

**Watertown Industrial Center LDC****Income Statement for the Five Month Period Ending November 30, 2024**

Prepared by Staff, January 24, 2025

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	Balance Remaining
<b>Revenues</b>					
Lease Revenue	\$ 573,417.00	198,664.02	\$ 41,235.96	40,165.74	374,752.98
Interest Income	12.00	5.95	1.21	1.22	6.05
LIF Loan Principal	45,984.00	22,848.51	4,592.55	4,581.10	23,135.49
Leasehold Interest	0.00	460.84	69.32	80.77	(460.84)
<b>Total Revenues</b>	<b>619,413.00</b>	<b>221,979.32</b>	<b>45,899.04</b>	<b>44,828.83</b>	<b>397,433.68</b>
<b>Expenses</b>					
Marketing	10,000.00	7,701.00	1,923.00	2,628.00	2,299.00
Salaries	131,754.00	54,749.86	9,596.44	9,596.44	77,004.14
FICA-Medicare Tax Expense	9,750.00	4,147.35	726.56	726.56	5,602.65
Health Ins.	5,872.00	2,624.96	531.96	531.96	3,247.04
Dental Ins	774.00	420.22	228.52	(10.52)	353.78
Vision Ins.	202.00	97.79	53.69	(2.74)	104.21
Comp Ins.	2,900.00	1,463.29	254.18	258.76	1,436.71
Retirement Expense	11,228.00	5,326.02	863.62	863.62	5,901.98
NYS Unemployment	438.00	45.27	0.00	0.00	392.73
NYS Re-Emp Service	25.00	1.68	0.00	0.00	23.32
Vehicle Allowance	1,800.00	750.00	150.00	150.00	1,050.00
Disability	1,214.00	(70.21)	42.02	(40.60)	1,284.21
Paychex Processing	4,292.00	1,713.20	335.44	353.44	2,578.80
Life Ins.	0.00	49.50	24.75	0.00	(49.50)
Office Expenses	20,879.00	8,672.38	862.60	1,356.08	12,206.62
Depreciation	158,226.00	66,900.00	13,380.00	13,380.00	91,326.00
Dues/Pub/Training/Seminars	4,000.00	0.00	0.00	0.00	4,000.00
Insurance	68,054.00	28,987.47	5,962.75	5,476.41	39,066.53
Legal General	7,000.00	2,040.50	0.00	318.00	4,959.50
Accounting and Auditing	8,581.00	7,250.00	0.00	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	6,419.56	1,196.31	1,191.39	5,080.44
Maintenance - Building Repairs	20,800.00	9,617.76	250.00	1,582.82	11,182.24
Maintenance - Materials	7,000.00	3,232.84	2,197.13	266.75	3,767.16
Maintenance - Grounds	23,700.00	1,793.98	1,793.98	0.00	21,906.02
Maintenance - Equipment/Tools	23,500.00	7,802.67	2,603.16	0.00	15,697.33
Waste Removal	5,544.00	2,447.91	427.90	428.65	3,096.09
Property Taxes	35,764.00	27,522.00	16,590.51	0.00	8,242.00
Water	9,324.00	4,010.15	802.03	802.03	5,313.85
Electric	49,682.00	17,326.82	3,228.20	3,086.87	32,355.18
Gas	29,702.00	2,533.27	1,437.70	424.95	27,168.73
Interest Expense-Roof Project	4,463.00	1,940.01	378.85	383.44	2,522.99
Interest Expense-JCLDC Project	635.00	460.84	69.32	80.77	174.16
Bad Debt Expense	0.00	0.00	0.00	0.00	0.00
Misc Expenses	0.00	0.00	0.00	0.00	0.00
<b>Total Operations</b>	<b>689,103.00</b>	<b>277,978.09</b>	<b>65,910.62</b>	<b>43,833.08</b>	<b>411,124.91</b>
Total Revenue	619,413.00	221,979.32	45,899.04	44,828.83	397,433.68
Total Expenses	689,103.00	277,978.09	65,910.62	43,833.08	411,124.91
<b>Net Income Over Expenditure</b>	<b>\$ (69,690.00)</b>	<b>(55,998.77)</b>	<b>\$ (20,011.58)</b>	<b>995.75</b>	<b>(13,691.23)</b>

