

**Watertown Industrial Center LDC****Income Statement for the Eight Month Period Ending February 29, 2024**

Prepared by Staff, March 20, 2024

|                                    | Current Year<br>Budget | Year-to-Date<br>Total | Current<br>Month      | Previous<br>Month  | Balance<br>Remaining |
|------------------------------------|------------------------|-----------------------|-----------------------|--------------------|----------------------|
| <b>Revenues</b>                    |                        |                       |                       |                    |                      |
| Lease Revenue                      | \$ 516,566.00          | 350,840.65            | \$ 42,344.18          | 42,344.18          | 165,725.35           |
| Interest Income                    | 19.00                  | 7.61                  | 0.98                  | 1.02               | 11.39                |
| LIF Loan Principal                 | 72,959.00              | 56,537.62             | 4,921.51              | 4,909.24           | 16,421.38            |
| Leasehold Interest                 | 2,481.00               | 1,839.03              | 175.70                | 187.97             | 641.97               |
| <b>Total Revenues</b>              | <b>592,025.00</b>      | <b>409,224.91</b>     | <b>47,442.37</b>      | <b>47,442.41</b>   | <b>182,800.09</b>    |
| <b>Expenses</b>                    |                        |                       |                       |                    |                      |
| Marketing                          | 10,000.00              | 10,182.22             | 0.00                  | 1,237.57           | (182.22)             |
| Salaries                           | 122,549.00             | 82,926.66             | 13,597.98             | 9,065.32           | 39,622.34            |
| FICA-Medicare Tax Expense          | 9,222.00               | 6,286.77              | 1,030.74              | 687.16             | 2,935.23             |
| Health Ins.                        | 5,701.00               | 3,844.56              | 454.44                | 489.28             | 1,856.44             |
| Dental Ins                         | 813.00                 | 622.44                | 223.26                | (10.52)            | 190.56               |
| Vision Ins.                        | 192.00                 | 144.63                | 52.32                 | (2.74)             | 47.37                |
| Comp Ins.                          | 3,300.00               | 2,399.44              | 392.32                | 264.60             | 900.56               |
| Retirement Expense                 | 8,249.00               | 7,427.86              | 815.84                | 815.84             | 821.14               |
| NYS Unemployment                   | 445.00                 | 413.71                | 200.96                | 183.58             | 31.29                |
| NYS Re-Emp Service                 | 24.00                  | 15.32                 | 7.44                  | 6.80               | 8.68                 |
| Vehicle Allowance                  | 1,800.00               | 1,200.00              | 150.00                | 150.00             | 600.00               |
| Disability                         | 1,214.00               | 516.31                | 24.69                 | 637.58             | 697.69               |
| Paychex Processing                 | 4,292.00               | 3,021.61              | 315.04                | 468.79             | 1,270.39             |
| Life Ins.                          | 0.00                   | 74.25                 | 24.75                 | 0.00               | (74.25)              |
| Office Expenses                    | 21,304.00              | 12,825.86             | 1,843.60              | 1,512.29           | 8,478.14             |
| Depreciation                       | 158,226.00             | 110,360.88            | 13,795.11             | 13,795.11          | 47,865.12            |
| Dues/Publ/Training/Seminars        | 2,000.00               | 0.00                  | 0.00                  | 0.00               | 2,000.00             |
| Insurance                          | 64,677.00              | 43,905.09             | 5,477.41              | 5,476.41           | 20,771.91            |
| Legal/Environmental                | 4,000.00               | 0.00                  | 0.00                  | 0.00               | 4,000.00             |
| Legal General                      | 0.00                   | 754.00                | 0.00                  | 0.00               | (754.00)             |
| Accounting and Auditing            | 7,800.00               | 8,070.00              | 220.00                | 1,000.00           | (270.00)             |
| Engineering/Design/Consulting      | 12,700.00              | 0.00                  | 0.00                  | 0.00               | 12,700.00            |
| Maintenance - Improvements         | 4,000.00               | 1,720.00              | 0.00                  | 0.00               | 2,280.00             |
| Maintenance - Common Area          | 11,500.00              | 8,813.02              | 1,529.23              | 2,523.97           | 2,686.98             |
| Maintenance - Building Repairs     | 17,300.00              | 16,440.52             | 2,075.59              | 1,589.69           | 859.48               |
| Maintenance - Materials            | 5,000.00               | 5,836.07              | 49.77                 | 276.28             | (836.07)             |
| Maintenance - Grounds              | 23,700.00              | 16,465.54             | 1,837.00              | 8,687.00           | 7,234.46             |
| Maintenance - Equipment/Tools      | 15,500.00              | 8,710.00              | 538.20                | 1,827.90           | 6,790.00             |
| Waste Removal                      | 6,000.00               | 6,267.69              | 826.67                | 820.92             | (267.69)             |
| Property Taxes                     | 38,292.00              | 35,764.82             | 9,686.65              | 0.00               | 2,527.18             |
| Water                              | 8,664.00               | 6,229.36              | 778.67                | 778.67             | 2,434.64             |
| Electric                           | 50,498.00              | 32,472.99             | 5,209.89              | 4,486.39           | 18,025.01            |
| Gas                                | 28,817.00              | 19,413.26             | 5,195.88              | 5,004.66           | 9,403.74             |
| Interest Expense-Roof Project      | 5,108.00               | 3,482.78              | 419.73                | 424.21             | 1,625.22             |
| Interest Expense-JCLDC Project     | 2,256.00               | 1,682.96              | 171.37                | 182.57             | 573.04               |
| Interest Expense-JAIN PROJEC       | 103.00                 | 103.31                | 0.00                  | 0.00               | (0.31)               |
| 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>655,246.00</b>      | <b>458,393.93</b>     | <b>66,944.55</b>      | <b>62,379.33</b>   | <b>196,852.07</b>    |
| Total Revenue                      | 592,025.00             | 409,224.91            | 47,442.37             | 47,442.41          | 182,800.09           |
| Total Expenses                     | 655,246.00             | 458,393.93            | 66,944.55             | 62,379.33          | 196,852.07           |
| <b>Net Income Over Expenditure</b> | <b>\$ (63,221.00)</b>  | <b>(49,169.02)</b>    | <b>\$ (19,502.18)</b> | <b>(14,936.92)</b> | <b>(14,051.98)</b>   |

