiving of TBA Annual Procurement Plan - Timely Receiving of TBA Procurement Report - Timely payment of due for advertisement - Adherence to Procurement Laws, Rules and Regulations - Timely management Response on Audit report	- Lower rank on procurement audit - Tarnish TBA image - Disciplinary actions to responsible staff	High
11	Regulatory Boards (AQRB, ERB, CRB, NEMC, OSHA, NCC, VRB, PSPTB, NBAA, NCPS)	- Projects for registration - Professionals for registration - Subscription Fees	- Timely payment of Registration and Subscription fee - Receiving of Projects for registration - Host for internship	- Failure to promote employees - Failure to build capacity to employees - Result into legal action	High
12	TRA	Tax payment	Timely payment of Tax	Cause unplanned TBA expenditure due to Penalty accrual	High
13	TBA employees	- Adequate working environment - Accommodation - Resources allocation - Internal health support to needy	- Good and Conducive working environment - Fair allocation of resources - Fair recruitment procedures	- Failure to meet organization plans - Increase of staff turnover	High

SN.	STAKE HOLDERS	PRODUCT/SERVICES OFFERED	STAKEHOLDERS EXPECTATIONS	EFFECT OF NOT MEETING EXPECTATION	RANK
		- Facilitate to registration professional bodies - Staff recruitment	- All qualified staff are registered and retained - Equal treatment of needy employee		
14	Higher learning institutions	- Practical Training - Employment	- Timely payment of fees - Provision of practical training to students - Provision of input in research work	- Unqualified professionals - Un-adaptability of modern skills	High
15	Financial institutions	- Borrowing money for projects development - Loan re-payment - Cash deposits	- Compliance with terms and conditions for loan acquisition. - Timely and commitment in loan re-payment	Increase TBA expenditure due to penalty	Medium

2.16 Policies, Guidelines and Strategies

Most important policies, guidelines and strategies for facilitating implementation of the core functions of the Agency are in place and are reviewed and updated regularly based on the need and emerging trends. They are based on information from performance measurement, benchmarking, and continuous learning.

2.17 Risk Management and Internal Controls

MAB accepts final responsibility for the risk management and internal control systems of the Agency. It is the task of Management to ensure that adequate internal financial and operational control systems are developed and maintained on an ongoing basis in order to provide reasonable assurance regarding:

- Effectiveness and efficiency of operations.
- Safeguarding the Agency's assets.
- Compliance with applicable laws and regulations.
- Reliability of accounting records.
- Business sustainability under normal as well as adverse conditions; and
- Responsible behaviours towards all stakeholders.

The efficiency of any internal control system is dependent on the strict observance of prescribed measures. Whilst no system of internal control can provide absolute assurance against misstatement or losses, the Agency system is designed to provide MAB with reasonable assurance that the procedures in place are operating effectively. The Agency mainly faces operational risk, risk of non-compliance, credit risk and foreign currency risk. Apart from this general categorization of risks, the Agency decided to

specifically categorize risks against their objective and target according to the Strategic Plan.

2.17.1 Risk and Internal Control Assessment

Risk assessment is being carried out for the purpose of determining how identified risks can be mitigated so that the Agency objectives can be achieved through the implementation of the Strategic Plan (2022/23 - 2025/26).

2.17.2 Principal Risks and Uncertainties

After identifying all the risks that could affect the Agency, the risks are assessed to identify the likelihood and impact of each specific risk against the Agency's objective.

As a general rule, low risks levels, as given in the Agency risk rating scales are tolerated, any risk above this level will require specific mitigation strategies that keep the risk within the acceptable levels, however the Agency has no tolerance for compliance risk and financial risk.

During the year under review, the Agency faced the following major risks as follows,

(i) Operational Risk

The Agency has a low appetite for operational risk. The Agency always make resources available to control operational risks to acceptable levels. This is a risk that affects an ongoing management process of the Agency. The Agency face Encroachment and loss of plots in various region, this has impact on Implementation of the Agency development plan not to be achieved in near future.

The mitigating measures were taken to ensure the Agency plans are not affected, these includes Securing of plots through putting a guard hurt and security guards, fencing the plots (chain-link fence, renting plots on temporary terms with condition of not developing permanent structure, regular monitoring by inspecting the plots, the need of interventions from higher government authorities in the cases of colliding interests between two different Public Institutions.

(ii) Financial Risk

These are risk that the Agency financial resources will be impaired because of adverse economic conditions, reduction in assets under supervision, inefficient resource utilization, or increasing expenditures reducing the ability to successfully complete the Agency's Objectives. The Agency has no appetite for any practices that will lead to financial waste, fraud, embezzlement, or any form of financial mismanagement by its employees and other stakeholders.

The Agency face low revenue collection hence may not be attain its planned activities like fail to meet its financial obligations when they fall due.

To mitigate this risk, the Directorate of business support has been vested with the role of managing risks. The Agency will improve awareness through departmental meeting and media to other stakeholders, conduct annual meeting with stakeholders in preparation of receivable policy and Improve current Systems or to develop new system for revenue collection.

(iii) Strategic Risk

Strategic risks are risk that Agency's strategy selection, prioritization, modification, and implementation jeopardize achievement of the Agency's goals and objectives. Strategic risk is a function of business decisions, the execution of those decisions, and resources deployed against strategies. The risks arising from the Agency's strategic approach in fulfilling its policy responsibilities can be significant.

This is a risk that affects the Agency's ability to achieve its goals. For instance, the Agency depends on approval of the reviewed framework document and Subsidiary Establishment Order to implements its activities and increase other source of revenue. To mitigate this risk, the Agency Management has continued to increase conducting awareness programs to stakeholders and time to time seeking approvals from responsible authorities.

2.18 Solvency

The Management confirms that applicable accounting standards have been followed and that the financial statements have been prepared on a going concern basis. The Management has reasonable expectation that TBA has adequate resources to continue in operational existence for the foresee-able future.

2.19 Capital Maintenance

Capital is maintained through national budget allocation to TBA through the Ministry of Works. As at 30 June 2024 the Capital balance was TZS 376,135,047,532 as shown in Table 21 below.

Table 21: Capital Maintenance

No.	Description	2023/24 (TZS)	2022/23 (TZS)
1	Taxpayer's fund	376,135,047,532	376,135,047,532
Total		376,135,047,532	376,135,047,532

2.20 Statement of Compliance

The report has been prepared in compliance with the Tanzania Financial Reporting Standard No.1 on The Report by Those Charged with Governance and in accordance with the provisions of the Public Audit Act, Cap. 418 [R.E 2021], Public Finance Act, Cap. 348 [R.E 2020].

2.21 Statutory Auditors

The Controller and Auditor General is the statutory auditor of Tanzania Buildings Agency by virtue of Article 143 of the Constitution of the United Republic of Tanzania of 1977 (Revised 2005) and further elaborated in section 10(1) of the Public Audit Act CAP 418 [R.E 2021]

3.0 PREPARATION OF FINANCIAL STATEMENTS

According to Section 25(2), of Public Finance Act CAP 348 [R.E 2020] each public organization is required to prepare and submit its Financial Statements to the Controller and Auditor General (CAG) before or on 30th September, each year.

The Controller and Auditor General (CAG) is the Statutory Auditor of the Tanzania Buildings Agency (TBA) by the virtue of article 143 of the Constitution of the United Republic of Tanzania (Revised 2005) and further elaborated in section 10(1) of the Public Audit Act CAP 418 [R.E 2021]

In conclusion, we are cognizant of the fact that the impressive operational results have been a product of joint efforts of several key TBA stakeholders. I would therefore like to acknowledge the contribution of the Ministry of Works and Transport (works), Audit committee, TBA staff, management, and our stakeholders. We wish to extend our gratitude and thanks for their continued commitments and efforts in supporting the Agency.

We assure you that we will continue to work hard to achieve the best for Government real estate development and management in Tanzania. This is possible through joint efforts from our stakeholders and teamwork of skilled and well-motivated staff.



Arch. Daud W. Kondoro
CHIEF EXECUTIVE

4.0 STATEMENT OF MINISTERIAL ADVISORY BOARD RESPONSIBILITY ON THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2024

Tanzania Buildings Agency Financial Statements have been prepared by the Management in accordance with the provisions of Sec. 25(4) of Public Finance Act CAP 348 [R.E 2020] The Financial Statements required by the said Act are presented in manner consistent with the International Public Sector Accounting Standards (IPSAS) Accrual basis of accounting.

Management of the Agency is responsible for establishing and maintaining a system of Control designed to provide reasonable assurance that the transactions recorded in the accounts are within the statutory authority and that they contain the receipt and use of all financial resources by Tanzania Buildings Agency.

To the best of my knowledge, the systems of internal control has operated adequately throughout the reporting period and that the financial statements and underlying records provide a reasonable basis for the preparation of the financial statements for the financial year 2023/24.

I accept responsibility for the integrity of the financial statements, the information they contain and their compliance with the Public Finance Act CAP 348 [R.E 2020] and instructions issued by Treasury in respect of the year under review.

This report was approved by the Ministerial Advisory Board on And signed on its behalf by:

Arch. Dr. Ombeni Swai, Chairperson, Signature:  Date: 30.8.2024

Arch. Daud Kondoro, Secretary, Signature:  Date: 30.8.2024

5.0 DECLARATION OF THE HEAD OF FINANCE AND ACCOUNTS OF TANZANIA BUILDINGS AGENCY

The National Board of Accountants and Auditors (NBAA) according to the power conferred under the Auditors and Accountants (Registration) Act. No. 33 of 1972, as amended by Act No. 2 of 1995, requires financial statements to be accompanied with a declaration issued by the Head of Finance and Accounts responsible for the preparation of financial statements of the entity concerned.

It is the duty of a Professional Accountant to assist the Management to discharge the responsibility of preparing financial statements of an entity showing true and fair view of the entity position and performance in accordance with International Public Sector Accounting Standards and statutory financial reporting requirements. Full legal responsibility for the preparation of financial statements rests with the Management as per the statement of management responsibility on the financial statement on an earlier page.

I, CPA Ally Juma Kiko being the Acting Chief Accountant of Tanzania Buildings Agency hereby acknowledge my responsibility of ensuring that financial statements for the year ended 30th June 2024 have been prepared in compliance with International Public Sector Accounting Standards-Accrual basis and statutory requirements. I thus confirm that the financial statements give a true and fair view position of Tanzania Buildings Agency as on that date and that they have been prepared based on properly maintained financial records.


Signed by:
CPA (T) Ally Juma Kiko
Ag. Chief Accountant
ACPA 3051

30/08/2024
Date

6.0 FINANCIAL STATEMENTS

6.1 STATEMENT OF FINANCIAL POSITION AS AT 30 JUNE 2024

		2023/24	2022/23
	Note	TZS	TZS
ASSETS			
Current Asset			
Cash and Cash Equivalents	11	5,702,932,186	13,181,323,303
Inventories	13	7,827,471,891	2,169,622,895
Prepayments	16	30,740,374	5,540,881
Receivables	14	55,571,303,441	49,520,559,004
Total Current Asset		69,132,447,893	64,877,046,083
Non-Current Asset			
Intangible Assets	27.3	40,414,742	4,593,269
Investment Property	27.2	460,496,205,401	438,812,266,813
Property, Plant and Equipment	27.1	59,655,051,008	61,383,926,126
Receivables	14	4,092,853,626	3,155,076,376
Work In Progress	12	107,206,739,397	122,240,690,900
Total Non-Current Asset		631,491,264,174	625,596,553,484
TOTAL ASSETS		700,623,712,067	690,473,599,568
LIABILITIES			
Current Liabilities			
Deferred Income (Revenue)	17	3,797,322,999	9,130,674,459
Deposits	18	4,348,767,662	5,059,794,744
Payables and Accruals	19	2,833,059,908	2,938,853,879
Provisions	20	818,523,000	1,291,000,000
Total Current Liabilities		11,797,673,568	18,420,323,082
Non-Current Liabilities			
Deferred Income (Capital)	17	4,109,486,153	2,607,110,441
Total Non-Current Liabilities		4,109,486,153	2,607,110,441
TOTAL LIABILITIES		15,907,159,721	21,027,433,523
Net Assets		684,716,552,345	669,446,166,045
Financed by:			
Taxpayers' Funds	21	376,135,047,532	376,135,047,532
Accumulated Surplus	22	308,581,504,813	293,311,118,512
NET ASSETS		684,716,552,345	669,446,166,044

The Notes 1 to 29 on pages 69 to 125 forms part of the financial statements

Arch. Daud W. Kondoro
CHIEF EXECUTIVE

Ally Juma Kiko
Ag. CHIEF ACCOUNTANT

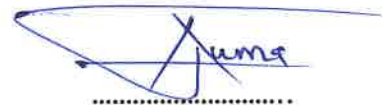
6.2 STATEMENT OF FINANCIAL PERFORMANCE FOR THE YEAR ENDED 30 JUNE 2024

	Note	2023/24	2022/23
Classification of Expenses by Nature			
		TZS	TZS
REVENUE			
Revenue			
Gain on Foreign Currency Translation	9.4	579,168,288	44,690,153
Other Revenue	9.3	1,819,818,384	1,925,050,753
Revenue from Exchange Transactions	9.2	21,042,489,517	28,645,234,719
Revenue Grants	9.1	23,396,498,932	44,313,943,635
TOTAL REVENUE		46,837,975,121	74,928,919,259
EXPENSES AND TRANSFERS			
Expenses			
Wages, Salaries and Employee Benefits	10.1	13,869,620,617	12,883,723,848
Use of Goods and Service	10.2	4,227,805,757	4,032,779,672
Maintenance Expenses	10.3	2,186,929,621	6,258,422,746
Other Expenses	10.4	526,965,739	274,071,427
Social Benefits	10.6	500,000	-
Construction costs for Bunju Houses	10.7	4,216,978,686	1,148,079,356
Amortization of Intangible Assets	27.3	4,490,527	9,487,538
Depreciation of Property, Plant and Equipment	27.1	1,630,204,736	2,322,666,952
Depreciation of Investment Property	27.2	4,269,331,382	2,822,818,375
Impairment Loss	10.8	-	193,302,408.00
Loss on disposal	10.9	17,723,274	-
Expected credit losses	10.10	117,038,481	5,147,267,282
Total Expenses		31,067,588,819	35,092,619,605
Transfer			
Grants, Subsidies and other Transfer Payments	10.5	500,000,000	300,000,000
Total Transfer		500,000,000	300,000,000
TOTAL EXPENSES AND TRANSFERS		31,567,588,819	35,392,619,605
Surplus / (Deficit)		15,270,386,301	39,536,299,655

The Notes 1 to 29 on pages 69 to 125 forms part of the financial statements.



