



AUTORIDAD PORTUARIA DE
FERROL / SAN CIBRAO ■ 2021

APÉNDICE 1. **APPENDIX 1** ■

FINANCIAL STATEMENTS ESTADOS FINANCIEROS ■

ACTIVE TRANSPARENCY IN THE INFORMATION. DATA IN DETAIL.
TRANSPARENCIA ACTIVA DE LA INFORMACIÓN. LOS DATOS EN DETALLE.

1. FINANCIAL STATEMENTS
BALANCE SHEET AT 31st DECEMBER 2021 (102-7)
 (in euros)

ASSETS	2021	2020	EQUITY AND LIABILITIES	2021	2020
A) NON CURRENT ASSETS	228,836,476.66	230,212,641.46	A) EQUITY	193,750,100.40	193,571,069.21
I. Intangible fixed assets	264,929.29	270,254.41	A-1) Equity	148,844,754.94	146,229,908.54
1. Industrial property and other intangible assets	-	-	I. Net worth	46,819,763.54	46,819,763.54
2. IT applications	120,886.91	199,408.67	II. Accumulated profit and loss	99,410,145.00	98,262,390.05
3. Advances for intangible assets	144,042.38	70,845.74	III. Profit for the year	2,614,846.40	1,147,754.95
II. Tangible fixed assets	169,664,017.14	162,919,699.04	Adjustments for changes in value	-	-
1. Land and natural assets	30,617,202.16	30,615,306.20	I. Financial assets at fair value with changes in equity	-	-
2. Buildings	90,014,398.00	95,805,388.32	II. Coverage operations	-	-
3. Equipment and technical facilities	275,993.66	472,728.20	III. Others	-	-
4. Advance and current fixed assets	48,311,610.66	35,511,119.25	Subsidies, donations and legacies received	44,905,345.46	47,341,160.67
5. Other fixed assets	444,812.66	515,157.07	B) NON-CURRENT LIABILITIES	111,147,582.43	72,886,088.79
III. Real estate investments	58,515,130.24	59,527,496.23	Long term provisions	-	-
1. Land	52,689,504.24	52,689,504.24	1. Provision for staff benefit obligations	-	-
2. Buildings	5,825,626.00	6,837,991.99	2. Provision for legal liabilities	-	-
IV. Long term investments in group and associated companies	209,647.06	216,000.00	3. Other provisions	-	-
1. Equity investments	-	-	II. Long term debt	19,895,875.13	23,018,814.83
2. Loans to companies	209,647.06	216,000.00	1. Long term bank debt	18,531,126.10	20,481,770.94
Long term financial investments	17,713.63	6,512,343.67	2. Long term suppliers of fixed assets	-	-
1. Equity investments	-	-	3. Others	1,364,749.03	2,537,043.89
2. Loans to third parties	17,713.63	12,343.67	III. Long term debt with group and associated companies	77,941,176.47	36,000,000.00
3. Public administrations, official subsidies receivable	-	-	IV. Deferred tax liabilities	13,310,530.83	13,867,273.96
4. Other financial assets	-	6,500,000.00	V. Long term accruals and deferrals	-	-
VI. Deferred tax assets	154,881.24	766,041.65	C) CURRENT LIABILITIES	8,238,321.64	7,719,720.15
VII. Non-current trade debtors	10,158.06	806.46	II. Short term provisions	9,013.87	9,889.61
B) CURRENT ASSETS	84,299,527.81	43,964,236.69	III. Short term debt	4,611,470.62	5,725,363.82
I. Non current assets held for sale	-	-	1. Long term bank debt	1,950,644.84	1,950,644.84
II. Stock	128,434.28	138,544.32	2. Short term suppliers of fixed assets	1,018,573.04	1,339,773.31
III. Trade debtors and other receivables	3,175,338.76	3,016,475.46	3. Other financial liabilities	1,642,252.74	2,434,945.67
1. Customers for sales and services provided	1,178,552.27	1,871,157.97	IV. Short term debt with group and associated companies	1,141,906.32	201,667.97
2. Customers and debtors, group and associated companies	-	-	V. Trade creditors and other receivables	2,475,150.61	1,782,547.19
3. Miscellaneous	704,686.90	533,767.39	1. Creditors and other receivables	1,597,658.54	1,087,011.27
4. Public administrations, deferred official subsidies	-	-	2. Advance payments of public subsidies	255,921.72	365,865.24
5. Other credits with public administration	1,292,099.59	611,550.10	3. Other debts with public administrations	621,570.35	329,670.68
IV. Short term investments in group and associated companies	6,352.94	-	VI. Accruals	780.22	251.56
V. Short term financial investments	30,312,214.12	29,515,451.91			
1. Equity investments	-	-			
2. Loans to companies	-	-			
3. Other financial assets	30,312,214.12	29,515,451.91			
VI. Accruals	38,850.05	41,418.52			
VII. Cash and other equivalent liquid assets	50,638,337.66	11,252,346.48			
1. Treasury	50,638,337.66	11,252,346.48			
2. Other cash equivalents	-	-			
TOTAL ASSETS (A+B)	313,136,004.47	274,176,878.15	TOTAL EQUITY AND LIABILITIES (A+B+C)	313,136,004.47	274,176,878.15