**Watertown Industrial Center LDC**  
**Income Statement for the Eight Month Period Ending February 29, 2024**

Unrestricted Income

|                                    | Current Year<br>Budget | Year-to-Date<br>Total | Current<br>Month      | Previous<br>Month | % YTD Budget |
|------------------------------------|------------------------|-----------------------|-----------------------|-------------------|--------------|
| <b>Revenues</b>                    |                        |                       |                       |                   |              |
| Lease Revenue                      | \$ 516,566.00          | 350,840.65            | \$ 42,344.18          | 42,344.18         | 67.92        |
| Interest Income                    | 19.00                  | 7.61                  | 0.98                  | 1.02              | 40.05        |
| <b>Total Revenues</b>              | <b>516,585.00</b>      | <b>350,848.26</b>     | <b>42,345.16</b>      | <b>42,345.20</b>  | <b>67.92</b> |
| <b>Expenses</b>                    |                        |                       |                       |                   |              |
| Marketing                          | 10,000.00              | 10,182.22             | 0.00                  | 1,237.57          | 101.82       |
| Salaries                           | 122,549.00             | 82,926.66             | 13,597.98             | 9,065.32          | 67.67        |
| Benefits                           | 30,960.00              | 22,945.29             | 3,376.76              | 3,221.58          | 74.11        |
| Paychex Processing                 | 4,292.00               | 3,021.61              | 315.04                | 468.79            | 70.40        |
| Office Expenses                    | 21,304.00              | 12,825.86             | 1,843.60              | 1,512.29          | 60.20        |
| Dues/Publ/Training/Seminars        | 2,000.00               | 0.00                  | 0.00                  | 0.00              | 0.00         |
| Insurance                          | 64,677.00              | 43,905.09             | 5,477.41              | 5,476.41          | 67.88        |
| Professional Consultants           | 24,500.00              | 8,824.00              | 220.00                | 1,000.00          | 36.02        |
| Maintenance Expenses               | 77,000.00              | 57,985.15             | 6,029.79              | 14,904.84         | 75.31        |
| Utilities Taxes & Rent             | 132,271.00             | 100,148.12            | 21,697.76             | 11,090.64         | 75.71        |
| Interest Expense-JCLDC Project     | 2,256.00               | 1,682.96              | 171.37                | 182.57            | 74.60        |
| Interest Expense-JAIN PROJEC       | 103.00                 | 103.31                | 0.00                  | 0.00              | 100.30       |
| Interest Exp Roof Project          | 5,108.00               | 3,482.78              | 419.73                | 424.21            | 68.18        |
| 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>497,020.00</b>      | <b>348,033.05</b>     | <b>53,149.44</b>      | <b>48,584.22</b>  | <b>70.02</b> |
| Total Revenue                      | 516,585.00             | 350,848.26            | 42,345.16             | 42,345.20         | 67.92        |
| Total Expenses                     | 497,020.00             | 348,033.05            | 53,149.44             | 48,584.22         | 70.02        |
| <b>Net Income Over Expenditure</b> | <b>\$ 19,565.00</b>    | <b>2,815.21</b>       | <b>\$ (10,804.28)</b> | <b>(6,239.02)</b> | <b>14.39</b> |

Watertown Industrial Center LDC  
Balance Sheet  
February 29, 2024

ASSETS

|                                |    |                |
|--------------------------------|----|----------------|
| Current Assets                 |    |                |
| General Checking - Key Bank    | \$ | 116,290.93     |
| Capital Reserve                |    | 126,517.69     |
| Leasehold Improvement Fund     |    | 191,689.80     |
| Accounts Receivable            |    | 3,065.12       |
| Acc. Rec. LHI                  |    | 65,546.51      |
| Rents Receivable               |    | 29,794.79      |
|                                |    | 532,904.84     |
| Total Current Assets           |    |                |
|                                |    |                |
| Property and Equipment         |    |                |
| Furniture/Fixtures/Equipment   |    | 67,217.05      |
| Allow. for Deprn. - FF&E       |    | (61,276.11)    |
| Capital Improvements - Cap Imp |    | 4,545,088.58   |
| 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  |    | (4,436,962.04) |
|                                |    | 1,860,045.88   |
| Total Property and Equipment   |    |                |
|                                |    |                |
| Other Assets                   |    |                |
| Work In Process-Variou         |    | 78,639.53      |
|                                |    | 78,639.53      |
| Total Other Assets             |    |                |
|                                |    |                |
| Total Assets                   | \$ | 2,471,590.25   |

LIABILITIES AND CAPITAL

|                                |    |              |
|--------------------------------|----|--------------|
| Current Liabilities            |    |              |
| Accounts Payable               | \$ | 19,770.18    |
| RETAINAGE PAYABLE              |    | (0.45)       |
| Due HUD - Leasehold Impr. Fund |    | 25.21        |
| ACCRUED PAYROLL                |    | 1,471.00     |
| Retirement Withheld            |    | 139.10       |
| Due WIC Rent                   |    | 1,027.50     |
| Deferred Liab. Bldg. B Project |    | 64,063.67    |
| DEFERRED LIAB. BACK OF A PROJ  |    | 0.17         |
| Due WIC LHI                    |    | 50.72        |
| Deferred Revenue               |    | 1,478.89     |
| ARPA Grant - Infrastructure    |    | 150,000.00   |
|                                |    | 238,025.99   |
| Total Current Liabilities      |    |              |
|                                |    |              |
| Long-Term Liabilities          |    |              |
| Bldg. B Renovation Loan-WLDC   |    | 64,058.67    |
| Roof Replacement Loan          |    | 166,096.33   |
|                                |    | 230,155.00   |
| Total Long-Term Liabilities    |    |              |
|                                |    |              |
| Total Liabilities              |    | 468,180.99   |
|                                |    |              |
| Capital                        |    |              |
| Fund Balance                   |    | 278,987.39   |
| Capital Improvement Reserve    |    | 268,418.82   |
| Fund Balance - Leasehold Impr. |    | 0.24         |
| Fund Balance - Capital Reserve |    | 1,505,171.83 |

