

Watertown Industrial Center LDC**Income Statement for the Two Month Period Ending August 31, 2016**

Prepared by Staff, September 22, 2016

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	Balance Remaining
Revenues					
Lease Revenue	\$ 526,631.00	78,302.18	\$ 39,151.09	39,151.09	448,328.82
Misc Inc - Oper & Admin	19,000.00	2,500.00	1,250.00	1,250.00	16,500.00
Interest Income	2.00	0.11	0.06	0.05	1.89
LIF Loan Principal	54,444.00	8,398.35	3,927.59	4,470.76	46,045.65
Leasehold Interest	14,148.00	2,414.79	1,169.62	1,245.17	11,733.21
Total Revenues	614,225.00	91,615.43	45,498.36	46,117.07	522,609.57
Expenses					
Marketing	10,500.00	2,715.30	2,007.95	707.35	7,784.70
Salaries	88,938.00	13,547.24	6,773.62	6,773.62	75,390.76
FICA-Medicare Tax Expense	6,804.00	1,019.76	509.88	509.88	5,784.24
Health Ins.	7,446.00	1,258.88	629.44	629.44	6,187.12
Dental Ins	361.00	100.18	105.08	(4.90)	260.82
Vision Ins.	179.00	49.45	51.89	(2.44)	129.55
Comp Ins.	5,119.00	722.92	361.46	361.46	4,396.08
Retirement Expense	6,226.00	948.28	474.14	474.14	5,277.72
NYS Unemployment	452.00	0.00	0.00	0.00	452.00
NYS Re-Emp Service	18.00	0.00	0.00	0.00	18.00
Vehicle Allowance	1,800.00	300.00	150.00	150.00	1,500.00
Disability	390.00	68.64	73.44	(4.80)	321.36
Paychex Processing	2,505.00	387.60	188.80	198.80	2,117.40
Life Ins.	0.00	25.50	25.50	0.00	(25.50)
Office Expenses	13,360.00	3,148.77	1,889.70	1,259.07	10,211.23
Depreciation	262,938.00	43,823.08	21,911.54	21,911.54	219,114.92
Dues/Publ/Training/Seminars	2,000.00	0.00	0.00	0.00	2,000.00
Insurance	50,311.00	9,723.00	3,830.50	5,892.50	40,588.00
Legal/Environmental	2,775.00	333.00	92.50	240.50	2,442.00
Legal General	6,000.00	168.00	168.00	0.00	5,832.00
Accounting and Auditing	4,131.00	0.00	0.00	0.00	4,131.00
Engineering/Design/Consulting	15,400.00	0.00	0.00	0.00	15,400.00
Maintenance - Improvements	18,300.00	844.07	620.11	223.96	17,455.93
Maintenance - Common Area	22,016.00	2,553.81	1,791.52	762.29	19,462.19
Maintenance - Building Repairs	17,850.00	6,976.41	6,923.16	53.25	10,873.59
Maintenance - Materials	4,000.00	1,332.90	882.01	450.89	2,667.10
Maintenance - Grounds	23,000.00	2,826.04	1,629.60	1,196.44	20,173.96
Maintenance - Equipment/Tools	2,000.00	604.57	264.00	340.57	1,395.43
Waste Removal	8,600.00	2,068.15	689.59	1,378.56	6,531.85
Property Taxes	25,196.00	9,127.95	1,118.18	8,009.77	16,068.05
Water	8,392.00	1,439.78	685.61	754.17	6,952.22
Electric	29,761.00	4,934.03	2,376.20	2,557.83	24,826.97
Gas	12,445.00	486.86	239.66	247.20	11,958.14
Interest Expense-Roof Project	9,700.00	1,567.04	781.73	785.31	8,132.96
Interest Expense-JCLDC Project	12,414.00	2,159.20	1,075.13	1,084.07	10,254.80
Bad Debt Expense	0.00	0.00	0.00	0.00	0.00
Misc Expenses	0.00	0.00	0.00	0.00	0.00
Total Operations	681,327.00	115,260.41	58,319.94	56,940.47	566,066.59
Total Revenue	614,225.00	91,615.43	45,498.36	46,117.07	522,609.57
Total Expenses	681,327.00	115,260.41	58,319.94	56,940.47	566,066.59
Net Income Over Expenditure	\$ (67,102.00)	(23,644.98)	\$ (12,821.58)	(10,823.40)	(43,457.02)

