

**Watertown Industrial Center LDC****Income Statement for the Eight Month Period Ending February 28, 2021**

Prepared by Staff, March 18, 2021

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	Balance Remaining
<b>Revenues</b>					
Lease Revenue	\$ 509,233.00	326,904.29	\$ 41,286.80	41,136.80	182,328.71
Misc Inc - Oper & Admin	20,000.00	10,750.00	1,250.00	1,250.00	9,250.00
Interest Income	15.00	5.78	0.00	0.84	9.22
LIF Loan Principal	114,955.00	76,306.77	9,610.19	9,589.54	38,648.23
Leasehold Interest	11,524.00	8,012.35	929.70	950.35	3,511.65
<b>Total Revenues</b>	<b>655,727.00</b>	<b>421,979.19</b>	<b>53,076.69</b>	<b>52,927.53</b>	<b>233,747.81</b>
<b>Expenses</b>					
Marketing	12,500.00	6,137.06	723.00	0.00	6,362.94
Salaries	99,004.00	63,955.39	7,465.34	7,965.34	35,048.61
FICA-Medicare Tax Expense	7,574.00	4,883.93	570.08	608.33	2,690.07
Dental Ins	774.00	555.56	217.12	(10.52)	218.44
Vision Ins.	202.00	145.01	56.66	(2.74)	56.99
Comp Ins.	3,200.00	2,130.24	258.44	269.95	1,069.76
Retirement Expense	8,930.00	5,041.93	522.58	522.58	3,888.07
NYS Unemployment	452.00	80.99	39.18	41.81	371.01
NYS Re-Emp Service	20.00	11.58	5.60	5.98	8.42
Vehicle Allowance	1,800.00	1,050.00	150.00	150.00	750.00
Disability	860.00	697.41	34.91	661.91	162.59
Paychex Processing	3,531.00	2,264.21	267.40	391.40	1,266.79
Life Ins.	0.00	74.25	24.75	0.00	(74.25)
Office Expenses	19,655.00	14,163.85	1,611.33	905.47	5,491.15
Depreciation	153,619.00	103,630.24	12,953.78	12,953.78	49,988.76
Dues/Publ/Training/Seminars	9,000.00	0.00	0.00	0.00	9,000.00
Insurance	57,286.00	37,654.82	4,623.67	4,623.67	19,631.18
Legal/Environmental	5,500.00	0.00	0.00	0.00	5,500.00
Legal General	0.00	1,960.90	0.00	938.50	(1,960.90)
Accounting and Auditing	5,853.00	5,375.00	0.00	175.00	478.00
Engineering/Design/Consulting	5,800.00	0.00	0.00	0.00	5,800.00
Maintenance - Improvements	14,000.00	2,660.89	0.00	0.00	11,339.11
Maintenance - Common Area	19,400.00	10,065.53	485.38	1,637.40	9,334.47
Maintenance - Building Repairs	24,000.00	10,873.68	1,040.41	1,175.00	13,126.32
Maintenance - Materials	4,000.00	6,819.45	666.27	143.97	(2,819.45)
Maintenance - Grounds	24,400.00	1,648.95	1,273.02	0.00	22,751.05
Maintenance - Equipment/Tools	10,750.00	11,493.64	2,056.31	1,084.81	(743.64)
Waste Removal	6,300.00	4,688.85	450.79	622.13	1,611.15
Property Taxes	37,000.00	36,328.04	10,593.00	0.00	671.96
Water	8,664.00	5,735.94	707.88	707.88	2,928.06
Electric	46,371.00	38,002.39	6,437.21	5,437.30	8,368.61
Gas	24,350.00	15,270.39	4,988.97	4,471.21	9,079.61
Interest Expense-Roof Project	6,965.00	4,706.04	574.35	578.45	2,258.96
Interest Expense-JCLDC Project	6,871.00	4,744.39	557.40	567.64	2,126.61
Interest Expense-JAIN PROJEC	4,092.00	2,878.52	327.01	336.44	1,213.48
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
<b>Total Operations</b>	<b>632,723.00</b>	<b>405,729.07</b>	<b>59,681.84</b>	<b>46,962.69</b>	<b>226,993.93</b>
Total Revenue	655,727.00	421,979.19	53,076.69	52,927.53	233,747.81
Total Expenses	632,723.00	405,729.07	59,681.84	46,962.69	226,993.93
<b>Net Income Over Expenditure</b>	<b>\$ 23,004.00</b>	<b>16,250.12</b>	<b>\$ (6,605.15)</b>	<b>5,964.84</b>	<b>6,753.88</b>