Unaudited - For Management Purposes Only

Watertown Industrial Center LDC  
Balance Sheet  
February 29, 2024

|                             |                    |                            |
|-----------------------------|--------------------|----------------------------|
| Net Income                  | <u>(49,169.02)</u> |                            |
| Total Capital               |                    | <u>2,003,409.26</u>        |
| Total Liabilities & Capital | \$                 | <u><u>2,471,590.25</u></u> |

Watertown Industrial Center Compative Balance Sheet for: 1/31/24 - 2/29/24

| <b>ASSETS</b>                          | 1/31/2024                     | 2/29/2024                     | After Adjusting Entries<br>6/30/2023 |
|--|-------------------------------|-------------------------------|--------------------------------------|
| <b>Current Assets</b>                  |                               |                               |                                      |
| General Checking - Key Bank            | \$ 151,954.13                 | \$ 116,290.93                 | \$ 72,480.13                         |
| Capital Reserve                        | 123,954.97                    | 126,517.69                    | 103,379.91                           |
| Leasehold Improvement Fund             | 191,252.95                    | 191,689.80                    | 184,874.33                           |
| Accounts Receivable                    | 3,065.12                      | 3,065.12                      | 2,540.35                             |
| Acc. Rec. LHI                          | 70,468.02                     | 65,546.51                     | 122,079.63                           |
| Rents Receivable                       | <u>18,273.91</u>              | <u>29,794.79</u>              | <u>19,851.81</u>                     |
| <b>Total Current Assets</b>            | <b>558,969.10</b>             | <b>532,904.84</b>             | <b>505,206.16</b>                    |
| <b>Property and Equipment</b>          |                               |                               |                                      |
| Furniture/Fixtures/Equipment           | 67,217.05                     | 67,217.05                     | 67,217.05                            |
| Allow. for Deprn. - FF&E               | (61,129.07)                   | (61,276.11)                   | (60,099.79)                          |
| Capital Improvements - Cap Imp         | 4,545,088.58                  | 4,545,088.58                  | 4,545,088.58                         |
| 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>(4,423,313.97)</u>         | <u>(4,436,962.04)</u>         | <u>(4,327,777.48)</u>                |
| <b>Total Property and Equipment</b>    | <b>1,873,840.99</b>           | <b>1,860,045.88</b>           | <b>1,970,406.76</b>                  |
| <b>Other Assets</b>                    |                               |                               |                                      |
| Work In Process-Variou                 | <u>78,639.53</u>              | <u>78,639.53</u>              | <u>7,616.96</u>                      |
| <b>Total Other Assets</b>              | <b><u>78,639.53</u></b>       | <b><u>78,639.53</u></b>       | <b><u>7,616.96</u></b>               |
| <b>Total Assets</b>                    | <b><u>\$ 2,511,449.62</u></b> | <b><u>\$ 2,471,590.25</u></b> | <b><u>\$ 2,483,229.88</u></b>        |
| <b>LIABILITIES AND CAPITAL</b>         |                               |                               |                                      |
| <b>Current Liabilities</b>             |                               |                               |                                      |
| Accounts Payable                       | \$ 29,054.18                  | \$ 5,109.01                   | \$ 11,804.39                         |
| RETAINAGE PAYABLE                      | (0.45)                        | (0.45)                        | (0.45)                               |
| Due HUD - Leasehold Impr. Fund         | 23.70                         | 25.21                         | 12.57                                |
| Accrued Payroll                        | 1,471.00                      | 1,471.00                      | 1,471.00                             |
| Retirement Withheld                    | 3.13                          | 139.10                        | 3.13                                 |
| Due WIC Rent                           | 1,027.50                      | 1,027.50                      | 1,027.50                             |
| Deferred Liab. Bldg. B Project         | 68,554.17                     | 64,063.67                     | 99,675.67                            |
| Deferred Liab.Back of A Project        | 0.17                          | 0.17                          | 14,171.22                            |
| Due WIC LHI                            | 50.72                         | 50.72                         | 50.72                                |
| Deferred Revenue                       | 1,909.90                      | 1,478.89                      | 8,233.46                             |
| ARPA Grant - Infrastructure            | <u>150,000.00</u>             | <u>150,000.00</u>             | <u>0.00</u>                          |
| <b>Total Current Liabilities</b>       | <b>252,094.02</b>             | <b>223,364.82</b>             | <b>136,449.21</b>                    |
| <b>Long-Term Liabilities</b>           |                               |                               |                                      |
| Bldg. B Renovation Loan-WLDC           | 68,549.17                     | 64,058.67                     | 99,670.67                            |
| Back A Renovation Loan                 | 0.00                          | 0.00                          | 14,171.05                            |
| Roof Replacement Loan                  | <u>167,894.99</u>             | <u>166,096.33</u>             | <u>180,360.67</u>                    |
| <b>Total Long-Term Liabilities</b>     | <b><u>236,444.16</u></b>      | <b><u>230,155.00</u></b>      | <b><u>294,202.39</u></b>             |
| <b>Total Liabilities</b>               | <b>488,538.18</b>             | <b>453,519.82</b>             | <b>430,651.60</b>                    |
| <b>Capital</b>                         |                               |                               |                                      |
| Fund Balance                           | 278,987.39                    | 278,987.39                    | 224,083.54                           |
| Capital Improvement Reserve            | 268,418.82                    | 268,418.82                    | 268,418.82                           |
| Fund Balance - Leasehold Impr.         | 0.24                          | 0.24                          | 0.24                                 |
| Fund Balance - Capital Reserve         | 1,505,171.83                  | 1,505,171.83                  | 1,505,171.83                         |
| Net Income                             | <u>(29,666.84)</u>            | <u>(34,507.85)</u>            | <u>54,903.85</u>                     |
| <b>Total Capital</b>                   | <b><u>2,022,911.44</u></b>    | <b><u>2,018,070.43</u></b>    | <b><u>2,052,578.28</u></b>           |
| <b>Total Liabilities &amp; Capital</b> | <b><u>\$ 2,511,449.62</u></b> | <b><u>\$ 2,471,590.25</u></b> | <b><u>\$ 2,483,229.88</u></b>        |