Watertown Industrial Center LDC

Income Statement for the Two Month Period Ending August 31, 2016

Unrestricted Income

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	% YTD Budget
Revenues					
Lease Revenue	\$ 526,631.00	78,302.18	\$ 39,151.09	39,151.09	14.87
Misc Inc - Oper & Admin	19,000.00	2,500.00	1,250.00	1,250.00	13.16
Interest Income	2.00	0.11	0.06	0.05	5.50
Total Revenues	545,633.00	80,802.29	40,401.15	40,401.14	14.81
Expenses					
Marketing	10,500.00	2,715.30	2,007.95	707.35	25.86
Salaries	88,938.00	13,547.24	6,773.62	6,773.62	15.23
Benefits	28,795.00	4,493.61	2,380.83	2,112.78	15.61
Paychex Processing	2,505.00	387.60	188.80	198.80	15.47
Office Expenses	13,360.00	3,148.77	1,889.70	1,259.07	23.57
Dues/Publ/Training/Seminars	2,000.00	0.00	0.00	0.00	0.00
Insurance	50,311.00	9,723.00	3,830.50	5,892.50	19.33
Professional Consultants	28,306.00	501.00	260.50	240.50	1.77
Maintenance Expenses	87,166.00	15,137.80	12,110.40	3,027.40	17.37
Utilities Taxes & Rent	84,394.00	18,056.77	5,109.24	12,947.53	21.40
Interest Expense JCLDC Project	12,414.00	2,159.20	1,075.13	1,084.07	17.39
Interest Exp Roof Project	9,700.00	1,567.04	781.73	785.31	16.16
Bad Debt Expense	0.00	0.00	0.00	0.00	0.00
Misc Expenses	0.00	0.00	0.00	0.00	0.00
Total Operations	418,389.00	71,437.33	36,408.40	35,028.93	17.07
Total Revenue	545,633.00	80,802.29	40,401.15	40,401.14	14.81
Total Expenses	418,389.00	71,437.33	36,408.40	35,028.93	17.07
Net Income Over Expenditure	\$ 127,244.00	9,364.96	\$ 3,992.75	5,372.21	7.36

Watertown Industrial Center LDC
Balance Sheet
August 31, 2016

ASSETS

Current Assets		
General Checking - Key Bank	\$	123,216.93
Capital Reserve		70,266.42
Leasehold Improvement Fund		149,811.36
Accounts Receivable		195.45
Acc. Rec. LHI		490,985.30
Prepaid Insurance		10,978.00
Rents Receivable		10,995.79
		856,449.25
Total Current Assets		
Property and Equipment		
Furniture/Fixtures/Equipment		54,571.05
Allow. for Deprn. - FF&E		(51,099.29)
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		(3,266,665.86)
		2,265,327.88
Total Property and Equipment		
Other Assets		
Work In Process-Variou		64,957.77
		64,957.77
Total Other Assets		
Total Assets	\$	3,186,734.90

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$	14,977.46
RETAINAGE PAYABLE		3,976.55
Due HUD - Leasehold Impr. Fund		12.87
ACCRUED PAYROLL		3,454.00
Due WIC Rent		1,027.50
Deferred Liab. Bldg. B Project		422,992.67
Due WIC LHI		50.72
Deferred Revenue		67,992.63
		514,484.40
Total Current Liabilities		
Long-Term Liabilities		
Bldg. B Renovation Loan-WLDC		422,992.67
Roof Replacement Loan		311,253.40
		734,246.07
Total Long-Term Liabilities		
Total Liabilities		1,248,730.47
Capital		
Fund Balance		(68,454.48)
Capital Improvement Reserve		227,036.82
Fund Balance - Leasehold Impr.		(7,439.76)
Fund Balance - Capital Reserve		1,810,506.83
Net Income		(23,644.98)
		(23,644.98)

