

Watertown Industrial Center LDC**Income Statement for the Four Month Period Ending October 31, 2015**

Prepared by Staff, May 8, 2017

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	Balance Remaining
Revenues					
Lease Revenue	\$ 531,146.00	166,814.43	\$ 40,861.98	41,987.91	364,331.57
Misc Inc - Oper & Admin	20,500.00	5,000.00	1,250.00	1,250.00	15,500.00
Interest Income	7.00	0.17	0.05	0.04	6.83
LIF Loan Principal	10,593.00	15,265.72	3,830.73	3,821.18	(4,672.72)
Leasehold Interest	2,056.00	5,369.36	1,348.56	1,358.11	(3,313.36)
Total Revenues	564,302.00	192,449.68	47,291.32	48,417.24	371,852.32
Expenses					
Marketing	8,700.00	2,093.80	730.95	93.45	6,606.20
Salaries	86,769.00	29,737.89	6,608.42	6,608.42	57,031.11
FICA-Medicare Tax Expense	7,857.00	2,245.14	498.92	498.92	5,611.86
Health Ins.	6,604.00	2,232.78	568.15	568.15	4,371.22
Dental Ins	351.00	84.84	(4.76)	(4.76)	266.16
Vision Ins.	174.00	42.12	(2.36)	(2.36)	131.88
Comp Ins.	5,722.00	1,756.90	391.44	391.44	3,965.10
Retirement Expense	6,474.00	2,581.70	462.60	462.60	3,892.30
FED Unemployment	494.00	0.00	0.00	0.00	494.00
NYS Unemployment	3,458.00	2.86	0.00	0.00	3,455.14
NYS Re-Emp Service	60.00	0.00	0.00	0.00	60.00
Vehicle Allowance	1,800.00	600.00	150.00	150.00	1,200.00
Disability	384.00	55.86	(4.80)	(4.80)	328.14
Paychex Processing	2,172.00	708.64	182.16	172.16	1,463.36
Life Ins.	0.00	22.50	0.00	0.00	(22.50)
Office Expenses	14,068.00	5,252.06	1,155.89	1,784.75	8,815.94
Depreciation	230,752.00	87,646.16	21,911.54	21,911.54	143,105.84
Dues/Publ/Training/Seminars	1,500.00	0.00	0.00	0.00	1,500.00
Insurance	48,276.00	16,894.72	3,830.50	3,667.38	31,381.28
Legal/Environmental	11,275.00	1,426.90	1,239.50	0.00	9,848.10
Legal General	0.00	3,297.00	1,491.00	903.00	(3,297.00)
Accounting and Auditing	4,050.00	4,050.00	4,050.00	0.00	0.00
Engineering/Design/Consulting	22,000.00	4,800.00	0.00	0.00	17,200.00
Maintenance - Improvements	25,100.00	0.00	0.00	0.00	25,100.00
Maintenance - Common Area	22,300.00	3,720.77	1,073.95	1,068.40	18,579.23
Maintenance - Building Repairs	20,500.00	6,720.18	3,139.04	1,573.81	13,779.82
Maintenance - Materials	4,000.00	1,682.00	37.96	1,063.85	2,318.00
Maintenance - Grounds	21,000.00	1,706.00	0.00	0.00	19,294.00
Maintenance - Equipment/Tools	3,500.00	2,104.08	988.33	0.00	1,395.92
Waste Removal	8,600.00	3,081.44	762.34	765.39	5,518.56
Property Taxes	28,600.00	19,464.88	10,956.92	0.00	9,135.12
Water	8,392.00	2,811.00	685.61	685.61	5,581.00
Electric	39,459.00	7,785.74	1,817.69	1,917.55	31,673.26
Gas	16,490.00	837.57	273.19	177.80	15,652.43
Interest Expense-Roof Project	9,700.00	3,289.54	817.15	820.65	6,410.46
Interest Expense-JCLDC Project	0.00	4,706.56	1,163.58	1,172.30	(4,706.56)
Bad Debt Expense	0.00	0.00	0.00	0.00	0.00
Misc Expenses	3,000.00	0.00	0.00	0.00	3,000.00
Total Operations	673,581.00	223,441.63	64,974.91	46,445.25	450,139.37
Total Revenue	564,302.00	192,449.68	47,291.32	48,417.24	371,852.32
Total Expenses	673,581.00	223,441.63	64,974.91	46,445.25	450,139.37
Net Income Over Expenditure	\$ (109,279.00)	(30,991.95)	\$ (17,683.59)	1,971.99	(78,287.05)