**Watertown Industrial Center LDC**  
**Income Statement for the Eight Month Period Ending February 28, 2021**

Unrestricted Income

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	% YTD Budget
<b>Revenues</b>					
Lease Revenue	\$ 509,233.00	326,904.29	\$ 41,286.80	41,136.80	64.20
Misc Inc - Oper & Admin	20,000.00	10,750.00	1,250.00	1,250.00	53.75
Interest Income	15.00	5.78	0.00	0.84	38.53
<b>Total Revenues</b>	<b>529,248.00</b>	<b>337,660.07</b>	<b>42,536.80</b>	<b>42,387.64</b>	<b>63.80</b>
<b>Expenses</b>					
Marketing	12,500.00	6,137.06	723.00	0.00	49.10
Salaries	99,004.00	63,955.39	7,465.34	7,965.34	64.60
Benefits	23,812.00	14,670.90	1,879.32	2,247.30	61.61
Paychex Processing	3,531.00	2,264.21	267.40	391.40	64.12
Office Expenses	19,655.00	14,163.85	1,611.33	905.47	72.06
Dues/Publ/Training/Seminars	9,000.00	0.00	0.00	0.00	0.00
Insurance	57,286.00	37,654.82	4,623.67	4,623.67	65.73
Professional Consultants	17,153.00	7,335.90	0.00	1,113.50	42.77
Maintenance Expenses	96,550.00	43,562.14	5,521.39	4,041.18	45.12
Utilities Taxes & Rent	122,685.00	100,025.61	23,177.85	11,238.52	81.53
Interest Expense-JCLDC Project	6,871.00	4,744.39	557.40	567.64	69.05
Interest Expense-JAIN PROJEC	4,092.00	2,878.52	327.01	336.44	70.35
Interest Exp Roof Project	6,965.00	4,706.04	574.35	578.45	67.57
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
<b>Total Operations</b>	<b>479,104.00</b>	<b>302,098.83</b>	<b>46,728.06</b>	<b>34,008.91</b>	<b>63.05</b>
Total Revenue	529,248.00	337,660.07	42,536.80	42,387.64	63.80
Total Expenses	479,104.00	302,098.83	46,728.06	34,008.91	63.05
<b>Net Income Over Expenditure</b>	<b>\$ 50,144.00</b>	<b>35,561.24</b>	<b>\$ (4,191.26)</b>	<b>8,378.73</b>	<b>70.92</b>

Watertown Industrial Center LDC  
Balance Sheet  
February 28, 2021

ASSETS

Current Assets		
General Checking - Key Bank	\$	98,940.47
Capital Reserve		98,437.32
Leasehold Improvement Fund		119,898.41
Accounts Receivable		12,901.52
Acc. Rec. LHI		400,004.43
Rents Receivable		15,147.15
		745,329.30
Total Current Assets		
Property and Equipment		
Furniture/Fixtures/Equipment		63,719.05
Allow. for Deprn. - FF&E		(55,465.87)
Capital Improvements - Cap Imp		4,341,220.58
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		(3,962,316.52)
		2,133,135.64
Total Property and Equipment		
Other Assets		
Work In Process-Variou		26,495.04
		26,495.04
Total Other Assets		
Total Assets	\$	2,904,959.98

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$	21,004.05
RETAINAGE PAYABLE		(0.45)
Due HUD - Leasehold Impr. Fund		3.33
ACCRUED PAYROLL		1,471.00
Retirement Withheld		3.13
Due WIC Rent		1,027.50
Deferred Liab. Bldg. B Project		218,862.09
DEFERRED LIAB. BACK OF A PROJ		108,876.69
Due WIC LHI		50.72
Deferred Revenue		72,266.37
Refundable Advance - Back of A		60,000.00
		483,564.43
Total Current Liabilities		
Long-Term Liabilities		
Bldg. B Renovation Loan-WLDC		218,857.09
BACK A RENOVATION LOAN		108,876.52
Roof Replacement Loan		228,096.45
		555,830.06
Total Long-Term Liabilities		
Total Liabilities		1,039,394.49
Capital		
Fund Balance		117,240.48
Capital Improvement Reserve		53,355.82
Fund Balance - Leasehold Impr.		(7,439.76)