Watertown Industrial Center LDC
Balance Sheet
August 31, 2016

Total Capital	<u>1,938,004.43</u>
Total Liabilities & Capital	<u>\$ 3,186,734.90</u>

Watertown Industrial Center Comparative Balance Sheet for: 7/31/2016 - 8/31/2016

ASSETS	7/31/2016	8/31/2016	6/30/2016
Current Assets			
General Checking - Key Bank	\$ 132,559.72	\$ 123,216.93	\$ 121,658.76
Capital Reserve	66,753.23	70,266.42	63,240.05
Leasehold Improvement Fund	149,374.76	149,811.36	148,319.44
Accounts Receivable	180.13	195.45	333.04
Acc. Rec. LHI	494,912.89	490,985.30	499,383.65
Prepaid Insurance	10,978.00	10,978.00	10,978.00
Rents Receivable	<u>6,648.14</u>	<u>10,995.79</u>	<u>8,099.23</u>
Total Current Assets	861,406.87	856,449.25	852,012.17
Property and Equipment			
Furniture/Fixtures/Equipment	54,571.05	54,571.05	54,571.05
Allow. for Deprn. - FF&E	(50,943.84)	(51,099.29)	(50,788.39)
Capital Improvements - Cap Imp	3,782,543.58	3,782,543.58	3,782,543.58
Heat Separation Project	330,793.40	330,793.40	330,793.40
Improvement Project - EDA	678,885.00	678,885.00	678,885.00
Real Estate Contrib.-Buildings	531,300.00	531,300.00	531,300.00
Real Estate Contrib.-Land	205,000.00	205,000.00	205,000.00
Allow. for Deprn. - Buildings	<u>(3,244,909.77)</u>	<u>(3,266,665.86)</u>	<u>(3,223,153.68)</u>
Total Property and Equipment	2,287,239.42	2,265,327.88	2,309,150.96
Other Assets			
Work In Process-Variou	<u>61,442.69</u>	<u>64,957.77</u>	<u>61,442.69</u>
Total Other Assets	61,442.69	64,957.77	61,442.69
Total Assets	<u>\$ 3,210,088.98</u>	<u>\$ 3,186,734.90</u>	<u>\$ 3,222,605.82</u>
LIABILITIES AND CAPITAL			
Current Liabilities			
Accounts Payable	\$ 16,560.23	\$ 14,977.46	\$ 8,773.29
RETAINAGE PAYABLE	3,976.55	3,976.55	3,976.55
Due HUD - Leasehold Impr. Fund	11.61	12.87	10.35
Accrued Payroll	3,454.00	3,454.00	3,454.00
Due WIC Rent	1,027.50	1,027.50	1,027.50
Deferred Liab. Bldg. B Project	426,579.41	422,992.67	430,157.21
Due WIC LHI	50.72	50.72	50.72
Deferred Revenue	<u>68,333.48</u>	<u>67,992.63</u>	<u>69,226.44</u>
Total Current Liabilities	519,993.50	514,484.40	516,676.06
Long-Term Liabilities			
Bldg. B Renovation Loan-WLDC	426,579.41	422,992.67	430,157.21
Roof Replacement Loan	<u>312,690.06</u>	<u>311,253.40</u>	<u>314,123.14</u>
Total Long-Term Liabilities	739,269.47	734,246.07	744,280.35
Total Liabilities	1,259,262.97	1,248,730.47	1,260,956.41
Capital			
Fund Balance	(68,454.48)	(68,454.48)	40,418.64
Capital Improvement Reserve	227,036.82	227,036.82	227,036.82
Fund Balance - Leasehold Impr.	(7,439.76)	(7,439.76)	(7,439.76)
Fund Balance - Capital Reserve	1,810,506.83	1,810,506.83	1,810,506.83
Net Income	<u>(10,823.40)</u>	<u>(23,644.98)</u>	<u>(108,873.12)</u>
Total Capital	1,950,826.01	1,938,004.43	1,961,649.41
Total Liabilities & Capital	<u>\$ 3,210,088.98</u>	<u>\$ 3,186,734.90</u>	<u>\$ 3,222,605.82</u>