Watertown Industrial Center LDC
Income Statement for the Four Month Period Ending October 31, 2015
 Unrestricted Income

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	% YTD Budget
Revenues					
Lease Revenue	\$ 531,146.00	166,814.43	\$ 40,861.98	41,987.91	31.41
Misc Inc - Oper & Admin	20,500.00	5,000.00	1,250.00	1,250.00	24.39
Interest Income	7.00	0.17	0.05	0.04	2.43
Total Revenues	551,653.00	171,814.60	42,112.03	43,237.95	31.15
Expenses					
Marketing	8,700.00	2,093.80	730.95	93.45	24.07
Salaries	86,769.00	29,737.89	6,608.42	6,608.42	34.27
Benefits	33,378.00	9,624.70	2,059.19	2,059.19	28.84
Paychex Processing	2,172.00	708.64	182.16	172.16	32.63
Office Expenses	14,068.00	5,252.06	1,155.89	1,784.75	37.33
Dues/Publ/Training/Seminars	1,500.00	0.00	0.00	0.00	0.00
Insurance	48,276.00	16,894.72	3,830.50	3,667.38	35.00
Professional Consultants	37,325.00	13,573.90	6,780.50	903.00	36.37
Maintenance Expenses	96,400.00	15,933.03	5,239.28	3,706.06	16.53
Utilities Taxes & Rent	101,541.00	33,980.63	14,495.75	3,546.35	33.46
Interest Expense JCLDC Project	0.00	4,706.56	1,163.58	1,172.30	0.00
Interest Exp Roof Project	9,700.00	3,289.54	817.15	820.65	33.91
Bad Debt Expense	0.00	0.00	0.00	0.00	0.00
Misc Expenses	3,000.00	0.00	0.00	0.00	0.00
Total Operations	442,829.00	135,795.47	43,063.37	24,533.71	30.67
Total Revenue	551,653.00	171,814.60	42,112.03	43,237.95	31.15
Total Expenses	442,829.00	135,795.47	43,063.37	24,533.71	30.67
Net Income Over Expenditure	\$ 108,824.00	36,019.13	\$ (951.34)	18,704.24	33.10

Watertown Industrial Center LDC
Balance Sheet
October 31, 2015

ASSETS

Current Assets		
General Checking - Key Bank	\$	107,427.18
Capital Reserve		60,118.12
Leasehold Improvement Fund		142,202.96
Accounts Receivable		2,201.95
Acc. Rec. LHI		532,574.45
Prepaid Insurance		10,978.00
Rents Receivable		6,937.32
		862,439.98
Total Current Assets		
Property and Equipment		
Furniture/Fixtures/Equipment		54,571.05
Allow. for Deprn. - FF&E		(49,544.79)
Capital Improvements - Cap Imp		3,782,543.58
Heat Separation Project		330,793.40
Improvement Project - EDA		678,885.00
Real Estate Contrib.-Buildings		531,300.00
Real Estate Contrib.-Land		205,000.00
Allow. for Deprn. - Buildings		(3,049,104.96)
		2,484,443.28
Total Property and Equipment		
Other Assets		
Work In Process-Variou		32,612.69
		32,612.69
Total Other Assets		
Total Assets	\$	3,379,495.95

