

**Watertown Industrial Center LDC****Income Statement for the Three Month Period Ending September 30, 2024**

Prepared by Staff, November 22, 2024

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	Balance Remaining
<b>Revenues</b>					
Lease Revenue	\$ 573,417.00	117,262.32	\$ 38,514.08	38,514.08	456,154.68
Interest Income	12.00	3.52	1.17	1.18	8.48
LIF Loan Principal	45,984.00	13,674.86	4,569.67	4,558.28	32,309.14
Leasehold Interest	0.00	310.75	92.20	103.59	(310.75)
<b>Total Revenues</b>	<b>619,413.00</b>	<b>131,251.45</b>	<b>43,177.12</b>	<b>43,177.13</b>	<b>488,161.55</b>
<b>Expenses</b>					
Marketing	10,000.00	3,150.00	0.00	0.00	6,850.00
Salaries	131,754.00	35,556.98	9,596.44	10,886.44	96,197.02
FICA-Medicare Tax Expense	9,750.00	2,694.23	726.56	825.24	7,055.77
Health Ins.	5,872.00	1,561.04	531.96	531.96	4,310.96
Dental Ins	774.00	202.22	(10.52)	228.52	571.78
Vision Ins.	202.00	46.84	(2.74)	53.69	155.16
Comp Ins.	2,900.00	950.35	258.76	286.50	1,949.65
Retirement Expense	11,228.00	3,598.78	863.62	1,895.43	7,629.22
NYS Unemployment	438.00	45.27	0.00	26.13	392.73
NYS Re-Emp Service	25.00	1.68	0.00	0.97	23.32
Vehicle Allowance	1,800.00	450.00	150.00	0.00	1,350.00
Disability	1,214.00	(71.63)	(40.60)	34.81	1,285.63
Paychex Processing	4,292.00	1,024.32	335.44	335.44	3,267.68
Life Ins.	0.00	24.75	0.00	24.75	(24.75)
Office Expenses	20,879.00	6,453.70	3,013.62	2,060.97	14,425.30
Depreciation	158,226.00	40,140.00	13,380.00	13,380.00	118,086.00
Dues/Publ/Training/Seminars	4,000.00	0.00	0.00	0.00	4,000.00
Insurance	68,054.00	17,548.31	5,476.49	5,476.41	50,505.69
Legal General	7,000.00	1,722.50	1,404.50	318.00	5,277.50
Accounting and Auditing	8,581.00	7,250.00	7,250.00	0.00	1,331.00
Engineering/Design/Consulting	12,700.00	0.00	0.00	0.00	12,700.00
Maintenance - Improvements	7,800.00	0.00	0.00	0.00	7,800.00
Maintenance - Common Area	11,500.00	4,031.86	558.40	2,479.64	7,468.14
Maintenance - Building Repairs	20,800.00	7,784.94	4,215.48	2,675.46	13,015.06
Maintenance - Materials	7,000.00	647.50	0.00	145.98	6,352.50
Maintenance - Grounds	23,700.00	0.00	0.00	0.00	23,700.00
Maintenance - Equipment/Tools	23,500.00	5,199.51	1,965.00	122.14	18,300.49
Waste Removal	5,544.00	1,591.36	392.03	809.16	3,952.64
Property Taxes	35,764.00	10,931.49	0.00	1,279.43	24,832.51
Water	9,324.00	2,406.09	802.03	802.03	6,917.91
Electric	49,682.00	11,011.75	3,540.29	3,852.74	38,670.25
Gas	29,702.00	670.62	308.11	160.82	29,031.38
Interest Expense-Roof Project	4,463.00	1,177.72	388.01	392.58	3,285.28
Interest Expense-JCLDC Project	635.00	310.75	92.20	103.59	324.25
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>689,103.00</b>	<b>168,112.93</b>	<b>55,195.08</b>	<b>49,188.83</b>	<b>520,990.07</b>
Total Revenue	619,413.00	131,251.45	43,177.12	43,177.13	488,161.55
Total Expenses	689,103.00	168,112.93	55,195.08	49,188.83	520,990.07
<b>Net Income Over Expenditure</b>	<b>\$ (69,690.00)</b>	<b>(36,861.48)</b>	<b>\$ (12,017.96)</b>	<b>(6,011.70)</b>	<b>(32,828.52)</b>