Watertown Industrial Center LDC
Tenant Receivables
As of Aug 31, 2016

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

Customer	Invoic	Date	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
WATERTOWN AIRSOFT	5061	11/1/15				333.35	333.35
	5090	12/1/15				2,000.00	2,000.00
	5110	1/1/16				2,000.00	2,000.00
	5132	2/1/16				2,000.00	2,000.00
	5266	8/1/16	2,000.00				2,000.00
WATERTOWN AIRSOFT			2,000.00			6,333.35	8,333.35
Brenons Coin Machines	5256	8/1/16	150.00				150.00
Brenons Coin Machines			150.00				150.00
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.						-4,101.53	-4,101.53
JEFFERSON COUNTY LDC	5253	8/1/16	1,366.20				1,366.20
JEFFERSON COUNTY LDC			1,366.20				1,366.20
LAURENCE WOLLUM	4163	3/1/12				-5.70	-5.70
	5263	8/1/16	290.58				290.58
LAURENCE WOLLUM			290.58			-5.70	284.88
MODERN MOVING AND STORAG	5249	8/1/16	649.21				649.21
MODERN MOVING AND STORAG			649.21				649.21
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
SWEET OCCASIONS STUDIO LLC	5239	7/1/16		157.92			157.92
	5257	8/1/16	182.24				182.24
SWEET OCCASIONS STUDIO LLC			182.24	157.92			340.16
			4,638.23	157.92		2,226.11	7,022.26

Watertown Industrial Center LDC
Aged Receivables
As of Aug 31, 2016

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
PICNGO	5267	55.66				55.66
PICK N GO PROPERTY W	5304	55.48				55.48
3157834122						
PICNGO		111.14				111.14
PICK N GO PROPERTY W						
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		111.14			84.31	195.45

Watertown Industrial Center LDC
Cash Receipts Journal
For the Period From Aug 1, 2016 to Aug 31, 2016

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
8/12/16	125000 100000	6665	Invoice: 5252 JEFFERSON COUNTY INDUSTRIAL	1,250.00	1,250.00
8/12/16	141000 100000	5037	Invoice: 5250 ALL STAR CONTRACTORS	704.17	704.17
8/12/16	141000 100000	377410	Invoice: 5248 W.B. Mason Co, Inc.	1,019.54	1,019.54
8/12/16	141000 100000	138603	Invoice: 5254 Jain Irrigation Inc.	6,213.00	6,213.00
8/12/16	141000 100000	1350	Invoice: 5255 WATERTOWN MODEL RAILROAD CLUB	312.12	312.12
8/12/16	141000 100000	7696	Invoice: 5251 Nytric Electrical Contractors, LLC.	3,485.05	3,485.05
8/12/16	141000 100000	7425	Invoice: 5260 SERV-PRO	1,940.75	1,940.75
8/12/16	141000 100000	86510	Invoice: 5264 UPSTATE CONSTRUCTION SERVICES, INC.	1,131.99	1,131.99
8/12/16	141000 100000	10311	Invoice: 5262 CONVERSE LABORATORIES INC.	1,593.64	1,593.64
8/12/16	141000 100000	1137	Invoice: 5261 STEVEN ELLIOT	684.57	684.57
8/12/16	141000 100000	1175	Invoice: 5243 LAURENCE WOLLUM	290.58	290.58
8/12/16	141000 100000	3490	Invoice: 5216 BROOKFIELD RENEWABLE POWER	11,126.53	11,126.53
8/30/16	141000 100000	0013242196	Invoice: 5259 Ampersand New York Operations Co. LLC.	785.90	785.90
8/30/16	141000 100000	3680.17	Invoice: 5265 NEW YORK AIR BRAKE	3,680.17	3,680.17
8/30/16	125000 141000 100000	11375	Invoice: 5247 Invoice: 5258 PICK N GO PROPERTY WASTE SERVICES	730.50	40.16 690.34
8/30/16	141000 100000	15441	Invoice: 5222 BLACK HORSE GROUP, LLC	1,145.09	1,145.09
				36,093.60	36,093.60