Unaudited - For Management Purposes Only

Watertown Industrial Center LDC  
Balance Sheet  
February 28, 2021

Fund Balance - Capital Reserve	1,686,158.83	
Net Income	<u>16,250.12</u>	
Total Capital		<u>1,865,565.49</u>
Total Liabilities & Capital	\$	<u><u>2,904,959.98</u></u>

Watertown Industrial Center Compative Balance Sheet for: 1/31/21 - 2/28/21

ASSETS	1/31/2021	2/28/2021	After Adjusting Entries 6/30/2020
<b>Current Assets</b>			
General Checking - Key Bank	\$ 102,135.43	\$ 98,940.47	\$ 91,239.03
Capital Reserve	98,437.32	98,437.32	98,431.54
Leasehold Improvement Fund	117,598.44	119,898.41	101,425.99
Accounts Receivable	12,901.52	12,901.52	5,505.11
Acc. Rec. LHI	409,614.62	400,004.43	476,311.20
Rents Receivable	<u>13,097.17</u>	<u>15,147.15</u>	<u>11,408.39</u>
Total Current Assets	753,784.50	745,329.30	784,321.26
<b>Property and Equipment</b>			
Furniture/Fixtures/Equipment	63,719.05	63,719.05	63,719.05
Allow. for Deprn. - FF&E	(55,465.87)	(55,465.87)	(55,465.87)
Capital Improvements - Cap Imp	4,341,220.58	4,341,220.58	4,341,220.58
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>(3,949,362.74)</u>	<u>(3,962,316.52)</u>	<u>(3,858,686.28)</u>
Total Property and Equipment	2,146,089.42	2,133,135.64	2,236,765.88
<b>Other Assets</b>			
Work In Process-Variou	<u>26,495.04</u>	<u>26,495.04</u>	<u>4,985.14</u>
Total Other Assets	26,495.04	26,495.04	4,985.14
Total Assets	<u>\$ 2,926,368.96</u>	<u>\$ 2,904,959.98</u>	<u>\$ 3,026,072.28</u>
<b>LIABILITIES AND CAPITAL</b>			
<b>Current Liabilities</b>			
Accounts Payable	\$ 17,207.60	\$ 21,004.05	\$ 10,797.83
RETAINAGE PAYABLE	(0.45)	(0.45)	(0.45)
Due HUD - Leasehold Impr. Fund	3.33	3.33	6.35
Accrued Payroll	1,471.00	1,471.00	1,471.00
Retirement Withheld	3.13	3.13	3.13
Due WIC Rent	1,027.50	1,027.50	1,027.50
Deferred Liab. Bldg. B Project	222,966.56	218,862.09	251,412.66
Deferred Liab.Back of A Project	112,118.27	108,876.69	134,546.89
Due WIC LHI	50.72	50.72	50.72
Deferred Revenue	74,530.51	72,266.37	90,352.37
Refundable Advance - Back of A	<u>60,000.00</u>	<u>60,000.00</u>	<u>60,000.00</u>
Total Current Liabilities	489,378.17	483,564.43	549,668.00
<b>Long-Term Liabilities</b>			
Bldg. B Renovation Loan-WLDC	222,961.56	218,857.09	251,407.66
Back A Renovation Loan	112,118.10	108,876.52	134,546.72
Roof Replacement Loan	<u>229,740.49</u>	<u>228,096.45</u>	<u>241,134.53</u>
Total Long-Term Liabilities	564,820.15	555,830.06	627,088.91
Total Liabilities	1,054,198.32	1,039,394.49	1,176,756.91
<b>Capital</b>			
Fund Balance	117,240.48	117,240.48	92,805.18
Capital Improvement Reserve	53,355.82	53,355.82	53,355.82
Fund Balance - Leasehold Impr.	(7,439.76)	(7,439.76)	(7,439.76)
Fund Balance - Capital Reserve	1,686,158.83	1,686,158.83	1,686,158.83
Net Income	<u>22,855.27</u>	<u>16,250.12</u>	<u>24,435.30</u>
Total Capital	1,872,170.64	1,865,565.49	1,849,315.37
Total Liabilities & Capital	<u>\$ 2,926,368.96</u>	<u>\$ 2,904,959.98</u>	<u>\$ 3,026,072.28</u>