**Watertown Industrial Center LDC**  
**Income Statement for the Three Month Period Ending September 30, 2024**  
 Unrestricted Income

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	% YTD Budget
<b>Revenues</b>					
Lease Revenue	\$ 573,417.00	117,262.32	\$ 38,514.08	38,514.08	20.45
Interest Income	12.00	3.52	1.17	1.18	29.33
<b>Total Revenues</b>	<b>573,429.00</b>	<b>117,265.84</b>	<b>38,515.25</b>	<b>38,515.26</b>	<b>20.45</b>
<b>Expenses</b>					
Marketing	10,000.00	3,150.00	0.00	0.00	31.50
Salaries	131,754.00	35,556.98	9,596.44	10,886.44	26.99
Benefits	34,203.00	9,503.53	2,477.04	3,908.00	27.79
Paychex Processing	4,292.00	1,024.32	335.44	335.44	23.87
Office Expenses	20,879.00	6,453.70	3,013.62	2,060.97	30.91
Dues/Publ/Training/Seminars	4,000.00	0.00	0.00	0.00	0.00
Insurance	68,054.00	17,548.31	5,476.49	5,476.41	25.79
Professional Consultants	28,281.00	8,972.50	8,654.50	318.00	31.73
Maintenance Expenses	94,300.00	17,663.81	6,738.88	5,423.22	18.73
Utilities Taxes & Rent	130,016.00	26,611.31	5,042.46	6,904.18	20.47
Interest Expense-JCLDC Project	635.00	310.75	92.20	103.59	48.94
Interest Exp Roof Project	4,463.00	1,177.72	388.01	392.58	26.39
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>530,877.00</b>	<b>127,972.93</b>	<b>41,815.08</b>	<b>35,808.83</b>	<b>24.11</b>
Total Revenue	573,429.00	117,265.84	38,515.25	38,515.26	20.45
Total Expenses	530,877.00	127,972.93	41,815.08	35,808.83	24.11
<b>Net Income Over Expenditure</b>	<b>\$ 42,552.00</b>	<b>(10,707.09)</b>	<b>\$ (3,299.83)</b>	<b>2,706.43</b>	<b>(25.16)</b>

Watertown Industrial Center LDC  
Balance Sheet  
September 30, 2024

ASSETS

Current Assets		
General Checking - Key Bank	\$	249,056.80
Capital Reserve		143,969.30
Leasehold Improvement Fund		193,781.07
Accounts Receivable		2,310.88
Acc. Rec. LHI		31,723.66
Rents Receivable		21,902.04
		642,743.75
Total Current Assets		
Property and Equipment		
Furniture/Fixtures/Equipment		67,217.05
Allow. for Deprn. - FF&E		(62,197.27)
Capital Improvements - Cap Imp		4,581,523.58
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		(4,532,630.32)
		1,799,891.44
Total Property and Equipment		
Other Assets		
Work In Process-Variou		63,699.12
		63,699.12
Total Other Assets		
Total Assets	\$	2,506,334.31

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$	21,416.62
RETAINAGE PAYABLE		(0.45)
Due HUD - Leasehold Impr. Fund		36.51
ACCRUED PAYROLL		1,471.00
Retirement Withheld		3.13
Due WIC Rent		(0.50)
Deferred Liab. Bldg. B Project		32,314.28
DEFERRED LIAB. BACK OF A PROJ		0.17
Due WIC LHI		(0.28)
Deferred Revenue		(589.57)
ARPA Grant - Infrastructure		265,252.00
		319,902.91
Total Current Liabilities		
Long-Term Liabilities		
Bldg. B Renovation Loan-WLDC		32,309.28
Roof Replacement Loan		153,379.14
		185,688.42
Total Long-Term Liabilities		
Total Liabilities		505,591.33
Capital		
Fund Balance		305,238.57
Capital Improvement Reserve		227,193.82
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  
September 30, 2024