### Watertown Industrial Center LDC Tenant Receivables As of Feb 29, 2024

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       |
|-----------------------------------|---------|---------|------------------|-----------------|-----------------|------------------|------------------|
| Bice Family LLC                   | 7118    | 3/3/24  | -550.00          |                 |                 |                  | -550.00          |
|                                   | 7119    | 4/3/24  | -550.00          |                 |                 |                  | -550.00          |
| <b>Bice Family LLC</b>            |         |         | <b>-1,100.00</b> |                 |                 |                  | <b>-1,100.00</b> |
| City of Watertown                 | 7074    | 2/15/24 | 1,200.00         |                 |                 |                  | 1,200.00         |
| <b>City of Watertown</b>          |         |         | <b>1,200.00</b>  |                 |                 |                  | <b>1,200.00</b>  |
| DigiCollect LLC                   | 7077    | 3/1/24  | -304.50          |                 |                 |                  | -304.50          |
|                                   | 7078    | 4/1/24  | -304.50          |                 |                 |                  | -304.50          |
|                                   | 7079    | 5/1/24  | -304.50          |                 |                 |                  | -304.50          |
|                                   | 7080    | 6/1/24  | -304.50          |                 |                 |                  | -304.50          |
| <b>DigiCollect LLC</b>            |         |         | <b>-1,218.00</b> |                 |                 |                  | <b>-1,218.00</b> |
| DocPPE                            | 7067    | 11/1/23 |                  |                 |                 | 2,782.00         | 2,782.00         |
|                                   | 7092    | 12/1/23 |                  |                 | 2,782.00        |                  | 2,782.00         |
|                                   | 7116    | 1/1/24  |                  | 2,782.00        |                 |                  | 2,782.00         |
|                                   | 7137    | 2/1/24  | 2,782.00         |                 |                 |                  | 2,782.00         |
| <b>DocPPE</b>                     |         |         | <b>2,782.00</b>  | <b>2,782.00</b> | <b>2,782.00</b> | <b>2,782.00</b>  | <b>11,128.00</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.              | 6727    | 4/1/23  |                  |                 |                 | -4.00            | -4.00            |
| <b>Jain Irrigation Inc.</b>       |         |         |                  |                 |                 | <b>-4.00</b>     | <b>-4.00</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          | 7056    | 11/1/23 |                  |                 |                 | 4,443.43         | 4,443.43         |
|                                   | 7084    | 12/1/23 |                  |                 | 4,443.43        |                  | 4,443.43         |
|                                   | 7111    | 1/1/24  |                  | 4,443.43        |                 |                  | 4,443.43         |
|                                   | 7132    | 2/1/24  | 4,443.43         |                 |                 |                  | 4,443.43         |
| <b>MODERN MOVING AND STORAG</b>   |         |         | <b>4,443.43</b>  | <b>4,443.43</b> | <b>4,443.43</b> | <b>4,443.43</b>  | <b>17,773.72</b> |
| PICK N GO PROPERTY WASTE S        | 7128    | 2/1/24  | 2,165.95         |                 |                 |                  | 2,165.95         |
| <b>PICK N GO PROPERTY WASTE S</b> |         |         | <b>2,165.95</b>  |                 |                 |                  | <b>2,165.95</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>     |
| W.B. Mason Co, Inc.               | 6767    | 7/1/22  |                  |                 |                 | -0.01            | -0.01            |
|                                   | 6792    | 8/1/22  |                  |                 |                 | -0.01            | -0.01            |
|                                   | 6813    | 9/1/22  |                  |                 |                 | -0.01            | -0.01            |
|                                   | 6828    | 10/1/22 |                  |                 |                 | -0.01            | -0.01            |
|                                   | 6842    | 11/1/22 |                  |                 |                 | -0.01            | -0.01            |
|                                   | 6856    | 12/1/22 |                  |                 |                 | -0.01            | -0.01            |
|                                   | 6875    | 1/1/23  |                  |                 |                 | -0.01            | -0.01            |
|                                   | 6889    | 2/1/23  |                  |                 |                 | -0.01            | -0.01            |

**Watertown Industrial Center LDC**  
**Tenant Receivables**  
**As of Feb 29, 2024**

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       |
|----------------------------|---------|--------|-----------------|-----------------|-----------------|-----------------|------------------|
|                            | 6912    | 3/1/23 |                 |                 |                 | -0.01           | -0.01            |
|                            | 6934    | 4/1/23 |                 |                 |                 | -0.01           | -0.01            |
|                            | 6948    | 5/1/23 |                 |                 |                 | -0.01           | -0.01            |
|                            | 6960    | 6/1/23 |                 |                 |                 | -0.01           | -0.01            |
| <b>W.B. Mason Co, Inc.</b> |         |        |                 |                 |                 | <b>-0.12</b>    | <b>-0.12</b>     |
|                            |         |        | <b>8,273.38</b> | <b>7,225.43</b> | <b>7,225.43</b> | <b>3,114.07</b> | <b>25,838.31</b> |

## Watertown Industrial Center LDC Aged Receivables As of Feb 29, 2024

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

| Customer ID<br>Customer<br>Bill To Contact<br>Telephone 1 | Invoice/CM # | 0 - 30          | 31 - 60 | 61 - 90         | Over 90 day  | Amount Due      |
|---|--------------|-----------------|---------|-----------------|--------------|-----------------|
| MODERN MOVING   | 7096         |                 |         | 1,267.02        |              | 1,267.02        |
| MODERN MOVING AND S                                       | 7151         | 1,713.79        |         |                 |              | 1,713.79        |
| 315-225-9279  |              |                 |         |                 |              |                 |
| <b>MODERN MOVING<br/>MODERN MOVING AND S</b>              |              | <b>1,713.79</b> |         | <b>1,267.02</b> |              | <b>2,980.81</b> |
| SERV-PRO  | 4268         |                 |         |                 | 84.32        | 84.32           |
| SERV-PRO  |              |                 |         |                 |              |                 |
| <b>SERV-PRO<br/>SERV-PRO</b>                              |              |                 |         |                 | <b>84.32</b> | <b>84.32</b>    |
| SOLURI  | 3792         |                 |         |                 | -0.01        | -0.01           |
| BILLY SOLURI  |              |                 |         |                 |              |                 |
| <b>SOLURI<br/>BILLY SOLURI</b>                            |              |                 |         |                 | <b>-0.01</b> | <b>-0.01</b>    |
| <b>Report Total</b>                                       |              | <b>1,713.79</b> |         | <b>1,267.02</b> | <b>84.31</b> | <b>3,065.12</b> |