Arch. Daud W. Kondoro
CHIEF EXECUTIVE



Ally Juma Kiko
Ag. CHIEF ACCOUNTANT

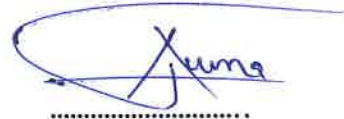
6.3 STATEMENT OF CHANGES IN NET ASSETS FOR THE YEAR ENDED 30 JUNE 2024

Details	Tax payer's Fund	Accumulated Surplus/Deficit	Total
Balance At 30th June 2022	376,135,047,532	253,774,818,858	629,909,866,390
At 1st July 2022	376,135,047,532	253,774,818,858	629,909,866,390
Surplus for the year ended 30th June 2023	-	39,536,299,654	39,536,299,654
Balance At 30th June 2023	376,135,047,532	293,311,118,511	669,446,166,044
At 1st July 2023	376,135,047,532	293,311,118,511	669,446,166,044
Surplus for the year ended 30 June 2024	-	15,270,386,301	15,270,386,301
Balance At 30 June 2024	376,135,047,532	308,581,504,813	684,716,552,345

The Notes 1 to 29 on pages 69 to 125 forms part of the financial statements



Arch. Daud W. Kondoro
CHIEF EXECUTIVE



Ally Juma Kiko
Ag. CHIEF ACCOUNTANT

6.4 CASH FLOW STATEMENT FOR THE YEAR ENDED 30 JUNE 2024

		2023/24	2022/23
		TZS	TZS
CASH FLOW FROM OPERATING ACTIVITIES			
RECEIPTS			
Revenue Grants	23.1	17,774,589,885	22,192,307,605
Revenue from Exchange Transactions	23.2	18,049,200,571	25,523,036,989
Other Revenue	23.3	994,051,180	1,925,050,753
Other Receipts	23.4	14,136,523,017	26,879,202,935
Total Receipts		50,954,364,653	76,519,598,281
PAYMENTS			
Wages, Salaries and Employee Benefits	24.5	13,869,620,617	12,882,531,438
Use of Goods and Service	24.6	5,812,140,984	4,208,186,954
Social Benefits	24.7	500,000	-
Other Transfer Payments	24.8	500,000,000	300,000,000
Other Expenses	24.9	327,805,116	274,071,427
Maintenance Expenses	24.10	1,410,300,095	7,017,474,138
Other Payments	24.11	15,854,122,192	28,575,446,348
Total Payments		37,774,489,003	53,257,710,305
Net Cash Flow generated from Operating Activities		13,179,875,650	23,261,887,976
CASH FLOW FROM INVESTING ACTIVITIES			
Investing Activities			
Acquisition of Property, Plant and Equipment	27.1	(43,317,992)	(291,267,381)
Proceeds from sale of Assets	24.12	124,166,500	-
Acquisition of Intangibles	27.3	(40,312,000)	-
Work in progress	27.2	(20,700,403,979)	(47,063,805,358)
Total Investing Activities		(20,659,867,471)	(47,355,072,739)
Net Cash (used in) Investing Activities		(20,659,867,471)	(47,355,072,739)
CASH FLOW FROM FINANCING ACTIVITIES			
Financing Activities			
Total Financing Activities		0	0
Net Cash Flow from Financing Activities		0	0
Net decrease in cash and cash equivalent		(7,479,991,821)	(24,093,184,763)
Cash and cash equivalent at beginning of period		13,185,085,708	37,278,270,471
Cash and cash equivalent at end of period		5,705,093,887	13,185,085,708

The Notes 1 to 29 on pages 69 to 125 forms part of the financial statements

Arch. Daud W. Kondoro
CHIEF EXECUTIVE

Ally Juma Kiko
Ag. CHIEF ACCOUNTANT

**6.5 STATEMENT OF COMPARISON OF BUDGET AND ACTUAL AMOUNTS FOR THE YEAR
ENDED 30 JUNE 2024**

Details	Budgeted Amount			Actual Amount (A)	Different Final Budget & Actual (B-A)
	Original Budget	Reallocations	Final Budget (B)		
	TZS	TZS	TZS	TZS	TZS
RECEIPTS					
Other receipts			-	14,136,523,017	(14,136,523,017)
Other revenue	13,977,609,052		13,977,609,052	1,118,217,680	12,859,391,372
Revenue from Exchange Transactions	29,574,440,476		29,574,440,476	18,049,200,571	11,525,239,905
Revenue Grants	34,220,587,000		34,220,587,000	17,774,589,885	16,445,997,115
Total Receipts	77,772,636,528	-	77,772,636,528	51,078,531,153	26,694,105,375
PAYMENTS					
Grants, and other Transfer Payments	1,000,000,000		1,000,000,000	500,000,000	500,000,000
Wages, salaries and employee benefits	17,064,136,926		17,064,136,926	13,869,620,617	2,862,591,896
Use of Goods and Service	9,722,087,846		9,722,087,846	5,812,140,984	4,241,871,275
Maintenance expenses	1,512,240,047		1,512,240,047	1,410,300,095	101,939,952
Other expenses	3,968,838,719		3,968,838,719	327,805,116	3,641,033,603
Other Payments			-	15,854,122,192	(15,854,122,192)
Social Benefits			-	500,000	(500,000)
Acquisition of Property, Plant and Equipment	521,933,178		521,933,178	83,629,992	438,303,186
Development Grants	26,762,580,000		26,762,580,000	15,197,957,581	11,564,622,419
Own source Development projects	17,220,819,812		17,220,819,812	5,502,446,398	11,718,373,414
Total Payments	77,772,636,528	-	77,772,636,528	58,558,522,974	19,214,113,554
Net Receipts/(Payments)	-	-	-	(7,479,991,821)	

See Note 26 for reason of variation and Reconciliation of Cash Flow and Budget



Arch. Daud W. Kondoro
CHIEF EXECUTIVE



Ally Juma Kiko
Ag. CHIEF ACCOUNTANT

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

6.6 NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2024

NOTE 1 GENERAL INFORMATION

The Tanzania Buildings Agency (TBA) was established under section 3(1) of the Executive Agencies Act No 30 of 1997 and became operational on 17 May 2002. The Tanzania Buildings Agency operates as semi-autonomous Executive Agency under the Ministry of Works.

NOTE 2 BASIS OF PREPARATION

These Financial statements comprise of Statement of Financial Position, Statement of Financial Performance, Statement of Change in Net Asset, Statement of Cash Flow, Statement of Comparison of Budget and Actual Amount and Notes to the Financial Statements. These Financial statements have been prepared on a going concern basis.

The Statement of Cash Flows is prepared using the direct method. The financial statements have been prepared on the accrual basis.

Note 2.1 Authorization Date

The authorised date for issue of Financial Statements to the Public is after receiving opinion from the Controller and Auditor General and the report being tabled to the Parliament.

Note 2.2 Statement of Compliance

The Agency's financial statements have been prepared in accordance with and comply with International Public Sector Accounting Standard (IPSAS) Accrual Basis of Accounting as issued by the International Public Sector Accounting Standard Board (IPSASB).

Note 2.3 Functional and presentation currency

These financial statements are presented in Tanzania Shillings (TZS), which is the Agency's functional and presentation currency

NOTE 3 CHANGES IN ACCOUNTING POLICIES, ESTIMATES AND CORRECTION OF ERRORS

The Agency recognized the effects of changes in accounting policy retrospectively. The effects of changes in accounting policy are applied prospectively if retrospective application is impractical as per IPSAS 3 Paragraph 28 to 30.

Note 3.1 Standard issued not yet adopted by the Agency

i. IPSAS 43 - Leases

This standard replaces IPSAS 13 - Leases, previously required to classify leases as either finance lease or operating leases, and operating leases did not require lessees to recognize assets and liabilities while finance leases did.

New standards enhance the accounting for leases by lessees because; no longer require the classification of leases as either finance or operating leases and require the recognition of assets and liabilities related to the right and obligations created by leases.

The effective date of IPSAS 43 on 1 January 2025 with earlier application permitted. The Agency did not apply these changes in these financial statements but plans to adopt in financial year commenced on 1 July 2025.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

ii. IPSAS 44 - NON-CURRENT ASSETS HELD FOR SALE AND DISCONTINUED OPERATIONS

This standard replaces the IFRS 5 non-current assets held for sale and discontinued operations.

The new standard includes additional public sector requirements, IPSAS 44 specifies the accounting for assets held for sale, presentation and disclosure of discontinued operations. This standard requires assets that meet the criteria to be classified as held for sale to be:

1. Measured at the lower of carrying amount and fair value less costs to sale and depreciation on such assets to cease.
2. Presented separately in the statement of financial position and the results of discontinued operations to be presented separately in the statement of financial performance.

The effective date of IPSAS 44 on 1 January 2025 with earlier application permitted. The Agency did not apply these changes in these financial statements but plans to adopt in financial year commenced on 1 July 2025.

iii. IPSAS 45 - PROPERTY, PLANT AND EQUIPMENT

IPSAS 45 update principles drawn from IPSAS 17, Property, Plant and Equipment by adding new guidance for heritage assets, infrastructure assets, and measurement of property, plant and equipment. Heritage and infrastructure projects are combined into a single Property, Plant, and Equipment.

The effective date of IPSAS 45 on 1 January 2025 with earlier application permitted. The Agency did not apply these changes in these financial statements but plans to adopt in financial year commenced on 1 July 2025.

iv. IPSAS 46 - MEASUREMENT

IPSAS 46 Identify measurement bases that are commonly applied in IPSAS Standards it provides new guidance in a single standard addressing how commonly used measurement bases should be applied in practice. It brings in generic guidance on fair value for the first time, and introduces current operational value, a public sector specific current value measurement basis addressing constituents' views that an alternative current value measurement basis to fair value is needed for certain public sector assets.

IPSAS 46 identified three levels of measurement namely Measurement Models: Approaches to present assets or liabilities (historical cost model and Current value Model). Measurement Bases: Methods to present relevant and faithfully representative information under the model selected. Measurement Techniques: Methods to estimate the amount at which an asset or liability is presented under the selected measurement basis.

The effective date of IPSAS 46 on 1 January 2026 with earlier application permitted. The Agency did not apply these changes in these financial statements but plans to adopt in the coming financial years.

v. IPSAS 47 - REVENUE

This IPSAS replaces IPSAS 9, Revenue from Exchange Transactions, IPSAS 11, Construction Contracts, and IPSAS 23, Revenue from Non-Exchange Transactions (Taxes and Transfers). IPSAS 47 is a single source for revenue accounting guidance in the public sector, it

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

presents two accounting models, based on the existence of a binding arrangement (Revenue from Transactions with Binding Arrangements and Revenue from Transactions without Binding Arrangements).

The effective date of IPSAS 47 on 1 January 2025 with earlier application permitted. the standard will have impact in Financial Statements as it will affect Agency Revenue classifications. The Agency did not apply these changes in these financial statements but plans to adopt in financial year commenced on 1 July 2025.

vi. IPSAS 48 - TRANSFER EXPENSE

This standard sets out the accounting requirements for transfer expenses. A transfer expense is an expense arising from a transaction, other than taxes, in which an entity provides a good, service, or other asset to another entity, without directly receiving any good, service, or other asset in return.

IPSAS 48 presents two accounting models based on the existence of a binding arrangement (Transfer Expenses from Transactions with Binding Arrangements and Transfer Expenses from Transactions without Binding Arrangements).

The effective date of IPSAS 48 on 1 January 2026 with earlier application permitted for entities that apply IPSAS 47, Revenue, at or before the date of initial application of this Standard. The Agency did not apply these changes in these financial statements but plans to adopt in financial year commenced on 1 July 2026.

vii. IPSAS 49 - RETIREMENT BENEFITS

IPSAS 49 provides a principle- based approach to accounting by retirement benefit plans to provide a complete view of their financial activities, assets and obligations. This increased transparency is intended to result in stronger public financial management and better-informed decision making. This Standard complements the requirements in IPSAS 39, and therefore provides the desired information on public sector retirement benefit obligations for each retirement benefit plan.

The effective date of IPSAS 49 is January 1, 2026, with earlier application permitted. The standard will have no impact on the financial Statement of the Agency as TBA doesn't maintain retirement benefits schemes. Therefore, the agency will not adopt this standard for the preparation of its future financial statements.

NOTE 4 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The significant accounting policies outlined below have been consistently applied to all the years presented, unless otherwise stated.

Note 4.1 Foreign Currency Transactions - IPSAS 4

Transactions in foreign currencies are initially accounted for at the ruling rate of exchange on the dates of the transaction in accordance with IPSAS 4 Paragraph 24 to 26. They were translated into Tanzanian Shillings (TZS) at the exchange rate ruling at the dates of the transactions. 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 in accordance with IPSAS 4.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

The Exchange differences arising from the settlement of such transactions and from translation at the reporting date exchange rates are generally recognized in the profit and loss account. During the year under review there was TZS 579,168,288.14 that resulted from exchange gain.

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.

Note 4.2 Revenue Recognition

Note 4.2.1 Revenue from Exchange Transaction - IPSAS 9

Sources of revenue of the Agency include sale of government houses, rental income (special properties and public servants rent), and consultancy fee and construction services. Revenue is recognized only when it is probable that the economic benefits associated with the transaction will flow to the Agency and that revenue can be reliably measured in according with IPSAS 4. The following specific recognition criteria must also be met before revenue is recognized:

a) Sale of government houses

Revenue from the sale of government houses is recognized when the significance risk and rewards of ownership have been transferred to buyer/ usual on delivered of goods and when the amount of revenue can be measured reliably and it's probable that the economic benefit or service potential associated with transaction will flow to Agency.

• Recognition of Sale of Government Houses

In accordance with IPSAS 9.28 revenue from the sale of goods is recognize when all of the following conditions are satisfied.

- (i) The Agency has transferred to the buyer both the significant risks and rewards of ownership of the goods.
- (ii) The Agency retain neither continuing managerial involvement to the degree usually associated with ownership nor effective control over the goods sold.
- (iii) The amount of revenue can be measured reliably
- (iv) It is probable that the economic benefit (funds received) associated with the transaction will flow to the entity; and
- (v) The cost incurred or to be incurred in respect of the transaction can be measured reliably.

The Agency will recognize sales of Government Houses to Public servants after ascertaining that Sales of house contract agreement with public servant has been signed in accordance with internal procedures outlined in the Accounting Manual.

The Sales of Government Houses will be measured at Cost of Land and Construction Cost plus additional 10%.

The Sales of Government Houses will be recognized and presented in the financial statement in the financial year in which the sales contract has been signed, and the buyer of the house will be termed as Sales of the Government house Debtors.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

The Agency Policy requires the buyer of Government house to make down payment of 10% of the sales value at the signing of Contract, the buyer of Government house is also required to pay 40% of the sales value within the first year of Sales of Government house, while the remaining 50% will be paid in the subsequent period as agreeable in the sales contract.

The Agency recognizes sale of Government house during the first year (50%) in statement of financial performance as sales and the remaining amount in the statement of financial position as receivable in current asset and deferred Revenue in Non-current liabilities. The deferred revenue will be amortized every year as they fall due.

Repossession and Refund

The Agency shall repossess the Government House sold, if and only if the conditions mentioned on the contract for sale has not been fulfilled and the prospective customer has denied an offer hence the Agency shall be liable to make a refund to the prospective customer as per condition stipulated in the contracts and Agency Directive (Manuals and circulars).

For the case of denied offers, the Agency shall charge cancellation cost and will be reflected in the Agency's financial statements.

b) Rental Income

Rental income from investment property is recognized on straight line basis over the period of the lease. It includes special and public rent.

- Tenant Advance rent used in repair and maintenance of Government Houses

The Agency will recognize the amount of repair and Maintenance of buildings in Investment Properties on Non-Current Assets or in statement of performance as expense. The 50% of repair and Maintenance by Tenants will be amortized every year as they fall due as rent for the year. The remaining 50% will be paid by the tenants every month until the period allowed end.

During this financial year the Agency Recognized Repair and Maintenance of buildings by tenants on behalf of the Agency as Expense expenditure. The Agency recognized repair and maintenance of buildings made by tenants amounting to TZS 21,900,842.86 as expense.

The above treatment is in line with TBA internal procedure manuals as well as International Public Sector Accounting Standard IPSAS's dealing with Revenues and Investment Properties.

c) Rendering of services - Consultancy fee

The Agency recognized revenue from rendering of services by reference to the stages of completion when the outcome of the transaction can be estimated reliably (through Certificate raised). A stage of completion is measured by the reference to survey of work performed.

d) Construction Contracts-

The Agency was registered by the Contractors Registration Board (CRB) of Tanzania in September 2012. By virtue of this registration the Agency has legal capacity to carry out construction works.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Contract revenue includes the initial amount agreed in the contract plus any variations in contract work and claims to extent that it is probable that they will result in revenue and can be measured reliably.

