

**OKLAHOMA STATE UNIVERSITY
CENTER FOR INNOVATION AND
ECONOMIC DEVELOPMENT, INC.**

June 30, 2008

OKLAHOMA STATE UNIVERSITY
CENTER FOR INNOVATION AND ECONOMIC DEVELOPMENT, INC.

June 30, 2008

Audited Financial Statements

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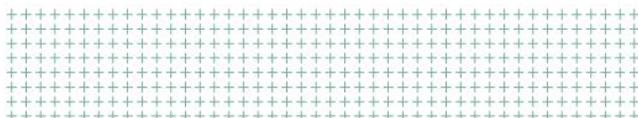
Independent Auditors' Report

Board of Regents
Oklahoma Agricultural and Mechanical Colleges

We have audited the accompanying statements of net assets of the Oklahoma State University Center for Innovation and Economic Development, Inc. ("CIED"), a component unit of Oklahoma State University, as of June 30, 2008 and 2007, and the related statements of revenues, expenses and changes in net assets, and cash flows for the years then ended. These financial statements are the responsibility of CIED's management. Our responsibility is to express an opinion on these financial statements based on our audits.

We conducted our audits in accordance with auditing standards generally accepted in the United States of America, and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes consideration of internal control over financial reporting as a basis for designing audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of CIED's internal control over financial reporting. Accordingly, we express no such opinion. An audit also includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements, assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation. We believe that our audits provide a reasonable basis for our opinion.

In our opinion, the financial statements referred to above present fairly, in all material respects, the financial position of CIED as of June 30, 2008 and 2007, and the changes in its net assets and cash flows for the years then ended in conformity with accounting principles generally accepted in the United States of America.



In accordance with *Government Auditing Standards*, we have also issued our report dated October 29, 2008, on our consideration of CIED's internal control over financial reporting and our tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* and should be read in conjunction with this report in considering the results of our audits.

CIED has not presented Management's Discussion and Analysis that the Governmental Accounting Standards Board has determined is necessary to supplement, although not required to be part of, the basic financial statements.

Cole & Reed P.C.

Oklahoma City, Oklahoma
October 29, 2008

Oklahoma State University
Center for Innovation and Economic Development, Inc.

STATEMENTS OF NET ASSETS
June 30,

	2008	2007
ASSETS		(Restated)
Current assets		
Cash and cash equivalents	\$ 2,119,900	\$ 2,670,546
Accounts receivable, net	3,845,260	4,288,486
Investments	7,090,866	7,227,782
Interest receivable	11,752	12,118
Total current assets	13,067,778	14,198,932
Noncurrent assets		
Capital assets, net of accumulated depreciation	3,797,186	3,875,258
Total noncurrent assets	3,797,186	3,875,258
TOTAL ASSETS	16,864,964	18,074,190
LIABILITIES		
Current liabilities		
Accounts payable	515,044	388,630
Due to Oklahoma State University	5,926,216	6,147,961
Deferred revenue	-	193,466
Accrued compensated absences	457,148	596,718
Notes payable	1,504,021	1,678,148
Total current liabilities	8,402,429	9,004,923
TOTAL LIABILITIES	8,402,429	9,004,923
NET ASSETS		
Invested in capital assets, net of debt	2,293,165	2,197,110
Restricted for:		
Nonexpendable	66,190	166,031
Expendable		
Scholarships, research, instruction, and other	369,656	404,090
Capital Projects	640,354	456,423
Unrestricted	5,093,170	5,845,613
TOTAL NET ASSETS	\$ 8,462,535	\$ 9,069,267

See notes to financial statements.

**Oklahoma State University
Center for Innovation and Economic Development, Inc.**

STATEMENTS OF REVENUES, EXPENSES AND CHANGES IN NET ASSETS
Year ended June 30,

	2008	2007
		(Restated)
Operating revenues:		
Federal grants and contracts	\$ 14,790,485	\$ 19,886,009
State and local grants and contracts	216,654	280,278
Nongovernmental grants and contracts	355,057	534,403
Auxiliary revenue	1,288,093	1,046,530
Other operating revenues	78,392	50,138
Total operating revenues	16,728,681	21,797,358
Operating expenses		
Compensation and employee benefits	11,511,074	14,159,561
Contractual services	2,221,356	3,424,033
Supplies and materials	253,837	296,712
Utilities	22,084	27,022
Communication	112,550	184,518
Other operating expenses	2,994,522	1,663,202
Depreciation expense	209,380	300,865
Total operating expenses	17,324,803	20,055,913
Operating income (loss)	(596,122)	1,741,445
Nonoperating revenues (expenses)		
Investment income (loss)	(64,737)	877,326
Interest expense	(92,264)	(122,433)
Net nonoperating revenues (expenses)	(157,001)	754,893
Income (loss) before other revenues, expenses, gains and losses	(753,123)	2,496,338
Loss on disposal of fixed assets	(151,907)	(55,901)
Other additions, net	298,298	76,225
Net increase (decrease) in net assets	(606,732)	2,516,662
Net assets - beginning of year, as previously reported	9,069,267	11,501,966
Prior period adjustment (Note 1)	-	(4,949,361)
Net assets - beginning of year, as restated	9,069,267	6,552,605
Net assets - end of year	\$ 8,462,535	\$ 9,069,267

See notes to financial statements.