**Watertown Industrial Center LDC**  
**Cash Receipts Journal**  
**For the Period From Feb 1, 2024 to Feb 29, 2024**

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      |
|---------|------------------|----------------|--|------------------|------------------|
| 2/9/24  | 141000<br>100000 | 24163          | Invoice: 7130<br>BLACK HORSE GROUP, LLC                    | 1,493.12         | 1,493.12         |
| 2/9/24  | 141000<br>100000 | 11932          | Invoice: 7125<br>Nytric Electrical Contractors, LLC.       | 5,585.38         | 5,585.38         |
| 2/9/24  | 141000<br>100000 | 106116         | Invoice: 7129<br>Luck Bros Inc                             | 575.00           | 575.00           |
| 2/9/24  | 141000<br>100000 | 94890          | Invoice: 7131<br>UPSTATE CONSTRUCTION SERVICES,<br>INC.    | 1,236.61         | 1,236.61         |
| 2/9/24  | 141000<br>100000 | 7062           | Invoice: 7124<br>JEFFERSON COUNTY LDC                      | 1,534.74         | 1,534.74         |
| 2/9/24  | 141000<br>100000 | 0000080706     | Invoice: 6981<br>LAURENCE WOLLUM                           | 401.81           | 401.81           |
| 2/9/24  | 141000<br>100000 | 1602           | Invoice: 7136<br>WATERTOWN MODEL RAILROAD<br>CLUB          | 375.00           | 375.00           |
| 2/13/24 | 141000<br>100000 | 12214          | Invoice: 7135<br>SERV-PRO                                  | 2,361.63         | 2,361.63         |
| 2/13/24 | 141000<br>100000 | 839908         | Invoice: 7126<br>W.B. Mason Co, Inc.                       | 1,092.56         | 1,092.56         |
| 2/13/24 | 141000<br>100000 | 100438         | Invoice: 7123<br>Erie Boulevard Hydropower L.P.            | 12,179.06        | 12,179.06        |
| 2/13/24 | 141000<br>100000 | 1280           | Invoice: 7133<br>STEVEN ELLIOT                             | 540.79           | 540.79           |
| 2/23/24 | 141000<br>100000 | 0075849805     | Invoice: 7122<br>Ampersand New York Operations Co.<br>LLC. | 943.39           | 943.39           |
| 2/23/24 | 141000<br>100000 | 3030           | Invoice: 7134<br>CONVERSE LABORATORIES INC.                | 1,917.61         | 1,917.61         |
| 2/23/24 | 141000<br>100000 | 1558           | Invoice: 7127<br>WESTELCOM                                 | 586.60           | 586.60           |
|         |                  |                |  | <b>30,823.30</b> | <b>30,823.30</b> |

**Watertown Industrial Center LDC**  
**Aged Payables**  
**As of Feb 29, 2024**

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

| Vendor ID<br>Vendor<br>Contact<br>Telephone 1      | Invoice/CM #   | 0 - 30                              | 31 - 60 | 61 - 90 | Over 90 days | Amount Due                          |
|--|--|-------------------------------------|---------|---------|--------------|-------------------------------------|
| ACE  | 11213/1/24   | 814.12                              |         |         |              | 814.12                              |
| NOBEL ACE HDWE                                     | 11213-2/24   | 49.77                               |         |         |              | 49.77                               |
| 315-782-5964                                       |  |                                     |         |         |              |                                     |
| <b>ACE</b>   |  | <b>863.89</b>                       |         |         |              | <b>863.89</b>                       |
| <b>NOBEL ACE HDWE</b>                              |  |                                     |         |         |              |                                     |
| BOWERS<br>BOWERS & COMPANY<br>BRIE<br>315-788-7690 | 225422   | 220.00                              |         |         |              | 220.00                              |
| <b>BOWERS<br/>BOWERS &amp; COMPANY</b>             |  | <b>220.00</b>                       |         |         |              | <b>220.00</b>                       |
| CINTAS<br>CINTAS                                   | 12666550-2292  | 376.32                              |         |         |              | 376.32                              |
| <b>CINTAS<br/>CINTAS</b>                           |  | <b>376.32</b>                       |         |         |              | <b>376.32</b>                       |
| CITYCOMP<br>CITY COMPTRROLLER<br>315-785-7757      | 0004614-22924<br>0002012-22924                               | 482.89<br>295.78                    |         |         |              | 482.89<br>295.78                    |
| <b>CITYCOMP<br/>CITY COMPTRROLLER</b>              |  | <b>778.67</b>                       |         |         |              | <b>778.67</b>                       |
| COOPER<br>COOPER ELECTRIC                          | 348751 - 2/202   | 25.59                               |         |         |              | 25.59                               |
| <b>COOPER<br/>COOPER ELECTRIC</b>                  |  | <b>25.59</b>                        |         |         |              | <b>25.59</b>                        |
| DE<br>DIRECT ENERGY                                | 240590053799<br>240590053799<br>240580053790<br>240600053810 | 348.94<br>694.14<br>286.04<br>55.27 |         |         |              | 348.94<br>694.14<br>286.04<br>55.27 |
| <b>DE<br/>DIRECT ENERGY</b>                        |  | <b>1,384.39</b>                     |         |         |              | <b>1,384.39</b>                     |

