Watertown Industrial Center LDC
Income Statement for the Ten Month Period Ending April 30, 2025
Prepared by Staff, June 19, 2025

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	Balance Remaining
Revenues					
Lease Revenue	$ 573,417.00	402,912.83	$ 40,521.23	41,020.38	170,504.17
Misc Inc - Oper & Admin	0.00	163,694.92	0.00	3,331.62	(163,694.92)
Interest Income	12.00	12.30	1.30	1.33	(0.30)
LIF Loan Principal	45,984.00	45,983.72	4,649.91	4,638.65	0.28
Leasehold Interest	0.00	634.98	11.96	23.22	(634.98)
Total Revenues	**619,413.00**	**613,238.75**	**45,184.40**	**49,015.20**	**6,174.25**
Expenses					
Marketing	10,000.00	8,439.00	0.00	0.00	1,561.00
Salaries	131,754.00	107,530.28	9,596.44	9,596.44	24,223.72
FICA-Medicare Tax Expense	9,750.00	8,143.43	726.56	726.56	1,606.57
Health Ins.	5,872.00	5,242.01	531.96	531.96	629.99
Dental Ins	774.00	601.40	(10.52)	(10.52)	172.60
Vision Ins.	202.00	139.15	(2.74)	(2.74)	62.85
Comp Ins.	2,900.00	2,623.29	0.00	258.92	276.71
Retirement Expense	11,228.00	10,075.93	863.62	863.62	1,152.07
NYS Unemployment	438.00	559.89	56.76	56.76	(121.89)
NYS Re-Emp Service	25.00	20.74	2.10	2.10	4.26
Vehicle Allowance	1,800.00	1,500.00	150.00	150.00	300.00
Disability	1,214.00	487.68	(42.04)	(42.04)	726.32
Paychex Processing	4,292.00	3,745.12	353.44	335.44	546.88
Life Ins.	0.00	74.25	0.00	0.00	(74.25)
Office Expenses	20,879.00	16,027.35	1,270.00	1,595.21	4,851.65
Depreciation	158,226.00	133,800.00	13,380.00	13,380.00	24,426.00
Dues/Publ/Training/Seminars	4,000.00	0.00	0.00	0.00	4,000.00
Insurance	68,054.00	57,585.37	5,719.58	5,719.58	10,468.63
Legal General	7,000.00	4,569.00	1,230.00	0.00	2,431.00
Accounting and Auditing	8,581.00	8,595.00	1,100.00	245.00	(14.00)
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	11,801.75	1,449.14	395.14	(301.75)
Maintenance - Building Repairs	20,800.00	15,267.06	629.75	1,804.74	5,532.94
Maintenance - Materials	7,000.00	4,874.41	95.31	459.35	2,125.59
Maintenance - Grounds	23,700.00	21,263.62	7,138.00	6,850.00	2,436.38
Maintenance - Equipment/Tools	23,500.00	15,471.52	4.59	2,859.74	8,028.48
Waste Removal	5,544.00	4,643.30	440.98	442.04	900.70
Property Taxes	35,764.00	33,897.87	5,384.15	0.00	1,866.13
Water	9,324.00	8,100.51	802.03	882.24	1,223.49
Electric	49,682.00	42,123.29	(560.42)	4,570.63	7,558.71
Gas	29,702.00	19,420.68	(371.46)	2,030.87	10,281.32
Interest Expense-Roof Project	4,463.00	3,765.05	355.74	360.39	697.95
Interest Expense-JCLDC Project	635.00	634.98	11.96	23.22	0.02
Bad Debt Expense	0.00	0.00	0.00	0.00	0.00
Misc Expenses	0.00	0.00	0.00	0.00	0.00
Total Operations	**689,103.00**	**551,022.93**	**50,304.93**	**54,084.65**	**138,080.07**
Total Revenue	619,413.00	613,238.75	45,184.40	49,015.20	6,174.25
Total Expenses	689,103.00	551,022.93	50,304.93	54,084.65	138,080.07
Net Income Over Expenditure	**$ (69,690.00)**	**62,215.82**	**$ (5,120.53)**	**(5,069.45)**	**(131,905.82)**