**Oklahoma State University
Center for Innovation and Economic Development, Inc.**

STATEMENTS OF CASH FLOWS
Year ended June 30,

	2008	2007
		(Restated)
Cash flows from operating activities		
Grants and contracts	\$ 15,487,745	\$ 20,530,938
Other operating receipts	1,490,696	697,583
Payments to OSU employees for salaries and benefits	(11,665,286)	(14,144,333)
Payments to suppliers	(5,685,038)	(4,335,849)
Net cash provided by (used in) operating activities	(371,883)	2,748,339
Cash flows from investing activities		
Purchases of investments	(7,087)	(1,766,000)
Proceeds from sales of investments	-	1,768,943
Interest received on investments	79,632	(112,912)
Net cash provided by (used in) investing activities	72,545	(109,969)
Cash flows from capital and related financing activities		
Cash paid for fixed assets	(131,308)	(992,964)
Repayments of capital debt and leases	(174,127)	(177,537)
Interest paid on capital debt and leases	(92,264)	(122,433)
Other sources	146,391	20,324
Net cash used in capital and related financing activities	(251,308)	(1,272,610)
Net increase (decrease) in cash and cash equivalents	(550,646)	1,365,760
Cash and cash equivalents, beginning of year	2,670,546	1,304,786
Cash and cash equivalents, end of year	\$ 2,119,900	\$ 2,670,546

Oklahoma State University
Center for Innovation and Economic Development, Inc.

STATEMENTS OF CASH FLOWS--Continued
Year ended June 30,

	2008	2007
		(Restated)
RECONCILIATION OF OPERATING INCOME (LOSS) TO NET CASH PROVIDED BY (USED IN) OPERATING ACTIVITIES		
Operating income (loss)	\$ (596,122)	\$ 1,741,445
Adjustments to reconcile operating income (loss) to net cash provided by (used in) operating activities		
Depreciation expense	209,380	300,865
Changes in assets and liabilities		
Accounts receivable	443,226	(762,303)
Prepaid expenses	-	26,840
Accounts payable and accrued expenses	126,414	122,260
Due to Oklahoma State University	(221,745)	1,150,871
Deferred revenue	(193,466)	193,466
Compensated absences	(139,570)	(25,105)
Net cash provided by (used in) operating activities	\$ (371,883)	\$ 2,748,339
RECONCILIATION OF CASH AND CASH EQUIVALENTS TO THE STATEMENT OF NET ASSETS		
Cash and cash equivalents classified as current assets	\$ 2,119,900	\$ 2,670,546

See notes to financial statements.

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS

June 30, 2008 and 2007

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Nature of Operations: The Oklahoma State University Center for Innovation and Economic Development, Inc. (“CIED”) is a nonprofit corporation founded in 1967, established to engage in research, extension and academic contractual arrangements for the benefit and advancement of Oklahoma State University (the “University”). CIED receives and administers funds from Federal and state organizations and from private sources for the purpose of carrying out the educational, research and economic development programs of the University.

Reporting Entity: The financial reporting entity, as defined by Governmental Accounting Standards Board (“GASB”) Statement No. 14, *The Financial Reporting Entity* and GASB Statement No. 39, *Determining Whether Certain Organizations are Component Units*, consists of the primary government, organizations for which the primary government is financially accountable and other organizations for which the nature and significance of their relationship with the primary government are such that exclusion could cause the financial statements to be misleading or incomplete. Accordingly, the financial statements include the accounts of Oklahoma State University Center for Innovation and Economic Development, Inc. (“OSU CIED”), as the primary government, and the accounts of OSU-Enterprise Center, LLC (“OSU EC”), collectively referred to as “CIED”. OSU EC is an Oklahoma not-for-profit corporation which was formed on June 12, 2006 exclusively to support the activities, affairs and programs of OSU CIED. Accordingly, OSU EC has been reported as a blended component unit in the financial statements.

CIED is governed by a board of directors comprised primarily of management of the University. In addition, University employees and facilities are used for virtually all activities of CIED. Accordingly, CIED is a component unit of the University and is included in the financial statements of the University.

Financial Statement Presentation: CIED is an integral component unit of the University and, as such, the financial activity of CIED is combined with other University activity and reported in the University’s financial statements. Therefore, the financial statements of CIED have been presented consistent with the University’s financial statements rather than in accordance with the provisions of the Financial Accounting Standards Board’s (“FASB”) Statement No. 117, *Financial Statements of Not-for-Profit Organizations*.