### Watertown Industrial Center LDC Aged Payables As of Feb 29, 2024

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

| Vendor ID<br>Vendor<br>Contact<br>Telephone 1                              | Invoice/CM #  | 0 - 30        | 31 - 60  | 61 - 90 | Over 90 days | Amount Due    |
|--|---------------|---------------|----------|---------|--------------|---------------|
| DIVAL<br>DIVAL SAFETY & SUPPL  | 107599-2/24   | 538.20        |          |         |              | 538.20        |
| 800-343-1354   |               |               |          |         |              |               |
| <b>DIVAL<br/>DIVAL SAFETY &amp; SUPP</b>                                   |               | <b>538.20</b> |          |         |              | <b>538.20</b> |
| Great America<br>Great America Financial<br>Matt Burlage<br>1-866-803-2665 | 35964925      | 313.23        |          |         |              | 313.23        |
| <b>Great America<br/>Great America Financial</b>                           |               | <b>313.23</b> |          |         |              | <b>313.23</b> |
| HANES<br>HANES SUPPLY, INC.  | 19793-1/24    | 233.89        |          |         |              | 233.89        |
| <b>HANES<br/>HANES SUPPLY, INC.</b>  |               | <b>233.89</b> |          |         |              | <b>233.89</b> |
| NETTO<br>NETTO FIRE EQUIPMEN   | 55257         | 687.25        |          |         |              | 687.25        |
| <b>NETTO<br/>NETTO FIRE EQUIPME</b>  |               | <b>687.25</b> |          |         |              | <b>687.25</b> |
| NG<br>NATIONAL GRID  | 0498937152-12 |               | 1,470.98 |         |              | 1,470.98      |
|  | 0338937134-22 | 26.26         |          |         |              | 26.26         |
|  | 0538786113-22 | 29.60         |          |         |              | 29.60         |
|  | 0498786119-22 | 188.45        |          |         |              | 188.45        |
|  | 9678936125-22 | 302.34        |          |         |              | 302.34        |
|  | 0438937172-22 | 1,092.38      |          |         |              | 1,092.38      |
|  | 2853006061-22 | 439.30        |          |         |              | 439.30        |
|  | 4083010042-22 | 878.77        |          |         |              | 878.77        |
|  | 0038937138-22 | 351.72        |          |         |              | 351.72        |
|  | 0058937125-22 | 535.48        |          |         |              | 535.48        |
|  | 1078719124-22 | 519.28        |          |         |              | 519.28        |
|  | 2017080029-22 | 222.38        |          |         |              | 222.38        |
|  | 0958937178-22 | 485.03        |          |         |              | 485.03        |
|  | 1118719182-22 | 850.11        |          |         |              | 850.11        |

**Watertown Industrial Center LDC**  
**Aged Payables**  
**As of Feb 29, 2024**

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

| Vendor ID<br>Vendor<br>Contact<br>Telephone 1    | Invoice/CM #   | 0 - 30          | 31 - 60         | 61 - 90 | Over 90 days  | Amount Due       |
|--|----------------|-----------------|-----------------|---------|---------------|------------------|
|  | 0898937178-22  | 1,458.16        |                 |         |               | 1,458.16         |
|  | 0918937121-22  | 100.10          |                 |         |               | 100.10           |
|  | 0498937161-22  | 1,373.69        |                 |         |               | 1,373.69         |
|  | 0518786126-22  | 168.33          |                 |         |               | 168.33           |
| <b>NG<br/>NATIONAL GRID</b>                      |                | <b>9,021.38</b> | <b>1,470.98</b> |         |               | <b>10,492.36</b> |
| NNY ONLINE<br>NNY ONLINE                         | 27583          | -54.00          |                 |         |               | -54.00           |
| <b>NNY ONLINE<br/>NNY ONLINE</b>                 |                | <b>-54.00</b>   |                 |         |               | <b>-54.00</b>    |
| NYS DEPT OF LABOR<br>NYS DEPT OF LABOR           | CHAR500FEE2    |                 |                 |         | 275.00        | 275.00           |
| <b>NYS DEPT OF LABOR<br/>NYS DEPT OF LABOR</b>   |                |                 |                 |         | <b>275.00</b> | <b>275.00</b>    |
| SEAWAY RENTAL<br>SEAWAY RENTAL COR<br>3157884700 | 19868 - 2/2024 | 1,837.00        |                 |         |               | 1,837.00         |
| <b>SEAWAY RENTAL<br/>SEAWAY RENTAL COR</b>       |                | <b>1,837.00</b> |                 |         |               | <b>1,837.00</b>  |
| Time Warner<br>Charter Communications            | 144093601020   | 275.29          |                 |         |               | 275.29           |
| <b>Time Warner<br/>Charter Communication</b>     |                | <b>275.29</b>   |                 |         |               | <b>275.29</b>    |
| WASTE M<br>WASTE MANAGEMENT<br>315-773-5696      | 3416142-0448-  | 826.67          |                 |         |               | 826.67           |
| <b>WASTE M<br/>WASTE MANAGEMENT</b>              |                | <b>826.67</b>   |                 |         |               | <b>826.67</b>    |

**Watertown Industrial Center LDC**  
**Aged Payables**  
**As of Feb 29, 2024**

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

| Vendor ID<br>Vendor<br>Contact<br>Telephone 1               | Invoice/CM #                                   | 0 - 30           | 31 - 60         | 61 - 90 | Over 90 days            | Amount Due              |
|---|--|------------------|-----------------|---------|-------------------------|-------------------------|
| WB MASON<br>W.B. MASON COMPANY                              | STMT6142879                                    | 361.38           |                 |         |                         | 361.38                  |
| <b>WB MASON<br/>W.B. MASON COMPAN</b>                       |  | <b>361.38</b>    |                 |         |                         | <b>361.38</b>           |
| WEST<br>WESTELCOM   | 57321  | 105.30           |                 |         |                         | 105.30                  |
| <b>WEST<br/>WESTELCOM</b>                                   |  | <b>105.30</b>    |                 |         |                         | <b>105.30</b>           |
| WICLDC<br>WATERTOWN INDUSTR<br>Billy Soluri<br>315-782-9277 | 3/09 LHI SERV<br>04/09-SERVPR<br>5/09 LHI SERV |                  |                 |         | -1.00<br>-1.00<br>-1.00 | -1.00<br>-1.00<br>-1.00 |
| <b>WICLDC<br/>WATERTOWN INDUSTR</b>                         |  |                  |                 |         | <b>-3.00</b>            | <b>-3.00</b>            |
| <b>Report Total</b>   |  | <b>17,794.45</b> | <b>1,470.98</b> |         | <b>272.00</b>           | <b>19,537.43</b>        |

**Watertown Industrial Center LDC**  
**Cash Disbursements Journal**  
**For the Period From Feb 1, 2024 to Feb 29, 2024**