PROFIT AND LOSS ACCOUNT
for the year ending on 12-31-2021
 (in euros)

	(Debit) Credit	
	2021	2020
1. Net turnover	16,377,039.32	15,211,831.92
A. Port fees	14,801,691.44	13,477,230.78
a) Occupation fee	3,724,963.91	3,638,041.02
b) Fees for special use of port facilities	7,715,014.63	6,629,503.48
1. Vessel fees	3,806,568.56	2,789,953.06
2. Fees for pleasure craft	25,338.05	24,203.12
3. Passenger fees	3,934.27	3,790.61
4. Good fees	3,773,981.51	3,754,956.65
5. Fresh fish fee	14,076.29	9,021.67
6. Fee for special use of transit area	91,115.95	47,578.37
c) Activity fee	3,200,657.03	3,039,531.95
d) Navigation aid fee	161,055.87	170,154.33
B. Other business income	1,575,347.88	1,734,601.14
a) Additional income to fees	2,631.56	-
b) Fees and others	1,572,716.32	1,734,601.14
3. Work carried out by the company for its fixed assets	-	-
5. Other operating income	2,046,581.47	1,513,032.67
a) Accessory income and other management income	733,336.45	185,747.37
b) Operating subsidies included in results	2,347.10	8,052.64
c) Income from return of concessions	642,897.92	649,232.66
d) Interport Fund compensation received	668,000.00	670,000.00
6. Staff cost	(5,161,398.65)	(5,021,788.47)
a) Salaries and wages	(3,791,005.93)	(3,660,451.80)
b) Indemnities	(7,646.28)	(11,151.44)
c) Social charges	(1,362,746.44)	(1,350,185.23)
d) Provisions	-	-
7. Other operating expenses	(4,627,683.05)	(4,809,936.79)
a) External services	(2,761,453.60)	(2,552,676.48)
1. Repairs and upkeep	(1,248,766.55)	(1,057,568.89)
2. Independent professional services	(276,845.80)	(175,891.62)
3. Supplies and consumables	(603,651.74)	(668,182.73)
4. Other external services	(632,189.51)	(651,033.24)
b) Taxes	(746,781.27)	(716,337.31)
c) Losses, deterioration and variation in provisions by commercial activities	24,863.41	(81,555.06)
d) Other current management expenses	(165,222.36)	(244,675.22)
e) Contribution to PPEE art. 19.1. b) RDL 2/2011	(539,089.23)	(640,692.72)
f) Interport Compensation Fund contribution	(440,000.00)	(574,000.00)
8. Amortization of fixed assets	(7,699,935.00)	(8,204,514.09)
9. Allocation of subsidies for non financial assets and others	2,334,968.93	2,416,688.57
10. Excess provisions	-	-
11. Deterioration and results for fixed assets disposals	(30,228.80)	(2,842.77)
a) Deterioration and depreciation	-	-
b) Results for fixed assets disposals and others	(30,228.80)	(2,842.77)
Other results	-	-
a) Exceptional incomes	-	-
b) Exceptional expenses	-	-
A.1. OPERATING RESULTS (1+3+5+6+7+8+9+10+11)	3,239,344.22	1,102,471.04
12. Financial income	209,519.59	274,918.12
a) Stakes in equity instruments	-	-
b) Income from other marketable instruments	146,270.36	230,192.62
c) Incorporation of financial expenses to assets	63,249.23	44,725.50
13. Financial expenses	(222,857.00)	(248,430.69)
a) For third party debts	(222,857.00)	(248,430.69)
b) For updating of provisions	-	-
14. Changes to the reasonable value of financial instruments	-	-
16. Deterioration and results for financial instruments disposals	-	-
a) Deterioration and depreciation	-	-
b) Results for fixed assets disposals and others	-	-
A.2. FINANCIAL RESULT (12+13+14+16)	(13,337.41)	26,487.43
A.3. PRE TAX RESULT (A.1+A.2)	3,226,006.81	1,128,958.47
17. Company tax	(611,160.41)	18,796.48
A.4. BALANCE OF THE FINANCIAL YEAR (A.3+17)	2,614,846.40	1,147,754.95