Watertown Industrial Center LDC
Income Statement for the Ten Month Period Ending April 30, 2025
Unrestricted Income

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	% YTD Budget
Revenues					
Lease Revenue	$ 573,417.00	402,912.83	$ 40,521.23	41,020.38	70.27
Misc Inc - Oper & Admin	0.00	163,694.92	0.00	3,331.62	0.00
Interest Income	12.00	12.30	1.30	1.33	102.50
Total Revenues	**573,429.00**	**566,620.05**	**40,522.53**	**44,353.33**	**98.81**
Expenses					
Marketing	10,000.00	8,439.00	0.00	0.00	84.39
Salaries	131,754.00	107,530.28	9,596.44	9,596.44	81.61
Benefits	34,203.00	29,467.77	2,275.70	2,534.62	86.16
Paychex Processing	4,292.00	3,745.12	353.44	335.44	87.26
Office Expenses	20,879.00	16,027.35	1,270.00	1,595.21	76.76
Dues/Publ/Training/Seminars	4,000.00	0.00	0.00	0.00	0.00
Insurance	68,054.00	57,585.37	5,719.58	5,719.58	84.62
Professional Consultants	28,281.00	13,164.00	2,330.00	245.00	46.55
Maintenance Expenses	94,300.00	68,678.36	9,316.79	12,368.97	72.83
Utilities Taxes & Rent	130,016.00	108,185.65	5,695.28	7,925.78	83.21
Interest Expense-JCLDC Project	635.00	634.98	11.96	23.22	100.00
Interest Exp Roof Project	4,463.00	3,765.05	355.74	360.39	84.36
Bad Debt Expense	0.00	0.00	0.00	0.00	0.00
Misc Expenses	0.00	0.00	0.00	0.00	0.00
Total Operations	**530,877.00**	**417,222.93**	**36,924.93**	**40,704.65**	**78.59**
Total Revenue	573,429.00	566,620.05	40,522.53	44,353.33	98.81
Total Expenses	530,877.00	417,222.93	36,924.93	40,704.65	78.59
Net Income Over Expenditure	**$ 42,552.00**	**149,397.12**	**$ 3,597.60**	**3,648.68**	**351.09**

Watertown Industrial Center LDC
Balance Sheet
April 30, 2025

ASSETS

Current Assets		
General Checking - Key Bank	$ 149,124.37	
Capital Reserve	160,917.81	
Leasehold Improvement Fund	187,159.78	
Accounts Receivable	5,222.72	
Acc. Rec. LHI	(585.20)	
Rents Receivable	20,595.53	
Total Current Assets		522,435.01
Property and Equipment		
Furniture/Fixtures/Equipment	67,217.05	
Allow. for Deprn. - FF&E	(62,974.27)	
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	(4,625,513.32)	
Total Property and Equipment		1,706,231.44
Other Assets		
Work In Process-Various	285,557.56	
Total Other Assets		285,557.56
Total Assets		$ 2,514,224.01

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	$ 9,769.41	
RETAINAGE PAYABLE	(0.45)	
Due HUD - Leasehold Impr. Fund	47.74	
ACCRUED PAYROLL	1,471.00	
Retirement Withheld	3.13	
Due WIC Rent	(0.50)	
Deferred Liab. Bldg. B Project	5.42	
DEFERRED LIAB. BACK OF A PROJ	0.17	
Due WIC LHI	(0.28)	
Deferred Revenue	(589.57)	
ARPA Grant - Infrastructure	265,252.00	
Total Current Liabilities		275,958.07
Long-Term Liabilities		
Bldg. B Renovation Loan-WLDC	0.42	
Roof Replacement Loan	140,437.74	
Total Long-Term Liabilities		140,438.16
Total Liabilities		416,396.23
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	

Net Income	62,215.82	
Total Capital		2,097,827.78
Total Liabilities & Capital		$ 2,514,224.01