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

| Date   | Check # | Account ID   | Line Description  | Debit Amount   | Credit Amount |
|--------|---------|--|---|--|---------------|
| 2/1/24 | 12013   | 200000<br>100000   | Invoice: 92056092<br>ABJ FIRE<br>PROTECTION CO.   | 707.00   | 707.00        |
| 2/1/24 | 12014   | 200000<br>200000<br>100000   | Invoice: 11213 -<br>11/23<br>Invoice: 11231 -<br>12/23<br>NOBEL ACE HDWE  | 466.67<br>870.05   | 1,336.72      |
| 2/1/24 | 12015   | 200000<br>100000   | Invoice:<br>W611511282023<br>ANSWER<br>WATERTOWN  | 160.25   | 160.25        |
| 2/1/24 | 12016   | 200000<br>100000   | Invoice: 8686<br>BISNETTS   | 518.40   | 518.40        |
| 2/1/24 | 12017   | 200000<br>100000   | Invoice: 647836<br>BURRVILLE POWER<br>EQUIPMENT   | 63.75  | 63.75         |
| 2/1/24 | 12018   | 200000<br>100000   | Invoice: 2/24 INS<br>Central Insurance<br>Companies   | 5,477.41   | 5,477.41      |
| 2/1/24 | 12019   | 200000<br>100000   | Invoice:<br>2024-01-0007161<br>CITY<br>COMPTRROLLER   | 1,003.84   | 1,003.84      |
| 2/1/24 | 12020   | 200000<br>100000   | Invoice: 1585458<br>DOYLE SECURITY<br>SYSTEMS   | 465.66   | 465.66        |
| 2/1/24 | 12021   | 200000<br>100000   | Invoice:<br>000037835685<br>EXCELLUS HEALTH<br>PLAN   | 558.96   | 558.96        |
| 2/1/24 | 12022   | 200000<br>100000   | Invoice: 3575996<br>Great America<br>Financial Services   | 344.55   | 344.55        |
| 2/1/24 | 12023   | 200000<br>100000   | Invoice: 2/24 - 4/24<br>Guardian Life Ins Co  | 402.84   | 402.84        |
| 2/1/24 | 12024   | 200000<br>200000<br>200000<br>200000<br>200000<br>200000<br>100000 | Invoice:<br>0958937178-102523<br>Invoice:<br>2853006061-102523<br>Invoice:<br>2853006061-112723<br>Invoice:<br>0958937178-112723<br>Invoice:<br>0958937178-122623<br>Invoice:<br>0498937152-122623<br>NATIONAL GRID | 177.02<br>240.64<br>351.75<br>297.70<br>424.71<br>1,110.80 | 2,602.62      |
| 2/1/24 | 12025   | 200000<br>100000   | Invoice: 19405<br>NORTHERN<br>COMPUTERS   | 156.60   | 156.60        |
| 2/1/24 | 12026   | 200000<br>100000   | Invoice: 3089<br>P&M  | 2,050.00   | 2,050.00      |

## Watertown Industrial Center LDC Cash Disbursements Journal For the Period From Feb 1, 2024 to Feb 29, 2024

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

| Date    | Check # | Account ID       | Line Description  | Debit Amount | Credit Amount |
|---------|---------|------------------|---|--------------|---------------|
|         |         |                  | CONSTRUCTION  |              |               |
| 2/1/24  | 12027   | 200000<br>100000 | Invoice: 2023-140<br>P.S.G.                             | 170.00       | 170.00        |
| 2/1/24  | 12028   | 200000<br>100000 | Invoice:<br>007572-12/23<br>SCHWERZMANN &<br>WISE, PC   | 182.00       | 182.00        |
| 2/1/24  | 12029   | 200000<br>100000 | Invoice: 105092 -<br>12/23<br>G.W. WHITE & SON<br>INC.  | 42.30        | 42.30         |
| 2/1/24  | 12030   | 200000<br>100000 | Invoice: 2/24 LOAN<br>WATERTOWN<br>LOCAL<br>DEVELOPMENT | 2,218.39     | 2,218.39      |
| 2/15/24 | 12031   | 200000           | Invoice:<br>2853006061-12623                            | 365.88       |               |
|         |         | 200000           | Invoice:<br>0038937138-12524                            | 362.43       |               |
|         |         | 200000           | Invoice:<br>2853006061-12524                            | 477.91       |               |
|         |         | 200000           | Invoice:<br>0438937172-12524                            | 1,355.88     |               |
|         |         | 200000           | Invoice:<br>0498937161-12524                            | 266.48       |               |
|         |         | 200000           | Invoice:<br>0918937121-12524                            | 140.85       |               |
|         |         | 200000           | Invoice:<br>1118719182-12524                            | 344.19       |               |
|         |         | 200000           | Invoice:<br>2017080029-12524                            | 225.10       |               |
|         |         | 200000           | Invoice:<br>0338937134-12524                            | 26.26        |               |
|         |         | 200000           | Invoice:<br>0958937178-12524                            | 535.18       |               |
|         |         | 200000           | Invoice:<br>0538786113-12524                            | 29.60        |               |
|         |         | 200000           | Invoice:<br>1078719124-12524                            | 607.24       |               |
|         |         | 200000           | Invoice:<br>0898937178-12524                            | 1,649.10     |               |
|         |         | 200000           | Invoice:<br>0498786119-12524                            | 302.78       |               |
|         |         | 200000           | Invoice:<br>9678936125-12524                            | 309.00       |               |
|         |         | 200000           | Invoice:<br>4083010042-12524                            | 799.34       |               |
|         |         | 200000           | Invoice:<br>0058937125-12524                            | 586.79       |               |
|         |         | 200000           | Invoice:<br>0518786126-12924                            | 170.28       |               |
|         |         | 100000           | NATIONAL GRID   |              | 8,554.29      |
| 2/15/24 | 12032   | 100000           | VOID  |              |               |
| 2/15/24 | 12032   | 200000<br>100000 | Invoice: 225264<br>BOWERS &<br>COMPANY CPA's            | 1,000.00     | 1,000.00      |
| 2/15/24 | 12033   | 200000<br>100000 | Invoice:<br>12666550-1/24<br>CINTAS                     | 752.64       | 752.64        |