As a component unit of the State of Oklahoma, the University (which includes CIED) presents its financial statements in accordance with requirements of GASB Statement No. 34, *Basic Financial Statements and Management Discussion and Analysis for State and Local Governments* and GASB Statement No. 35, *Basic Financial Statements and Management’s Discussion and Analysis for Public Colleges and Universities*. The financial statement presentation required by GASB No. 34 and No. 35 provides a comprehensive, entity-wide perspective of CIED’s assets, liabilities, net assets, revenues, expenses, changes in net assets and cash flows.

Basis of Accounting: For financial reporting purposes, CIED is considered a special-purpose government entity engaged only in business-type activities. Accordingly, CIED’s financial statements have been presented using the economic resources measurement focus and the accrual basis of accounting. Under the accrual basis, revenues are recognized when earned, and expenses are recorded when an obligation has been incurred. All significant intra-agency transactions have been eliminated.

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - CONTINUED

Basis of Accounting – Continued: As a component unit of the University, CIED has the option to apply all FASB pronouncements issued after November 30, 1989, unless FASB conflicts with GASB. CIED has elected to not apply FASB pronouncements issued after the applicable date.

Cash Equivalents: CIED considers all highly liquid investments with an original maturity of three months or less to be cash equivalents.

Investments: CIED accounts for its investments at fair value in accordance with GASB Statement No. 31, *Accounting and Financial Reporting for Certain Investments and for External Investment Pools*. Changes in unrealized gain (loss) on the carrying value of investments are reported as a component of investment income in the statements of revenues, expenses and changes in net assets.

Accounts Receivable: Accounts receivable consist of amounts due from the Federal government, state and local governments or private sources in connection with reimbursement of allowable expenditures made pursuant to the University's grants and contracts. Accounts receivable also include travel advances. Accounts receivable are recorded net of estimated uncollectible amounts.

Capital Assets: Capital assets are recorded at cost at the date of acquisition, or fair market value at the date of donation in the case of gifts. For equipment, CIED's capitalization policy includes all items with a unit cost of \$5,000 or more, and an estimated useful life of greater than one year. Renovations to buildings, infrastructure and land improvements that significantly increase the value or extend the useful life of the structure are capitalized. Routine repairs and maintenance are charged to operating expense in the year in which the expense was incurred.

Depreciation is computed using the straight-line method over the estimated useful lives of the assets, generally 40 years for buildings and five to seven years for equipment.

Costs incurred during construction of long-lived assets are recorded as construction in progress and are not depreciated until placed in service. CIED capitalizes interest as a component of capital assets constructed for its own use. In 2008 and 2007, total interest incurred was \$92,264 and \$122,433, respectively, none of which was capitalized.

Deferred Revenues: Deferred revenues include amounts received for certain auxiliary and endowment activities prior to the end of the fiscal year but related to the subsequent accounting period. Deferred revenues also include amounts received from grant and contract sponsors that have not yet been earned.

Compensated Absences: The liability and expense incurred for employee vacation pay are recorded as accrued compensated absences in the statements of net assets, and as a component of compensation and benefit expense in the statements of revenues, expenses and changes in net assets.

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - CONTINUED

Noncurrent Liabilities: Noncurrent liabilities include (1) principal amounts of notes payable with contractual maturities greater than one year; (2) estimated amounts for accrued compensated absences and other liabilities that will not be paid within the next fiscal year; and (3) other liabilities that, although payable within one year, are to be paid from funds that are classified as noncurrent assets.

Net Assets: CIED's net assets are classified as follows:

Invested in capital assets, net of related debt: This represents CIED's total investment in capital assets, net of outstanding debt obligations related to those capital assets. To the extent debt has been incurred but not yet expended for capital assets, such amounts are not included as a component of invested in capital assets, net of related debt.

Restricted net assets - expendable: Restricted expendable net assets include resources in which CIED is legally or contractually obligated to spend resources in accordance with restrictions imposed by external third parties.

Restricted net assets - nonexpendable: Restricted nonexpendable net assets consist of endowment and similar type funds in which donors or other outside sources have stipulated, as a condition of the gift instrument, that the principal is to be maintained inviolate and in perpetuity, and invested for the purpose of producing present and future income, which may either be expended or added to principal.

Unrestricted net assets: Unrestricted net assets represent resources derived from the recovery of facilities and administrative costs and services of auxiliary operations. These resources are used for transactions relating to the educational and general operations of CIED, and may be used at the discretion of the governing board to meet current expenses for any purpose.

When an expense is incurred that can be paid using either restricted or unrestricted resources, CIED's policy is to first apply the expense towards unrestricted resources, and then towards restricted resources.

Income Taxes: CIED is exempt from income taxes under Section 501(c)(3) of the Internal Revenue Code.

Classification of Revenues: CIED has classified its revenues as either operating or nonoperating according to the following criteria:

Operating revenues: Operating revenues include activities that have the characteristics of exchange transactions, such as sales and services of auxiliary enterprises and most Federal, state and local grants and contracts.

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - CONTINUED

Classification of Revenues - Continued:

Nonoperating revenues: Nonoperating revenues include activities that have the characteristics of nonexchange transactions, such as gifts and contributions, and other revenue sources that are defined as nonoperating revenues by GASB Statement No. 9, *Reporting Cash Flows of Proprietary and Nonexpendable Trust Funds and Governmental Entities That Use Proprietary Fund Accounting*, and GASB Statement No. 34, such as investment income.