The revenue from construction contracts is recognized in proportional to the stage of completion of the contract if the outcome of construction contract can be estimated reliably. The stage of completion is assessed with reference to the survey of work performed. Otherwise, contract revenue is recognized only to the extent of contract cost incurred that are likely to be recoverable.

Contract expenses are recognized as incurred unless they create an asset related to future contract activity. Credit loss is recognized in the statement of financial performance and a loss allowance is established against specific debts by reference to payment history.

Note 4.2.2 Revenue from Non-exchange Transaction - IPSAS 23

Revenue is recognized to the extent that it is probable that the economic benefits will flow to the Entity and the revenue can be reliably measured in accordance with IPSAS 23. The following specific recognition criteria must also be met before revenue is recognized:

Government grants: IPSASs 23 requires all grants or any other receipt from non-exchange transaction to be recognized in full as revenue and should appear in a statement of financial performance unless liability is recognized in respect of the same inflow. Government grants whose primary condition is that the Agency should purchase, construct, or otherwise acquire non-current assets are recognized as revenue in the statement of financial performance except to the extent that a liability is also recognized in respect of the same inflow.

Note 4.3 Non-Current Assets Held for Sale

Non-current assets and disposal group are classified as held for sale if their carrying amount will be recovered through a sale transaction rather than through continuing use. This condition is regarded as met only when the sale is highly probable and the asset [or disposal group] is available for immediate sale in its present condition. Management be committed to the sale, which should be expected to qualify for recognition as a completed sale within one year from the date of classification. Non -current assets [and disposal group] classified as held for sale are measured at the lower of the asset' previous carrying amount and fair value less costs to sell.

Note 4.4 Property, Plant and Equipment (PPE) - IPSAS 17

PPE are initially recorded at cost, which includes the purchasing price and costs directly attributable to bring them to the location necessary for them to be capable of operating in the manner intended by management.

In accordance with IPSAS 17, other items of PPE are reported at cost less accumulated depreciation and accumulated impairment, if any. Repairs and maintenance costs, if not adding to the useful life of PPE, are charged to the Statement of Financial Performance during the financial period in which they are incurred.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

The carrying amount of an item of PPE shall be derecognized on disposal or when no future economic benefits are expected from its use or disposal. The gain or loss arising from the derecognizing of an item PPE is included in the Statement of Financial Performance when the item is derecognized, unless where IPSAS requires otherwise on a sale and lease back. During the year under review, the Agency made disposal of assets, the disposal of assets resulted to recognition of loss on disposal of TZS 17,723,273.55 after carry amount of TZS 141,889,773.55 was compared to net sale proceeds of these assets of TZS 124,166,500.

Land is not depreciated; however, one of the fundament principles of the land Policy that has been incorporated in the Government of Tanzania's Land Act, 1999 is that when one is assessing compensation of land, one of the factors to consider is the market value of the land / real property.

Depreciation on assets is charged on a straight-line basis over the useful life of the asset. Depreciation is charged at rates calculated to allocate the cost or valuation of the asset less any estimated residual value over its remaining useful life as follows:
The assets residual values and useful lives are reviewed, and adjusted prospectively, if appropriate, at the end of each reporting period.

The Agency has adopted the Public Finance Act (Management of public Property) 2024, this results to change of accounting estimate. The useful lives are as follows

Table 22: Estimated useful lives

DESCRIPTION	NEW USEFUL LIFE - YEARS	PREVIOUS USEFUL LIFE - YEARS
Buildings	50	50
Furniture and Fixtures	10	5
Office Equipment	10	5
Motorcycle	7	7
Plant and Machinery (Including: Excavator, Generators, etc)	15	15
Motor Vehicle	10	5
Computer Equipment	8	5

The Agency will calculate remaining useful life of an assets depending on the current condition of an assets after reviewing every year according to table below

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

CONDITION	ESTIMATED USEFUL LIFE														
	4	5	7	8	10	15	20	25	30	35	40	50	60	75	100
	ESTIMATED REMAINING USEFUL LIFE														
NEW	4	5	7	8	10	15	20	25	30	35	40	50	60	75	100
VERY GOOD	4	5	7	8	10	15	19	24	29	34	38	48	57	72	95
GOOD	3	4	6	7	9	13	17	22	26	30	34	43	51	64	85
FAIR	3	3	5	5	6	9	12	15	18	21	24	30	36	45	60
POOR	2	2	3	4	4	6	8	10	12	14	16	20	24	30	40
VERY POOR	2	2	2	2	2	3	3	4	5	6	6	8	9	12	15

Note 4.5 Impairment of Assets - IPSAS 26 and IPSAS 21

The Agency assesses at each reporting date whether there is an indication that an asset may be impaired. If any such indication exists or when annual impairment testing for an asset is required, the Agency makes an estimate of an asset's recoverable service amount. An impairment loss is recognized for the amount by which the asset's carrying amount exceeds its recoverable amount. The recoverable amount is the higher of an asset's fair value less costs to sell and value in use.

The Agency derecognizes items of PPE and/or any significant part of an asset upon disposal or when no future economic benefits or service potential is expected from its continuing use. Any gain or loss arising on de-recognition of the asset (calculated as the difference between the net disposal proceeds and the carrying amount of the assets) is included in the statement of financial performance when the asset is derecognized.

Note 4.6 Intangible Assets - IPSAS 31

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. The useful life of the intangible assets is assessed basing on the adopted Public Finance Act (Management of public Property) 2024. The useful lives are as follows:

Table 23: Intangible Asset Useful Life

Description	New Useful Life - Years	Previous Useful Life - Years
Computer system and Software	10	04-40

Intangible asset is assessed for impairment whenever there is an indication that the asset may be impaired depending on the current condition after reviewing every year.

Changes in the expected useful life or the expected pattern of consumption of future economic benefits embodied in the asset are considered to modify the amortization period or method, as appropriate, and are treated as changes in accounting estimates. The amortization expense on an intangible asset with a finite life is recognized in

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

statement of financial performance as the expense category that is consistent with the future of the intangible asset.

Gains or losses arising from de-recognition of an intangible assets are measured as the different between the net disposal proceeds and the carrying amount of the asset and are recognized in the statement of financial performance when the asset is derecognized.

Note 4.7 Leases - IPSAS 13

Note 4.7.1 The Agency as A Lessee

Operating leases are leases that do not transfer substantially all the risks and benefits incidental to ownership of the leased item to the Agency. Operating lease payments are recognized as an operating expense in the statement of financial performance on a straight-line basis over the lease term.

Note 4.7.2 The Agency as a Lessor

Leases in which the agency does not transfer substantial all the risks and benefits of ownership of an asset are classified as operating leases. Initial direct costs incurred in negotiating an operating lease are added to the carrying amount of the leased asset and recognized over the lease term.

Rent received from an operating lease is recognized as income on a straight-line basis over the lease term. The contingent rents are recognized as revenue in the period in which they are earned.

Note 4.8 Investment Property (IP) - IPSAS 16

Investment Property is the property held by the Agency to earn rentals or for capital appreciation or both rather than for use in production or supply of goods or services or for administrative purpose or sale in the ordinary course of operation.

IP are recognized as an asset when and only when it is probable that future economic benefit or service potential that are associated with the investment property can be measured reliably.

In accordance with IPSAS 16, IP are measured initially at cost at the date when the construction or development is complete if it is self-constructed investment property. When an investment property is acquired through a non-exchange transaction its cost is measured at its fair value as at that date of acquisition. And if it is purchased, the cost of IP comprises its purchase price and direct attributable expenditures such as professional fee for legal services, property transfer taxes and other transaction cost.

Repair and maintenance cost if not adding to the useful life of IP are charged to the Statement of Financial Performance in a period in which they are incurred. After initial recognition the Agency measure it's IP by using cost model.

During the year under review, the Agency received a letter with ref no. KA.54/233/01/112 dated 22 September 2023 from Ministry of Finance to demolish 48 unit of houses at Geita region. The unit houses were still rented by tenants during the reporting period; hence the Agency were still enjoying future economic benefit or service potential associated with the property.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

The properties are recognised as investment property at the reporting period.

Note 4.9 Cash and Cash Equivalents - IPSAS 2

Cash comprises cash on hand and demand deposits with banks. Cash equivalents comprise investments in money market instruments with maturity periods of three months or less from the date of acquisition. During the year the Agency had cash in bank and at hand of TZS 5,705,093,887.13.

Note 4.10 Inventories - IPSAS 12

Inventories are valued at cost or net realizable value/current replacement cost whichever is lower. Cost is comprised of the purchase price of the inventories. The cost of Inventory is based on FIFO basis. Net realizable value is the estimated selling price less costs to make the sale. However, where the inventories are specific to the Agency's use and they cannot be disposed to have a net realizable value, the replacement cost of the inventories is used as the best available measure of the net realizable value.

Inventories are recognized as an expense when deployed for consumption in the ordinary course of Agency's operations in accordance with IPSAS 12 Paragraph 15. Provision for obsolete/damaged stock is made at 100% of the value of obsolete/damaged stock identified during the year end stock taking. The Agency's inventories at the Statement of Financial Position date are comprised of Supplies and Consumables and Completed Bunju Houses that will be expensed in the subsequent year. During the year under review, there was no provision to inventory.

Note 4.11 Provisions - IPSAS 19

Provisions are recognized when the Agency has a present obligation (legal or constructive) 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 Agency expects some or all the provision to be reimbursed, 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. During the year under review, there were no provisions provided.

During the year, the Agency derecognise Provision for TZS 700,000,000. The Agency will not pay TZS 700,000,000 as the provision for liabilities after the conclusive negotiations with Issa Said Matta for the acquisition of the remaining plots at Kiluvya.

Also, the Agency recognize TZS 227,523,000.00 as provision for liability due probable outflow that will likely to happen in the case between Mweha Hamis Vs. Tanzania Buildings Agency & Attorney General case no 9063/2024.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Note 4.12 Contingent Liabilities - IPSAS 19

The Agency does not recognize a contingent liability but discloses details of any contingencies in the notes to the financial statement as required by paragraph 100 of IPSAS 19, unless possibility of an outflow of resources embodying economic benefits or services potential as remote.

The Agency have contingent liability resulted from different Suppliers claims amounting to TZS 6,761,962,511.90 that arose from past events that do not meet the recognition criteria of this standard and has yet to be confirmed whether the entity has a present obligation that could lead to an outflow of resources embodying economic benefits or service potential. The Agency continues with assessment of submitted claims documents to determine whether an outflow of resources embodying economic benefits or service potential has become probable.

During the year, the Agency had various case at different stages of hearing in which the claims are against the Agency as of 30 June 2024 amounting to TZS 332,322,404.

Note 4.13 Contingent Assets - IPSAS 19

The Agency 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 agency in the notes to the financial statements. As at 30 June 2023 the Agency did not have any contingent assets.

Note 4.14 Joint Arrangements - IPSAS 37

International Public Sector Accounting Standard establish principles for financial reporting by entities that have an interest in arrangements that are jointly controlled, IPSAS 37 para 3 requires parties to joint arrangements which have rights to the assets and obligations for the liabilities to the joint arrangement, to recognize those assets and liabilities in their financial statements.

IPSAS 37 para 20 states that rights and obligations conferred on the parties can arise in various ways: from a legal perspective, from binding arrangements between the parties to the arrangements or from other facts and circumstances.

Tanzania Buildings Agency (TBA) and Ms. Royale Orchard Inn Ltd entered into an agreement for Joint venture of re-development and joint ownership of the property on Plot 45 & 46 Chimala Road, and the property on Plot No. 266 Chole-Haile Selasie Road, Dar es Salaam. Tanzania Buildings Agency owns 25% and Ms. Royale Orchard Inn Ltd owns 75% of the joint venture.

Note 4.15 Employee's Benefit - IPSAS 39

Note 4.15.1 Short term employee benefits

The costs of all short-term employee benefits are recognized during the period in which the employee renders the related service. The Agency recognizes the expected cost of

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

employee rewards only when the Agency has a present legal or constructive obligation to make such payment, and a reliable estimate can be made. Short term employee benefits includes salary, wages and annual leave for current employees.

Note 4.15.2 Defined Contribution Plans

The Agency provides retirement benefits for its employees. Defined contribution plans are post-employment benefit plan under which an entity pays fixed contributions into a separate entity (pension funds); the Agency will have no legal or constructive obligation to pay further contributions if the fund does not hold sufficient assets to pay all employee benefit relating to employee service in the current and prior periods.

The Agency and its employees contribute to the following pension fund

- Public Service Social Security Fund (PSSSF)

The Agency's contributions to the defined contribution scheme are charged to the statement of financial performance in the year to which they relate.

Note 4.15.3 Termination benefit

Termination benefits are payable when employment is terminated by the Agency before the normal retirement date or whenever an employee accepts voluntary redundancy in exchange for these benefits. The Agency recognizes termination benefit when it is demonstrably committed to either terminating the employment of current employees according to a detailed formal plan without possibility of withdrawal or providing termination benefits as a result of an offer made to encourage voluntary redundancy.

Note 4.16 Impairment of Financial Asset - IPSAS 41

The Agency assess at each reporting date whether a financial assets or group of financial assets is impaired. A financial asset or group of financial assets is deemed to be impaired if and only if there is objective evidence of impairment as a result of one or more events that has occurred after the initial recognition of the assets (an incurred loss events) and that loss event has an impact on the estimated future cash flows of the financial assets or group of financial assets that can be reliably estimated.

Evidence of impairment may include indications that the debtors or a group of debtors is experiencing significant financial difficulty, default or delinquency in interest or principal payments, the probability that they will enter bankruptcy or other financial reorganization and observable data indicating that there is a measurable decrease in the estimated future cash flows, such as changes in arrears or economic conditions that correlated with defaults.

Note 4.17 Account Payable

Account payable is obligations to pay for goods or services that have been acquired in the ordinary course of business from suppliers. Accounts payable are classified as current liabilities if payment is due within one year or less (or in the normal operating cycle of the business if longer). If not, they are presented as non-current liabilities.

Trade payables are recognized initially at fair value and subsequently measured at amortized cost.

Note 4.18 Related Parties - IPSAS 20

The Agency 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 Agency or

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

vice versa. Members of key management are regarded as related parties and comprise the Board Members, Management and Employees. Related party transactions are disclosed under Note 25.

Note 4.19 Financial Instruments - IPSAS 41

The introduction of IPSAS 41 substantially modifies IPSAS 29 by classifying financial assets and liabilities through a principles-based classification model, a forward-looking expected credit loss model.

The Agency Financial Assets are Initial measured at fair value and Subsequent Measurement at Amortized Cost due to the Agency management model for financial assets and the contractual cash flow characteristics of Agency financial assets.

The impairment of financial assets is calculated using expected credit losses model. The Agency recognizes loss allowances {Expected Credit Losses (ECL) on financial assets. The Agency uses the simplified and General approach in determining the impairment of its Receivables, Simplified approach on all rent receivables, construction and consultancy fee while General Approach on Sales of Government Assets.

A loss allowance is calculated at each reporting date. however, the ECL model is updated on Annual basis and to accommodate any event that might cause significant increase in credit risks on financial asset. Assumptions, Recoverable rates and other information are analysed in Agency ECL Model.

The Agency derecognizes a financial asset when, the contractual rights to the cash flows from the financial asset expire or It transfers the rights to receive the contractual cash flows in a transaction in which either: substantially all of the risks and rewards of ownership of the financial asset are transferred or the Agency neither transfers nor retains substantially all of the risks and rewards of ownership and it does not retain control of the financial asset.

Stages of Expected Credit Loss

IPSAS 41 requires shifting credit exposure from stage 1, stage 2 and stage 3, when there is a significant increase in credit risk.