CASH FLOW
for the year ending on 12-31-2021
 (in euros)

CONCEPT	2021	2020
A) CASH FLOW FROM OPERATING ACTIVITIES (+/-1+/-2+/-3+/-4)	8,091,717.71	5,187,462.93
1. Profit before taxes	3,226,006.81	1,128,958.47
2. Adjustments to profit	4,767,532.07	5,127,309.31
a) Depreciation of fixed assets (+)	7,699,935.00	8,204,514.09
b) Valuation adjustments for impairment (+/-)	-	-
c) Variation of provisions (+/-)	267.71	9,889.61
d) Entering subsidies (-)	(2,334,968.93)	(2,416,688.57)
e) Results of fixed assets removed or disposed (+/-)	30,228.80	2,842.77
f) Results for cancellation and disposal of financial instruments (+/-)	-	-
g) Financial income (-)	(209,519.59)	(274,918.12)
h) Financial expenditure (+)	222,857.00	248,430.69
i) Variation in the reasonable value of financial instruments (+/-)	-	-
j) Income transferred to results for reverted concessions (-)	(642,897.92)	(649,232.66)
k) Inclusion of advances received for sales or provision of services (-)	-	-
l) Other income and expenses (+/-)	1,630.00	2,471.50
3. Changes in working capital	780,294.48	(640,951.25)
a) Stocks (+/-)	10,110.04	(3,289.07)
b) Trade debtors and other receivable (+/-)	471,493.97	(648,249.75)
c) Other current assets (+/-)	2,568.47	(5,143.53)
d) Creditors and other receivables (+/-)	553,920.17	(35,305.15)
e) Other current assets (+/-)	(232,779.12)	63,130.90
f) Other non current assets and liabilities (+/-)	(25,019.05)	(12,094.65)
4. Other cash flow from operating activities	(682,115.65)	(427,853.60)
a) Interest payments (-)	(75,007.92)	(46,898.30)
b) Dividends received (+)	-	-
c) Interest received (+)	26,923.37	34,480.68
d) Interest on late payments due to tariff disputes (-)	-	-
e) Interest on late subsidy payments due to tariff disputes (+)	-	-
f) Amounts received (paid) on profit tax (+/-)	(634,031.10)	(415,403.08)
g) Other amounts paid (-/+)	-	(32.90)
B) CASH FLOW FROM INVESTING ACTIVITIES (7 6)	(7,899,570.32)	(13,986,815.98)
6. Payments for Investments (-)	(13,599,570.32)	(20,086,815.98)
a) Group companies & associated	-	(108,000.00)
b) Intangible assets	(42,229.35)	(67,290.73)
c) Tangible fixed assets	(13,552,300.97)	(13,122,573.21)
d) Real estate investments	(5,040.00)	(288,952.04)
e) Other financial assets	-	(6,500,000.00)
f) Non current assets maintained for sale	-	-
g) Other assets	-	-
7. Disinvestment received (+)	5,700,000.00	6,100,000.00
a) Group companies & associated	-	-
b) Intangible assets	-	-
c) Tangible fixed assets	-	-
d) Real estate investments	-	-
e) Other financial assets	5,700,000.00	6,100,000.00
f) Non-current assets maintained for sale	-	-
g) Other assets	-	-
C) CASH FLOW FROM FINANCING ACTIVITIES (+/-9+/-10)	39,193,843.79	13,969,395.86
9. Equity instrument received and paid	-	359,436.00
a) Subsidies, donations and legacies received (+)	-	359,436.00
b) Issuance of equity instruments (+/-)	-	-
10. Financial liability instruments payables and receivables	39,193,843.79	13,609,959.86
a) Issue	43,000,000.00	18,000,000.00
1. Bank debt (+)	-	-
2. Group and associated company debt (+)	43,000,000.00	18,000,000.00
3. Other debts (+)	-	-
Repayment and amortization of	(3,806,156.21)	(4,390,040.14)
1. Bank debt (-)	(1,950,644.84)	(1,950,644.84)
2. Group and associated company debt (-)	-	-
3. Other debts (-)	(1,855,511.37)	(2,439,395.30)
E) NET INCREASE/DECREASE IN CASH OR EQUIVALENTS (+/-A+/-B+/-C)	39,385,991.18	5,170,042.81
Cash or cash equivalents at beginning of the year	11,252,346.48	6,082,303.67
Cash or cash equivalents at the end of the year	50,638,337.66	11,252,346.48