Net Income	<u>(36,861.48)</u>	
Total Capital		<u>2,000,742.98</u>
Total Liabilities & Capital	\$	<u><u>2,506,334.31</u></u>

Watertown Industrial Center Compative Balance Sheet for: 8/31/24 - 9/30/24

ASSETS	8/31/2024	9/30/2024	After Adjusting Entries 6/30/2024
<b>Current Assets</b>			
General Checking - Key Bank	\$ 109,098.69	\$ 249,056.80	\$ 129,683.41
Capital Reserve	141,823.00	143,969.30	136,828.72
Leasehold Improvement Fund	193,779.49	193,781.07	193,776.20
Accounts Receivable	2,310.88	2,310.88	1,690.49
Acc. Rec. LHI	36,293.33	31,723.66	45,398.52
Rents Receivable	<u>18,510.74</u>	<u>21,902.04</u>	<u>17,495.50</u>
<b>Total Current Assets</b>	<b>501,816.13</b>	<b>642,743.75</b>	<b>524,872.84</b>
<b>Property and Equipment</b>			
Furniture/Fixtures/Equipment	67,217.05	67,217.05	67,217.05
Allow. for Deprn. - FF&E	(62,086.27)	(62,197.27)	(61,864.27)
Capital Improvements - Cap Imp	4,581,523.58	4,581,523.58	4,581,523.58
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>(4,519,361.32)</u>	<u>(4,532,630.32)</u>	<u>(4,492,823.32)</u>
<b>Total Property and Equipment</b>	<b>1,813,271.44</b>	<b>1,799,891.44</b>	<b>1,840,031.44</b>
<b>Other Assets</b>			
Work In Process-Variou	<u>63,699.12</u>	<u>63,699.12</u>	<u>58,372.87</u>
<b>Total Other Assets</b>	<b>63,699.12</b>	<b>63,699.12</b>	<b>58,372.87</b>
<b>Total Assets</b>	<b><u>\$ 2,378,786.69</u></b>	<b><u>\$ 2,506,334.31</u></b>	<b><u>\$ 2,423,277.15</u></b>
<b>LIABILITIES AND CAPITAL</b>			
<b>Current Liabilities</b>			
Accounts Payable	\$ 10,882.90	\$ 21,416.62	\$ 8,675.68
RETAINAGE PAYABLE	(0.45)	(0.45)	(0.45)
Due HUD - Leasehold Impr. Fund	34.93	36.51	31.64
Accrued Payroll	1,471.00	1,471.00	1,471.00
Retirement Withheld	3.13	3.13	3.13
Due WIC Rent	(0.50)	(0.50)	(0.50)
Deferred Liab. Bldg. B Project	36,883.95	32,314.28	45,989.14
Deferred Liab.Back of A Project	0.17	0.17	0.17
Due WIC LHI	(0.28)	(0.28)	(0.28)
Deferred Revenue	(589.57)	(589.57)	(589.57)
ARPA Grant - Infrastructure	<u>125,252.00</u>	<u>265,252.00</u>	<u>125,252.00</u>
<b>Total Current Liabilities</b>	<b>173,937.28</b>	<b>319,902.91</b>	<b>180,831.96</b>
<b>Long-Term Liabilities</b>			
Bldg. B Renovation Loan-WLDC	36,878.95	32,309.28	45,984.14
Roof Replacement Loan	<u>155,209.52</u>	<u>153,379.14</u>	<u>158,856.59</u>
<b>Total Long-Term Liabilities</b>	<b>192,088.47</b>	<b>185,688.42</b>	<b>204,840.73</b>
<b>Total Liabilities</b>	<b>366,025.75</b>	<b>505,591.33</b>	<b>385,672.69</b>
<b>Capital</b>			
Fund Balance	305,238.57	305,238.57	317,755.39
Capital Improvement Reserve	227,193.82	227,193.82	227,193.82
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>(24,843.52)</u>	<u>(36,861.48)</u>	<u>(12,516.82)</u>
<b>Total Capital</b>	<b>2,012,760.94</b>	<b>2,000,742.98</b>	<b>2,037,604.46</b>
<b>Total Liabilities &amp; Capital</b>	<b><u>\$ 2,378,786.69</u></b>	<b><u>\$ 2,506,334.31</u></b>	<b><u>\$ 2,423,277.15</u></b>