Stages are based on a significant increase in credit risk. Credit risk - Stage 1. This implies no significant increase in credit risk from initial recognition. Credit risk - Stage 2. There is a significant increase in credit risk from initial recognition. ECLs over the lifetime of financial assets must be recognized, a significant increase in credit risk if a contractual repayment is more than 30 days past its due date for rented houses and more than 28 days for consultancy and construction receivables. Credit risk - Stage 3. This is where the financial asset has become credit impaired: above 120 Days for rented houses and above 28 Days for consultancy and construction receivables but also more than 180 Days for Receivables from Sales of Government Houses.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Stage 1 is a stage whereby the Tenants make monthly repayments as per contracts within a required period of the Agency which is 30 days for Rented Houses and 28 for consultancy and construction receivables, their payments are received through GEPG. The credit risk exposure is low compared to other stages. However, there are situations that compel them to be classified in other stages qualitatively, though they are classified as stage 1 quantitatively. These situations include Government order prohibiting performance of lease agreement, Unpaid bill after 30 days and 28 Days for construction and consultancy fees and other funds. If this situation exists, the Debtor have to be categorized as stage 2 and not stage 1 as quantitatively implied.

If situations like Death of the lessee, Termination of employment with the Government and Government declaration which can affect lessee payment processes exist, the Debtor have to be categorized as stage 3 and not as stage 1 as quantitatively implied.

However, there are instances where Debtor meets the rent/fee repayment instalments as they fall due, if there is supportable and reasonable information to substantiate the fact that the Debtor indeed meets the obligations when due, then the Debtor is recategorized into Stage 2 or Stage 1.

IPSAS 41 allows credit exposures to migrate from higher credit risk categories to lower credit

Migration from stage 3 to stage 2 and lastly Stage 1, should consider criteria for upgrade of credit accommodation i.e. Debtor pay the outstanding amount or pay in advance.

Calculation of ECL (Expected Credit Loss)

An expected credit loss is the weighted average of credit losses with the respective risks of a default occurring as the weights.

ECL calculation involves three key components, Exposure at Default (EAD), Probability of Default (PD) and Loss Given Default (LGD).

EAD estimates the total amount at risk at the time of default, which is the Debtor balance at reporting date.

PD calculated from historical data of each debtor together with macroeconomic information (forward looking information).

LGD represents the portion of EAD that is not recovered by the Debtor once a default occurs, after accounting for the recovery of any collateral or assurance of future repayments on Debtors from Government Institutions, Agency set a recoverable rate of 90% on assumption that Government Debtors even if they fall due, they will pay the debts in future and other debtors' recoverable rate of 90% based on contracts and their pension fund deposited to Pension Funds.

By multiplying EAD by LGD and the probability of default (PD), The Agency can assess the expected loss from credit risk, allowing for better risk management and compliance with regulatory requirements such as those under the International Public Sector Accounting Standard 41 (IPSAS 41). This approach helps in provisioning potential losses.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

For the case of Cash, Calculation of ECL requires the Agency to use the scores provided by the rating agencies for the Bank in which the Entity deposits its cash. The rating that is provided by the rating agencies helps to get the Probability of Default (PD), which is one of the important components in calculating ECL. Data inputs consist of data and assumptions that are relevant to develop and subsequently operate the ECL model. The recent rate that the Bank has scored from the rating agency (Probability of Default (PD), the cash book bank balance (Exposure at Default (EAD) and Loss Given Default (LGD) from calculation based on recoverable amount as per BOT Act (not more than Tshs 7,500,000/=). The process of collecting data from the above information is used to calculate the ECL

For financial year 2022/2023 and 2023/2024 the rated rates for CRDB and NMB Banks are as listed below:

The Agency operates with the following Banks with global ratings and Probability of Default (PD) as provided in the table below.

Table 24: Banks global ratings and Probability of Default

No.	Name of the Bank	Rating Agency	Score	Probability of Default (PD)
1	CRDB Bank	Moody's	B1	0.0216
2	NMB Bank	Moody's	B1	0.0216

In the Financial year 2023/2024 The Agency recognized Total Receivable Expected Credit loss of Tshs 117,038,481 under Note 14.1 and Cash Reversal of Tshs 1,600,703.49 under note 11. The term 'expected credit loss' does not imply that losses are anticipated, rather that there is recognition of the potential risk of loss. The whole process of collecting data, analysing and processing data into information which provides Expected Credit Loss is Immaterial to financial statement, the process allowing for better risk management and compliance with International Public Accounting Standard 41 (IPSAS 41).

The tables below provide Expected Credit Loss summary computation

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Table 25: Total Receivable Expected Credit loss
Financial year 2023/24

Receivable Type	Balance as at June 2024 (EAD)	Base Case	Best case	Worst case	Weighted ECL	ECL Provision
Consultancy Fess	17,197,130,451	1,719,574,095	1,719,574,095	1,719,574,095	(69,398,657)	1,719,574,095
Construction Projects	9,686,446,767	968,644,677	968,644,677	968,644,677	118,500,196	968,644,677
Public Rent	3,691,519,323	355,377,306	365,559,845	369,130,662	(70,760,905)	359,372,367
Sales of Houses	15,239,753,454	1,043,293,358	1,013,473,962	1,057,040,337	21,377,201	1,043,046,862
Special Rent	11,735,595,845	1,168,653,657	1,171,481,074	1,173,144,203	117,320,646	1,169,905,359
Total	57,550,445,840	5,255,543,093	5,238,733,653	5,287,533,974	117,038,481	5,260,543,359
Financial year 2022/23						
Receivable Type	Balance as at June 2023 (EAD)	Base Case	Best case	Worst case	Weighted ECL	ECL Provision
Consultancy Fess	17,889,727,523	1,788,972,752	1,788,972,752	1,788,972,752	1,788,972,752	1,788,972,752
Construction Projects	8,501,444,803	850,144,480	850,144,480	850,144,480	850,144,480	850,144,480
Public Rent	3,480,993,192	347,537,852	347,063,335	737,376,149	430,133,272	430,133,272
Sales of Houses	11,116,164,562	1,021,783,917	993,593,185	1,035,340,339	1,021,669,661	1,021,669,661
Special Rent	10,868,190,287	1,060,180,522	994,054,122	1,057,414,430	1,052,584,712	1,052,584,712
Total	51,856,520,367	5,068,619,524	4,973,827,875	5,469,248,151	5,143,504,878	5,143,504,878

The Expected Credit Loss (ECL) was calculated by considering three economic scenarios: base case, best case, and worst case, along with a weighted ECL based on the percentages of each case provided by the Ministry of Finance.

The base case, best case, and worst-case scenarios were determined by multiplying each customer's exposure at default (EAD) balance by the respective probability of default (PD) for each scenario, corresponding to the bucket class and the loss given default (LGD).

Finally, the weighted ECL for the financial year 2022/23 was derived by combining all scenarios and multiplying each scenario's value by its respective percentage. The weighted ECL for the financial year 2023/24 was calculated as the difference between the ECL provision for 2023/24 and the ECL provision for 2022/23.

Table 26: Cash and Cash equivalent Expected Credit loss
Financial year 2023/24

Bank Name	Balance as at June 2024 (EAD)	PD (Bank Rated %)	LGD	ECL	Carrying Value
A	B	C	D	E = BxCxD	F = B-E
BOT	5,590,015,145	-	1	-	5,590,015,145
CRDB	64,883,895	0.0216	0.8844	1,239,492	63,644,403
NMB	50,194,847	0.0216	0.8506	922,209	49,272,638
Total	5,705,093,887			2,161,701	5,702,932,186

Financial year 2022/23

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Bank Name	Balance as at June 2023 (EAD)	PD (Bank Rated %)	LGD	ECL	Carrying Value
A	B	C	D	E = BxCxD	F = B-E
BOT	13,000,846,317	-	1.0000	-	13,000,846,317
CRDB	181,685,385	0.0216	0.9587	3,762,404	177,922,981
NMB	704,000	-	1.0000	-	704,000
TIB	200,006	-	1.0000	-	200,006
Cash in Hand	1,650,000	-	1.0000	-	1,650,000
Total	13,185,085,708	0.0216	3.9587	3,762,404	13,181,323,304

NOTE 5 SIGNIFICANT JUDGMENTS AND SOURCES OF ESTIMATION UNCERTAINTY

The preparation of the Agency's financial statements in conformity with IPSAS requires management to make judgments, estimate 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 assets or liability affected in future periods.

i. Judgments

In the process of applying the Agency's accounting policies, management has made judgments which have the most significant effect on the amounts recognized in the financial statements.

Estimate and judgments are continually evaluated and are based on historical experience and other factors, including experience of future events that are believed to be reasonable under the circumstances.

ii. Estimates and Assumption

The key assumptions concerning the future and other key sources of estimation uncertainty at the reporting date, that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities within the next financial year, are described below. The Agency based its assumptions and estimates on parameters available when financial statements were prepared.

However, existing circumstances and assumptions about future developments may change due to market changes or circumstances arising beyond the control of the Agency. Such changes are reflected in the assumptions when they occur.

The changes in accounting estimates in the Agency have resulted from new Government Directives in a prospective application in line with IPSAS 3. The prospective recognition of the effect of a change in an accounting estimate means that the change is applied to transactions, other events and conditions from the date of the change in estimate. However, a change in the estimated useful life of the expected pattern of consumption of the future economic benefits embodied in a depreciable asset, affects depreciation expense for the current period and for each

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

future period during the asset's remaining useful life. In both cases, the effect of the change relating to the current period and future is recognized as income or expense in both periods.

The Agency through accounting circular No. 2 of 2017/2018 Testing for Impairment and Charging Depreciation as per standards, has adopted straight line depreciation method to allot the cost of the asset over its remaining useful life. Previously, the Agency was using reducing balance depreciation method.

iii. Useful Life and Residual Values

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

- a. The condition of the asset based on the assessment of experts (professional values) engaged by the Agency.
- b. The nature of the assets, its susceptibility and adaptability to changes in technology and processes.
- c. The nature of the processes in which the asset is deployed
- d. Availability of funding to replace the assets.
- e. Changes in the market relation to the asset.

The useful lives of property, plant and equipment (PPE) is detailed out in Note 4.4 above.

iv. Provisions

Provisions were raised and management determined an estimate based on the information available. The carrying value of provisions for expenses is given under Note 20.

[Note 5.1](#) [Notes and other explanatory information.](#)

[Note 5.1.1](#) [Prior period restatement](#)

During the year 2023/24 the Agency adapted new accounting standard, Financial Instruments - IPSAS 41.

The adjustment has been performed based on Para 4.2 of Treasury Circular No. 2 of 2018/19 and Para 42 of IPSAS 1 the prior year figures have been restated due to correction of errors and adjustments.

Therefore, the items of Cash and Cash Equivalents, receivable, allowance for ECL and accumulated surplus will be affected for the year 2022/23.

The comparative amounts for 2023/24 in the financial statements and notes to the accounts have been restated to apply the policy as required by IPSAS 3 Accounting Policies, Changes in Accounting Estimates and Errors

The impact of the restatement on the 2022/23 financial statements is as follows

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Table 25: Adjustment of prior year figures

Disclosures of Prior year adjustments as per Format stipulated by Para 4.2 of the Treasury circular no. 2 of 2018/19

Treasury Circular No. 2 of 2018/19

SN	Item	Audited Figure in 2022/23	Difference	Restated Figure FY 2022/23	Reason for restatement
			TZS	TZS	
FINANCIAL POSITION					Change was due to change in Accounting Policy, the effects will be on Statement of Financial Position statement of financial performance, and Statement of Change in equity in prior year 2022/23
1	Cash and Cash Equivalent	13,185,085,708.00	3,762,404.31	13,181,323,304	
2	Receivables	57,819,140,258.00	5,143,504,878	52,675,635,380	
STATEMENT OF FINANCIAL PERFORMANCE					
3	Provision for expected credit losses	0	(5,147,267,282)	5,147,267,282	
STATEMENT OF CHANGE IN NET ASSETS					
4	Accumulated Surplus	298,458,385,795	5,147,267,282	293,311,118,513	

NOTE 6 FINANCIAL RISK MANAGEMENT POLICY

Note 6.1 Credit Risk

Credit risk is the risk that one party to a financial instrument will fail to discharge an obligation and cause the other party to incur a financial loss.

In general, exposure to credit risk arises from cash held by banks and trade and other receivables. For each of these, the maximum credit exposure is best represented by the carrying amounts in the Statement of Financial Position.

The Agency's cash assets are held within the Government Banking Service (BOT) and other financial institutions which are CRDB and NMB, therefore not exposed to significant credit risk.

Trade and other receivable have been assessed, however, where there is doubt over the recoverability of debt, the Agency will recognise a allowance for expected credit loss and impairment of trade receivables.

Note 6.2 Foreign Currency Risk

The Agency minimizes foreign exchange risk by maintaining foreign currency account as the Agency had some receivables in foreign currency mainly the US\$, The Agency does not engage in foreign currency swaps or speculations. The risks are also managed by ensuring that the service value is negotiated and fixed in the local currency whenever possible. However, the Agency does not consider that there is a

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

downside risk on holding foreign currencies or debtors' balances arising from exchange rate movements.

As at 30th June 2024, the Agency had receivables of US\$ 1,881,225.48 (2022/23: US\$ 2,711,919.79) and monetary balances were US\$ 207,059.89 (2022/23: US\$ 538,752.48) which are stated in the financial statements at exchange rates of TZS 2,613.8614/US\$ 1 (2022/23: TZS 2,315.94/US\$ 1).

Note 6.3 Liquidity Risk

The Agency ensure sufficient liquidity is maintained to meet short-term maturing obligations without incurring unacceptable losses or risking damage to the Agency's reputation. The Agency manages its liquidity risk to ensure it is able to meet forecasted expenditure requirements based on approved budget and through the use of cash flow forecasts.

NOTE 7 TAXES

Tanzania Buildings Agency (TBA) is registered with Value added Tax (VAT), Registration No. 40-025978-M and Taxpayers Identification Number (TIN) 101-024-490. TBA is exempted from paying income tax and therefore computation of potential deferred income tax is not necessary for the year.

However, Tanzania Buildings Agency is required to file return for the following taxes;

- i. Withhold Tax from several Suppliers concern supplies of Goods and Services Procured during the Year as required by Income Tax Act Cap 332 R.E 2019 section 83. During the year the Agency submit TZS 621,779,467.68 as Withholding Tax from goods and services.
- ii. Obligated to withhold income tax from employees - Pay As You Earn subject to Income Tax Act Cap 332 R.E 2019 section 81. During the year the Agency withhold and submit to the Tax authority TZS 127,407,129.03 concern withholding tax based on Pay As You Earn.
- iii. Skills Development Levy (SDL), Agency is required under Section 14 of the Vocation Education Training Act, Cap. 82 to contribute SDL. During the year the Agency contribute TZS 16,876,185.67 to Tax authority as Skills Development Levy

Value Added Tax

During the year revenue, expenses, and assets are recognized net of the amount of value added tax except:

- Where the value added tax incurred on a purchase of assets or services is not recoverable from Tax Authority, in which case the value added tax is recognized as part of the cost of acquisition of the assets or as part of the expense item as applicable and,
- Receivables and payables that are stated with the amount of value added tax included.

NOTE 8 COMPARATIVE FIGURES

Previous year's figures have been regrouped wherever considered necessary in order to facilitate comparability with current year's figures.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Note 8.1 Reclassification, aggregation and Item amount

The comparative amount is reclassified in accordance with IPSAS 1 Para 44 & 56 due to adjustment of prior year figures the reclassification and item amount of revenue, expenses, assets, accumulated surplus as follows:

- Office furniture and household furniture have been aggregated and reclassified into furniture and fixtures under Note 27,
- Office equipment and household equipment have been aggregated and reclassified into office equipment under Note 27.
- Other Government Houses has been aggregated and reclassified under note 14.1
- Loan and advances as been aggregated and reclassified under note 14.1
This is in accordance to the Government Asset Management Information System (GAMIS) classification and MUSE presentation.