Use of Estimates: The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America require management to make estimates and assumptions that affect certain reported amounts and disclosures; accordingly, actual results could differ from those estimates.

New Pronouncements: In 2006, GASB issued Statement No. 49, *Accounting and Financial Reporting for Pollution Remediation Obligations*. GASB No. 49 establishes standards for accounting and financial reporting for pollution remediation obligations, which are obligations to address the current or potential detrimental effects of existing pollution by participating in pollution remediation activities such as site assessments and cleanups. This statement does not apply to landfill closure and postclosure care obligations within the scope of GASB Statement No. 18, *Accounting for Municipal Solid Waste Landfill Closure and Postclosure Care Costs*. The requirements of this Statement are effective for financial statements for periods beginning after December 15, 2007, with measurement of pollution remediation liabilities required at the beginning of that period so that beginning assets can be restated. Management is evaluating the effect this Statement will have on CIED's financial condition or results of operations.

In 2007, GASB issued Statement No. 51, *Accounting and Financial Reporting for Intangible Assets*. GASB No. 51 establishes standards of accounting and financial reporting for intangible assets and requires that all intangible assets not specifically excluded by its scope provisions be classified as capital assets. Accordingly, existing authoritative guidance related to the accounting and financial reporting for capital assets should be applied to these intangible assets, as applicable. This Statement also establishes guidance specific to intangible assets related to amortization. The requirements of this Statement are effective for financial statements for periods beginning after June 15, 2009 and generally are required to be applied retroactively. Management has not yet determined the effect this Statement will have on the CIED's financial condition or results of operations.

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - CONTINUED

New Pronouncements - Continued:

In 2007, GASB issued Statement No. 52, *Land and Other Real Estate Held as Investments by Endowments*. GASB No. 52 establishes consistent standards for the reporting of land and other real estate held as investments by essentially similar entities. It requires endowments to report their land and other real estate investments at fair value. Governments also are required to report the changes in fair value as investment income and to disclose the methods and significant assumptions employed to determine fair value, and other information that they currently present for other investments reported at fair value. The requirements of this Statement are effective for financial statements for periods beginning after June 15, 2008. Management is evaluating the effect this Statement will have on the CIED's financial condition or results of operations.

In 2008, GASB issued Statement No. 53, *Accounting and Financial Reporting for Derivative Instruments*. GASB No. 53 addresses the recognition, measurement, and disclosure of information regarding derivative instruments entered into by state and local governments. A key provision in this Statement is that derivative instruments covered in its scope, with the exception of synthetic guaranteed investment contracts (SGICs) that are fully benefit-responsive, are reported at fair value. The requirements of this Statement are effective for financial statements for periods beginning after June 15, 2009. Earlier application is encouraged. Management is evaluating the effect this Statement will have on the CIED's financial condition or results of operations.

Prior Period Adjustment: During 2008, CIED determined that amounts due to the University in connection with certain CIED grants and contracts were not recorded as liabilities in previous years. CIED has recorded a prior period adjustment to correct this error. The effect of the restatement was to increase amounts due to Oklahoma State University and reduce net assets each by \$5,889,815 as of and for the year ended June 30, 2007, reduce federal grants and contracts revenue by \$940,454 at June 30, 2007 and to reduce net assets as of July 1, 2006 by \$4,949,361.

NOTE 2 - CASH AND CASH EQUIVALENTS AND INVESTMENTS

Cash and Cash Equivalents: At June 30, 2008 and 2007, the carrying amount of CIED's cash and cash equivalents was \$2,119,900 and \$2,670,546, respectively. These amounts included deposits with financial institutions (\$311,260 and \$841,106) and petty cash and change funds (\$1,200 and \$1,200).

The State Treasurer requires that all state funds are either insured by the Federal Deposit Insurance Corporation ("FDIC"), collateralized by securities held by the cognizant Federal Reserve Bank or invested in U.S. Government obligations. CIED's deposits with the State Treasurer are pooled with funds of other state agencies, and then in accordance with statutory limitations, placed in financial institutions or invested as the State Treasurer may determine, in the State's name.

CIED requires that balances on deposit with financial institutions be insured by the FDIC or collateralized by securities held by the cognizant Federal Reserve Bank, in CIED's name.

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 2 - CASH AND CASH EQUIVALENTS AND INVESTMENTS - CONTINUED

Investments:

Credit Risk. State law limits investments in obligations of state and local governments to the highest rating from at least one nationally recognized rating agency acceptable to the State Treasurer. Additionally, it is CIED's policy to limit its investments in municipal and corporate bonds to the top two ratings issued by nationally recognized statistical rating organizations. As of June 30, 2008 and 2007, CIED's investments in municipal and corporate bonds were rated AAA by Standard & Poor's, and AAA by Moody's Investors Service.