**Watertown Industrial Center LDC**  
**Income Statement for the Five Month Period Ending November 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	198,664.02	\$ 41,235.96	40,165.74	34.65
Interest Income	12.00	5.95	1.21	1.22	49.58
<b>Total Revenues</b>	<b>573,429.00</b>	<b>198,669.97</b>	<b>41,237.17</b>	<b>40,166.96</b>	<b>34.65</b>
<b>Expenses</b>					
Marketing	10,000.00	7,701.00	1,923.00	2,628.00	77.01
Salaries	131,754.00	54,749.86	9,596.44	9,596.44	41.55
Benefits	34,203.00	14,855.87	2,875.30	2,477.04	43.43
Paychex Processing	4,292.00	1,713.20	335.44	353.44	39.92
Office Expenses	20,879.00	8,672.38	862.60	1,356.08	41.54
Dues/Publ/Training/Seminars	4,000.00	0.00	0.00	0.00	0.00
Insurance	68,054.00	28,987.47	5,962.75	5,476.41	42.59
Professional Consultants	28,281.00	9,290.50	0.00	318.00	32.85
Maintenance Expenses	94,300.00	28,866.81	8,040.58	3,040.96	30.61
Utilities Taxes & Rent	130,016.00	53,840.15	22,486.34	4,742.50	41.41
Interest Expense-JCLDC Project	635.00	460.84	69.32	80.77	72.57
Interest Exp Roof Project	4,463.00	1,940.01	378.85	383.44	43.47
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>211,078.09</b>	<b>52,530.62</b>	<b>30,453.08</b>	<b>39.76</b>
Total Revenue	573,429.00	198,669.97	41,237.17	40,166.96	34.65
Total Expenses	530,877.00	211,078.09	52,530.62	30,453.08	39.76
<b>Net Income Over Expenditure</b>	<b>\$ 42,552.00</b>	<b>(12,408.12)</b>	<b>\$ (11,293.45)</b>	<b>9,713.88</b>	<b>(29.16)</b>

Watertown Industrial Center LDC  
Balance Sheet  
November 30, 2024

ASSETS

Current Assets		
General Checking - Key Bank	\$	232,912.33
Capital Reserve		148,771.81
Leasehold Improvement Fund		193,784.30
Accounts Receivable		941.34
Acc. Rec. LHI		22,550.01
Rents Receivable		18,981.60
		617,941.39
Total Current Assets		
Property and Equipment		
Furniture/Fixtures/Equipment		67,217.05
Allow. for Deprn. - FF&E		(62,419.27)
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		(4,559,168.32)
		1,773,131.44
Total Property and Equipment		
Other Assets		
Work In Process-Variou		186,607.25
		186,607.25
Total Other Assets		
Total Assets	\$	2,577,680.08

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$	135,910.74
RETAINAGE PAYABLE		(0.45)
Due HUD - Leasehold Impr. Fund		39.74
ACCRUED PAYROLL		1,471.00
Retirement Withheld		3.13
Due WIC Rent		(0.50)
Deferred Liab. Bldg. B Project		23,140.63
DEFERRED LIAB. BACK OF A PROJ		0.17
Due WIC LHI		(0.28)
Deferred Revenue		(589.57)
ARPA Grant - Infrastructure		265,252.00
		425,226.61
Total Current Liabilities		
Long-Term Liabilities		
Bldg. B Renovation Loan-WLDC		23,135.63
Roof Replacement Loan		149,704.65
		172,840.28
Total Long-Term Liabilities		
Total Liabilities		598,066.89
Capital		
Fund Balance		303,246.07
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  
November 30, 2024

Net Income	<u>(55,998.77)</u>	
Total Capital		<u>1,979,613.19</u>
Total Liabilities & Capital	\$	<u><u>2,577,680.08</u></u>