Watertown Industrial Center LDC
Aged Payables
As of Aug 31, 2016

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

Vendor	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
AUBERTINE AND CURR	8717	1,417.50				1,417.50
AUBERTINE AND CURR		1,417.50				1,417.50
ABJ FIRE PROTECTION	000091890	604.00				604.00
ABJ FIRE PROTECTION		604.00				604.00
NOBEL ACE HDWE	8/16 STMNT	73.05				73.05
NOBEL ACE HDWE		73.05				73.05
ALL PEST, INC.	27018	103.60				103.60
	27016	326.00				326.00
ALL PEST, INC.		429.60				429.60
BLACK RIVER PAPER C	94140	216.34				216.34
BLACK RIVER PAPER C		216.34				216.34
CITY COMPTROLLER	0004614-8/16	425.14				425.14
	0002012-8/16	260.47				260.47
CITY COMPTROLLER		685.61				685.61
DIRECT ENERGY	162430028568	149.39				149.39
	162430028568	112.20				112.20
	162430028568	481.30				481.30
	162430028568	263.64				263.64
	162430028568	304.88				304.88
	162430028566	31.97				31.97
	162430028566	67.19				67.19
	162430028568	8.17				8.17
	162450028592	39.68				39.68
DIRECT ENERGY		1,458.42				1,458.42
G&K SERVICES	1209641329	139.26				139.26
G&K SERVICES		139.26				139.26
Great America Financial	19259317	337.37				337.37
Great America Financial		337.37				337.37
INDEPENDENT COMM.	08-2016-2	1,200.00				1,200.00
INDEPENDENT COMM.		1,200.00				1,200.00
MENTER RUDIN & TRIV	177400-8/16	92.50				92.50
MENTER RUDIN & TRIV		92.50				92.50

Watertown Industrial Center LDC
Aged Payables
As of Aug 31, 2016

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

Vendor	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
NATIONAL GRID	1078719124-82	172.57				172.57
	0918937121-82	27.22				27.22
	5874117053-82	78.98				78.98
	0038937138-82	132.05				132.05
	0438937154-82	147.79				147.79
	0058937125-82	106.70				106.70
	2017080029-82	121.61				121.61
	0338937134-82	24.52				24.52
	9678936125-82	24.52				24.52
	0498937125-82	24.52				24.52
	0898937150-82	24.52				24.52
	1118719155-82	24.52				24.52
	2853006034-82	51.01				51.01
	4083010042-82	64.48				64.48
	0518786126-82	187.91				187.91
NATIONAL GRID		1,212.92				1,212.92
P&M CONSTRUCTION	2383	1,586.25				1,586.25
P&M CONSTRUCTION		1,586.25				1,586.25
P.S.G.	2016-109		156.00			156.00
	2016-116	255.16				255.16
	2016-117	90.00				90.00
	2016-115	180.00				180.00
	2016-118	589.60				589.60
	2016-120	90.00				90.00
P.S.G.		1,204.76	156.00			1,360.76
SAMPSON GLASS	1717	521.00				521.00
SAMPSON GLASS		521.00				521.00
SCHWERZMANN & WIS	007572-8/16	168.00				168.00
SCHWERZMANN & WIS		168.00				168.00
SHERWIN WILLIAMS	8/16 STMNT	620.11				620.11
SHERWIN WILLIAMS		620.11				620.11
T.I. TROPHY SERVICES	293	178.00				178.00
T.I. TROPHY SERVICES		178.00				178.00
VERIZON WIRELESS	9771273411	230.86				230.86
VERIZON WIRELESS		230.86				230.86
WASTE MANAGEMENT	3275417-0448-	689.59				689.59
WASTE MANAGEMENT		689.59				689.59
W.B. MASON COMPANY	I37363107	22.16				22.16