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$	14,946.37
RETAINAGE PAYABLE		3,976.55
Due HUD - Leasehold Impr. Fund		15.63
ACCRUED PAYROLL		3,454.00
Due WIC Rent		1,027.50
Deferred Liab. Bldg. B Project		458,460.27
Due WIC LHI		50.72
Deferred Revenue		74,114.18
		556,045.22
Total Current Liabilities		
Long-Term Liabilities		
Bldg. B Renovation Loan-WLDC		458,460.27
Roof Replacement Loan		325,459.88
		783,920.15
Total Long-Term Liabilities		
Total Liabilities		1,339,965.37
Capital		
Fund Balance		40,418.64
Capital Improvement Reserve		227,036.82
Fund Balance - Leasehold Impr.		(7,439.76)
Fund Balance - Capital Reserve		1,810,506.83
Net Income		(30,991.95)
		(30,991.95)

Watertown Industrial Center LDC
Balance Sheet
October 31, 2015

Total Capital	<u>2,039,530.58</u>
Total Liabilities & Capital	<u>\$ 3,379,495.95</u>

Watertown Industrial Center LDC
Tenant Receivables
As of Oct 31, 2015

Filter Criteria includes: 1) Includes Drop Shipments. Report order is by ID. Report is printed in Detail Format.

Customer	Invoice	Date	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
WATERTOWN AIRSOFT	4996	8/1/15			600.00		600.00
	5016	9/1/15		2,000.00			2,000.00
	5037	10/1/15	2,000.00				2,000.00
WATERTOWN AIRSOFT			2,000.00	2,000.00	600.00		4,600.00
FERGUSON ENTERPRISES, INC.	3332	8/1/09				-28.00	-28.00
	3438	12/1/09				-100.00	-100.00
	5034	10/1/15	-3,973.53				-3,973.53
FERGUSON ENTERPRISES, INC.			-3,973.53			-128.00	-4,101.53
LAURENCE WOLLUM	4163	3/1/12				-5.70	-5.70
LAURENCE WOLLUM						-5.70	-5.70
MODERN MOVING AND STORAG	5024	10/1/15	649.21				649.21
MODERN MOVING AND STORAG			649.21				649.21
NEW YORK AIR BRAKE	5036	10/1/15	3,121.91				3,121.91
NEW YORK AIR BRAKE			3,121.91				3,121.91
WATERTOWN MODEL RAILROAD	5052	11/1/15	-306.00				-306.00
WATERTOWN MODEL RAILROAD			-306.00				-306.00
SERV-PRO	3692	8/1/10				-50.72	-50.72
	3692-	8/10/10				50.72	50.72
	4809	1/1/15				-0.01	-0.01
SERV-PRO						-0.01	-0.01
W.B. Mason Co, Inc.	5054	11/1/15	-994.09				-994.09
W.B. Mason Co, Inc.			-994.09				-994.09
			497.50	2,000.00	600.00	-133.71	2,963.79

Watertown Industrial Center LDC
Aged Receivables
As of Oct 31, 2015

Filter Criteria includes: 1) Includes Drop Shipments. Report order is by ID. Report is printed in Detail Format.

Customer ID Customer Bill To Contact Telephone 1	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 day	Amount Due
NYAB	5038		588.25			588.25
NEW YORK AIR BRAKE	5040	524.89				524.89
Roger Andrus, Jr	5094	1,004.50				1,004.50
NYAB		1,529.39	588.25			2,117.64
NEW YORK AIR BRAKE						
SERV-PRO	4268				84.32	84.32
SERV-PRO						
SERV-PRO					84.32	84.32
SERV-PRO						
SOLURI	3792				-0.01	-0.01
BILLY SOLURI						
SOLURI					-0.01	-0.01
BILLY SOLURI						
Report Total		1,529.39	588.25		84.31	2,201.95

Watertown Industrial Center LDC
Cash Receipts Journal
For the Period From Oct 1, 2015 to Oct 31, 2015

Filter Criteria includes: Report order is by Check Date. Report is printed in Detail Format.