	<u>2008</u>	<u>2007</u>
U.S. Government securities	\$ 512,293	\$ 367,604
U.S. Treasury notes	482,742	597,125
Money funds	612,387	983,685
Corporate bonds and notes	25,470	24,599
Equity securities	<u>5,457,974</u>	<u>5,254,769</u>
	<u>\$7,090,866</u>	<u>\$7,227,782</u>

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 2 - CASH AND CASH EQUIVALENTS AND INVESTMENTS - CONTINUED

Investments - Continued:

Interest Rate Risk. CIED's investment policy does not specifically limit the investment portfolio to maturities of less than one year. CIED is responsible for determining the operating cash flow requirements and insure that adequate funds are available to service routine needs. In determining liquidity needs, the appropriate mix of short-term, intermediate and long-term investments will be evaluated. The University's Investment Committee and CIED's Board of Directors are responsible for evaluating investment performance. CIED's investments are categorized by maturity dates to reflect the fair values that are sensitive to changes in interest rates. CIED's investment schedule by maturity date as of June 30, 2008 is as follows:

Maturity year ending June 30	U.S. Government Securities	U.S Treasury Notes	Corporate Bonds & Notes	Total
2009	\$ 101,244	\$ 95,750	\$ -	\$ 196,994
2010	97,380	66,234	-	163,614
2011	57,563	-	25,470	83,033
2012	73,428	-	-	73,428
2013	67,006	57,165	-	124,171
2014-2018	81,338	263,593	-	344,931
2019-2023	-	-	-	-
2024-2028	5,310	-	-	5,310
2029-2033	-	-	-	-
2034-2038	29,024	-	-	29,024
	<u>\$ 512,293</u>	<u>\$ 482,742</u>	<u>\$ 25,470</u>	\$ 1,020,505

Investments not subject to maturity dates:

Equity securities	5,457,974
Money funds	<u>612,387</u>
Total Investments	<u>\$ 7,090,866</u>

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 3 - ACCOUNTS RECEIVABLE

Accounts receivable consisted of the following at June 30:

	2008	2007
Federal, state and private grants and contracts	\$ 3,567,051	\$ 3,886,066
USDA and other loans to private companies	282,509	400,000
Travel advances	1,350	2,420
	3,850,910	4,288,486
Less allowance for doubtful accounts	5,650	-
	\$ 3,845,260	\$ 4,288,486

NOTE 4 - CAPITAL ASSETS

Following are the changes in capital assets for the years ended June 30:

	2008				
	Balance June 30, 2007	Additions	Retirements	Transfers	
Capital assets not being depreciated					
Land	\$ 915,098	\$ -	\$ -	\$ -	\$ 915,098
Construction in progress	-	74,557	-	-	74,557
Total capital assets not being depreciated	\$ 915,098	\$ 74,557	\$ -	\$ -	\$ 989,655
Other capital assets					
Buildings	\$2,746,410	\$ 150,552	\$ -	\$ -	\$2,896,962
Furniture, fixtures and equipment	1,521,398	-	(390,704)	-	1,130,694
Total other capital assets	4,267,808	150,552	(390,704)	-	4,027,656
Less accumulated depreciation for					
Buildings	(304,118)	(76,803)	-	-	(380,921)
Furniture, fixtures and equipment	(1,003,530)	(132,577)	238,797	58,106	(839,204)
Total accumulated depreciation	(1,307,648)	(209,380)	238,797	58,106	(1,220,125)
Other capital assets, net	\$2,960,160	\$ (58,828)	\$ (151,907)	\$ 58,106	\$2,807,531
Capital asset summary:					
Capital assets not being depreciated	\$ 915,098	\$ 74,557	\$ -	\$ -	\$ 989,655
Other capital assets, at cost	4,267,808	150,552	(390,704)	-	4,027,656
Total cost of capital assets	5,182,906	225,109	(390,704)	-	5,017,311
Less accumulated depreciation	(1,307,648)	(209,380)	238,797	58,106	(1,220,125)
Capital assets, net	\$3,875,258	\$ 15,729	\$ (151,907)	\$ 58,106	\$3,797,186

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 4 - CAPITAL ASSETS - CONTINUED