### Watertown Industrial Center LDC Tenant Receivables As of Sep 30, 2024

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
Bice Family LLC	7163	9/3/24	550.00				550.00
<b>Bice Family LLC</b>			<b>550.00</b>				<b>550.00</b>
DigiCollect LLC	7268	10/1/24	-304.50				-304.50
	7269	11/1/24	-304.50				-304.50
	7270	12/1/24	-304.50				-304.50
<b>DigiCollect LLC</b>			<b>-913.50</b>				<b>-913.50</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
	7264	9/1/24	18.42				18.42
<b>LAURENCE WOLLUM</b>			<b>18.42</b>			<b>-5.70</b>	<b>12.72</b>
MODERN MOVING AND STORAG	7191	5/1/24				4,565.40	4,565.40
	7208	6/1/24				4,565.40	4,565.40
	7223	7/1/24			4,565.40		4,565.40
	7239	8/1/24		4,565.40			4,565.40
	7255	9/1/24	4,565.40				4,565.40
<b>MODERN MOVING AND STORAG</b>			<b>4,565.40</b>	<b>4,565.40</b>	<b>4,565.40</b>	<b>9,130.80</b>	<b>22,827.00</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>
TI HABITAT FOR HUMMANITY	7258	10/1/24	-100.00				-100.00
	7259	11/1/24	-100.00				-100.00
	7260	12/1/24	-100.00				-100.00
	7261	1/1/25	-100.00				-100.00
	7262	2/1/25	-100.00				-100.00
<b>TI HABITAT FOR HUMMANITY</b>			<b>-500.00</b>				<b>-500.00</b>
Tom Barker	7181	4/1/24				75.00	75.00
<b>Tom Barker</b>						<b>75.00</b>	<b>75.00</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
	6912	3/1/23				-0.01	-0.01
	6934	4/1/23				-0.01	-0.01
	6948	5/1/23				-0.01	-0.01

**Watertown Industrial Center LDC**  
**Tenant Receivables**  
**As of Sep 30, 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
	6960	6/1/23				-0.01	-0.01
<b>W.B. Mason Co, Inc.</b>						<b>-0.12</b>	<b>-0.12</b>
			<b>3,720.32</b>	<b>4,565.40</b>	<b>4,565.40</b>	<b>5,094.44</b>	<b>17,945.56</b>

## Watertown Industrial Center LDC Aged Receivables As of Sep 30, 2024

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
MODERN MOVING	7214				1,369.54	1,369.54
MODERN MOVING AND S	7246	857.03				857.03
315-225-9279						
<b>MODERN MOVING</b>		<b>857.03</b>			<b>1,369.54</b>	<b>2,226.57</b>
<b>MODERN MOVING AND S</b>						
SERV-PRO	4268				84.32	84.32
SERV-PRO						
<b>SERV-PRO</b>					<b>84.32</b>	<b>84.32</b>
<b>SERV-PRO</b>						
SOLURI	3792				-0.01	-0.01
BILLY SOLURI						
<b>SOLURI</b>					<b>-0.01</b>	<b>-0.01</b>
<b>BILLY SOLURI</b>						
<b>Report Total</b>		<b>857.03</b>			<b>1,453.85</b>	<b>2,310.88</b>