Watertown Industrial Center Compative Balance Sheet for: 10/31/24 - 11/30/24

ASSETS	10/31/2024	11/30/2024	After Adjusting Entries 6/30/2024
<b>Current Assets</b>			
General Checking - Key Bank	\$ 246,792.80	\$ 232,912.33	\$ 129,683.41
Capital Reserve	146,369.79	148,771.81	136,828.72
Leasehold Improvement Fund	193,782.72	193,784.30	193,776.20
Accounts Receivable	941.34	941.34	1,690.49
Acc. Rec. LHI	27,142.56	22,550.01	45,398.52
Rents Receivable	<u>19,797.62</u>	<u>18,981.60</u>	<u>17,495.50</u>
<b>Total Current Assets</b>	<b>634,826.83</b>	<b>617,941.39</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	(62,308.27)	(62,419.27)	(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>(4,545,899.32)</u>	<u>(4,559,168.32)</u>	<u>(4,492,823.32)</u>
<b>Total Property and Equipment</b>	<b>1,786,511.44</b>	<b>1,773,131.44</b>	<b>1,840,031.44</b>
<b>Other Assets</b>			
Work In Process-Variou	<u>64,697.87</u>	<u>186,607.25</u>	<u>58,372.87</u>
<b>Total Other Assets</b>	<b>64,697.87</b>	<b>186,607.25</b>	<b>58,372.87</b>
<b>Total Assets</b>	<b><u>\$ 2,486,036.14</u></b>	<b><u>\$ 2,577,680.08</u></b>	<b><u>\$ 2,423,277.15</u></b>
<b>LIABILITIES AND CAPITAL</b>			
<b>Current Liabilities</b>			
Accounts Payable	\$ 13,232.16	\$ 135,910.74	\$ 8,675.68
RETAINAGE PAYABLE	(0.45)	(0.45)	(0.45)
Due HUD - Leasehold Impr. Fund	38.16	39.74	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	27,733.18	23,140.63	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>265,252.00</u>	<u>265,252.00</u>	<u>125,252.00</u>
<b>Total Current Liabilities</b>	<b>307,139.00</b>	<b>425,226.61</b>	<b>180,831.96</b>
<b>Long-Term Liabilities</b>			
Bldg. B Renovation Loan-WLDC	27,728.18	23,135.63	45,984.14
Roof Replacement Loan	<u>151,544.19</u>	<u>149,704.65</u>	<u>158,856.59</u>
<b>Total Long-Term Liabilities</b>	<b>179,272.37</b>	<b>172,840.28</b>	<b>204,840.73</b>
<b>Total Liabilities</b>	<b>486,411.37</b>	<b>598,066.89</b>	<b>385,672.69</b>
<b>Capital</b>			
Fund Balance	303,246.07	303,246.07	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>(35,987.19)</u>	<u>(55,998.77)</u>	<u>(12,516.82)</u>
<b>Total Capital</b>	<b>1,999,624.77</b>	<b>1,979,613.19</b>	<b>2,037,604.46</b>
<b>Total Liabilities &amp; Capital</b>	<b><u>\$ 2,486,036.14</u></b>	<b><u>\$ 2,577,680.08</u></b>	<b><u>\$ 2,423,277.15</u></b>

**Watertown Industrial Center LDC**  
**Tenant Receivables**  
**As of Nov 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	7290	12/1/24	-513.78				-513.78
<b>Bice Family LLC</b>			<b>-513.78</b>				<b>-513.78</b>
City of Watertown	7302	11/15/2	1,284.00				1,284.00
<b>City of Watertown</b>			<b>1,284.00</b>				<b>1,284.00</b>
DigiCollect LLC	7270	12/1/24	-304.50				-304.50
<b>DigiCollect LLC</b>			<b>-304.50</b>				<b>-304.50</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>
JOHN BUZYNISKI	7307	12/1/24	-75.00				-75.00
	7308	1/1/25	-75.00				-75.00
	7309	2/1/25	-75.00				-75.00
<b>JOHN BUZYNISKI</b>			<b>-225.00</b>				<b>-225.00</b>
LAURENCE WOLLUM	4163	3/1/12				-5.70	-5.70
	7282	10/1/24		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				1,065.74	1,065.74
	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
	7300	11/1/24	4,565.40				4,565.40
<b>MODERN MOVING AND STORAG</b>			<b>4,565.40</b>			<b>14,761.94</b>	<b>19,327.34</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	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>-300.00</b>				<b>-300.00</b>
Tom Barker	7310	12/1/24	-75.00				-75.00
	7311	1/1/25	-75.00				-75.00
<b>Tom Barker</b>			<b>-150.00</b>				<b>-150.00</b>
W.B. Mason Co, Inc.	6767	7/1/22				-0.01	-0.01
	6792	8/1/22				-0.01	-0.01