The reclassification, aggregation and Item amount is as follows:

Office furniture, household furniture, Office equipment and household equipment

Original Item Reported	New Component Reclassified	Reclassified Amount.	
		Original Amount	New amount
office furniture	Furniture and Fixtures	924,204,172	2,432,363,404
Household furniture	Furniture and Fixtures	1,508,159,231	
office equipment	office equipment	3,436,261,068	3,612,350,469
Household equipment	office equipment	176,089,401	
Total		6,044,713,873	6,044,713,873

Other Government Houses

Original Item Reported	New Component Reclassified	Reclassified Amount.	
		Original Amount	New amount
Remain balance	Other Government Houses (Note 9.2.1.2)	1,718,664,375	1,250,689,511
Additional of new Sales		405,199,455	
Refund		-	
Less: Receipt for payment of houses		(873,174,319)	
Total		1,250,689,511	1,250,689,511

Loan and advances

Original Item Reported	New Component Reclassified	Reclassified Amount.	
		Original Amount	New amount
As at the start of the Year	Loan and advances	48,350,595	25,565,461
Loan issued during the year		-	

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Original Item Reported	New Component Reclassified	Reclassified Amount.	
		Original Amount	New amount
Loan recovered		(22,785,134)	
Total		25,565,461	25,565,461

NOTE 9. REVENUE

Note 9.1 Revenue Grants - Revenue from Non-Exchange Transactions

Note 9.1.1 Recurrent Grant - Personal Emoluments

	30.06.2024	30.06.2023
Opening Balance	37,554,935	36,801,599
Receipts during the year	8,224,589,885	5,992,307,605
Amortized amount	(8,198,541,352)	(5,991,554,268)
Deferred Grant	63,603,469	37,554,935

Note 9.1.2 Development Grants for construction and rehabilitations

This represents all the funds of construction which have been budgeted in the Agency's subvention or grant where the Agency receives fund directly from the Ministry of Works in order to implement strategic development projects on behalf of the Ministry, during the financial year under review, the Agency received TZS 9,550,000,000 for implementation of development projects including Nzuguni, Temeke Kota and Rehabilitation of Houses. The Agency has recognized TZS 8,373,999,208.54 as Work in Progress (construction) and TZS 6,823,958,372 for rehabilitation for the year

	30.06.2024	30.06.2023
Opening Balance	7,765,286,104	29,861,767,137
Received during the year	9,550,000,000	16,200,000,000
Available grants during the year	17,315,286,104	46,061,767,137
Amortized during the year - Rehabilitation	(6,823,958,372)	(8,449,594,885)
Amortized during the year - Construction	(8,373,999,209)	(29,846,886,148)
Total grants amortized during the year	(15,197,957,581)	(38,296,481,033)
Deferred Grant (Closing Balance)	2,117,328,523	7,765,286,104

Note 9.1.3 Capital Grants

During the financial year the Agency has not received capital grants and donation.

	30.06.2024	30.06.2023
Donations	-	25,908,333
Total capital grants and donations	-	25,908,333

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Total Revenue Grants (9.1.1, 9.1.2, & 9.1.3)	23,396,498,932	44,313,943,635

Note 9.2 Revenue from Exchange Transactions

These are revenue recognized as a result of housing provision, consultancy and construction fees by stage of completion and other incomes.

	30.06.2024	30.06.2023
Rent revenue		
Public Rent	4,914,810,986	4,003,272,669
Special Rent	5,402,486,397	6,030,780,217
Total Rent revenue	10,317,297,383	10,034,052,886
Consultancy services	4,484,401,909	14,950,353,808
Total Revenue from Exchange Transactions	14,801,699,292	24,984,406,694

Note 9.2.1 Fees, fines, penalties, and Forfeits

These are sales recognition of Government houses in various parts of the Country, comprises of Bunju houses and other houses. During the year Agency recognized sales amounting to TZS 6,240,790,224.10 as shown below under note 9.2.1.1 and note 9.2.1.2

Note 9.2.1.1 Sales recognition of Bunju Houses

During the year under review the Agency recognized sales of Bunju houses TZS 4,638,676,554.10 after meeting recognition criteria under IPSAS 9 - Revenue from Exchange Transaction Paragraph 28 (From current deferred TZS 1,173,850,949.07 and Current year TZS 3,464,825,605.03). Also, TZS 1,488,346,381.00 is cash collected during the year under review and TZS 798,119,844 as prior year collection for current year sales recognized.

The Sales amount of TZS 4,638,676,554.10 recognized was matched with cost of TZS 4,216,978,685.54 incurred to construct the houses recognized during the year under review to meet matching principle.

	30.06.2024	30.06.2023
Opening balance	6,710,398,675	4,435,510,106
Deferred sales Recognized	1,173,850,949	1,852,420,467
Current year Sales Recognized	3,464,825,605	1,403,208,102
Sales recognized during the year	4,638,676,554	3,255,628,569
Cash collected during the year	(1,488,346,381)	(980,740,000)
Prior Year Collection	(798,119,844)	

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
End balance	9,062,609,004	6,710,398,675

Note 9.2.1.2 Other Government Houses

These are sales of Government houses received by the Agency from the Government in different areas of the country. During the year the Agency recognized sales of TZS 1,602,113,670

	30.06.2024	30.06.2023
Balance at beginning	1,250,689,511	1,718,664,375
Sales recognized from Other Government Houses	1,602,113,670	405,199,455
Less: receipts for the year	(1,775,709,763)	(873,174,319)
End balance	1,077,093,418	1,250,689,511
Total sales recognized for the year (9.2.1.1 & 9.2.1.2)	6,240,790,224	3,660,828,025
Total Revenue from exchange transactions	21,042,489,517	28,645,234,719

Note 9.3 Other revenue

	30.06.2024	30.06.2023
Construction services	716,077,836	1,877,649,099
Reimbursable service charge	68,948,465	-
Recovery of advances	19,093,103	22,785,134
Proceeds from sales of Assets	124,166,500	-
Proceeds from Nzuguni plots	149,474,450	-
Other income	40,457,326	24,616,520
Subtotal other revenue	1,118,217,680	1,925,050,753

Note 9.3.1 Reversal of Expenses - Provision

	30.06.2024	30.06.2023
Acquisition of Plots (Provision)	700,000,000	-
Credit loss cash and cash equivalent	1,600,703	-
Subtotal Reversal for Provision	701,600,703	-
Grand total other revenue	1,819,818,384	1,925,050,753

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Note 9.4 Gain on foreign exchange transactions.

During the financial year the Agency recognized gain on foreign exchange as a result of favourable exchange rate on receivables from special rented houses of TZS 579,168,288. The Gain is recognized in statement of financial performance and Statement of financial position as receivable.

	30.06.2024	30.06.2023
Gain/(loss) upon settlement of receivable	18,712,088	1,120,734
Gain/(loss) At closing date	560,456,200	43,569,419
Total Gain/(loss)	579,168,288	44,690,153

At the start of the financial year the Agency had outstanding receivable of USD 2,007,669.2100 from various customers and managed to collect USD 125,617.8700 out of the outstanding receivable as follows;

A. Upon settlement			
Details	At Start of the year	At settlement date	Gain/(Loss)
Total Receivable (USD)	2,006,843	125,618	125,618
Exchange rate	2,316	2,465	149
Total Receivable (TZS)	4,647,729,992	309,635,613	18,712,088
B. At closing date			
Details	At Start of the year	At closing date	Gain/(Loss)
Closing receivable (USD)	1,881,225	1,881,225	1,881,225
Exchange rate	2,316	2,614	298
Total Receivable (TZS)	4,356,806,467	4,917,262,667	560,456,200
Total Gain/(Loss) in TZS			579,168,288

NOTE 10. EXPENSES

These are payments and accrual effected during the financial year under review.

Note 10.1 Wages, Salaries and Employees Benefits

	30.06.2024	30.06.2023
Acting Allowance	6,791,267	-
Casual Labourers	39,844,102	49,620,371
Civil Servants	8,198,541,352	5,991,554,268
Civil Servants Contracts	1,484,337,214	1,771,435,440
Court Attire Allowance	-	4,000,000
Electricity	87,823,856	-

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Electricity Allowance	-	56,025,000
Extra-Duty	1,415,335,493	1,510,168,757
Facilitation Allowance Expenses -employee	-	15,270,000
Food and Refreshment	14,885,000	100,438,122
Furniture Expenses	32,000,000	32,000,000
Government Employees Provident Fund (GEPP) Expenses	1,171,000	
Hardship Allowance	1,288,016,375	982,838,408
Honoraria	142,129,000	836,380,447
Housing Allowance discretionary Expenses	88,000,000	103,000,000
Leave Travel	150,821,616	193,726,786
Moving Expenses	427,384,827	255,540,672
National Health Insurance Schemes (NHIF) Employee Expenses	8,250,800	2,400,000
Outfit Allowance	2,100,000	900,000
Professional Allowances	-	2,005,000
Public Service Pension Fund (PSPF) Expenses - Non pension benefits	-	1,145,870
Risk Allowance	-	200,000
Sitting Allowance	390,333,710	883,929,399
Special Allowance	4,290,000	-
Spouse Allowance	-	20,390,310
Telephone Allowance	82,720,000	70,754,998
Water and Waste Disposal	-	-
Workers Compensation Fund - Non pension benefits (Imputed)	4,845,005	-
Total	13,869,620,617	12,883,723,848

Note 10.2 Use of Goods and Services

	30.06.2024	30.06.2023
Advertising and publication	28,825,646	100,305,972
Advertising and Publication - Communication & Information	1,500,000	
Air Travel Tickets Training - Domestic	1,530,200	

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Air Travel Tickets Training - Foreign	15,470,757	74,884,563
Air Travel Tickets Travel - In - Country	1,989,000	
Cleaning Supplies - Use of goods and Services	1,420,100	7,648,859
Computer Software - Use of goods and Services	413,000	-
Computer Supplies and Accessories	2,823,075	16,862,100
Conference Facilities	22,299,000	44,505,000
Consumable Medical Supplies	883,000	528,000
Diesel	601,277,178	363,142,292
Drugs and Medicines	4,650,000	22,321,691
Electricity - Utilities Supplies and Services	93,914,192	159,716,516
Entertainment - Hospitality Supplies and Services	-	1,200,000
Exhibition, Festivals and Celebrations	71,767,040	6,090,000
Food and Refreshments	56,553,420	80,686,596
Gifts and Prizes	2,600,000	63,770,000
Ground Transport (Bus, Train, Water)	16,332,400	19,043,669
Ground travel - In - Country	30,563,694	61,513,206
Hiring of Training Facilities	610,000	
Health Insurance	-	1,200,000
Internet and Email connections	29,890,721	41,979,816
Land Rent Expenses	-	54,767,040
Mobile Charges	787,228	
News Services Fees	-	1,101,450
Newspapers and Magazines	-	3,245,000
Office Consumables (papers, pencils, pens and stationaries)	18,638,711	230,603,429
Outsourcing Costs (includes cleaning and security services)	288,917,615	304,398,797
Per Diem - Domestic	2,437,529,096	1,771,533,201
Per Diem - Foreign	82,976,112	43,114,894
Posts and Telegraphs	9,112,244	4,909,625
Printing and Photocopy paper	196,000	2,166,542
Printing and Photocopying Costs	4,160,000	1,391,900
Printing Material	-	18,000
Protective Clothing, footwear and gears	-	750,000
Publicity	3,300,000	6,360,000

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Remuneration of Instructors	2,640,000	1,150,000
Rent - Housing	7,200,000	
Rent - Office Accommodation	5,400,000	5,400,000
Sewage Charges - Utilities Supplies and Services	27,320,107	44,711,945
Special Foods (diet food)	7,350,000	1,050,000
Special Uniforms and Clothing	7,000,000	
Special Women Clothes	600,000	510,000
Subscription Fees	58,342,000	78,372,088
Tapes, Films, and Materials (split)	-	300,000
Telephone Charges (Land Lines)	35,857,060	1,398,993
Telephone Charges -Utilities Supplies and Services	124,254	814,616
Training Allowances	1,079,750	1,620,000
Tuition Fees Training - Domestic	169,938,356	303,638,511
Tuition Fees Training - Foreign	35,200,000	
Uniforms and Ceremonial Dresses	3,215,174	15,701,600
Upkeep Allowances	11,166,534	
Water Charges	24,343,092	88,353,761
Wire, Wireless, Telephone, Telex Services and Facsimile	100,000	
Total	4,227,805,757	4,032,779,672

Note 10.3 Maintenance Expenses

	30.06.2024	30.06.2023
Air conditioners	421,900	2,360,690
Cement, Bricks and Building Materials	1,324,834,451	2,446,271,499
Cement, bricks and construction materials	-	2,394,568,029
Computers, printers, scanners, and other computer related equipment	1,640,800	10,714,000
Electrical and Other Cabling Materials - Buildings	270,494,466	506,021,957
Fax machines and other small office equipment	-	65,000
Metal Fence and Posts - Buildings	-	73,581,540
Motor Vehicles and Water Craft	23,634,348	43,931,189
Oil and Grease	100,000	

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Outsource maintenance contract services - Buildings	1,403,000	
Outsource maintenance contract services - Machinery, Equipment and Plant	226,122,490	388,112,547
Outsource maintenance contract services - Office Equipment and Appliances	83,631,966	
Paint and Weather Protection Coatings	-	1,182,242
Photocopiers	1,534,000	160,000
Photographic and survey equipment	-	2,935,760
Plumbing Supplies and Fixtures	252,762,500	295,151,097
Repair and Maintenance of Sewerage System	349,700	
TV sets and Radios	-	1,250,000
Tyres and Batteries	-	23,969,340
Wood and Timber Supplies	-	68,147,856
Total	2,186,929,621	6,258,422,746

Note 10.4 Other Expenses

	30.06.2024	30.06.2023
Audit fees	90,596,377	90,595,000
Bank Charges and Commissions	492,108	1,389,944
Burial Expenses	36,626,000	33,439,600
Car Wash	20,313,996	10,954,000
Consultancy fees	-	15,000,000
Honorariums (expert opinion)	4,164,038	-
Parastatal Rehabilitation	21,900,843	22,801,393
Parking Expenses	16,570,000	14,400,000
Registration Fees	26,744,123	16,880,160
Security Services	55,843,900	39,091,560
Sundry Expenses	5,196,954	2,300,000
Surveys	20,994,400	9,001,420
Taxes Levied by another Level of Government	-	17,668,350
Legal fees Expenses	227,523,000	-
Witnesses Expenses	-	550,000
Total	526,965,739	274,071,427

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Note 10.5 Grants, Subsidies, and other Transfer Payments

	30.06.2024	30.06.2023
Contribution to CF (15%)	500,000,000	300,000,000
Total	500,000,000	300,000,000

Note 10.6 Social Benefits

	30.06.2024	30.06.2023
Food Security Distribution	500,000	
Total	500,000	-

Note 10.7 Construction costs for Bunju Houses

These were costs incurred during the construction of Bunju Houses. The construction cost amounting to TZS 4,216,978,685.54 recognized was matched with sales of TZS 4,638,676,554.10 recognized during the year under review to meet matching Concept

	30.06.2024	30.06.2023
Total Costs for Government Houses sold	4,216,978,686	1,148,079,356

Note 10.8 Impairment Loss

No impairment of assets during the year under review

	30.06.2024	30.06.2023
Property, Plant and Equipment	0	193,302,408
Total	0	193,302,408

Note 10.9 Loss on disposal

During the year under review, the Agency reviewed its assets to see if they still align with strategic objectives and operational efficiency goals. The process identified certain assets for disposal, and the decision to dispose of these assets was approved by Permanent Secretary Treasury.