## Watertown Industrial Center LDC Cash Receipts Journal For the Period From Sep 1, 2024 to Sep 30, 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
9/6/24	141000 100000	107550	Invoice: 7253 Luck Bros Inc	575.00	575.00
9/6/24	141000 100000	848244	Invoice: 7251 W.B. Mason Co, Inc.	1,114.93	1,114.93
9/6/24	141000 100000	12479	Invoice: 7265 SERV-PRO	2,711.63	2,711.63
9/6/24	141000 100000	1610	Invoice: 7266 WATERTOWN MODEL RAILROAD CLUB	375.00	375.00
9/6/24	141000 100000	95435	Invoice: 7247 UPSTATE CONSTRUCTION SERVICES, INC.	1,273.70	1,273.70
9/6/24	141000 100000	3292	Invoice: 7263 CONVERSE LABORATORIES INC.	1,842.61	1,842.61
9/19/24	141000 100000	0078083922	Invoice: 7248 Ampersand New York Operations Co. LLC.	972.30	972.30
9/19/24	141000 100000	101123	Invoice: 7249 Erie Boulevard Hydropower L.P.	12,179.06	12,179.06
9/19/24	141000 141000 141000 141000 141000 141000 100000	7761	Invoice: 7257 Invoice: 7258 Invoice: 7259 Invoice: 7260 Invoice: 7261 Invoice: 7262 TI HABITAT FOR HUMMANITY	600.00	100.00 100.00 100.00 100.00 100.00 100.00
9/19/24	141000 141000 141000 100000	0000080741	Invoice: 7227 Invoice: 7242 Invoice: 7264 LAURENCE WOLLUM	401.81	6.14 6.14 389.53
9/19/24	141000 100000	24618	Invoice: 7254 BLACK HORSE GROUP, LLC	1,717.38	1,717.38
9/19/24	141000 100000	3399	Invoice: 7252 PICK N GO PROPERTY WASTE SERVICES	2,199.22	2,199.22
9/19/24	141000 100000	12255	Invoice: 7256 Nytric Electrical Contractors, LLC.	6,090.66	6,090.66
9/19/24	141000 100000	7388	Invoice: 7250 JEFFERSON COUNTY LDC	1,534.74	1,534.74
9/19/24	270001 100000	76133	ARPA GRANT - Infrastructure Amendment COUNTY OF JEFFERSON	140,000.00	140,000.00
9/19/24	141000 100000	7353	Invoice: 7234 JEFFERSON COUNTY LDC	1,534.74	1,534.74
				<b>175,122.78</b>	<b>175,122.78</b>

## Watertown Industrial Center LDC Aged Payables As of Sep 30, 2024

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

Vendor ID Vendor Contact Telephone 1	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
A&C AUBERTINE AND CURR  315-782-2005	15429		1,045.00			1,045.00
<b>A&amp;C AUBERTINE AND CURR</b>			<b>1,045.00</b>			<b>1,045.00</b>
BOWERS BOWERS & COMPANY BRIE 315-788-7690	233737	7,250.00				7,250.00
<b>BOWERS BOWERS &amp; COMPANY</b>		<b>7,250.00</b>				<b>7,250.00</b>
CINTAS CINTAS	12666550-9/24	395.14				395.14
<b>CINTAS CINTAS</b>		<b>395.14</b>				<b>395.14</b>
CITYCOMP CITY COMPTRROLLER  315-785-7757	0002012-9/24 0004614-9/24	304.65 497.38				304.65 497.38
<b>CITYCOMP CITY COMPTRROLLER</b>		<b>802.03</b>				<b>802.03</b>
DE DIRECT ENERGY	242760055367 242760055367	383.94 206.24				383.94 206.24
<b>DE DIRECT ENERGY</b>		<b>590.18</b>				<b>590.18</b>
FP FP MAILING SOLUTION	RI106382232	157.98				157.98
<b>FP FP MAILING SOLUTION</b>		<b>157.98</b>				<b>157.98</b>

## Watertown Industrial Center LDC Aged Payables As of Sep 30, 2024

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

Vendor ID Vendor Contact Telephone 1	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
Great America Great America Financial Matt Burlage 1-866-803-2665	37480042	313.23				313.23
<b>Great America Great America Financial</b>		<b>313.23</b>				<b>313.23</b>
NG NATIONAL GRID	2017080029-92 1118719182-92 1078719124-92 0918937121-92 0898937178-92 0538786113-92 0498786119-92 0438937172-92 4083010042-92 0498937161-92 0958937178-92 0038937138-92 0058937125-92 0338937134-92 96789.6125-92 2853006061-92 0518786126-92	83.45 29.76 219.59 29.76 39.92 29.76 262.63 1,114.20 204.10 29.76 167.81 336.51 216.74 26.52 28.59 219.26 219.86				83.45 29.76 219.59 29.76 39.92 29.76 262.63 1,114.20 204.10 29.76 167.81 336.51 216.74 26.52 28.59 219.26 219.86
<b>NG NATIONAL GRID</b>		<b>3,258.22</b>				<b>3,258.22</b>
NYS DEPT OF LABOR NYS DEPT OF LABOR	CHAR500FEE2				275.00	275.00
<b>NYS DEPT OF LABOR NYS DEPT OF LABOR</b>					<b>275.00</b>	<b>275.00</b>
NYTRIC NYTRIC ELECTRICAL C  315-788-4414	19238	210.94				210.94
<b>NYTRIC NYTRIC ELECTRICAL C</b>		<b>210.94</b>				<b>210.94</b>
PSG	2024-080	1,402.28				1,402.28