Watertown Industrial Center LDC
Aged Payables
As of Aug 31, 2016

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

Vendor	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
W.B. MASON COMPAN		22.16				22.16
G.W. WHITE & SON INC	1682721	1,060.29				1,060.29
	1683755	165.79				165.79
	1684375	27.03				27.03
	1685717	51.61				51.61
	1686079	238.66				238.66
	1686572	11.38				11.38
	1686445	26.99				26.99
	1687431	35.67				35.67
	1687950	119.99				119.99
G.W. WHITE & SON INC		1,737.41				1,737.41
WATERTOWN INDUSTR	3/09 LHI SERV				-1.00	-1.00
	04/09-SERVPR				-1.00	-1.00
	5/09 LHI SERV				-1.00	-1.00
WATERTOWN INDUSTR					-3.00	-3.00
		14,824.71	156.00		-3.00	14,977.71

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Aug 1, 2016 to Aug 31, 2016

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

Date	Check	Account I	Line Description	Debit Amount	Credit Amount
8/1/16	9162	200000 100000	Invoice: 8/16 INS Central Insurance Companies	3,830.50	3,830.50
8/1/16	9163	200000 100000	Invoice: 000012600678 EXCELLUS BLUE CROSS	730.60	730.60
8/1/16	9164	200000 100000	Invoice: 8/16 - 10/16 Guardian Life Ins Co	268.05	268.05
8/1/16	9165	200000 100000	Invoice: 8/16 LOAN WATERTOWN LOCAL DEVELOPMENT	2,218.39	2,218.39
8/6/16	9166	200000 200000 100000	Invoice: 62016-FRAME Invoice: 62016-DOOR CAPITAL CONSTRUCTION	935.00 849.40	1,784.40
8/6/16	9167	200000 100000	Invoice: 3092 JEFFERSON COUNTY INDUSTRIAL	8,009.77	8,009.77
8/19/16	9168	200000 100000	Invoice: 5874117053-72716 Invoice: 0438937154-72716 Invoice: 0898937150-72716 Invoice: 0338937134-72716 Invoice: 2853006034-72716 Invoice: 9678936125-72716 Invoice: 4083010042-72716 Invoice: 1118719155-72716 Invoice: 0058937125-72716 Invoice: 0498937125-72716 Invoice: 0038937138-72716 Invoice: 0918737121-72716 Invoice: 1078719124-72716 Invoice: 2017080029-72716 Invoice: 9303154019-72716 Invoice: 0518786126-72916 NATIONAL GRID	79.90 160.92 24.92 24.90 53.57 24.90 66.09 24.90 132.36 24.90 146.43 27.64 149.65 124.90 29.17 255.12	1,350.27
8/19/16	9169	100000	VOID		
8/19/16	9169	200000 100000	Invoice: 7/16 STMNT NOBEL ACE HDWE	319.18	319.18
8/19/16	9170	200000 100000	Invoice: 94754 BLACK RIVER PAPER COMPANY INC.	264.00	264.00
8/19/16	9171	200000 200000 200000 100000	Invoice: 0002012-6/16-7/16 Invoice: 0004614-6/16-7/16 Invoice: 2016/20/0060479 CITY COMPROLLER	286.52 467.65 266.86	1,021.03
8/19/16	9172	200000 100000	Invoice: 16010-2 CONTINENTAL CONSTRUCTION, LLC	1,828.20	1,828.20
8/19/16	9173	200000 100000	Invoice: 7/16 STMNT CRYSTAL ROCK	34.90	34.90
8/19/16	9174	200000 200000 200000 200000 200000 200000 200000 200000 200000 200000 200000 200000 100000	Invoice: 162150028306357 Invoice: 162150028308976 Invoice: 162150028308977 Invoice: 162140028288988 Invoice: 162140028288992 Invoice: 162140028288991 Invoice: 162140028288990 Invoice: 162140028288989 Invoice: 162150028308978 DIRECT ENERGY	8.25 39.68 69.21 297.44 128.11 157.03 465.08 314.19 31.43	1,510.42