Watertown Industrial Center Compartive Balance Sheet for: 3/31/25 - 4/30/25

					After Adjusting Entries	
ASSETS	3/31/2025		4/30/2025		6/30/2024	
Current Assets						
General Checking - Key Bank	$ 186,556.99		$ 149,124.37		$ 129,683.41	
Capital Reserve	158,421.99		160,917.81		136,828.72	
Leasehold Improvement Fund	193,790.72		187,159.78		193,776.20	
Accounts Receivable	941.34		5,222.72		1,690.49	
Acc. Rec. LHI	4,064.71		(585.20)		45,398.52	
Rents Receivable	7,875.89		20,595.53		17,495.50	
Total Current Assets		551,651.64		522,435.01		524,872.84
Property and Equipment						
Furniture/Fixtures/Equipment	67,217.05		67,217.05		67,217.05	
Allow. for Deprn. - FF&E	(62,863.27)		(62,974.27)		(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	(4,612,244.32)		(4,625,513.32)		(4,492,823.32)	
Total Property and Equipment		1,719,611.44		1,706,231.44		1,840,031.44
Other Assets						
Work In Process-Various	278,553.79		285,557.56		58,372.87	
Total Other Assets		278,553.79		285,557.56		58,372.87
Total Assets		$ 2,549,816.87		$ 2,514,224.01		$ 2,423,277.15
LIABILITIES AND CAPITAL						
Current Liabilities						
Accounts Payable	$ 29,080.85		$ 9,769.41		$ 8,675.68	
RETAINAGE PAYABLE	(0.45)		(0.45)		(0.45)	
Due HUD - Leasehold Impr. Fund	46.16		47.74		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	4,655.33		5.42		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	265,252.00		265,252.00		125,252.00	
Total Current Liabilities		299,917.84		275,958.07		180,831.96
Long-Term Liabilities						
Bldg. B Renovation Loan-WLDC	4,650.33		0.42		45,984.14	
Roof Replacement Loan	142,300.39		140,437.74		158,856.59	
Total Long-Term Liabilities		146,950.72		140,438.16		204,840.73
Total Liabilities		446,868.56		416,396.23		385,672.69
Capital						
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	67,336.35		62,215.82		(12,516.82)	
Total Capital		2,102,948.31		2,097,827.78		2,037,604.46
Total Liabilities & Capital		$ 2,549,816.87		$ 2,514,224.01		$ 2,423,277.15

Watertown Industrial Center LDC
Tenant Receivables
As of Apr 30, 2025

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	7354	5/1/25	-586.22				-586.22
	7355	6/1/25	-496.46				-496.46
Bice Family LLC			**-1,082.68**				**-1,082.68**
City of Watertown	7398	4/1/25	1,284.00				1,284.00
City of Watertown			**1,284.00**				**1,284.00**
DigiCollect LLC	7349	5/1/25	-304.50				-304.50
	7350	6/1/25	-304.50				-304.50
DigiCollect LLC			**-609.00**				**-609.00**
Erie Boulevard Hydropower L.P.	7405	4/1/25	12,542.76				12,542.76
Erie Boulevard Hydropower L.P.			**12,542.76**				**12,542.76**
FERGUSON ENTERPRISES, INC.	3332	8/1/09				-28.00	-28.00
	3438	12/1/09				-100.00	-100.00
	5034	10/1/15				-3,973.53	-3,973.53
FERGUSON ENTERPRISES, INC.						**-4,101.53**	**-4,101.53**
Jain Irrigation Inc.	6727	4/1/23				-4.00	-4.00
Jain Irrigation Inc.						**-4.00**	**-4.00**
LAURENCE WOLLUM	4163	3/1/12				-5.70	-5.70
LAURENCE WOLLUM						**-5.70**	**-5.70**
MODERN MOVING AND STORAG	7239	8/1/24				3,445.97	3,445.97
	7400	4/1/25	4,565.40				4,565.40
MODERN MOVING AND STORAG			**4,565.40**			**3,445.97**	**8,011.37**
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
	7414	4/26/25	603.96				603.96
SERV-PRO			**603.96**			**-0.01**	**603.95**
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
	6960	6/1/23				-0.01	-0.01
W.B. Mason Co, Inc.						**-0.12**	**-0.12**
			17,304.44			**-665.39**	**16,639.05**