**Watertown Industrial Center LDC**  
**Tenant Receivables**  
**As of Nov 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
	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
	6960	6/1/23				-0.01	-0.01
<b>W.B. Mason Co, Inc.</b>						<b>-0.12</b>	<b>-0.12</b>
			<b>4,356.12</b>	<b>18.42</b>		<b>10,650.58</b>	<b>15,025.12</b>

## Watertown Industrial Center LDC Aged Receivables As of Nov 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 MODERN MOVING AND S  315-225-9279	7246				857.03	857.03
<b>MODERN MOVING MODERN MOVING AND S</b>					<b>857.03</b>	<b>857.03</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>941.34</b>	<b>941.34</b>



**Watertown Industrial Center LDC**  
**Cash Receipts Journal**  
**For the Period From Nov 1, 2024 to Nov 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
11/8/24	141000 100000	3390	Invoice: 7304 CONVERSE LABORATORIES INC.	1,942.61	1,942.61
11/8/24	141000 100000	95599	Invoice: 7294 UPSTATE CONSTRUCTION SERVICES, INC.	1,273.70	1,273.70
11/8/24	141000 100000	7468	Invoice: 7297 JEFFERSON COUNTY LDC	1,553.00	1,553.00
11/8/24	141000 141000 100000	033552	Invoice: 7191 Invoice: 7279 MODERN MOVING AND STORAGE	7,000.00	2,434.60 4,565.40
11/8/24	141000 100000	12577	Invoice: 7306 SERV-PRO	3,061.03	3,061.03
11/8/24	141000 100000	108092	Invoice: 7277 Luck Bros Inc	575.00	575.00
11/8/24	141000 100000	851007	Invoice: 7293 W.B. Mason Co, Inc.	1,114.93	1,114.93
11/8/24	141000 141000 100000	0000080753	Invoice: 7282 Invoice: 7305 LAURENCE WOLLUM	414.09	6.14 407.95
11/22/24	721001 100000	104498706	CREDIT REFUND ON ACCOUNT SHERWIN WILLIAM	18.54	18.54
11/22/24	141000 100000	0078471192	Invoice: 7295 Ampersand New York Operations Co. LLC.	972.30	972.30
11/22/24	141000 100000	101311	Invoice: 7296 Erie Boulevard Hydropower L.P.	12,179.06	12,179.06
11/22/24	141000 100000	12356	Invoice: 7301 Nytric Electrical Contractors, LLC.	6,090.66	6,090.66
11/22/24	141000 100000	24743	Invoice: 7299 BLACK HORSE GROUP, LLC	1,717.38	1,717.38
11/22/24	141000 100000	3448	Invoice: 7298 PICK N GO PROPERTY WASTE SERVICES	2,199.22	2,199.22
11/22/24	141000 100000	00162607	Invoice: 7303 City of Watertown	1,284.00	1,284.00
11/22/24	141000 141000 141000 141000 100000	135	Invoice: 7287 Invoice: 7307 Invoice: 7308 Invoice: 7309 JOHN BUZYNISKI	300.00	75.00 75.00 75.00 75.00
11/22/24	141000 141000 141000 100000	5785	Invoice: 7181 Invoice: 7286 Invoice: 7310 Tom Barker	225.00	75.00 75.00 75.00
11/22/24	141000 100000	5785	Invoice: 7288 Randy Sherman	75.00	75.00
11/22/24	141000 100000	5786	Invoice: 7311 Tom Barker	75.00	75.00