**Watertown Industrial Center LDC**  
**Tenant Receivables**  
**As of Feb 28, 2021**

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
DigiCollect LLC	6421	2/1/21	150.00				150.00
<b>DigiCollect LLC</b>			<b>150.00</b>				<b>150.00</b>
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
<b>FERGUSON ENTERPRISES, INC.</b>						<b>-4,101.53</b>	<b>-4,101.53</b>
Jain Irrigation Inc.	6231	2/1/21	6,464.80				6,464.80
<b>Jain Irrigation Inc.</b>			<b>6,464.80</b>				<b>6,464.80</b>
LAURENCE WOLLUM	4163	3/1/12				-5.70	-5.70
<b>LAURENCE WOLLUM</b>						<b>-5.70</b>	<b>-5.70</b>
MODERN MOVING AND STORAG	6289	2/1/21	4,225.63				4,225.63
<b>MODERN MOVING AND STORAG</b>			<b>4,225.63</b>				<b>4,225.63</b>
NEW YORK AIR BRAKE	6393	2/1/21	1,324.51				1,324.51
<b>NEW YORK AIR BRAKE</b>			<b>1,324.51</b>				<b>1,324.51</b>
PICK N GO PROPERTY WASTE S	6380	1/1/21		1,557.96			1,557.96
	6395	2/1/21	1,557.96				1,557.96
<b>PICK N GO PROPERTY WASTE S</b>			<b>1,557.96</b>	<b>1,557.96</b>			<b>3,115.92</b>
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
<b>SERV-PRO</b>						<b>-0.01</b>	<b>-0.01</b>
			<b>13,722.90</b>	<b>1,557.96</b>		<b>-4,107.24</b>	<b>11,173.62</b>

**Watertown Industrial Center LDC**  
**Aged Receivables**  
**As of Feb 28, 2021**

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 PICK N GO PROPERTY W 3157834122	BFP DOOR 2020 PicnGo Wall Dam 6411	230.13		7,919.54	4,667.54	4,667.54 7,919.54 230.13
<b>PICNGO PICK N GO PROPERTY W</b>		<b>230.13</b>		<b>7,919.54</b>	<b>4,667.54</b>	<b>12,817.21</b>
SERV-PRO SERV-PRO	4268				84.32	84.32
<b>SERV-PRO SERV-PRO</b>					<b>84.32</b>	<b>84.32</b>
SOLURI BILLY SOLURI	3792				-0.01	-0.01
<b>SOLURI BILLY SOLURI</b>					<b>-0.01</b>	<b>-0.01</b>
<b>Report Total</b>		<b>230.13</b>		<b>7,919.54</b>	<b>4,751.85</b>	<b>12,901.52</b>