Watertown Industrial Center LDC
Aged Receivables
As of Apr 30, 2025

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	7415	5,138.41				5,138.41
MODERN MOVING MODERN MOVING AND S		**5,138.41**				**5,138.41**
SERV-PRO SERV-PRO	4268				84.32	84.32
SERV-PRO SERV-PRO					**84.32**	**84.32**
SOLURI BILLY SOLURI	3792				-0.01	-0.01
SOLURI BILLY SOLURI					**-0.01**	**-0.01**
Report Total		**5,138.41**			**84.31**	**5,222.72**

Watertown Industrial Center LDC
Cash Receipts Journal
For the Period From Apr 1, 2025 to Apr 30, 2025

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
4/11/25	141000	7650	Invoice: 7407		1,553.00
	100000		JEFFERSON COUNTY LDC	1,553.00	
4/11/25	141000	3536	Invoice: 7376		2,199.22
	100000		PICK N GO PROPERTY WASTE SERVICES	2,199.22	
4/11/25	141000	3537	Invoice: 7404		2,199.22
	100000		PICK N GO PROPERTY WASTE SERVICES	2,199.22	
4/11/25	141000	0000080791	Invoice: 7410		407.95
	100000		LAURENCE WOLLUM	407.95	
4/11/25	141000	12814	Invoice: 7411		2,711.03
	100000		SERV-PRO	2,711.03	
4/11/25	141000	25077	Invoice: 7403		1,741.73
	100000		BLACK HORSE GROUP, LLC	1,741.73	
4/11/25	141000	856909	Invoice: 7397		1,114.93
	100000		W.B. Mason Co, Inc.	1,114.93	
4/11/25	141000	95923	Invoice: 7396		1,280.98
	100000		UPSTATE CONSTRUCTION SERVICES, INC.	1,280.98	
4/11/25	141000	3559	Invoice: 7409		1,942.61
	100000		CONVERSE LABORATORIES INC.	1,942.61	
4/11/25	141000	12570	Invoice: 7408		5,075.65
	100000		Nytric Electrical Contractors, LLC.	5,075.65	
4/11/25	141000	0079226955	Invoice: 7406		972.30
	100000		Ampersand New York Operations Co. LLC.	972.30	
4/11/25	141000	5801	Invoice: 7413		75.00
	100000		Tom Barker	75.00	
4/11/25	141000	1627	Invoice: 7412		385.00
	100000		WATERTOWN MODEL RAILROAD CLUB	385.00	
4/14/25	141000	033583	Invoice: 7223		458.14
	125000		Invoice: 7246		857.03
	141000		Invoice: 7239		1,119.43
	141000		Invoice: 7374		4,565.40
	100000		MODERN MOVING AND STORAGE	7,000.00	
				28,658.62	**28,658.62**

Watertown Industrial Center LDC
Aged Payables
As of Apr 30, 2025

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
ACE NOBEL ACE HDWE 315-782-5964	11213-4/25	321.74				321.74
ACE NOBEL ACE HDWE		**321.74**				**321.74**
BOWERS BOWERS & COMPANY BRIE 315-788-7690	6000772.1000	1,100.00				1,100.00
BOWERS BOWERS & COMPANY		**1,100.00**				**1,100.00**
CINTAS CINTAS	12666550-4/25	592.71				592.71
CINTAS CINTAS		**592.71**				**592.71**
CITYCOMP CITY COMPTROLLER 315-785-7757	0004614-3/25- 0002012-3/25- 0004614-4/25- 0002012-4/25-	547.12 335.12 497.38 304.65				547.12 335.12 497.38 304.65
CITYCOMP CITY COMPTROLLER		**1,684.27**				**1,684.27**
DE DIRECT ENERGY	251210056856 251210056856	631.87 243.84				631.87 243.84
DE DIRECT ENERGY		**875.71**				**875.71**
NG NATIONAL GRID	4083010042-42 2853006061-42 0498786119-42 1078719124-42 0538786113-42 0918937121-42 0438937172-42	436.73 288.91 404.57 397.15 28.70 35.08 457.88				436.73 288.91 404.57 397.15 28.70 35.08 457.88