Date	Account ID	Transaction Re	Line Description	Debit Amnt	Credit Amnt
10/9/15	141000 100000	5011	Invoice: 5019 ALL STAR CONTRACTORS	704.17	704.17
10/9/15	141000 100000	2596	Invoice: 5023 JEFFERSON COUNTY LDC	1,366.20	1,366.20
10/9/15	125000 100000	6507	Invoice: 5022 JEFFERSON COUNTY INDUSTRIAL	1,250.00	1,250.00
10/9/15	141000 100000	1327	Invoice: 5028 WATERTOWN MODEL RAILROAD CLUB	306.00	306.00
10/9/15	141000 100000	290.58	Invoice: 5033 LAURENCE WOLLUM	290.58	290.58
10/9/15	141000 100000	322930	Invoice: 5030 W.B. Mason Co, Inc.	994.09	994.09
10/9/15	141000 100000	85620	Invoice: 5035 UPSTATE CONSTRUCTION SERVICES, INC.	1,125.79	1,125.79
10/9/15	141000 100000	133423	Invoice: 4966 Jain Irrigation Inc.	6,213.00	6,213.00
10/9/15	141000 100000	6894	Invoice: 5026 SERV-PRO	1,940.75	1,940.75
10/9/15	141000 100000	1121	Invoice: 5031 STEVEN ELLIOT	668.85	668.85
10/16/15	141000 100000	1119	Invoice: 5020 Ampersand New York Operations Co. LLC.	781.21	781.21
10/16/15	141000 100000	0996614182	Invoice: 5034 FERGUSON ENTERPRISES, INC.	6,584.25	6,584.25
10/16/15	141000 100000	9056	Invoice: 5032 CONVERSE LABORATORIES INC.	1,470.31	1,470.31
10/16/15	141000 100000	14234	Invoice: 5018 BLACK HORSE GROUP, LLC	994.48	994.48
10/16/15	141000 100000	7040	Invoice: 5025 Nytric Electrical Contractors, LLC.	3,485.05	3,485.05
10/16/15	141000 100000	892	Invoice: 5021 BROOKFIELD RENEWABLE POWER	11,126.53	11,126.53
10/16/15	141000 141000 100000	1047	Invoice: 4958 Invoice: 4996 WATERTOWN AIRSOFT	2,000.00	600.00 1,400.00
10/16/15	141000 100000	032013	Invoice: 5006 MODERN MOVING AND STORAGE	649.21	649.21
10/30/15	141000 100000	16748	Invoice: 5029 WATERTOWN VENDING INC.	830.89	830.89
10/30/15	141000 100000	1333	Invoice: 5052 WATERTOWN MODEL RAILROAD CLUB	306.00	306.00
10/30/15	725001	2171	REFUND ON 2015 PILOT PAYMENT -		5,777.74

Watertown Industrial Center LDC
Cash Receipts Journal
For the Period From Oct 1, 2015 to Oct 31, 2015

Filter Criteria includes: Report order is by Check Date. Report is printed in Detail Format.

Date	Account ID	Transaction Re	Line Description	Debit Amnt	Credit Amnt
	100000		IDA OVER CHARGED JEFFERSON COUNTY INDUSTRIAL	5,777.74	
10/30/15	141000 100000	328138	Invoice: 5054 W.B. Mason Co, Inc.	994.09	994.09
				<u>49,859.19</u>	<u>49,859.19</u>

Watertown Industrial Center LDC
Aged Payables
As of Oct 31, 2015

Filter Criteria includes: 1) Includes Drop Shipments. Report order is by ID. Report is printed in Detail Format.