### Watertown Industrial Center LDC Cash Disbursements Journal For the Period From Feb 1, 2024 to Feb 29, 2024

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

| Date         | Check # | Account ID | Line Description                            | Debit Amount     | Credit Amount    |
|--------------|---------|------------|---|------------------|------------------|
| 2/15/24      | 12034   | 200000     | Invoice:<br>0004614-1/24                    | 482.89           |                  |
|              |         | 200000     | Invoice:<br>0002012-1/24                    | 295.78           |                  |
|              |         | 100000     | CITY<br>COMPROLLER                          |                  | 778.67           |
| 2/15/24      | 12035   | 200000     | Invoice: 348751-1/24                        | 334.84           |                  |
|              |         | 100000     | COOPER ELECTRIC                             |                  | 334.84           |
| 2/15/24      | 12036   | 200000     | Invoice:<br>240290053577945                 | 202.50           |                  |
|              |         | 200000     | Invoice:<br>240310053594121                 | 844.22           |                  |
|              |         | 200000     | Invoice:<br>240310053594122                 | 443.45           |                  |
|              |         | 200000     | Invoice:<br>240320053605083                 | 55.28            |                  |
|              |         | 100000     | DIRECT ENERGY                               |                  | 1,545.45         |
| 2/15/24      | 12037   | 200000     | Invoice: 3934                               | 8,682.81         |                  |
|              |         | 100000     | JEFFERSON<br>COUNTY<br>INDUSTRIAL           |                  | 8,682.81         |
| 2/15/24      | 12038   | 200000     | Invoice: 2391608                            | 794.90           |                  |
|              |         | 200000     | Invoice: 2391623                            | 366.41           |                  |
|              |         | 200000     | Invoice: 2392689                            | 76.26            |                  |
|              |         | 100000     | MCQUADE &<br>BANNIGAN                       |                  | 1,237.57         |
| 2/15/24      | 12039   | 200000     | Invoice: 27583                              | 54.00            |                  |
|              |         | 100000     | NNY ONLINE                                  |                  | 54.00            |
| 2/15/24      | 12040   | 200000     | Invoice: 18677                              | 166.05           |                  |
|              |         | 100000     | NYTRIC<br>ELECTRICAL<br>CONTRACTORS,<br>LLC |                  | 166.05           |
| 2/15/24      | 12041   | 200000     | Invoice: 3095                               | 2,050.00         |                  |
|              |         | 100000     | P&M<br>CONSTRUCTION                         |                  | 2,050.00         |
| 2/15/24      | 12042   | 200000     | Invoice: 19868 -<br>1/2024                  | 2,183.00         |                  |
|              |         | 100000     | SEAWAY RENTAL<br>CORP.                      |                  | 2,183.00         |
| 2/15/24      | 12043   | 200000     | Invoice:<br>00592-000420-1/24               | 322.82           |                  |
|              |         | 100000     | SECURITY SUPPLY<br>CORPORATION              |                  | 322.82           |
| 2/15/24      | 12044   | 200000     | Invoice: 9955629757                         | 538.40           |                  |
|              |         | 100000     | VERIZON<br>WIRELESS                         |                  | 538.40           |
| 2/15/24      | 12045   | 200000     | Invoice:<br>3414757-0448-0                  | 820.92           |                  |
|              |         | 100000     | WASTE<br>MANAGEMENT OF<br>NEW YORK          |                  | 820.92           |
| <b>Total</b> |         |            |   | <b>47,482.75</b> | <b>47,482.75</b> |



**Watertown Industrial Center LDC**  
**Cash Disbursements Journal**  
**For the Period From Feb 1, 2024 to Feb 29, 2024**

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

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| Date | Check # | Account ID | Line Description | Debit Amount | Credit Amount |
|------|---------|------------|------------------|--------------|---------------|
|------|---------|------------|------------------|--------------|---------------|

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**Watertown Industrial Center LDC**  
**Maintenance Report for the Eight Month Period Ending February 29, 2024**  
 Prepared by WICLDC STAFF, March 20, 2024

|                                    | Current Year<br>Budget     | Year-to-Date<br>Total  | Current<br>Month          | Previous<br>Month        | YTD % of<br>Budget |
|------------------------------------|----------------------------|------------------------|---------------------------|--------------------------|--------------------|
| <b>Revenues</b>                    |                            |                        |                           |                          |                    |
| Add'l Rents - Maintenance          | \$ 102,210.00              | 64,725.77              | \$ 7,686.56               | 7,686.56                 | 63.33              |
| Total Revenues                     | <u>102,210.00</u>          | <u>64,725.77</u>       | <u>7,686.56</u>           | <u>7,686.56</u>          | 63.33              |
| <b>Expenses</b>                    |                            |                        |                           |                          |                    |
| Maintenance - Improvements         | 4,000.00                   | 1,720.00               | 0.00                      | 0.00                     | 43.00              |
| Maintenance - Building Repairs     | 17,300.00                  | 16,440.52              | 2,075.59                  | 1,589.69                 | 95.03              |
| Maintenance - Common Area          | 11,500.00                  | 8,813.02               | 1,529.23                  | 2,523.97                 | 76.63              |
| Maintenance - Grounds              | 23,700.00                  | 16,465.54              | 1,837.00                  | 8,687.00                 | 69.47              |
| Maintenance - Equipment/Tools      | 15,500.00                  | 8,710.00               | 538.20                    | 1,827.90                 | 56.19              |
| Maintenance - Materials            | 5,000.00                   | 5,836.07               | 49.77                     | 276.28                   | 116.72             |
| Total Operations                   | <u>77,000.00</u>           | <u>57,985.15</u>       | <u>6,029.79</u>           | <u>14,904.84</u>         | 75.31              |
| <b>Net Income Over Expenditure</b> | <b>\$ <u>25,210.00</u></b> | <b><u>6,740.62</u></b> | <b>\$ <u>1,656.77</u></b> | <b><u>(7,218.28)</u></b> | <b>26.74</b>       |

WICLDC  
LHI Summary Report  
As of 3-20-2024  
Unaudited

| <b>Tenant</b> | <b>Start Date</b> | <b>Original</b> | <b>Remaining</b> | <b>Term</b> | <b>Int. Rate</b> |
|---------------|-------------------|-----------------|------------------|-------------|------------------|
| Servpro       | 10/1/2014         | \$ 45,084.71    | \$ 1,641.37      | 10 Years    | 3%               |