Watertown Industrial Center LDC
Aged Payables
As of Apr 30, 2025

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
	2017080029-42	86.86				86.86
	0958937178-42	276.72				276.72
	0338937134-42	25.85				25.85
	9678936125-42	52.45				52.45
	0038937138-42	325.58				325.58
	0058937125-42	273.96				273.96
	1118719182-42	34.56				34.56
	0518786126-42	205.82				205.82
NG **NATIONAL GRID**		**3,330.82**				**3,330.82**
NYS DEPT OF LABOR NYS DEPT OF LABOR	CHAR500FEE2				275.00	275.00
NYS DEPT OF LABOR **NYS DEPT OF LABOR**					**275.00**	**275.00**
RAYNOR RAYNOR OVERHEAD D	47868	375.00				375.00
RAYNOR **RAYNOR OVERHEAD D**		**375.00**				**375.00**
VERIZON WIRELESS VERIZON WIRELESS 1-800-922-0204	6109951687	258.54				258.54
VERIZON WIRELESS **VERIZON WIRELESS**		**258.54**				**258.54**
WASTE M WASTE MANAGEMENT 315-773-5696	3451075-0448-	440.98				440.98
WASTE M **WASTE MANAGEMENT**		**440.98**				**440.98**
WB MASON W.B. MASON COMPANY	STMT 2264349	284.89				284.89

Watertown Industrial Center LDC
Aged Payables
As of Apr 30, 2025

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
WB MASON **W.B. MASON COMPAN**		**284.89**				**284.89**
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
WICLDC **WATERTOWN INDUSTR**					**-3.00**	**-3.00**
Report Total		**9,264.66**			**272.00**	**9,536.66**

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Apr 1, 2025 to Apr 30, 2025

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

Date	Check #	Account ID	Line Description	Debit Amount	Credit Amount
4/1/25	12359	200000	Invoice: 238286	245.00	
		100000	BOWERS & COMPANY CPA's		245.00
4/1/25	12360	200000	Invoice: 4/25 INS	5,719.58	
		100000	Central Insurance Companies		5,719.58
4/1/25	12361	200000	Invoice: BFP-1	16,709.55	
		100000	CONTINENTAL CONSTRUCTION, LLC		16,709.55
4/1/25	12362	200000	Invoice: 348751-3/25	84.40	
		100000	COOPER ELECTRIC		84.40
4/1/25	12363	200000	Invoice: 000042683474	617.46	
		100000	EXCELLUS HEALTH PLAN		617.46
4/1/25	12364	200000	Invoice: RI106592183	157.98	
		100000	FP MAILING SOLUTIONS		157.98
4/1/25	12365	200000	Invoice: 38812385	319.20	
		100000	Great America Financial Services		319.20
4/1/25	12366	200000	Invoice: 14307	133.00	
		100000	MITTAG'S LOCK & KEY		133.00
4/1/25	12367	200000	Invoice: S197539	890.82	
		100000	SANICO		890.82
4/1/25	12368	200000	Invoice: 176352-FINAL	621.81	
		100000	SEAWAY RENTAL CORP.		621.81
4/1/25	12369	200000	Invoice: 05265001	347.87	
		100000	SECURITY SUPPLY CORPORATION		347.87
4/1/25	12370	200000	Invoice: 3449558-0448-1	442.04	
		100000	WASTE MANAGEMENT OF NEW YORK		442.04
4/1/25	12371	200000	Invoice: 4/25 LOAN	2,218.39	
		100000	WATERTOWN LOCAL DEVELOPMENT		2,218.39
4/16/25	12372	200000	Invoice: 0498937161-32625	542.74	
		200000	Invoice: 1118719182-32625	357.49	
		200000	Invoice: 9678936125-32625	229.39	
		200000	Invoice: 2853006061-32625	355.57	
		200000	Invoice: 0038937138-32625	358.48	