**Watertown Industrial Center LDC**  
**Cash Receipts Journal**  
**For the Period From Feb 1, 2021 to Feb 28, 2021**

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
2/12/21	141000 100000	1209	Invoice: 6398 STEVEN ELLIOT	495.88	495.88
2/12/21	141000 100000	91721	Invoice: 6402 UPSTATE CONSTRUCTION SERVICES, INC.	644.44	644.44
2/12/21	141000 100000	694518	Invoice: 6397 W.B. Mason Co, Inc.	1,019.54	1,019.54
2/12/21	141000 100000	1440	Invoice: 6399 CONVERSE LABORATORIES INC.	1,917.61	1,917.61
2/12/21	141000 100000	VV587	Invoice: 6391 Certapro Painters	720.17	720.17
2/12/21	141000 100000	457283	Invoice: 6378 NEW YORK AIR BRAKE	1,324.51	1,324.51
2/12/21	141000 100000	50474369	Invoice: 6389 Ampersand New York Operations Co. LLC.	869.51	869.51
2/12/21	141000 100000	10275	Invoice: 6394 Nytric Electrical Contractors, LLC.	4,444.17	4,444.17
2/12/21	125000 100000	7438	Invoice: 6392 JEFFERSON COUNTY INDUSTRIAL	1,250.00	1,250.00
2/12/21	141000 100000	5463	Invoice: 6330 JEFFERSON COUNTY LDC	1,479.37	1,479.37
2/12/21	141000 100000	20848	Invoice: 6390 BLACK HORSE GROUP, LLC	1,012.93	1,012.93
2/12/21	141000 100000	1536	Invoice: 6403 WATERTOWN MODEL RAILROAD CLUB	350.00	350.00
2/26/21	141000	4154	Invoice: 6074		0.93
	141000		Invoice: 6134		507.93
	141000		Invoice: 6155		508.86
	141000		Invoice: 6173		508.86
	141000		Invoice: 6190		508.86
	141000		Invoice: 6210		508.86
	141000		Invoice: 6255		508.86
	141000		Invoice: 6256		508.86
	141000		Invoice: 6257		508.86
	141000		Invoice: 6258		508.86
	141000		Invoice: 6259		508.86
	141000		Invoice: 6260		508.86
	141000		Invoice: 6261		508.86
	141000		Invoice: 6262		508.86
	100000		Acadia Energy Corporation	6,615.18	
2/26/21	141000 100000	158733	Invoice: 6230 Jain Irrigation Inc.	6,464.80	6,464.80
2/26/21	141000 100000	1263	Invoice: 6400 LAURENCE WOLLUM	304.50	304.50
2/26/21	141000 100000	13307	Invoice: 6404 Erie Boulevard Hydropower L.P.	11,574.21	11,574.21
				<b>40,486.82</b>	<b>40,486.82</b>

**Watertown Industrial Center LDC**  
**Aged Payables**  
**As of Feb 28, 2021**

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
ABJ FIRE PROTECTION	92025783	666.50				666.50
<b>ABJ FIRE PROTECTION</b>		<b>666.50</b>				<b>666.50</b>
NOBEL ACE HDWE	63353	198.83				198.83
	63353-022821	202.96				202.96
<b>NOBEL ACE HDWE</b>		<b>401.79</b>				<b>401.79</b>
BURRVILLE POWER EQ	604512	213.82				213.82
<b>BURRVILLE POWER EQ</b>		<b>213.82</b>				<b>213.82</b>
CINTAS	12666550-2/21	485.38				485.38
<b>CINTAS</b>		<b>485.38</b>				<b>485.38</b>
CITY COMPTROLLER	0004614-2/21	438.99				438.99
	0002012-2/21	268.89				268.89
<b>CITY COMPTROLLER</b>		<b>707.88</b>				<b>707.88</b>
COOPER ELECTRIC	S043474572.00	363.99				363.99
	2/21 STMNT	463.31				463.31
<b>COOPER ELECTRIC</b>		<b>827.30</b>				<b>827.30</b>
DIRECT ENERGY	210630044940	224.02				224.02
	210630044940	123.16				123.16
	210630044940	744.77				744.77
	210630044940	307.59				307.59
	210630044940	1,266.49				1,266.49
	210630044940	305.26				305.26
	210630044940	387.38				387.38
	210630044940	59.15				59.15
<b>DIRECT ENERGY</b>		<b>3,417.82</b>				<b>3,417.82</b>
NATIONAL GRID	2017080029-22	86.63				86.63
	0918937121-22	223.97				223.97
	1078719124-22	752.50				752.50
	5874117053-22	456.52				456.52
	4083010042-22	230.21				230.21
	9678936125-22	274.09				274.09
	0338937134-22	24.52				24.52
	0038937138-22	390.84				390.84
	0898937150-22	1,326.66				1,326.66
	0058937125-22	816.35				816.35
	0438937154-22	610.10				610.10
	0498937125-22	1,089.74				1,089.74
	0958937132-22	261.07				261.07
	1118719155-22	1,039.47				1,039.47
	2853006034-22	280.55				280.55
	0518786126-22	145.14				145.14
<b>NATIONAL GRID</b>		<b>8,008.36</b>				<b>8,008.36</b>
NYS DEPT OF LABOR	CHAR500FEE2				275.00	275.00