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Vendor ID Vendor Contact Telephone 1	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
P.S.G.  3157859553	2024-079	824.96				824.96
<b>PSG P.S.G.</b>		<b>2,227.24</b>				<b>2,227.24</b>
SCHWERZMANN SCHWERZMANN & WIS  315-788-6700	41776-83124 41777-83124 007572-9/24	26.50 291.50 1,404.50				26.50 291.50 1,404.50
<b>SCHWERZMANN SCHWERZMANN &amp; WIS</b>		<b>1,722.50</b>				<b>1,722.50</b>
SEAWAY RENTAL SEAWAY RENTAL COR  3157884700	175489	1,965.00				1,965.00
<b>SEAWAY RENTAL SEAWAY RENTAL COR</b>		<b>1,965.00</b>				<b>1,965.00</b>
SECURITY SUPPLY SECURITY SUPPLY CO  518-757-2226	00592-000420-	228.46				228.46
<b>SECURITY SUPPLY SECURITY SUPPLY CO</b>		<b>228.46</b>				<b>228.46</b>
WASTE M WASTE MANAGEMENT  315-773-5696	3438339-0448-	392.03				392.03
<b>WASTE M WASTE MANAGEMENT</b>		<b>392.03</b>				<b>392.03</b>
WB MASON W.B. MASON COMPANY	STMT6664053	353.92				353.92
<b>WB MASON W.B. MASON COMPAN</b>		<b>353.92</b>				<b>353.92</b>

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Vendor ID Vendor Contact Telephone 1	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
WICLDC	3/09 LHI SERV				-1.00	-1.00
WATERTOWN INDUSTR	04/09-SERVPR				-1.00	-1.00
Billy Soluri 315-782-9277	5/09 LHI SERV				-1.00	-1.00
<b>WICLDC</b>					<b>-3.00</b>	<b>-3.00</b>
<b>WATERTOWN INDUSTR</b>						
<b>Report Total</b>		<b>19,866.87</b>	<b>1,045.00</b>		<b>272.00</b>	<b>21,183.87</b>

### Watertown Industrial Center LDC Cash Disbursements Journal For the Period From Sep 1, 2024 to Sep 30, 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
9/1/24	12185	200000 100000	Invoice: 9/24 INS Central Insurance Companies	5,476.49	5,476.49
9/1/24	12186	200000 100000	Invoice: 000040135430 EXCELLUS HEALTH PLAN	617.46	617.46
9/1/24	12187	200000 100000	Invoice: 37259693 Great America Financial Services	313.23	313.23
9/1/24	12188	200000 100000	Invoice: 57071 NETTO FIRE EQUIPMENT	1,377.50	1,377.50
9/1/24	12189	200000 100000	Invoice: 46964 RAYNOR OVERHEAD DOOR SALES, IN	250.00	250.00
9/1/24	12190	200000 100000	Invoice: 65652 WESTELCOM	105.17	105.17
9/1/24	12191	200000 100000	Invoice: 9/24 LOAN WATERTOWN LOCAL DEVELOPMENT	2,218.39	2,218.39
9/20/24	12192	200000	Invoice: 0498937161-82624	19.93	
		200000	Invoice: 0058937125-82624	178.57	
		200000	Invoice: 4083010042-82624	202.67	
		200000	Invoice: 0038937138-82624	318.85	
		200000	Invoice: 0958937178-82624	166.85	
		200000	Invoice: 0898937178-82624	23.26	
		200000	Invoice: 1118719182-82624	19.93	
		200000	Invoice: 0498716119-82624	262.45	
		200000	Invoice: 1078719124-82624	220.31	
		200000	Invoice: 0438937172-82624	1,224.93	
		200000	Invoice: 0918937121-82624	19.93	
		200000	Invoice: 0538786113-82624	19.93	
		200000	Invoice: 2017080029-82624	68.33	
		200000	Invoice: 9678936125-82624	17.42	
		200000	Invoice: 0338937134-82624	17.04	
		200000	Invoice: 2853006061-82624	245.93	
		200000	Invoice: 0518786126-82824	212.93	
		100000	NATIONAL GRID		3,239.26