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Apr 1, 2025 to Apr 30, 2025

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: 0058937125-32625	520.07	
		200000	Invoice: 0338937134-32625	26.67	
		200000	Invoice: 4083010042-32625	720.86	
		200000	Invoice: 0538786113-32625	29.61	
		200000	Invoice: 0958937178-32625	488.01	
		200000	Invoice: 1078719124-32625	457.19	
		200000	Invoice: 2017080029-32625	90.92	
		200000	Invoice: 0438937172-32625	668.52	
		200000	Invoice: 0898937178-32625	23.68	
		200000	Invoice: 0498786119-32625	432.44	
		200000	Invoice: 0918937121-32625	91.25	
		200000	Invoice: 0518786126-32825	240.48	
		100000	NATIONAL GRID		5,633.37
4/16/25	12373	100000	VOID		
4/16/25	12373	200000	Invoice: 15937	371.25	
		100000	AUBERTINE AND CURRIER ARCHITECTS		371.25
4/16/25	12374	200000	Invoice: 92069255	254.75	
		100000	ABJ FIRE PROTECTION CO.		254.75
4/16/25	12375	200000	Invoice: 11213-3/25	644.75	
		100000	NOBEL ACE HDWE		644.75
4/16/25	12376	200000	Invoice: 12666550-3/25	395.14	
		100000	CINTAS		395.14
4/16/25	12377	200000	Invoice: 72557	420.00	
		100000	CONVERSE LABORATORIES, INC.		420.00
4/16/25	12378	200000	Invoice: 250920056654915	249.42	
		200000	Invoice: 250920056654914	718.71	
		100000	DIRECT ENERGY		968.13
4/16/25	12379	200000	Invoice: 8029343-00	288.00	
		100000	HANES SUPPLY, INC.		288.00
4/16/25	12380	200000	Invoice: 4019	5,384.15	
		100000	JEFFERSON COUNTY INDUSTRIAL		5,384.15
4/16/25	12381	200000	Invoice: 8473	1,230.00	
		100000	Kendall, Harrienger & Burrows		1,230.00

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Apr 1, 2025 to Apr 30, 2025

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

Date	Check #	Account ID	Line Description	Debit Amount	Credit Amount
4/16/25	12382	200000	Invoice: 041525-2OF2	6,850.00	
		100000	SWBG WHOLESALE INC.		6,850.00
4/16/25	12383	200000	Invoice: 3008449720	634.59	
		100000	TK ELEVATOR CORP		634.59
4/16/25	12384	200000	Invoice: 144093601040725	301.92	
		100000	Charter Communications		301.92
4/16/25	12385	200000	Invoice: 76605	105.45	
		100000	WESTELCOM		105.45
4/16/25	2026	200000	Invoice: IP-3	6,632.52	
		102000	D.C. BUILDING SYSTEMS		6,632.52
	Total			**58,621.12**	**58,621.12**

Watertown Industrial Center LDC
Maintenance Report for the Ten Month Period Ending April 30, 2025
Prepared by WICLDC STAFF, June 19, 2025

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	YTD % of Budget
Revenues					
Add'l Rents - Maintenance	$ 113,793.00	72,864.63	$ 7,550.77	7,303.39	64.03
Total Revenues	113,793.00	72,864.63	7,550.77	7,303.39	64.03
Expenses					
Maintenance - Improvements	7,800.00	0.00	0.00	0.00	0.00
Maintenance - Building Repairs	20,800.00	15,267.06	629.75	1,804.74	73.40
Maintenance - Common Area	11,500.00	11,801.75	1,449.14	395.14	102.62
Maintenance - Grounds	23,700.00	21,263.62	7,138.00	6,850.00	89.72
Maintenance - Equipment/Tools	23,500.00	15,471.52	4.59	2,859.74	65.84
Maintenance - Materials	7,000.00	4,874.41	95.31	459.35	69.63
Total Operations	94,300.00	68,678.36	9,316.79	12,368.97	72.83
Net Income Over Expenditure	**$ 19,493.00**	**4,186.27**	**$ (1,766.02)**	**(5,065.58)**	**21.48**