**Watertown Industrial Center LDC**  
**Cash Receipts Journal**  
**For the Period From Nov 1, 2024 to Nov 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
				<u>42,070.52</u>	<u>42,070.52</u>

**Watertown Industrial Center LDC**  
**Aged Payables**  
**As of Nov 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
ABJ ABJ FIRE PROTECTION	32065211	721.25				721.25
<b>ABJ ABJ FIRE PROTECTION</b>		<b>721.25</b>				<b>721.25</b>
ACE NOBEL ACE HDWE 315-782-5964	11213-9/24 11213-10/24 11213-11/24	266.75 341.21		121.46		121.46 266.75 341.21
<b>ACE NOBEL ACE HDWE</b>		<b>607.96</b>		<b>121.46</b>		<b>729.42</b>
BURRVILLE BURRVILLE POWER EQ 315-786-3468	660421 660420 661632	135.89 186.34 63.16				135.89 186.34 63.16
<b>BURRVILLE BURRVILLE POWER EQ</b>		<b>385.39</b>				<b>385.39</b>
CINTAS CINTAS	12666550-11/2	395.14				395.14
<b>CINTAS CINTAS</b>		<b>395.14</b>				<b>395.14</b>
CITYCOMP CITY COMPTROLLER 315-785-7757	0002012-11/24- 0004614-11/24-	304.65 497.38				304.65 497.38
<b>CITYCOMP CITY COMPTROLLER</b>		<b>802.03</b>				<b>802.03</b>
COOPER COOPER ELECTRIC	348751-11/24 348751-12/24	187.93 54.06				187.93 54.06
<b>COOPER COOPER ELECTRIC</b>		<b>241.99</b>				<b>241.99</b>

## Watertown Industrial Center LDC Aged Payables As of Nov 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
DC BUILDERS D.C. BUILDING SYSTEM BOB	IP-1	120,483.13				120,483.13
<b>DC BUILDERS D.C. BUILDING SYSTEM</b>		<b>120,483.13</b>				<b>120,483.13</b>
DE DIRECT ENERGY	243320055784 243320055784	266.75 491.99				266.75 491.99
<b>DE DIRECT ENERGY</b>		<b>758.74</b>				<b>758.74</b>
Great America Great America Financial Matt Burlage 1-866-803-2665	37923209	319.20				319.20
<b>Great America Great America Financial</b>		<b>319.20</b>				<b>319.20</b>
HANES HANES SUPPLY, INC.	19793-11/24	88.24				88.24
<b>HANES HANES SUPPLY, INC.</b>		<b>88.24</b>				<b>88.24</b>
MCQUADE MCQUADE & BANNIGA  3157882612	2416847 2450763				1,587.50 405.00	1,587.50 405.00
<b>MCQUADE MCQUADE &amp; BANNIGA</b>					<b>1,992.50</b>	<b>1,992.50</b>
NG NATIONAL GRID	0038937138-11 9678936125-11 0058937125-11	311.18 89.83 323.01				311.18 89.83 323.01

### Watertown Industrial Center LDC Aged Payables As of Nov 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
	0338937134-11	26.66				26.66
	0498937161-11	550.05				550.05
	0538786113-11	29.60				29.60
	0898937178-11	491.90				491.90
	0958937178-11	146.72				146.72
	0918937121-11	32.42				32.42
	1078719124-11	290.39				290.39
	0438937172-11	667.77				667.77
	0498786119-11	275.13				275.13
	2853006061-11	82.58				82.58
	4083010042-11	255.09				255.09
	118719182-112	23.89				23.89
	2017080029-11	84.70				84.70
	0518786126-11	226.24				226.24
<b>NG NATIONAL GRID</b>		<b>3,907.16</b>				<b>3,907.16</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>
PROSHRED PROSHRED	16073333	79.92				79.92
315-251-2936						
<b>PROSHRED PROSHRED</b>		<b>79.92</b>				<b>79.92</b>
SANICO SANICO KELLY 607-773-0321	S148871	1,793.98				1,793.98
<b>SANICO SANICO</b>		<b>1,793.98</b>				<b>1,793.98</b>
SCHWERZMANN SCHWERZMANN & WIS	007572-10/24	318.00				318.00
315-788-6700						
<b>SCHWERZMANN SCHWERZMANN &amp; WIS</b>		<b>318.00</b>				<b>318.00</b>