The disposal of assets resulted to recognition of loss on disposal of TZS 17,723,274 after carry amount of TZS 141,889,773.55 was compared to net sale proceeds of these assets of TZS 124,265,100.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Property, Plant and Equipment	17,723,274	-
Total	17,723,274	-

Note 10.10 Expected credit losses movement

An allowance for expected credit loss is determined by reference to payment history against settlement terms. The Agency has a model Governance policy that internally review the aged debt using specific criteria on policy. Trade receivables are generally on 30 days terms. Movements in the provision for impairment of receivables is as below

	30.06.2024	30.06.2023
Trade receivable		
As at 1 July	5,143,504,878	-
Provided in the year	117,038,481	5,143,504,878
Subtotal trade receivable	5,260,543,359	5,143,504,878
Cash and cash equivalent		
As at 1st July	3,762,404	-
Provided in the year	(1,600,703)	3,762,404
Subtotal cash and cash equivalent	2,161,701	3,762,404
Total	5,262,705,060	5,147,267,282

NOTE 11. CASH AND CASH EQUIVALENTS

Cash and cash equivalents comprise cash at banks and cash balances in hand, that are held for the purpose of meeting short-term and long-term cash commitments.

At the end of the year the Agency had a total of USD 207,059.89 exchanged at a rate of 2,613.8614 held at Bank of Tanzania, TZS 5,117,287,186.09 held in various banks and TZS 46,580,847 cash held in NMB Imprest Account. The carrying amount of the Agency's cash and cash equivalent were denominated in the respective currencies and presented as net of credit losses as shown below

	30.06.2024	30.06.2023
BOT Own source Collection Account	1,843,384,823	8,224,802,765

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Cash in hand	-	1,650,000
Tanzania Building Agency-Imprest Ac	46,580,847	
Own source Collection Account - CRDB		158,682,814
Own source Collection Account - NMB	3,614,000	704,000
Own source Collection Account CRDB - USD	-	
Recurrent account CRDB - TZS	43,340,355	12,286,035
Tanzania Building Agency sales BOT -TZS	45,950,000	45,950,000
Tanzania Buildings Agency CRDB - Tower	21,543,540	10,716,535
Tanzania Buildings Agency Expenditure Cash BOT	3,159,454,468	3,482,374,810
USD BOT Collection Account	541,225,854	1,247,718,742
Tanzania Building Agency - TIB		200,006
Expected credit losses	(2,161,701)	(3,762,404)
Total Cash and Cash Equivalent	5,702,932,186	13,181,323,303

Below is the historical analysis of ECL movements for cash and cash equivalents

	30.06.2024	30.06.2023
Cash at Bank and on hand	5,705,093,887	13,185,085,708
Expected Credit Loss		
As at 1 July	3,762,404	-
Provided in the year	(1,600,703)	3,762,404
As at 30 June	2,161,701	3,762,404
Cash as per Statement of Net Asset	5,702,932,186	13,181,323,304

NOTE 12. WORK IN PROGRESS

Work in Progress represents cost incurred in building projects implemented by Agency own source fund and funds from Ministry of Work and Transport whose construction is not yet completed.

Work in Progress (WIP), which are an asset category of property and equipment, and Investment Property are stated at cost and are not depreciated. The recognition amount of these WIP is shown under Note 27. WIP depreciation of will commence when the assets are ready for their intended use.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Note 12.1 Non-Current Asset (Own Funded)

	2023/24	2022/23
WIP Opening	27,222,727,672	24,572,043,793
Addition During the year	5,502,446,398	8,767,324,325
Transfer during the year	(22,607,227,870)	(6,116,640,445)
WIP Closing	10,117,946,201	27,222,727,672

Note 12.2 Non-Current Asset (Grant)

	2023/24	2022/23
WIP Opening	95,017,963,227	65,552,926,090
Addition During the year	15,197,957,581	38,296,481,033
Transfer during the year	(13,127,127,612)	(8,831,443,896)
WIP Closing	97,088,793,196	95,017,963,227
Total Additional WIP (12.1 & 12.2)	20,700,403,979	47,063,805,358
Total transfer during the year	(35,734,355,482)	(14,948,084,341)
Total WIP Closing balance	107,206,739,397	122,240,690,900

NOTE 13. INVENTORY

Inventory comprises of completed/Finished houses ready to be sold and stocks of stationery and other consumables that will be expensed in the subsequent year. During the year Inventory increase to TZS 7,827,471,891 from TZS 2,169,622,895 after cost recognition of all semi-finished bunju houses from Work in progress of TZS 9,781,085,512.14 and transfer for cost of sales for bunju houses of TZS 4,216,978,685.54 after meeting recognition criteria.

	2023/24	2022/23
Completed Bunju Houses	7,659,887,337	2,095,780,510
Supplies and Consumables	167,584,555	73,842,385
Total	7,827,471,891	2,169,622,895

NOTE 14. TRADE AND OTHER RECEIVABLES

Note 14.1 Current Trade receivables

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

The receivables of TZS 42,763,948,042 consist of public and commercial housing provision, consultancy fees, and sales of Government houses exchange transactions. Other receivables of TZS 18,067,898,758 consist of Agency own source advanced to projects for construction services to various clients, Sales of Government houses to University of Dodoma located at Mwangaza Dodoma Region, Advance issued to TBA employees, and Imprest issued not retired.

The trade receivables are stated net of expected credit losses based on the Agency's model governance policy available.

	30.06.2024	30.06.2023
Public Rent Receivables	3,691,519,323	3,480,993,192
Special Rent Receivables	11,735,595,845	10,868,190,287
Consultancy fee receivables	17,197,130,451	17,889,727,523
Sale of Government House-Bunju (Note 9.2.1.1)	9,062,609,004	6,710,398,675
Other Government Houses (Note 9.2.1.2)	1,077,093,418	1,250,689,511
Total trade receivables	42,763,948,042	40,199,999,188
Other receivables		
Client works-construction projects	9,686,446,767	8,501,444,803
Mwangaza Houses	4,444,679,003	4,444,679,003
Imprest	3,930,300,630	1,492,375,427
Loan and advances	6,472,358	25,565,461
Total other receivables	18,067,898,758	14,464,064,694
Expected credit losses	(5,260,543,359)	(5,143,504,878)
Total current Trade receivable	55,571,303,441	49,520,559,004

[Note 14.2 Non-current Trade receivable](#)

[Note 14.2.1 Bunju Houses](#)

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

These are deferred receivables as a result of sales of houses constructed by the Agency in Bunju area. The Sales are not recognized in the Statement of Financial Performance as they will be amortized as they fall due. This is according to the Agency's Policy

	30.06.2024	30.06.2023
Remain balance	3,155,076,376	3,604,288,741
Additional of new Sales	2,111,628,199	1,403,208,102
Less: Sales Recognized	(1,173,850,949)	(1,852,420,467)
End balance	4,092,853,626	3,155,076,376
Total Non-current Trade receivable	4,092,853,626	3,155,076,376

NOTE 15. CASH FLOW RECONCILIATION - CASH FLOW GENERATED FROM OPERATIONS

Reconciliation of net cash flows from operating activities to surplus/ (deficit)

	30.06.2024	30.06.2023
Surplus/ Deficit for the Period	15,270,386,301	39,536,299,655
Add/ (Less) Non-Cash Item		
Amortizations of Intangible Assets	4,490,527	9,487,538
Impairment Loss	-	193,302,408
Loss on disposal	17,723,274	
Depreciation of Property, Plant and Equipment	1,630,204,736	2,322,666,952
Depreciation of Investment Property	4,269,331,382	2,822,818,375
Provision for expected credit losses	117,038,481	5,147,267,282
Reversal of Expenses - Provision	(474,077,703)	0
Gain/ (Loss) on Foreign Currency Translation	(560,456,200)	(43,569,419)
Add/ (Less) Change in Working Capital		
Deferred Income (Capital)	1,502,375,713	420,191,428
Deferred Income (Revenue)	(5,333,351,461)	(22,742,742,496)
Inventories	(5,657,848,996)	1,162,636,198
Other Payments	(5,560,725,519)	(27,845,117,169)
Other Receipts	14,136,523,017	26,879,202,935
Payables and Accruals	(105,793,971)	(936,715,488)

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Prepayments	(25,199,494)	465,367
Receivables	(6,050,744,437)	(3,664,305,591)
Net Cash Generated from Operations	13,179,875,650	23,261,887,975

NOTE 16. PREPAYMENTS

During the year under review prepayment comprise of Diesel TZS 30,740,374.3093 for office use

	30.06.2024	30.06.2023
Advance Supplies of goods and services	30,740,374	5,540,881

NOTE 17. DEFERRED INCOME (REVENUE)

Note 17.1 Grants

Note 17.1.1 Development

During the financial year under review, the Agency received TZS 9,550,000,000 for implementation of development projects including Magomeni, construction of Government houses and Rehabilitation of Leaders and residential houses from Ministry of Work. The Agency recognized deferred revenue of TZS 2,117,328,523 after expenditure of TZS 15,197,957,581

	30.06.2024	30.06.2023
Opening Balance	7,765,286,104	29,861,767,137
Additional funds received	9,550,000,000	16,200,000,000
Total funds	17,315,286,104	46,061,767,137
Utilized funds	(15,197,957,581)	(38,296,481,033)
Deferred Grant	2,117,328,523	7,765,286,104

Note 17.1.2 Personal Emoluments (PE)

During the financial year under review, the Agency recognized deferred revenue from Personal Emoluments of TZS 63,603,469 the deferred Personal Emoluments will be amortized next year. Refer Note No 9 - Amortization of Recurrent Grant

	30.06.2024	30.06.2023
Opening Balance	37,554,935	36,801,599
Received during the Year	8,224,589,885	5,992,307,605

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Amortized during the Year	(8,198,541,352)	(5,991,554,268)
Deferred Grant	63,603,469	37,554,935
Total Grant current Liability (Note 17.1.1 & Note 7.1.2)	2,180,931,992	7,802,841,039

Note 17.2 Sales and rehabilitation of houses

Note 17.2.1 Sales Government houses

Deferred revenue comprises of sales of Bunju houses. The Agency recognizes sale of Government house during the first year (50%) in statement of financial performance. During the year TZS 4,638,676,554.10 was recognized as sales (New sales 50% TZS 3,464,825,605.03 and from amortized deferred TZS 1,173,850,949.07). Also, the remaining amount from first year 50% is recognized in the statement of financial position as receivable in asset and deferred Revenue totalling to TZS 3,118,825,605.02 (TZS 894,689,100.41 current liability and TZS 2,224,136,504.61). The deferred revenue will be amortized every year as they fall due

	30.06.2024	30.06.2023
Opening Balance-Deferred Revenue	3,155,076,376	3,604,288,741
Additional Sales for the year	6,583,651,210	2,806,416,204
Less: Sales Amortized during the year	(4,638,676,554)	(3,255,628,569.22)
Less: Advance (Excess amount received per contract)	(1,017,441,224)	-
Total deferred sales	4,082,609,808	3,155,076,376
Deferred Revenue - (Non-Current Liability)	3,631,445,679	1,985,862,204
Deferred Revenue - (Current Liability)	1,458,361,536	1,169,214,172

Note 17.2.2 Rehabilitation of Rented Houses

According to TBA Accounting Manual (Para 4.4.3.1.3), the Agency may allow tenant to renovate, repair or modify Agency owned estates by using tenant funds (See Note 4.2.1.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

rental Income). The Agency amortizes the amount used by tenants to rehabilitate the rented house every financial year.

During the year the Agency recognize TZS 165,698,382.17 as public rent (TZS 158,619,248.48 from last financial year as current liability and TZS 7,079,133.69 as current year). Current liability (deferred) recognized TZS 158,029,470.99 and the TZS 478,040,474.53 as non-current deferred liability. The amount of TZS 21,900,842.86 was expensed in favour of recognition of public rent for financial year 2023/24.

	30.06.2024	30.06.2023
Opening Balance total deferred revenue (rented)	779,867,486	557,478,490
Add: Rehabilitated houses during the year	21,900,843	420,242,746
Less: Rent recognized during the year	(165,698,382)	(197,853,751)
Total deferred rented houses	636,069,946	779,867,486
Deferred Revenue - (Non-Current Liability)	478,040,475	621,248,236
Deferred Revenue - (Current Liability)	158,029,471	158,619,248
Total Deferred Income (Revenue) Non-current - Note 17.2.1 & Note 17.2.2	4,109,486,153	2,607,110,441
Total Deferred Income (Revenue) current - Note 17.2.1 & Note 17.2.2	1,616,391,006	1,327,833,420
Total Deferred Income (Revenue) current - Note 17.1 & Note 17.2	3,797,322,999	9,130,674,459

NOTE 18. DEPOSITS

Note 18.1 Client deposit for construction of Government houses.

These are deposit for constructions of Government houses in Tanzania. The Agency enter into contracts with various Government Institutions to build various projects every Financial Year through the Department of Construction, during the year the Agency continue the constructions of ongoing projects and new projects, and as at 30 June 2024 the Agency remain with the amount of TZS 3,342,776,788

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Opening balance	3,438,004,026	4,316,311,090
Client deposit for construction of Houses	13,954,203,017	26,655,432,935
Total funds	17,392,207,043	30,971,744,025
Utilized fund	(14,049,430,255)	(27,533,739,999)
Balance	3,342,776,788	3,438,004,026

Note 18.2 Customer deposit

The Agency receives funds for the purchase of Government houses at Bunju area, magomeni area, other Government Houses and deposit for security on rented houses, however for the amount to be treated as Sales they have to meet recognition criteria. The funds deposited by various customers is treated in the Financial Statements as down payments due to failure to meet recognition criteria under IPSAS 9 - Revenue from Exchange Transactions paragraph 28 - 30

	30.06.2024	30.06.2023
At the Beginning	1,621,790,718	1,306,931,227
Collected for bunju houses	119,660,000	223,770,000
Collected for Magomeni houses	39,110,000	-
Key deposit	23,550,000	-
Refunded during the year	-	(54,136,000)
Total payable	1,804,110,718	1,708,990,718
Sales recognition	(798,119,844)	(87,200,000)
Total Customer Deposits	1,005,990,874	1,621,790,718
Total Deposit (Note 18.1 & 18.2)	4,348,767,662	5,059,794,744

NOTE 19. PAYABLES AND ACCRUALS

These are current and non-current obligations which rose from operating activities of the Agency. Other expenses include Security Service, Telephone charge -Mobile and Internet and mail connections recognized as creditors and advertising and publication costs as payment of creditors during the year.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

CATEGORIES	30.06.2024	30.06.2023
a) Sundry Creditors		
Wages, salaries, and employee benefits	15,757,079	15,757,079
Use of Goods and Service	382,086,534	377,967,334
Maintenance expenses	87,043,242	87,043,242
Other expenses	36,059,862	36,059,862
Sub Total (Sundry creditors)	520,946,717	516,827,517
b) Bunju Claims to be refunded	181,333,675	229,222,875
c) Construction goods and services	2,130,779,516	2,192,803,487
Total Trade and Other Payables	2,833,059,908	2,938,853,879

NOTE 20. PROVISIONS

During the financial year the Agency has provided for liability due probable cash outflow in the case between Mweha Hamis Vs. Tanzania Buildings Agency & Attorney General on case no 9063/2024.

The Agency will not pay TZS 700,000,000 as the provision for liabilities after the conclusive negotiations with Issa Said Matta for the acquisition of the remaining plots at Kiluvya.