	2007				Balance June 30, 2007
	Balance June 30, 2006	Additions	Retirements	Transfers	
	Capital assets not being depreciated				
Land	\$ 802,175	\$ 112,923	\$ -	\$ -	\$ 915,098
Construction in progress	-	-	-	-	-
Total capital assets not being depreciated	<u>\$ 802,175</u>	<u>\$ 112,923</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 915,098</u>
Other capital assets					
Buildings	\$2,172,978	\$ 573,432	\$ -	\$ -	\$2,746,410
Furniture, fixtures and equipment	<u>1,323,898</u>	<u>373,344</u>	<u>(55,901)</u>	<u>(119,943)</u>	<u>1,521,398</u>
Total other capital assets	3,496,876	946,776	(55,901)	(119,943)	4,267,808
Less accumulated depreciation for					
Buildings	(236,364)	(67,754)	-	-	(304,118)
Furniture, fixtures and equipment	<u>(879,528)</u>	<u>(233,111)</u>	<u>-</u>	<u>109,109</u>	<u>(1,003,530)</u>
Total accumulated depreciation	<u>(1,115,892)</u>	<u>(300,865)</u>	<u>-</u>	<u>109,109</u>	<u>(1,307,648)</u>
Other capital assets, net	<u>\$2,380,984</u>	<u>\$ 645,911</u>	<u>\$ (55,901)</u>	<u>\$ (10,834)</u>	<u>\$2,960,160</u>
Capital asset summary:					
Capital assets not being depreciated	\$ 802,175	\$ 112,923	\$ -	\$ -	\$ 915,098
Other capital assets, at cost	<u>3,496,876</u>	<u>946,776</u>	<u>(55,901)</u>	<u>(119,943)</u>	<u>4,267,808</u>
Total cost of capital assets	4,299,051	1,059,699	(55,901)	(119,943)	5,182,906
Less accumulated depreciation	<u>(1,115,892)</u>	<u>(300,865)</u>	<u>-</u>	<u>109,109</u>	<u>(1,307,648)</u>
Capital assets, net	<u>\$3,183,159</u>	<u>\$ 758,834</u>	<u>\$ (55,901)</u>	<u>\$ (10,834)</u>	<u>\$3,875,258</u>

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 5 – DUE TO OKLAHOMA STATE UNIVERSITY

The amount due to the University includes amounts owed to University colleges and departments in connection with certain CIED grants and contracts that have an overhead distribution that is allocated 40% to various colleges and departments of the University. The 40% earned for the University is recorded in working fund accounts and remains in these accounts until a transfer of funds is requested. The working funds amounts due to the University as of June 30, 2008 and 2007 are as follows:

	<u>2008</u>	<u>2007</u>
<i>Working Funds:</i>		
Education	\$ 1,416,112	\$ 1,557,360
Engineering	3,629,764	3,346,624
Agriculture	5,650	3,042
Human Environmental Science	43,105	34,371
Business	140,722	153,123
Okmulgee	4,299	100
Veterinary Medicine	53,940	53,940
Vice President for Research	359,788	371,165
Institute for Teaching and Learning Excellence	860	78,454
Arts and Sciences	118,321	206,754
International Studies	3,142	3,142
Various other departments	<u>102,235</u>	<u>81,740</u>
Total Working Funds	5,877,938	5,889,815
Other amounts due to Oklahoma State University	<u>48,278</u>	<u>258,146</u>
	<u><u>\$ 5,926,216</u></u>	<u><u>\$ 6,147,961</u></u>

NOTE 6 - DEFERRED REVENUE

Deferred revenue consists of the following at June 30:

	<u>2008</u>	<u>2007</u>
Grants and contracts	<u>\$ -</u>	<u>\$ 193,466</u>

**Oklahoma State University
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NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 7 - NOTES PAYABLE

Notes payable consisted of the following at June 30:

	2008	2007
Note payable, collateralized by vans, dated October 2004, payable on demand, interest rate of 5.25%	\$ -	\$ 18,667
Multiple advance note payable, collateralized by investments with UBS-Paine Webber, dated December 2002, line of credit cap of \$2,007,170, payable on demand, variable interest rate (6.89% at June 30, 2008)	<u>1,504,021</u>	<u>1,659,481</u>
Total notes payable	<u>\$1,504,021</u>	<u>\$1,678,148</u>

Maturity Information

The scheduled maturities of the notes payable are as follows as of June 30, 2008:

	Total Principal	Interest	Total payments
2009	<u>\$1,504,021</u>	<u>\$101,225</u>	<u>\$1,605,246</u>

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 8 - RISK MANAGEMENT

Due to the diverse risk exposure of the University and its constituent agencies including CIED, the insurance portfolio contains a comprehensive variety of coverage. Oklahoma Statutes require participation of all state agencies in basic general liability, tort claim coverage, educator's legal liability and property and casualty programs provided by the State of Oklahoma Department of Central Services Risk Management Division (the "SRMD"). In addition to these basic policies, the University's Department of Risk and Property Management establishes guidelines in risk assessment, risk avoidance, risk acceptance and risk transfer.

The University and individual employees are provided sovereign immunity when performing official business within the scope of their employment under the Oklahoma Tort State Claims Act. For risks not protected by sovereign immunity, it is the internal policy of the University's Risk and Property Management department to accept initial risk in the form of retention or deductibles only to the extent that funds are available from the University's general operations to maintain this risk.

Beyond acceptable retention levels, complete risk transfer is practiced by purchasing conventional insurance coverage directly or through the SRMD. These coverages are outlined as follows:

- The buildings and contents are insured for replacement value. Each loss incident is subject to a \$500,000 deductible.
- General liability and tort claim coverages (including comprehensive general liability, auto liability, personal injury liability, aircraft liability, watercraft liability, leased vehicles and equipment) are purchased by the University from the SRMD. To complement coverage provided by State Statute and to meet specific coverage requirements for special grants and/or contracts, additional coverage is purchased based on specific departmental and institutional needs and risks, but the related risks are not considered material to the University as a whole. Claim settlements have not exceeded insurance coverage in each of the past three fiscal years.