## Watertown Industrial Center LDC Aged Payables As of Nov 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
SEAWAY RENTAL SEAWAY RENTAL COR  3157884700	176352-RB1	1,962.00				1,962.00
<b>SEAWAY RENTAL SEAWAY RENTAL COR</b>		<b>1,962.00</b>				<b>1,962.00</b>
WASTE M WASTE MANAGEMENT  315-773-5696	3443374-0448-	427.90				427.90
<b>WASTE M WASTE MANAGEMENT</b>		<b>427.90</b>				<b>427.90</b>
WICLDC WATERTOWN INDUSTR Billy Soluri 315-782-9277	3/09 LHI SERV 04/09-SERVPR 5/09 LHI SERV				-1.00 -1.00 -1.00	-1.00 -1.00 -1.00
<b>WICLDC WATERTOWN INDUSTR</b>					<b>-3.00</b>	<b>-3.00</b>
<b>Report Total</b>		<b>133,292.03</b>		<b>121.46</b>	<b>2,264.50</b>	<b>135,677.99</b>

## Watertown Industrial Center LDC Cash Disbursements Journal For the Period From Nov 1, 2024 to Nov 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
11/1/24	12229	200000 100000	Invoice: 15514 AUBERTINE AND CURRIER ARCHITECTS	998.75	998.75
11/1/24	12230	200000 100000	Invoice: 11/24 INS Central Insurance Companies	5,962.75	5,962.75
11/1/24	12231	200000 100000	Invoice: 2024-03-0007145 CITY COMPTRROLLER	1,494.25	1,494.25
11/1/24	12232	200000 100000	Invoice: 000040805100 EXCELLUS HEALTH PLAN	617.46	617.46
11/1/24	12233	200000 100000	Invoice: 37702651 Great America Financial Services	313.23	313.23
11/1/24	12234	200000 100000	Invoice: 3975 JEFFERSON COUNTY INDUSTRIAL	15,096.26	15,096.26
11/1/24	12235	200000 200000 200000 100000	Invoice: 2418782 Invoice: 2418705 Invoice: 2418671 MCQUADE & BANNIGAN	828.00 720.00 1,080.00	2,628.00
11/1/24	12236	200000 100000	Invoice: 2024-082 P.S.G.	943.61	943.61
11/1/24	12237	200000 100000	Invoice: 05064401 SECURITY SUPPLY CORPORATION	639.21	639.21
11/1/24	12238	200000 100000	Invoice: 11/24 LOAN WATERTOWN LOCAL DEVELOPMENT	2,218.39	2,218.39
11/20/24	12239	200000 200000 200000 200000 200000 200000 200000 200000 200000 200000 200000 200000 200000	Invoice: 0038937138-102424 Invoice: 0338937134-102424 Invoice: 0498786119-102424 Invoice: 0958937178-102424 Invoice: 1118719182-102424 Invoice: 2017080029-102424 Invoice: 0918937121-102424 Invoice: 0438937172-102424 Invoice: 1078719124-102424 Invoice: 9678936125-102424	316.13 26.65 251.88 84.82 24.50 84.14 29.59 673.02 222.90 44.95	