**Watertown Industrial Center LDC**  
**Aged Payables**  
**As of Feb 28, 2021**

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
<b>NYS DEPT OF LABOR</b>					<b>275.00</b>	<b>275.00</b>
NYTRIC ELECTRICAL C	15593	276.42				276.42
<b>NYTRIC ELECTRICAL C</b>		<b>276.42</b>				<b>276.42</b>
OSWEGO COUNTY BUS	161694-21	423.00				423.00
<b>OSWEGO COUNTY BUS</b>		<b>423.00</b>				<b>423.00</b>
PITCHER'S SEWER SE	15790	200.00				200.00
<b>PITCHER'S SEWER SE</b>		<b>200.00</b>				<b>200.00</b>
RAYNOR OVERHEAD D	42124	140.00				140.00
<b>RAYNOR OVERHEAD D</b>		<b>140.00</b>				<b>140.00</b>
SEAWAY RENTAL COR	2/21 STMNT	1,779.50				1,779.50
<b>SEAWAY RENTAL COR</b>		<b>1,779.50</b>				<b>1,779.50</b>
Time Warner Cable	852930501022	244.81				244.81
<b>Time Warner Cable</b>		<b>244.81</b>				<b>244.81</b>
Watertown American Littl	2021	300.00				300.00
<b>Watertown American Lit</b>		<b>300.00</b>				<b>300.00</b>
WASTE MANAGEMENT	3360843-0448-	450.79				450.79
<b>WASTE MANAGEMENT</b>		<b>450.79</b>				<b>450.79</b>
W.B. MASON COMPANY	STMT3644345	1,892.94				1,892.94
<b>W.B. MASON COMPAN</b>		<b>1,892.94</b>				<b>1,892.94</b>
G.W. WHITE & SON INC	105092-2/21	62.99				62.99
<b>G.W. WHITE &amp; SON INC</b>		<b>62.99</b>				<b>62.99</b>
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
<b>WATERTOWN INDUSTR</b>					<b>-3.00</b>	<b>-3.00</b>
		<b>20,499.30</b>			<b>272.00</b>	<b>20,771.30</b>

**Watertown Industrial Center LDC**  
**Cash Disbursements Journal**  
**For the Period From Feb 1, 2021 to Feb 28, 2021**

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

Date	Check	Account I	Line Description	Debit Amount	Credit Amount
2/1/21	11140	200000 100000	Invoice: 01122021-STMT BURRVILLE POWER EQUIPMENT	100.31	100.31
2/1/21	11141	200000 100000	Invoice: 2/21 INS Central Insurance Companies	4,623.67	4,623.67
2/1/21	11142	200000 100000	Invoice: 2021-01-0007164 CITY COMPTRROLLER	1,097.28	1,097.28
2/1/21	11143	200000 100000	Invoice: 2/21 - 4/21 Guardian Life Ins Co	389.64	389.64
2/1/21	11144	200000 100000	Invoice: 3575 JEFFERSON COUNTY INDUSTRIAL	9,495.72	9,495.72
2/1/21	11145	200000 100000	Invoice: 0518786126-122920 NATIONAL GRID	145.39	145.39
2/1/21	11146	200000 100000	Invoice: 007572-0001-36320 SCHWERZMANN & WISE, PC	495.00	495.00
2/1/21	11147	200000 100000	Invoice: 852930501012221 Time Warner Cable	244.68	244.68
2/1/21	11148	200000 100000	Invoice: 2/21 LOAN WATERTOWN LOCAL DEVELOPMENT	2,218.39	2,218.39
2/15/21	11149	200000 100000	Invoice: 0438937154-12621 Invoice: 0038937138-12621 Invoice: 0958937132-12621 Invoice: 2853006034-12621 Invoice: 1078719124-12621 Invoice: 4083010042-12721 Invoice: 0918937121-12721 Invoice: 1118719155-12721 Invoice: 0498937125-12721 Invoice: 0898937150-12721 Invoice: 2017080029-12721 Invoice: 9678936125-12721 Invoice: 0058937125-12721 Invoice: 0338937134-12721 Invoice: 5874117053-12721 Invoice: 0518786126-12821 NATIONAL GRID	593.39 374.59 259.48 290.55 621.76 230.08 176.11 1,095.03 897.35 1,246.47 76.58 271.27 777.28 24.52 375.32 144.91	7,454.69
2/15/21	11150	100000	VOID		
2/15/21	11150	200000 100000	Invoice: 198864 BOWERS & COMPANY CPA's	175.00	175.00
2/15/21	11151	200000 100000	Invoice: 12666550-13121 CINTAS	387.70	387.70
2/15/21	11152	200000 200000 100000	Invoice: 0002012-12921-C Invoice: 0004614-12921-AB CITY COMPTRROLLER	268.89 438.99	707.88
2/15/21	11153	200000 200000 200000 200000 200000 200000 200000 200000 200000 100000	Invoice: 210330044652373 Invoice: 210330044652372 Invoice: 210330044652371 Invoice: 210330044652370 Invoice: 210330044652369 Invoice: 210330044652368 Invoice: 210340044661030 Invoice: 210340044661029 DIRECT ENERGY	303.42 208.38 1,062.35 256.64 559.73 163.01 84.95 45.47	2,683.95