Vendor ID Vendor Contact Telephone 1	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
ACE NOBEL ACE HDWE 315-782-5964	10/15 STMNT	353.84				353.84
ACE NOBEL ACE HDWE		353.84				353.84
BOWERS BOWERS & COMPANY BRIE 315-788-7690	166801	4,050.00				4,050.00
BOWERS BOWERS & COMPANY		4,050.00				4,050.00
CITYCOMP CITY COMPTRROLLER 315-785-7757	0002012-10281 0004614-10281	260.47 425.14				260.47 425.14
CITYCOMP CITY COMPTRROLLER		685.61				685.61
CRYSTAL ROCK CRYSTAL ROCK	10/15 STMNT	32.90				32.90
CRYSTAL ROCK CRYSTAL ROCK		32.90				32.90
DE DIRECT ENERGY	153030025780 153030025780 153030025780 153030025480 153030025780 153030025780 153030025780 153030025780 153030025780	70.08 31.24 212.54 415.47 539.91 117.22 266.08 8.09 39.59				70.08 31.24 212.54 415.47 539.91 117.22 266.08 8.09 39.59
DE DIRECT ENERGY		1,700.22				1,700.22
DIVAL DIVAL SAFETY & SUPP	1979032	161.20				161.20

Watertown Industrial Center LDC
Aged Payables
As of Oct 31, 2015

Filter Criteria includes: 1) Includes Drop Shipments. Report order is by ID. Report is printed in Detail Format.

Vendor ID Vendor Contact Telephone 1	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
800-343-1354						
DIVAL DIVAL SAFETY & SUPP		161.20				161.20
FERG FERGUSON WATERWO	10/15 CREDIT	3,973.53				3,973.53
FERG FERGUSON WATERWO		3,973.53				3,973.53
LOOPNET LOOPNET	INV24862545	74.95				74.95
LOOPNET LOOPNET		74.95				74.95
NG NATIONAL GRID	4083010042-10	108.68				108.68
	9303154019-10	29.62				29.62
	0918937121-10	19.76				19.76
	9678936125-10	24.47				24.47
	0958937132-10	396.52				396.52
	1118719155-10	24.52				24.52
	0438937154-10	172.00				172.00
	0338937134-10	24.52				24.52
	0498937125-10	43.99				43.99
	0058937125-10	146.20				146.20
	0038937138-10	82.81				82.81
	0898937150-10	73.38				73.38
	0518786126-10	124.47				124.47
	1078719124-10	50.47				50.47
NG NATIONAL GRID		1,321.41				1,321.41
OVERHEAD DOOR CO OVERHEAD DOOR CO	20464	487.50				487.50
OVERHEAD DOOR CO OVERHEAD DOOR CO		487.50				487.50

Watertown Industrial Center LDC
Aged Payables
As of Oct 31, 2015

Filter Criteria includes: 1) Includes Drop Shipments. Report order is by ID. Report is printed in Detail Format.

Vendor ID Vendor Contact Telephone 1	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
RAYNOR RAYNOR OVERHEAD D	32659	97.00				97.00
RAYNOR RAYNOR OVERHEAD D		97.00				97.00
SCHWERZMANN SCHWERZMANN & WIS 315-788-6700	007572-10/15	1,491.00				1,491.00
SCHWERZMANN SCHWERZMANN & WIS		1,491.00				1,491.00
SPRAGUE SPRAGUE OPERATING 1-800-828-9427	70274062 70274062-2 70274062-3 70274062-4	6.56 24.08 41.75 1.36				6.56 24.08 41.75 1.36
SPRAGUE SPRAGUE OPERATING		73.75				73.75
VERIZON VERIZON	9754863313	215.87				215.87
VERIZON VERIZON		215.87				215.87
VERIZON WIRELESS VERIZON WIRELESS 1-800-922-0204	4/30/16	230.84				230.84
VERIZON WIRELESS VERIZON WIRELESS		230.84				230.84
WICLDC WATERTOWN INDUSTR BILLY GEBO 782-9277	3/09 LHI SERV 04/09-SERVPR 5/09 LHI SERV				-1.00 -1.00 -1.00	-1.00 -1.00 -1.00
WICLDC					-3.00	-3.00

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Oct 1, 2015 to Oct 31, 2015

Filter Criteria includes: Report order is by Date. Report is printed in Detail Format.