Self-Funded Programs

The University's life insurance program for the University and its constituent agencies including CIED, was self-funded through December 31, 2003. Effective January 1, 2004, life waivers for disabled employees and their dependents were all that remained in the self-funded plan. Reserves were established at the onset of disability to pay the claims. Effective January 1, 2004, the University's life coverage is handled through an insured plan.

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 8 - RISK MANAGEMENT - CONTINUED

Self-Funded Programs - Continued

Through June 30, 1999, the University's health care programs were also self-funded. Effective July 1, 1999, the University terminated its self-insurance program, and participated in the State self-insurance program through December 31, 2007. Effective January 1, 2008, the University began participation in an insured program with BlueCross BlueShield of Oklahoma as the provider. The University believes that there is no exposure to pay run-off claims for the previous self-insured program at June 30, 2008.

The University's workers' compensation program is self-funded and is administered by a third party. The University maintains a cash deposit with the administrator and reimburses the administrator for claims paid and administrative expenses on a monthly basis. Benefits provided are prescribed by state law and include lump-sum payments for rated disabilities, in addition to medical expenses and a portion of salary loss resulting from a job-related injury or illness. The University records a liability for workers' compensation in its financial statements based on annual actuarial valuations.

The University's unemployment compensation insurance program is also self-funded. Unemployment benefits that separated employees receive are determined by Oklahoma Statutes and are administered by the Oklahoma Employment Security Commission ("OESC"). As a reimbursing employer, the University is billed quarterly by the OESC for benefits paid to former employees. The Board of Regents for the Oklahoma Agricultural and Mechanical Colleges requires that the University maintain a minimum of \$700,000 in reserve to cover claims. This minimum cash balance is considered each year during the rate-setting process.

NOTE 9 - RELATED PARTY TRANSACTIONS

A summary of related party transactions during the years ended June 30, 2008 and 2007, including a description of the relationship and operations are as follows:

Oklahoma State University

Nature of Relationship - CIED engages in research, extension and academic contractual arrangements for the benefit and advancement of the University. CIED receives and administers funds from Federal and state organizations and from private sources for the purpose of carrying out certain education and research programs of the University.

Description of Operations - CIED administers contracts with the National Aeronautics and Space Administration and the U.S. Department of Defense, among others. The University incurs certain overhead related expenditures on behalf of CIED in the administration of the contracts. In return, CIED allocates to the University colleges approximately 40% to 50% of the facilities and administrative costs recovered under these contracts. The amounts allocated during the years ended June 30, 2008 and 2007 totaled \$1,178,018 and \$1,949,956, respectively.

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 9 - RELATED PARTY TRANSACTIONS - CONTINUED

CIED allocated an additional \$300,000 to the University from the recovery of facilities and administrative costs during fiscal years 2008 and 2007. CIED paid \$50,000 in expenses during fiscal years 2008 and 2007 on behalf of the University.

CIED has entered into sublease agreements with the University for building space. See additional information at Note 10.

NOTE 10 - COMMITMENTS AND CONTINGENT LIABILITIES

CIED participates in certain Federal grant programs. These programs are subject to financial and compliance audits by the grantor or its representative. Such audits could lead to requests for reimbursement to the grantor agency for expenditures disallowed under terms of the grant. Management believes CIED has complied with grant requirements and that disallowances, if any, will not be material.

CIED utilizes certain office space and equipment under operating leases expiring in 2016. Rent expense under operating leases was approximately \$1,069,996 and \$878,911 for the years ended June 30, 2008 and 2007, respectively.

CIED leases space through three separate leases in a multi-tenant building owned by Oklahoma Technology & Research Park One, LLC ("OTRP One"). CIED leases approximately one half of the building under a ten-year lease agreement, beginning July 1, 2004 and expiring June 30, 2014, with several renewable options available. The lease calls for an annual base rent plus additional amounts as defined in the agreement. The annual rent is subject to adjustment as defined in the agreement. The schedule of future minimum lease payments does not include the effects, if any, of future adjustments. OTRP One secured financing for the building based upon the CIED lease and an additional agreement with CIED that will ensure the facility will have sufficient revenues to pay the debt service (the "Contingent Deficiency Funding Agreement"). Under the Contingent Deficiency Funding Agreement if OTRP One does not receive sufficient revenue to meet the required debt service ratio, CIED will be required to pay any monthly deficiency until OTRP One receives monthly rental payments that are sufficient to maintain the required debt service coverage ratio after expenses. Any payments required under the Contingent Deficiency Funding Agreement are to be reimbursed from future revenue from the multi-tenant building. No deficiency funding was required through June 30, 2008. CIED's estimated additional maximum exposure under the Contingent Deficiency Funding Agreement is \$708,302. This amount has not been included in the following table of future minimum lease payments due to uncertainties relating to OTRP One's ability to secure additional tenants. Effective January 1, 2006 and July 1, 2006 CIED signed two agreements to lease the remaining space owned by OTRP One for a period of ten years.