**Watertown Industrial Center LDC**  
**Cash Disbursements Journal**  
**For the Period From Feb 1, 2021 to Feb 28, 2021**

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

<b>Date</b>	<b>Check</b>	<b>Account I</b>	<b>Line Description</b>	<b>Debit Amount</b>	<b>Credit Amount</b>
2/15/21	11154	200000 100000	Invoice: 28669701 Great America Financial Services	387.36	387.36
2/15/21	11155	200000 100000	Invoice: 2855 P&M CONSTRUCTION	1,175.00	1,175.00
2/15/21	11156	200000 100000	Invoice: 0075720000136410 SCHWERZMANN & WISE, PC	443.50	443.50
2/15/21	11157	200000 100000	Invoice: 13121STMNT SEAWAY RENTAL CORP.	984.50	984.50
2/15/21	11158	200000 100000	Invoice: 416759 S.T.A.T. COMMUNICATIONS INC.	60.00	60.00
2/15/21	11159	200000 100000	Invoice: 9872455717 VERIZON WIRELESS	259.53	259.53
2/15/21	11160	200000 100000	Invoice: 3359503-0448-5 WASTE MANAGEMENT OF NEW YORK	622.13	622.13
2/15/21	11161	200000 100000	Invoice: STMT35779239 W.B. MASON COMPANY, INC.	208.33	208.33
2/15/21	11162	200000 100000	Invoice: 126421-21021 WESTELCOM	99.71	99.71
	<b>Total</b>			<b>34,459.36</b>	<b>34,459.36</b>

**Watertown Industrial Center LDC**  
**Maintenance Report for the Eight Month Period Ending February 28, 2021**  
 Prepared by WICLDC STAFF, March 18, 2021

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	YTD % of Budget
<b>Revenues</b>					
Add'l Rents - Maintenance	\$ 115,486.00	74,584.29	\$ 9,368.11	9,368.11	64.58
Total Revenues	<u>115,486.00</u>	<u>74,584.29</u>	<u>9,368.11</u>	<u>9,368.11</u>	64.58
<b>Expenses</b>					
Maintenance - Improvements	14,000.00	2,660.89	0.00	0.00	19.01
Maintenance - Building Repairs	24,000.00	10,873.68	1,040.41	1,175.00	45.31
Maintenance - Common Area	19,400.00	10,065.53	485.38	1,637.40	51.88
Maintenance - Grounds	24,400.00	1,648.95	1,273.02	0.00	6.76
Maintenance - Equipment/Tools	10,750.00	11,493.64	2,056.31	1,084.81	106.92
Maintenance - Materials	4,000.00	6,819.45	666.27	143.97	170.49
Total Operations	<u>96,550.00</u>	<u>43,562.14</u>	<u>5,521.39</u>	<u>4,041.18</u>	45.12
<b>Net Income Over Expenditure</b>	<b>\$ <u>18,936.00</u></b>	<b><u>31,022.15</u></b>	<b>\$ <u>3,846.72</u></b>	<b><u>5,326.93</u></b>	<b>163.83</b>