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Aug 1, 2016 to Aug 31, 2016

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

Date	Check	Account I	Line Description	Debit Amount	Credit Amount
8/19/16	9175	200000 200000 100000	Invoice: 1209631701 Invoice: 120936509 G&K SERVICES	139.26 139.26	278.52
8/19/16	9176	200000 100000	Invoice: 19099518 Great America Financial Services	337.37	337.37
8/19/16	9177	200000 100000	Invoice: 8001592-00 HANES SUPPLY, INC.	53.57	53.57
8/19/16	9178	200000 100000	Invoice: INV26468408 LOOPNET, INC.	74.95	74.95
8/19/16	9179	200000 100000	Invoice: 176886 MENTER RUDIN & TRIVELPIECE PC	240.50	240.50
8/19/16	9180	200000 100000	Invoice: 41639 NETTO FIRE EQUIPMENT	553.40	553.40
8/19/16	9181	200000 200000 100000	Invoice: 9903 Invoice: 9904 NYTRIC ELECTRICAL CONTRACTORS, LLC	899.43 674.57	1,574.00
8/19/16	9182	200000 200000 100000	Invoice: 2016-110 Invoice: 2016-113 P.S.G.	784.35 1,859.00	2,643.35
8/19/16	9183	200000 100000	Invoice: 34103 RAYNOR OVERHEAD DOOR SALES, IN	242.50	242.50
8/19/16	9184	200000 100000	Invoice: 500001 RIVERSIDE MEDIA GROUP	1,755.00	1,755.00
8/19/16	9185	200000 100000	Invoice: 43574 SEAWAY RENTAL CORP.	298.00	298.00
8/19/16	9186	200000 100000	Invoice: 8/16 - 9/16 Time Warner Cable	244.14	244.14
8/19/16	9187	200000 100000	Invoice: 9769624165 VERIZON WIRELESS	230.86	230.86
8/19/16	9188	200000 100000	Invoice: 54558 VICTORY PROMOTIONS, INC.	95.00	95.00
8/19/16	9189	200000 100000	Invoice: 3273955-0448-0 WASTE MANAGEMENT OF NEW YORK	689.88	689.88
8/19/16	9190	200000 100000	Invoice: I36371492 W.B. MASON COMPANY, INC.	42.74	42.74
8/19/16	9191	200000 100000	Invoice: 126421-8/16 WESTELCOM	95.02	95.02
	Total			32,618.51	32,618.51

Watertown Industrial Center LDC
Maintenance Report for the Two Month Period Ending August 31, 2016
 Prepared by WICLDC STAFF, September 22, 2016

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	YTD % of Budget
Revenues					
Add'l Rents - Maintenance	\$ 107,039.00	17,014.34	\$ 8,507.17	8,507.17	15.90
Total Revenues	<u>107,039.00</u>	<u>17,014.34</u>	<u>8,507.17</u>	<u>8,507.17</u>	15.90
Expenses					
Maintenance - Improvements	18,300.00	844.07	620.11	223.96	4.61
Maintenance - Building Repairs	17,850.00	6,976.41	6,923.16	53.25	39.08
Maintenance - Common Area	22,016.00	2,553.81	1,791.52	762.29	11.60
Maintenance - Grounds	23,000.00	2,826.04	1,629.60	1,196.44	12.29
Maintenance - Equipment/Tools	2,000.00	604.57	264.00	340.57	30.23
Maintenance - Materials	4,000.00	1,332.90	882.01	450.89	33.32
Total Operations	<u>87,166.00</u>	<u>15,137.80</u>	<u>12,110.40</u>	<u>3,027.40</u>	17.37
Net Income Over Expenditure	\$ <u>19,873.00</u>	<u>1,876.54</u>	\$ <u>(3,603.23)</u>	<u>5,479.77</u>	9.44