

TO: Chief Financial Officer
Director, Facilities Engineering and Real Property Division

FROM: Assistant Inspector General for Auditing

SUBJECT: Final Memorandum on NASA's Accounting for Real Property Leased to Other Entities (Report No. IG-08-004; Assignment No. S-08-001-00)

During the annual audit of NASA's financial statements, the independent public accounting firm conducting the audit identified that NASA's policies did not adequately address accounting for real property that NASA owns but leases to another entity. The Office of Inspector General (OIG) conducted a review to determine whether NASA is properly accounting for leased real property in accordance with applicable accounting standards. (See Enclosure 1 for details on the review's scope and methodology.)

Executive Summary

We found that when NASA leases its real property to another entity, and the terms of the lease do not meet the criteria of a capital lease, NASA improperly removes that property from its general ledger. As a result, leased real property currently owned by NASA with a capitalized value of approximately \$295 million was removed from the general ledger. We estimated the book value of these properties to be approximately \$65 million as of September 30.

Our October 19, 2007, draft of this memorandum recommended that the Chief Financial Officer (CFO) and the Director, Facilities Engineering and Real Property Division (FERPD), revise NASA's applicable policies and procedures to fully address the proper accounting for real property that NASA owns but leases to another entity, to include both capital and operating leases. We also recommended that the CFO analyze NASA's leased real property for adjustments that should be made to the accounting records.

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