	30.06.2024	30.06.2023
Other Expenses (Legal fees Expenses)	227,523,000	
Issa said Matta-Land Kiluvya		700,000,000
NASACO Building	591,000,000	591,000,000
Total Provision	818,523,000	1,291,000,000

NOTE 21. TAXPAYER'S FUND

	30.06.2024	30.06.2023
At start of the year	376,135,047,532	376,135,047,532
Additions	-	-
At the end of the year	376,135,047,532	376,135,047,532

NOTE 22. ACCUMULATED SURPLUS

During the year, the Agency recognizes surplus of TZS 15,270,386,301

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
At start of the year	293,311,118,512	253,774,818,857
Surplus for the period	15,270,386,301	39,536,299,655
Retained Earnings at the end	308,581,504,813	293,311,118,512

NOTE 23. RECEIPTS

Note 23.1 - Revenue Grants

	30.06.2024	30.06.2023
Development funds received	9,550,000,000	16,200,000,000
Recurrent Grant received	8,224,589,885	5,992,307,605
Total receipts from Grants	17,774,589,885	22,192,307,605

Note 23.2 - Revenue from Exchange Transactions

	30.06.2024	30.06.2023
Public rent	4,538,586,472	3,510,094,618
Special Rent	5,069,558,975	4,439,639,110
Consultancy services	5,176,998,981	15,719,388,941
Receipts from Sales of Government Houses	1,775,709,763	873,174,319
Sale of Bunju houses	1,488,346,381	980,740,000
Total receipts from exchange transactions	18,049,200,572	25,523,036,989

Note 23.3 Other Revenue

	30.06.2024	30.06.2023
Receipts from Construction services	716,077,836	1,877,649,099
Other income	277,973,344	47,401,654
Total receipts from other revenue	994,051,180	1,925,050,753

Note 23.4 Other Receipts

	30.06.2024	30.06.2023
Clients' deposits	13,954,203,017	26,655,432,935

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Down payment for purchase of houses and key deposit	182,320,000	223,770,000
Total receipts from other receipts	14,136,523,017	26,879,202,935

NOTE 24. REVENUE AND PAYMENTS RECONCILIATION

REVENUE

Note 24.1 - Revenue Grants

	30.06.2024	30.06.2023
Reported in the Statement of Financial Performance	23,396,498,932	44,313,943,635
Add: Closing deferred (Note 17.1)	2,180,931,992	7,802,841,039
Less: Non cash grant (Note 9.1.3)	-	(25,908,333)
Opening deferred (Note 17.1)	(7,802,841,039)	(29,898,568,736)
Revenue Grants cash inflow	17,774,589,885	22,192,307,605

Note 24.2 - Revenue from Exchange Transactions

	30.06.2024	30.06.2023
Reported in the Statement of Financial Performance	21,042,489,517	28,645,234,719
Add: Opening Receivable (Note 14.1)	40,199,999,188	37,237,891,618
Change in Non-cash - Gain foreign exchange (Note 9.5)	534,478,135	44,690,153
Less: Non-cash - rehabilitation (Note 17.2.2)	(165,698,382)	(204,780,313)
Change in Non-cash - Prior year collection (Note 9.2.1.1)	(798,119,844)	
Closing Receivable (Note 14.1)	(42,763,948,042)	(40,199,999,188)

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Revenue from Exchange Transactions cash inflow	18,049,200,571	25,523,036,989
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Note 24.3 Other Revenue

	30.06.2024	30.06.2023
Reported in the Statement of Financial Performance	1,819,818,384	1,925,050,753
Less: Proceeds from Sale of Asset (Note 9.3)	(124,166,500)	-
Reversal of Expense Provision (Note 9.3.1)	(701,600,703)	
Other Revenue cash inflow	994,051,180	1,925,050,753

Note 24.4 Other Receipts

	30.06.2024	30.06.2023
Deposit utilized during the year (Note 18)	14,049,430,255	27,587,875,999
Add: Closing deposit (Note 18)	4,348,767,662	5,059,794,744
Non-cash - Sales recognized (Note 18)	798,119,844	87,200,000
Less: Opening balance (Note 18)	(5,059,794,744)	(5,855,667,808)
Other Receipts cash inflow	14,136,523,017	26,879,202,935

PAYMENTS

Note 24.5 - Wages, Salaries and Employee Benefits

	30.06.2024	30.06.2023
Reported in the Statement of Financial Performance	13,869,620,617	12,883,723,848
Add: Opening payables (Note 19)	15,757,079	14,564,669
Less: Closing payables (Note 19)	(15,757,079)	(15,757,079)

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Wages, Salaries and Employee Benefits cash outflow	13,869,620,617	12,882,531,438

Note 24.6 - Use of Goods and Service

	30.06.2024	30.06.2023
As per the Statement of Financial Performance	4,227,805,757	4,032,779,672.00
Add: Closing Prepayment (Note 16)	30,740,374	5,540,880.63
Closing Inventory (Note 13)	167,584,555	73,842,385.00
Opening payables (Note 19)	377,967,334	327,503,073.00
Closing Imprest (Note 14.1)	2,070,169,365	600,656,601.00
Less: Opening Prepayment (Note 16)	(5,540,881)	(6,006,248.00)
Opening Inventories (Note 13)	(73,842,385)	(88,399,227.00)
Closing payables (Note 19)	(382,086,534)	(377,967,334.16)
Opening Imprest (Note 14.1)	(600,656,601)	(359,762,848.00)
Use of Goods and Service cash outflow	5,812,140,984	4,208,186,954.47

Note 24.7 - Social Benefits

	30.06.2024	30.06.2023
Reported in the Statement of Financial Performance	500,000	-
Add: Opening payables (Note 19)	-	-
Less: Closing payables (Note 19)	-	-
Social Benefits cash outflow	500,000	-

Note 24.8 - Other Transfer Payments

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Reported in the Statement of Financial Performance	500,000,000	300,000,000
Add: Opening payables (Note 19)	-	-
Less: Closing payables (Note 19)	-	-
Other transfer payments cash outflow	500,000,000	300,000,000

Note 24.9 - Other Expenses

	30.06.2024	30.06.2023
Reported in the Statement of Financial Performance	526,965,739	274,071,427
Add: Opening payables (Note 19)	36,059,862	36,059,862
Open Provision (Note 20)		
Closing Imprest (Note 14.1)	50,263,220	
Less: Closing payables (Note 19)	(36,059,862)	(36,059,862)
Closing Provision (Note 20)	(227,523,000)	
Rehabilitation (Note 17.2.2)	(21,900,843)	
Other expenses cash outflow	327,805,116	274,071,427

Note 24.10 - Maintenance Expenses

	30.06.2024	30.06.2023
Reported in the Statement of Financial Performance	2,186,929,621	6,258,422,746
Add: Opening payables (Note 19)	87,043,242	87,845,052
Closing Imprest (Note 14.1)	115,089,300	891,718,826
Less: Closing payables (Note 19)	(87,043,242)	(87,043,242)
Opening Imprest (Note 14.1)	(891,718,826)	(126,542,682)
Rehabilitation (Note 17.2.2)		(6,926,562)

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

	30.06.2024	30.06.2023
Maintenance Expenses cash outflow	1,410,300,095	7,017,474,138

Note 24.11 Other Payments

	30.06.2024	30.06.2023
Client Deposit received during the year (Note 18)	14,136,523,017	26,879,202,935
Add: Opening balance (Note 18)	5,059,794,744	5,855,667,808
Opening payable Construction (Note 19)	2,192,803,487	3,180,373,836
Opening payable bunju refund (Note 19)	229,222,875	229,222,875
Closing Imprest (Note 14.1)	1,694,778,766	
Less: Closing balance deposit (Note 18)	(4,348,767,662)	(5,059,794,744)
Non cash Sales recognized (Note 18)	(798,119,844)	(87,200,000)
Closing payable Construction (Note 19)	(2,130,779,516)	(2,192,803,487)
Closing payable bunju refund (Note 19)	(181,333,675)	(229,222,875)
Other payments cash outflow	15,854,122,192	28,575,446,348

Note 24.12 - Investing Activities

	30.06.2024	30.06.2023
Proceeds from Sale of Asset (Note 9.3)	124,166,500	-
Investing Activities cash outflow	124,166,500	-

NOTE 25. RELATED PARTY TRANSACTIONS

Parties are considered to be related if one party has the ability to control the other party or exercise significant influence over the other party in making financial and operating decisions.

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

25.1 During the period under review, the Agency had both operating and/or financial relationship with several Government entities including Ministry of Work, Treasury Registrar and Ministry of Finance,

The Agency also worked with other Government institutions including, Architects and Quantity Surveyors Registration Board (AQRB), Engineers Registration Board (ERB), Contractors Registration Board (CRB), Government Procurement Services Agency (GPSA), etc.

During the period under review, the Agency received TZS 28,132,365,511.27 from Government institutions and made payment of TZS 5,793,146,415.53 to Government institutions. Note 28 show list of Government entities.

25.2 Individuals owning, directly or indirectly, an Interest with the Agency that gives them significant Influence over the Agency.

The Agency classifies its key management personnel into two classes:

i. Ministerial Advisory Board (MAB)

Ministerial Advisory Board members are paid Annual Directors fee as per President's Office Public Service Management and Good Governance guideline with Ref. No. CAC.17/228/01 "C"/27 dated 17 April 2023, the Chairman of the Board is paid an annual fee of TZS 7,000,000, Secretary is Paid TZS 6,000,000 and TZS 5,000,000 for each member of the Board.

	30.06.2024		30.06.2023	
	No. of persons	Amount	No. of persons	Amount
Chairman	1	7,000,000	1	4,000,000
Secretary	1	6,000,000	1	4,000,000
Members	4	20,000,000	4	16,000,000
Total		33,000,000		24,000,000

ii. Key Management personnel

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Key Management personnel are employed as employees of the Agency, on permanent and pensionable employment terms. The Key Management Personnel had no loans with Agency. The remuneration paid, Contribution to post employment Benefit plan and other allowances of key management personnel is presented below:

	30.06.2024	30.06.2023
Key Management Personnel Emoluments	1,879,827,340	1,656,277,600
Contribution to post employment Benefit plan	281,974,101	248,441,640
Other Emoluments	559,657,813	446,825,000
Total	2,721,459,254	2,351,544,240
Number of Key Management Personnel	51	50

NOTE 26. INFORMATION ON BUDGET PERFORMANCE

IPSAS 24 requires a public sector entity that is required or elect to make publicly available its approved budget to present budgetary information covering classification and basis adopted in the approved budget, budget period covered, and material difference (variances) between the final budget amount and actual amounts during the year for both revenue and expenditure.

Note 26.1 Budgetary basis.

The budget for financial year 2023/24 is based on TBA Rolling Strategic Plan, operational policies and relevant Government Circulars. It was also prepared in line with the Medium-Term Expenditure Framework (MTEF) as one of the requirements of the Government Budget Guidelines for Preparation of budget.

Note 26.2 Budgetary period covered.

The budget for financial year 2023/24 covered a twelve (12) months period starting 1 July 2023 to 30 June 2024.

Note 26.3 Explanation for Material Variances

During implementation of the approved budget for financial year 2023/24, the Agency noted some material variances (above or below 10%) against its revenue and expenditure budget. Explanation on such variances is given below.

Note 26.4 Revenue from Exchange Transactions

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

During the year ended 30 June 2024 the Agency collected TZS 18,049,200,571 on rented houses, Sales of Government houses and consultancy fee compared to TZS 29,574,440,476 budgeted equivalent to 39%. The decrease of TZS 11,525,239,905 was mainly caused by the Agency acquiring fewer consultancy projects compared to the previous years.

Note 26.5 Other revenue

During the year ended 30 June 2024 the Agency earned TZS 994,051,180 from Construction Works and miscellaneous revenue equivalent to 93% less compared to TZS 13,977,609,052 that was budgeted. The Agency during the year had few construction projects compared to the previous years, hence the major change.

Note 26.6 Other receipts

During the year ended 30 June 2024 the Agency received TZS 14,136,523,017 from Contract works - Clients, and Receipt from Sales of Commercial Houses (Down payment) these funds are not budgeted in the Agency budget and are neither consider as Agency's fund nor Agency's Projects, that is why neither fund from this category has been estimated in the Agency's budget

Note 26.7 Revenue Grants

During the year ended 30 June 2024 the Agency received TZS 17,774,589,885 on Development Grants and Personal emoluments compared to TZS 34,220,587,000 budgeted equivalent to 48%. The decrease of TZS 16,445,997,115 was caused by the under release of development funds by the Government.

Note 26.8 Wages, salaries and employee benefits.

During the year ended 30 June 2024 the Agency incurred TZS 13,869,620,617 as Wages, salaries, and employee benefits equivalent to 81% of the budgeted amount TZS 17,064,136,926. The difference of TZS 3,194,516,309 was mainly caused by the under collection of revenue.

Note 26.9 Use of Goods and Service.

During the year ended 30 June 2024 the Agency incurred TZS 5,812,140,984 as Supplies and consumables equivalent to 60% of the budgeted amount TZS 9,722,087,846. The decrease of expenditure was mainly caused by the Agency's fewer projects during the year.

Note 26.10 Other Expenses

During the year ended 30 June 2024 the Agency incurred TZS 327,805,116 as other expenses equivalent to 8% of the budgeted amount TZS 3,968,838,719. The decrease of expenditure was due to management initiatives of cutting costs.

NOTE 27. SUMMARY OF MOVEMENTS ON ASSETS

During the year under review, the Agency acquired assets from own source funds TZS 83,629,992. Also, Investment property Agency recognizes TZS 25,953,269,970 from capitalized costs after completions of constructions and rehabilitation of the Agencies buildings.

27.1 PROPERTY, PLANT AND EQUIPMENT

2023/2024										
Asset Class	Cost as at 01 July 2024	Cost		Disposed Cost	Total cost as at 30/6/2024	Accumulated Depreciation and Impairment	Depreciation for the year	Acc Depreciation Disposed	Total Acc. Depreciation & Impairment at 30 June, 2024	Carrying amount as at 30/6/2024
		Additions (Monetary)	Additions (Non-Monetary)							
Land	8,216,429,657	-	-	-	8,216,429,657	-	-	-	-	8,216,429,657
Buildings	59,101,983,891	-	-	-	59,101,983,891	10,576,865,784	1,023,013,032	-	11,599,878,816	47,502,105,075
Motorvehicles	7,240,432,160	-	-	(785,601,494)	6,454,830,665	6,270,053,018	135,532,323	(766,611,991)	5,638,973,350	815,857,316
Plants and Machinery	3,273,487,271	-	-	(123,648,328)	3,149,838,943	2,079,977,641	117,166,602	(106,335,037)	2,090,809,206	1,059,029,737
Furniture and Fixtures	2,432,363,404	19,236,000	-	(218,536,097)	2,233,063,307	2,111,005,648	53,422,962	(204,087,873)	1,960,340,736	272,722,571
Office Equipment	3,612,350,469	2,867,000	-	(279,797,611)	3,335,419,859	1,653,898,878	275,154,329	(196,248,961)	1,732,804,246	1,602,615,612
Computer Equipment	1,359,294,574	21,214,992	-	(232,864,445)	1,147,645,121	1,160,614,330	25,915,489	(225,175,739)	961,354,080	186,291,041
TOTAL	85,236,341,426	43,317,992	-	(1,640,447,975)	83,639,211,443	23,852,415,300	1,630,204,736	(1,498,459,601)	23,984,160,435	59,655,051,008

NOTES TO THE FINANCIAL STATEMENTS CONTINUES

Note 26.11 Other Payments

During the year ended 30 June 2024 the Agency incurred TZS 15,854,122,192 as Contract works from Clients, these funds are not budgeted in the Agency budget and are neither considered as Agency's fund nor Agency's Projects, that is why neither fund from this category has been estimated in the Agency's budget.

Note 26.12 Development Grants

During the year ended 30 June 2024 the Agency incurred TZS 5,502,446,398 as Development - Grant equivalent to 32% of the budgeted amount TZS 17,220,819,812. The decrease in expenditure was mainly caused by fewer development grants received during the year.