Date	Check #	Account ID	Line Description	Debit Amount	Credit Amount
10/1/15	8840	200000 100000	Invoice: 10/15 INS Central Insurance Companies	3,830.50	3,830.50
10/1/15	8841	200000 100000	Invoice: 000009870040 EXCELLUS BLUE CROSS	647.79	647.79
10/15/15	8842	200000	Invoice: 4083010042-92415	110.27	
		200000	Invoice: 0898937150-92415	24.48	
		200000	Invoice: 0338937134-92415	24.52	
		200000	Invoice: 0438937154-92415	165.37	
		200000	Invoice: 0058937125-92415	114.91	
		200000	Invoice: 5874117053-92415	75.69	
		200000	Invoice: 9303154019-92415	29.20	
		200000	Invoice: 1118719155-92415	24.52	
		200000	Invoice: 0958937132-92415	93.16	
		200000	Invoice: 0038937138-92415	127.00	
		200000	Invoice: 0498937125-92415	24.52	
		200000	Invoice: 2853006034-92415	54.86	
		200000	Invoice: 9678936125-92415	24.52	
		200000	Invoice: 0518786126-92815	124.78	
		100000	NATIONAL GRID		1,017.80
10/15/15	8843	100000	VOID		
10/15/15	8844	200000	Invoice: 152750025520432	407.10	
		200000	Invoice: 152750025520434	7.97	
		200000	Invoice: 152750025520433	122.42	
		200000	Invoice: 152800025557749	67.92	
		200000	Invoice: 152750025520429	250.70	
		200000	Invoice: 152750025520431	399.29	
		200000	Invoice: 152750025520430	276.53	
		200000	Invoice: 152800025557750	27.24	
		200000	Invoice: 152780025534676	39.59	
		100000	DIRECT ENERGY		1,598.76
10/15/15	8845	200000 100000	Invoice: 420676 Advanced Business Systems	26.70	26.70
10/15/15	8846	200000	Invoice: 9/15 STMNT	908.74	

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Oct 1, 2015 to Oct 31, 2015

Filter Criteria includes: Report order is by Date. Report is printed in Detail Format.

Date	Check #	Account ID	Line Description	Debit Amount	Credit Amount
		100000	NOBEL ACE HDWE		908.74
10/15/15	8847	200000	Invoice: 0002012-93015-C	260.47	
		200000	Invoice: 0004614-93015-AB	425.14	
		100000	CITY COMPTRROLLER		685.61
10/15/15	8848	200000	Invoice: 9/15 STMNT	12.00	
		100000	CRYSTAL ROCK		12.00
10/15/15	8849	200000	Invoice: 17591148	306.70	
		100000	Great America Financial Services		306.70
10/15/15	8850	200000	Invoice: 2993	15,315.67	
		100000	JEFFERSON COUNTY INDUSTRIAL		15,315.67
10/15/15	8851	200000	Invoice: 10/11/15	656.00	
		100000	OSWEGO COUNTY BUSINESS MAGAZINE		656.00
10/15/15	8852	200000	Invoice: 3473543	622.00	
		100000	RSI ROOFING, INC.		622.00
10/15/15	8853	200000	Invoice: 3002156152	433.90	
		100000	THYSSENKRUPP ELEVATOR CORPORATION		433.90
10/15/15	8854	200000	Invoice: 9753221527	252.28	
		100000	VERIZON WIRELESS		252.28
10/15/15	8855	200000	Invoice: 9/15 STMNT	18.50	
		100000	VICTORY PROMOTIONS, INC.		18.50
10/15/15	8856	200000	Invoice: 3256913-0448-0	762.34	
		100000	WASTE MANAGEMENT OF NEW YORK		762.34
10/15/15	8857	200000	Invoice: 2015-03-0007207	1,418.99	
		100000	WATERTOWN CITY SCHOOL DISTRICT		1,418.99
10/15/15	8858	200000	Invoice: I28694826	242.00	
		100000	W.B. MASON COMPANY, INC.		242.00
10/15/15	8859	200000	Invoice: 10/15 - 11/15	96.29	
		100000	WESTELCOM		96.29
10/15/15	8860	200000	Invoice: 1487586	687.50	
		100000	G.W. WHITE & SON INC.		687.50
10/15/15	8861	200000	Invoice: 10/15 LOAN	2,218.39	
		100000	WATERTOWN		2,218.39

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Oct 1, 2015 to Oct 31, 2015

Filter Criteria includes: Report order is by Date. Report is printed in Detail Format.