STATEMENT OF CHANGES IN EQUITY
for the year ending on 12-31-2021

A) Recognized income and expenses for the year ending on 12-31-2021

(in euros)

	2021	2020
A) Profit and loss statement	2,614,846.40	1,147,754.95
B) Income and expenses recognised directly in equity (I+II+III+V)	80,997.32	(14,440,601.10)
I. Valuation of financial instruments	-	-
1. Financial assets at fair value with changes in equity	-	-
2. Other income / expenditure	-	-
II. Cash flow coverage	-	-
III. Subsidies, donations and legacies	107,996.42	30,845.00
V. Tax effect	(26,999.10)	(14,471,446.10)
1. Tax effect subsidies	(26,999.10)	-
2. Tax effect other elements of equity	-	-
C) Transfers to profit and loss statements(VI+VII+VIII+IX)	(2,516,812.53)	(2,661,597.74)
VI. Valuation of assets and liabilities	-	-
1. Financial assets at fair value with changes in equity	-	-
2. Other income / expenditure	-	-
VII. Cash flow coverage	-	-
VIII. Subsidies, donations and legacies	(3,100,554.76)	(3,265,769.88)
IX. Tax effect	583,742.23	604,172.14
1. Transfer to income tax effect subsidies	583,742.23	-
2. Transfer to income tax effect other elements of equity	-	-
Total declared income and expenses (A+B+C)	179,031.19	(15,954,443.89)

B) Statement of changes in equity for the year ending on 12-31-2020

(in euros)

	Capital	Retained earning	Profit for the year	Valuation adjustments	Grants, donations and legacies received	Total
A. BALANCE AT THE END OF 2019	46,819,763.54	94,358,663.37	3,219,572.32	-	64,443,359.51	208,841,358.74
I. Adjustments for changes in standards for 2019 and previous.	-	-	-	-	-	-
II. Adjustments for errors in 2019 and previous years.	-	-	-	-	-	-
B. ADJUSTED BEGINNING BALANCE 2020	46,819,763.54	94,358,663.37	3,219,572.32	-	64,443,359.51	208,841,358.74
I. Total recognized income and expenses	-	-	1,147,754.95	0.00	(17,102,198.84)	(15,954,443.89)
II. Transactions with shareholders or owners (*)	-	-	-	-	-	-
III. Other changes in equity	-	3,903,726.68	(3,219,572.32)	-	-	684,154.36
BALANCE AT THE END OF 2020	46,819,763.54	98,262,390.05	1,147,754.95	0.00	47,341,160.67	193,571,069.21
I. Adjustments for changes in standards for 2020.	-	-	-	-	-	-
II. Adjustments for errors in 2020.	-	-	-	-	-	-
D. ADJUSTED BEGINNING BALANCE 2021	46,819,763.54	98,262,390.05	1,147,754.95	0.00	47,341,160.67	193,571,069.21
I. Total recognized income and expenses	-	-	2,614,846.40	-	(2,435,815.21)	179,031.19
II. Transactions with shareholders or owners (*)	-	-	-	-	-	-
III. Other changes in equity	-	1,147,754.95	(1,147,754.95)	-	-	-
E. BALANCE AT THE END OF 2021	46,819,763.54	99,410,145.00	2,614,846.40	-	44,905,345.46	193,750,100.40

(*) Adscriptions and desadscriptions of property