**Watertown Industrial Center LDC**  
**Cash Disbursements Journal**  
**For the Period From Nov 1, 2024 to Nov 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
		200000	Invoice: 0058937125-102424	230.96	
		200000	Invoice: 0538786113-102424	29.59	
		200000	Invoice: 0498937161-102424	99.71	
		200000	Invoice: 2853006061-102424	217.54	
		200000	Invoice: 0898937178-102424	81.08	
		200000	Invoice: 4083010042-102424	205.66	
		200000	Invoice: 0518786126-102824	213.47	
		100000	NATIONAL GRID		2,836.59
11/20/24	12240	100000	VOID		
11/20/24	12240	200000 100000	Invoice: 15600 AUBERTINE AND CURRIER ARCHITECTS	1,426.25	1,426.25
11/20/24	12241	200000 100000	Invoice: 12666550-10/24 CINTAS	592.71	592.71
11/20/24	12242	200000 200000 100000	Invoice: 0002012-10/24-C Invoice: 0004614-10/24-A/B CITY COMPTRROLLER	304.65 497.38	802.03
11/20/24	12243	200000 200000 100000	Invoice: 243040055570231 Invoice: 243040055570230 DIRECT ENERGY	226.23 449.00	675.23
11/20/24	12244	200000 100000	Invoice: 11/24 - 1/25 Guardian Life Ins Co	402.84	402.84
11/20/24	12245	200000 200000 200000 200000 100000	Invoice: 2425082 Invoice: 2429184 Invoice: 2425093 Invoice: 2430799 MCQUADE & BANNIGAN	180.00 540.00 252.00 123.00	1,095.00
11/20/24	12246	200000 100000	Invoice: 007572-9/24 SCHWERZMANN & WISE, PC	1,404.50	1,404.50
11/20/24	12247	200000 100000	Invoice: 144093601110724 Charter Communications	287.88	287.88
11/20/24	12248	200000 100000	Invoice: 9977705278 VERIZON WIRELESS	255.52	255.52
11/20/24	12249	200000 100000	Invoice: 3441790-0448-8 WASTE	428.65	428.65



**Watertown Industrial Center LDC**  
**Cash Disbursements Journal**  
**For the Period From Nov 1, 2024 to Nov 30, 2024**

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

<b>Date</b>	<b>Check #</b>	<b>Account ID</b>	<b>Line Description</b>	<b>Debit Amount</b>	<b>Credit Amount</b>
			MANAGEMENT OF NEW YORK		
11/20/24	12250	200000	Invoice:	288.94	
		100000	STMT67358226 W.B. MASON COMPANY, INC.		288.94
11/20/24	12251	200000	Invoice: 11/6/24	105.25	
		100000	WESTELCOM		105.25
11/20/24	12252	200000	Invoice: 2024-084	250.00	
		100000	P.S.G.		250.00
	<b>Total</b>			<b>41,763.30</b>	<b>41,763.30</b>

**Watertown Industrial Center LDC**  
**Maintenance Report for the Five Month Period Ending November 30, 2024**  
 Prepared by WICLDC STAFF, January 24, 2025

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	YTD % of Budget
<b>Revenues</b>					
Add'l Rents - Maintenance	\$ 113,793.00	36,303.60	\$ 7,192.21	7,187.06	31.90
Total Revenues	<u>113,793.00</u>	<u>36,303.60</u>	<u>7,192.21</u>	<u>7,187.06</u>	31.90
<b>Expenses</b>					
Maintenance - Improvements	7,800.00	0.00	0.00	0.00	0.00
Maintenance - Building Repairs	20,800.00	9,617.76	250.00	1,582.82	46.24
Maintenance - Common Area	11,500.00	6,419.56	1,196.31	1,191.39	55.82
Maintenance - Grounds	23,700.00	1,793.98	1,793.98	0.00	7.57
Maintenance - Equipment/Tools	23,500.00	7,802.67	2,603.16	0.00	33.20
Maintenance - Materials	7,000.00	3,232.84	2,197.13	266.75	46.18
Total Operations	<u>94,300.00</u>	<u>28,866.81</u>	<u>8,040.58</u>	<u>3,040.96</u>	30.61
<b>Net Income Over Expenditure</b>	<b>\$ <u>19,493.00</u></b>	<b><u>7,436.79</u></b>	<b>\$ <u>(848.37)</u></b>	<b><u>4,146.10</u></b>	<b>38.15</b>