Date	Check #	Account ID	Line Description	Debit Amount	Credit Amount
			LOCAL DEVELOPMENT		
10/30/15	8862	200000 100000	Invoice: 91143 BLACK RIVER PAPER COMPANY INC.	341.85	341.85
10/30/15	8863	200000 100000	Invoice: 102015 CAPITAL CONSTRUCTION	946.00	946.00
10/30/15	8864	200000 100000	Invoice: 1580499-00 CITY ELECTRIC	134.71	134.71
10/30/15	8865	200000 100000	Invoice: 1970343 DIVAL SAFETY & SUPPLIES	392.25	392.25
10/30/15	8866	200000 200000 100000	Invoice: 1209517523 Invoice: 1209523223 G&K SERVICES	132.65 132.65	265.30
10/30/15	8867	200000 100000	Invoice: 17736990 Great America Financial Services	368.04	368.04
10/30/15	8868	200000 200000 100000	Invoice: 264518 Invoice: 264519 LAWS LOCK AND KEY SERVICE	203.33 18.00	221.33
10/30/15	8869	200000 100000	Invoice: 172160 TJF MENTER RUDIN & TRIVELPIECE PC	1,239.50	1,239.50
10/30/15	8870	200000 100000	Invoice: 720501 P&M CONSTRUCTION	985.00	985.00
10/30/15	8871	200000 100000	Invoice: 2015-183 P.S.G.	267.50	267.50
10/30/15	8872	200000 100000	Invoice: 007572-9/15 SCHWERZMANN & WISE, PC	903.00	903.00
10/30/15	8873	200000 100000	Invoice: 9/15 STMNT SPRAGUE OPERATING RESOURCES	3.68	3.68
10/30/15	8874	200000 100000	Invoice: 10/15 - 11/15 Time Warner Cable	163.56	163.56
10/30/15	8875	200000 100000	Invoice: 1505261 G.W. WHITE & SON INC.	119.00	119.00
	Total			38,109.18	38,109.18

Watertown Industrial Center LDC
Maintenance Report for the Four Month Period Ending October 31, 2015
 Prepared by WICLDC STAFF, May 8, 2017

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	YTD % of Budget
Revenues					
Add'l Rents - Maintenance	\$ 114,740.00	37,205.52	\$ 8,955.08	9,418.72	32.43
Total Revenues	<u>114,740.00</u>	<u>37,205.52</u>	<u>8,955.08</u>	<u>9,418.72</u>	32.43
Expenses					
Maintenance - Improvements	25,100.00	0.00	0.00	0.00	0.00
Maintenance - Building Repairs	20,500.00	6,720.18	3,139.04	1,573.81	32.78
Maintenance - Common Area	22,300.00	3,720.77	1,073.95	1,068.40	16.69
Maintenance - Grounds	21,000.00	1,706.00	0.00	0.00	8.12
Maintenance - Equipment/Tools	3,500.00	2,104.08	988.33	0.00	60.12
Maintenance - Materials	4,000.00	1,682.00	37.96	1,063.85	42.05
Total Operations	<u>96,400.00</u>	<u>15,933.03</u>	<u>5,239.28</u>	<u>3,706.06</u>	16.53
Net Income Over Expenditure	\$ <u>18,340.00</u>	<u>21,272.49</u>	\$ <u>3,715.80</u>	<u>5,712.66</u>	115.99