### Watertown Industrial Center LDC Cash Disbursements Journal For the Period From Sep 1, 2024 to Sep 30, 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
9/20/24	12193	100000	VOID		
9/20/24	12193	200000 100000	Invoice: 11213-8/24 NOBEL ACE HDWE	107.96	107.96
9/20/24	12194	200000 100000	Invoice: 12666550-83124 CINTAS	395.14	395.14
9/20/24	12195	200000 200000 100000	Invoice: 0004614-8/24-AB Invoice: 0002012-8/24-C CITY COMPTROLLER	497.38 304.65	802.03
9/20/24	12196	200000 200000 100000	Invoice: 242420055128392 Invoice: 242420055128393 DIRECT ENERGY	543.53 230.77	774.30
9/20/24	12197	200000 100000	Invoice: 19793-8/24 HANES SUPPLY, INC.	32.17	32.17
9/20/24	12198	200000 100000	Invoice: 14245 MITTAG'S LOCK & KEY	135.00	135.00
9/20/24	12199	200000 200000 100000	Invoice: 2024-073 Invoice: 2024-072 P.S.G.	1,163.84 250.00	1,413.84
9/20/24	12200	200000 100000	Invoice: 144093601090724 Charter Communications	287.88	287.88
9/20/24	12201	200000 100000	Invoice: 9972847775 VERIZON WIRELESS	255.26	255.26
9/20/24	12202	200000 100000	Invoice: 3435916-0448-7 WASTE MANAGEMENT OF NEW YORK	391.16	391.16
9/20/24	12203	200000 100000	Invoice: STMT65875381 W.B. MASON COMPANY, INC.	1,099.24	1,099.24
9/20/24	12204	200000 100000	Invoice: 67030 WESTELCOM	106.61	106.61
9/20/24	12205	200000 100000	Invoice: 105092-8/24 G.W. WHITE & SON INC.	127.99	127.99
<b>Total</b>				<b>19,526.08</b>	<b>19,526.08</b>

**Watertown Industrial Center LDC**  
**Maintenance Report for the Three Month Period Ending September 30, 2024**  
 Prepared by WICLDC STAFF, November 22, 2024

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	YTD % of Budget
<b>Revenues</b>					
Add'l Rents - Maintenance	\$ 113,793.00	21,924.33	\$ 7,175.81	7,175.81	19.27
Total Revenues	<u>113,793.00</u>	<u>21,924.33</u>	<u>7,175.81</u>	<u>7,175.81</u>	19.27
<b>Expenses</b>					
Maintenance - Improvements	7,800.00	0.00	0.00	0.00	0.00
Maintenance - Building Repairs	20,800.00	7,784.94	4,215.48	2,675.46	37.43
Maintenance - Common Area	11,500.00	4,031.86	558.40	2,479.64	35.06
Maintenance - Grounds	23,700.00	0.00	0.00	0.00	0.00
Maintenance - Equipment/Tools	23,500.00	5,199.51	1,965.00	122.14	22.13
Maintenance - Materials	7,000.00	647.50	0.00	145.98	9.25
Total Operations	<u>94,300.00</u>	<u>17,663.81</u>	<u>6,738.88</u>	<u>5,423.22</u>	18.73
<b>Net Income Over Expenditure</b>	<b>\$ <u>19,493.00</u></b>	<b><u>4,260.52</u></b>	<b>\$ <u>436.93</u></b>	<b><u>1,752.59</u></b>	<b>21.86</b>