Note 26.13 Reconciliation of Cash flow and Budget

The Government through circular No. 07 of 2020/21 adopted reconciliation of actual amount on comparable bases between statement of comparison of budget and actual amounts and cash flow statement as per requirement of IPSAS 24 Para 47.

The analysis of the reconciliation of statement of comparison of budget and actual amounts and statement of cash flows is detailed table no 26 below.

Table 26: Reconciliation of Statement of Comparison of Budget and Actual Amounts and Statement of Cash Flows

Description	Operating	Financing	Investing	Total
Actual Amount on comparable basis as presented in the statement of comparisons of Budget and Actual	13,179,875,650	-	(20,659,867,471)	(7,479,991,821)
Basis Differences	-	-	-	-
Timing Differences	-	-	-	-
Entity Differences	-	-	-	-
Actual Amount in the statement of Cash Flows	13,179,875,650		(20,659,867,471)	(7,479,991,821)

Note 27. Summary of Movements on Assets (Continues)

2022/2023 - PROPERTY, PLANT AND EQUIPMENT										
Description	Initial Cost	Additions		Transfer	Total cost as at 30/6/2023	Acc. Depreciation & Impairment at 01 Jul, 2022	Depreciation for the year	Impairment for the year	Total Acc. Depreciation & Impairment at 30 June, 2023	Carrying amount as at 30/6/2023
		Monetary	Non Monetary							
Land	8,216,429,657	-	-	-	8,216,429,657	-	-	-	-	8,216,429,657
Buildings	59,101,983,891	-	-	-	59,101,983,891	9,201,523,699	1,182,039,678	193,302,408	10,576,865,784	48,525,118,106
office furniture	862,562,935	35,732,904	25,908,333	-	924,204,172	577,993,715	71,810,014	-	649,803,728	274,400,444
Household furniture	1,456,223,931	51,935,300	-	-	1,508,159,231	1,439,818,848	21,383,071	-	1,461,201,919	46,957,312
office equipment	3,376,231,058	60,030,010	-	-	3,436,261,068	1,213,652,009	273,034,785	-	1,486,686,794	1,949,574,275
Household equipment	176,089,401	-	-	-	176,089,401	153,124,932	14,087,152	-	167,212,085	8,877,316
Machinery	3,266,387,271	7,100,000	-	-	3,273,487,271	1,818,493,660	261,483,982	-	2,079,977,641	1,193,509,630
Motor vehicles	7,240,432,160	-	-	-	7,240,432,160	5,835,627,089	434,425,930	-	6,270,053,018	970,379,141
Computer and IT equipm	1,222,825,407	136,469,167	-	-	1,359,294,574	1,096,211,989	64,402,341	-	1,160,614,330	198,680,244
Total June 2023	84,919,165,711	291,267,381	25,908,333	-	85,236,341,425	21,336,445,940	2,322,666,952	193,302,408	23,852,415,300	61,383,926,126

27.2 INVESTMENT PROPERTY

2023/2024										
Description	Initial Cost	Additions		Transfer	Total cost as at 30/6/2023	Acc. Depreciation & Impairment at 01 Jul, 2022	Depreciation for the year	Impairment for the year	Total Acc. Depreciation & Impairment at	Carrying amount as at 30/6/2023
		Monetary	Non Monetary							
Land	298,815,986,000	-	-	-	298,815,986,000	-	-	-	-	298,815,986,000
Buildings	154,385,293,386	-	25,953,269,970	-	180,338,563,355	14,389,012,572	4,269,331,382	-	18,658,343,955	161,680,219,401
Total June 2024	453,201,279,386	-	25,953,269,970	-	479,154,549,355	14,389,012,572	4,269,331,382	-	18,658,343,955	460,496,205,401
Work in Progress	122,240,690,900	20,700,403,979		(35,734,355,482)	107,206,739,397				-	107,206,739,397

2022/2023 - INVESTMENT PROPERTY

2022/2023 - INVESTMENT PROPERTY												
Description	Initial Cost	Additions		Transfer	Disposed Cost	Total cost as at 30/6/2023	Acc. Depreciation & Impairment at 01 Jul, 2022	Depreciation for the year	Impairment for the year	Acc Depreciation Disposed	Total Acc. Depreciation & Impairment at 30 June, 2023	Carrying amount as at 30/6/2023
		Monetary	Non Monetary									
Land	298,815,986,000					298,815,986,000					-	298,815,986,000
Buildings	139,016,966,299	14,948,084,341	420,242,746			154,385,293,386	11,566,194,197	2,822,818,375			14,389,012,572	139,996,280,813
Total June 2023	437,832,952,299	14,948,084,341	420,242,746		-	453,201,279,386	11,566,194,197	2,822,818,375	-	-	14,389,012,572	438,812,266,813
Work In Progress	90,124,969,883	47,063,805,358		(14,948,084,341)		122,240,690,900					-	122,240,690,900

27.3 INTANGIBLE ASSET

27.3 INTANGIBLE ASSETS

2023/2024												
Description	Initial Cost	Additions		Transfer	Disposed Cost	Total cost as at 30/6/2024	Acc. Amortization & Impairment at 01 Jul. 2023	Amortization for the year	Impairment for the year	Acc Depreciation Disposed	Total Acc. Amortization & Impairment at	Carrying amount as at 30/6/2024
		Monetary	Non Monetary									
Software	379,501,529	40,312,000	-	-	-	419,813,529	374,908,260	4,490,527	-	-	379,398,787	40,414,742
Total June 2024	379,501,529	40,312,000	-	-	-	419,813,529	374,908,260	4,490,527	-	-	379,398,787	40,414,742
2022/2023												
Description	Initial Cost	Additions		Transfer	Disposed Cost	Total cost as at 30/6/2023	Acc. Amortization & Impairment at 01 Jul. 2022	Amortization for the year	Impairment for the year	Acc Depreciation Disposed	Total Acc. Amortization & Impairment at	Carrying amount as at 30/6/2023
		Monetary	Non Monetary									
Software	379,501,529	-	-	-	-	379,501,529	365,420,722	9,487,538	-	-	374,908,260	4,593,269
Total June 2023	379,501,529	-	-	-	-	379,501,529	365,420,722	9,487,538	-	-	374,908,260	4,593,269
TOTAL 2023/2024	538,817,122,340	26,036,899,962	-	-	(1,640,447,975)	563,213,574,328	39,623,533,538	5,904,026,646	-	(1,498,459,601)	44,029,100,582	519,184,473,745
TOTAL 2022/2023	523,131,619,539	15,239,351,722	446,151,080	-	-	538,817,122,340	33,268,060,859	5,154,972,865	193,302,408	-	39,623,533,538	500,200,786,208

NOTE 28. LIST OF TRANSACTIONS/ BALANCES WITH OTHER GOVERNMENT ENTITIES FOR THE YEAR ENDED 30 JUNE 2024

The Agency has received TZS 28,132,365,511.27 from Government entities as follows;

S/No	Name	Service	Amount
1	Attorney General	Projects	185,824,387.77
2	Clerk Of National Assembly	Projects	251,005,105.70
3	Commissioner of Ethics Secretariat	Projects	415,441,078.69
4	Controller and Auditor General	Projects	31,648,243.10
5	Ded Kalambo	Projects	14,023,921.00
6	Ded Ngorongoro	Projects	115,408,817.67
7	District Executive Director	Projects	979,306,486.75
8	District Executive Director, Mbozi District Council	Projects	9,988,186.44
9	District Executive Director, Momba District Council	Projects	17,828,371.17
10	District Executive Director, Nyasa District Council	Projects	9,811,799.76
11	Dodoma Regional Referral Hospital	Projects	97,800,000.00
12	Ethics Commissioner Ethics Secretariat	Projects	560,651,004.02
13	High Court of Tanzania - Division of Labour.	Projects	154,317,252.08
14	Kakonko District Council	Projects	49,354,299.60
15	Land Transport Regulatory Authority (LATRA)	Projects	222,135,773.90
16	Manyara Referral Hospital	Projects	23,850,000.00
17	Ministry Of Agriculture	Projects	185,759,997.94
18	Ministry Of Arts, Culture and Sports,	Projects	147,399,217.19
19	Ministry of communication and information technology (mcit)	Projects	6,847,400.00
20	Ministry Of Constitutional and L Egal Affairs	Projects	96,161,638.95
21	Ministry Of Energy	Projects	15,359,854.20
22	Ministry of finance and planning	Projects	19,800,000.00
23	Ministry Of Finance and Planning	Projects	143,339,166.56
24	Ministry Of Health	Projects	3,050,261,916.36
25	Ministry Of Home Affairs	Projects	118,487,072.04
26	Ministry Of Livestock and Fisheries	Projects	115,067,118.76
27	Ministry of mineral	Projects	6,978,000.00
28	Ministry of Works	Development, Rehabilitation and Salary	10,122,013,759.89
29	Ministry Of Health community Development Gender elderly And Children	Projects	16,451,035.40
30	Mtwara Rural District Council	Projects	128,558,211.06
31	National Audit Office	Projects	5,341,136.44
32	National Bureau Of Statistics NBS	Projects	48,573,646.13
33	Nzega District Council	Projects	177,437,001.17
34	Office Of Registrar Of Political Parties	Projects	10,000,000.00
35	The office of the Attorney General	Projects	5,850,000.00

S/No	Name	Service	Amount
36	President's Office, Regional Administration and Local Government (PO-RALG)	Projects	287,899,684.51
37	Office of the Director of Public Prosecutions (DPP)	Projects	27,000,000.00
38	Parliament Of Tanzania	Projects	250,911,518.20
39	PERMANENT SECRETARY MINISTRY OF COMMUNITY DEVPT GENDER	Projects	32,440,573.33
40	Permanent secretary vice president's office	Projects	10,000,000.00
41	President's Office Ethics Secretariat	Projects	3,689,143.00
42	Prevention And Combating Of Corruption Bureau (PCCB)	Projects	158,850,000.00
43	Prime Minister Office Policy and Parliament	Projects	13,650,000.00
44	Ras Geita	Projects	134,866,102.00
45	Ras Iringa	Projects	31,605,426.99
46	Ras- Lindi	Projects	141,490,562.20
47	Ras Manyara	Projects	8,375,000.00
48	Ras Morogoro	Projects	27,561,404.96
49	Ras Rukwa	Projects	535,421,506.77
50	Ras Simiyu	Projects	384,163,825.71
51	Ras-Katavi	Projects	20,665,000.00
52	Records And Archives Management Department	Projects	740,173,689.23
53	Regional Administrative Secretary - Ruvuma region	Projects	78,360,826.96
54	Regional Administrative Secretary - Shinyanga	Projects	60,309,083.40
55	Regional Administrative Secretary- Mara	Projects	483,884,008.41
56	Regional Administrative Secretary Morogoro	Projects	79,290,932.06
57	Regional Administrative Secretary Singida Region	Projects	420,583,594.72
58	Regional Administrative Secretary-Rukwa	Projects	12,255,821.60
59	Regional Referral Hospital Kagera	Projects	11,705,000.00
60	Ruwasa Dodoma	Projects	274,455,940.00
61	TANROADS	Projects	19,980,348.25
62	TANZANIA CIVIL AVIATION AUTHORITY	Projects	18,002,000.00
63	Tanzania Electrical, Mechanical and Electronics Services Agency (TEMESA)	Projects	13,609,929.31
64	Tanzania Forest Service Agency	Projects	272,587,901.36
65	Tanzania Revenue Authority	Projects	157,945,373.84
66	Tanzania Tourist Board (TTB)	Projects	43,496,248.08
67	The Office Of Attorney General	Projects	36,934,943.00
68	The President Office Public Service Management	Projects	5,544,000,360.44
69	The President's Office Public Service Commission	Projects	166,964,263.20
70	Ministry of Education, Science and Technology (MoEST)	Projects	43,725,000.00
71	Ministry of Communication and Information Technology	Projects	27,429,600.00
Total			28,132,365,511.27

The Agency made payment of TZS 5,793,146,415.53 from Government entities as follows;

S/No	Name	Service	Amount
1	Architects And Quantity Surveyors Registration Board	Fees	10,021,478.30
2	Arusha Technical College Production And Consultancy Unit	Fees	9,500,000.00
3	AUWASA Capital Account	Water bills	16,667,796.29
4	Babati Urban Water Supply And Sanitation Authority	Water bills	1,512,636.60
5	Bariadi Urban Water Authority	Water bills	523,376.38
6	BUWASA	Water bills	307,380.00
7	Chuo Cha Ujenzi Morogoro	Conference	750,000.00
8	Contractors Registration Board	Fees	8,650,000.00
9	Dar Es Salaam Institute of Technology	Fees	19,239,000.00
10	Dar Es Salaam Water And Sewerage Authority	Water bills	66,117,404.23
11	DAWASA	Water bills	30,816,526.56
12	DUWASA	Water bills	27,802,862.13
13	E Government Agency	Software	40,312,000.00
14	Engineers Registration Board	Fees	26,360,000.00
15	Government Procurement Services Agency	Fuel and Consumables	1,404,322,865.50
16	Higher Education Students Loans Board	Salary Deductions	13,007,400.00
17	Mbeya Urban Water Supply And Sanitation Authority	Water bills	1,856,481.20
18	Ministry Of Land Revenue Collection Accounts	Land fees	71,906,539.97
19	Moshi Urban Water Supply And Sanitation Authority	Water bills	1,156,411.98
20	Mpanda Water Supply And Sanitation Authority	Water bills	180,000.00
21	Mtwara Urban Water Supply And Sewerage Authority	Water bills	322,224.72
22	Musoma Water Supplies And Sewerage Authority	Water bills	573,831.50
23	Namanyere Town Water Authority	Water bills	790,180.00
24	National Audit Office	Audit	92,405,000.00
25	National Environment Management Council Nemc	Fees	5,000,000.00
26	National Health Insurance Fund Contr	Salary Deductions	54,747,600.00
27	NBAA Collection Account	Fees	10,040,000.00
28	NHIF Account	Salary Deductions	1,102,200.00
29	PSPTB	Fees	22,970,000.00
30	PSSSF Collection Account	Salary Deductions	291,988,033.43
31	Public Procurement Regulatory Authority	Fees	42,000,000.00

S/No	Name	Service	Amount
32	Sumbawanga Urban Water And Sanitation Authority	Water bills	803,276.68
33	TANESCO Collection Account	Electricity	199,677,946.63
34	Tanga Urban Water Supply And Sanitation Authority	Water bills	521,809.78
35	TANROADS Revenue Collection Account	Fees	3,858,400.00
36	Tanzania Broadcasting Corporation	Advertisement	4,632,000.00
37	Tanzania Institute Of Quantity Surveyors	Fees	6,800,000.00
38	Tanzania Post Corporation	Posts and Telegraphs	15,530,900.00
39	Tanzania Public Service College	Fees	30,450,000.00
40	Tanzania Records And Archives Management Professional Association	Fees	20,350,000.00
41	Tanzania Revenue Authority	Taxes	760,132,790.26
42	Tanzania Telecommunication Corporation	Internet and Telephone	114,081,061.23
43	TEMESA Revenue Account	Consultancy fee	1,834,594,970.59
44	Town Planners Registration Board Account	Fees	6,800,000.00
45	Treasury Registrar	Contribution	500,000,000.00
46	Valuers Registration Board	Fees	11,900,000.00
47	Workers Compensation Fund	Salary Deductions	10,064,031.57
Total			5,793,146,415.53

NOTE 29. EVENTS AFTER THE REPORTING PERIOD

The Board is not aware of any additional matter or circumstance arising since the end of the reporting period, not otherwise dealt with herein, which significantly affects the financial position of the Agency or the results of its operations or cash flows for the period.