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 10 - COMMITMENTS AND CONTINGENT LIABILITIES - CONTINUED

Additionally, the University signed agreements with CIED to sublease the entire building space owned by OTRP One. The sublease agreements were for one year, with options to renew for additional years. Sublease rental income for CIED was approximately \$954,080 and \$753,970 for the years ended June 30, 2008 and 2007, respectively. The future minimum sublease rental income amounted to approximately \$6,539,026 at June 30, 2008.

Future minimum payments under operating leases are as follows at June 30, 2008:

Fiscal year ending June 30	
2009	\$ 945,202
2010	945,202
2011	945,202
2012	945,202
2013	945,202
Thereafter	<u>1,813,016</u>
	<u>\$ 6,539,026</u>

Oklahoma State University
Center for Innovation and Economic Development, Inc.

NOTES TO FINANCIAL STATEMENTS - CONTINUED

June 30, 2008 and 2007

NOTE 11 - NATURAL CLASSIFICATIONS WITH FUNCTIONAL CLASSIFICATIONS

CIED's operating expenses by functional classification were as follows:

Year ended June 30, 2008								
Functional classification	Natural classification							Total
	Compen- sation and benefits	Contract- ual services	Supplies and materials	Utilities	Communi- cation	Other operating expenses	Depreciation	
Instruction	\$ 3,949,339	\$ 215,714	\$ 34,794	\$ -	\$ 66,466	\$ 802,277	\$ -	\$ 5,068,590
Research	6,208,036	630,530	156,596	-	13,294	311,203	-	7,319,659
Academic support	1,340,957	415,974	59,967	10,099	31,806	1,880,317	-	3,739,120
Auxiliary enterprises	12,742	959,138	2,480	11,985	984	725	-	988,054
Depreciation	-	-	-	-	-	-	209,380	209,380
Total expenses	<u>\$ 11,511,074</u>	<u>\$ 2,221,356</u>	<u>\$ 253,837</u>	<u>\$ 22,084</u>	<u>\$ 112,550</u>	<u>\$ 2,994,522</u>	<u>\$ 209,380</u>	<u>\$ 17,324,803</u>

Year ended June 30, 2007								
Functional classification	Natural classification							Total
	Compen- sation and benefits	Contract- ual services	Supplies and materials	Utilities	Communi- cation	Other operating expenses	Depreciation	
Instruction	\$ 6,795,747	\$ 1,117,774	\$ 179,116	\$ 7,624	\$ 152,011	\$ 926,367	\$ -	\$ 9,178,639
Research	6,375,388	1,131,560	58,114	-	17,775	77,947	-	7,660,784
Academic support	988,426	420,729	59,482	19,398	13,657	658,888	-	2,160,580
Auxiliary enterprises	-	753,970	-	-	1,075	-	-	755,045
Depreciation	-	-	-	-	-	-	300,865	300,865
Total expenses	<u>\$ 14,159,561</u>	<u>\$ 3,424,033</u>	<u>\$ 296,712</u>	<u>\$ 27,022</u>	<u>\$ 184,518</u>	<u>\$ 1,663,202</u>	<u>\$ 300,865</u>	<u>\$ 20,055,913</u>

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

Board of Regents
Oklahoma Agricultural and Mechanical Colleges

We have audited the financial statements of the Oklahoma State University Center for Innovation and Economic Development, Inc. ("CIED"), a component unit of Oklahoma State University, as of and for the year ended June 30, 2008 and have issued our report thereon dated October 29, 2008. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States.

Internal Control Over Financial Reporting

In planning and performing our audit, we considered CIED's internal control over financial reporting as a basis for designing our auditing procedures for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the CIED's internal control over financial reporting. Accordingly, we do not express an opinion on the effectiveness of the CIED's internal control over financial reporting.

A control deficiency exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent or detect misstatements on a timely basis. A significant deficiency is a control deficiency, or combination of control deficiencies, that adversely affects the entity's ability to initiate, authorize, record, process, or report financial data reliably in accordance with generally accepted accounting principles such that there is more than a remote likelihood that a misstatement of the entity's financial statements that is more than inconsequential will not be prevented or detected by the entity's internal control.

A material weakness is a significant deficiency, or combination of significant deficiencies, that results in more than a remote likelihood that a material misstatement of the financial statements will not be prevented or detected by the entity's internal control.

Our consideration of internal control over financial reporting was for the limited purpose described in the first paragraph of this section and would not necessarily identify all deficiencies in internal control that might be significant deficiencies or material weaknesses. We did not identify any deficiencies in internal control over financial reporting that we consider to be material weaknesses, as defined above.



Compliance and Other Matters

As part of obtaining reasonable assurance about whether CIED's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

This report is intended solely for the information and use of the Fiscal Affairs Committee and Board of Regents, management and federal awarding agencies and pass-through entities and is not intended to be and should not be used by anyone other than those specified parties.

Cole & Reed P.C.

Oklahoma City, Oklahoma
October 29, 2008