

Watertown Industrial Center LDC
Income Statement for the Two Month Period Ending August 31, 2013
 Prepared by Staff, September 6, 2013

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	Balance Remaining
Revenues					
Lease Revenue	\$ 480,694.00	81,759.83	\$ 40,938.33	40,821.50	398,934.17
Misc Inc - Oper & Admin	0.00	3,727.50	2,477.50	1,250.00	(3,727.50)
Interest Income	126.00	5.52	0.00	5.52	120.48
LIF Loan Principal	6,611.00	1,087.58	544.47	543.11	5,523.42
Extra-Ordinary Income	18,000.00	0.00	0.00	0.00	18,000.00
Leasehold Interest	1,058.00	190.04	94.34	95.70	867.96
Total Revenues	506,489.00	86,770.47	44,054.64	42,715.83	419,718.53
Expenses					
Marketing	5,500.00	672.99	672.99	0.00	4,827.01
Salaries	96,696.00	15,645.60	7,822.80	7,822.80	81,050.40
FICA-Medicare Tax Expense	7,156.00	1,141.56	570.78	570.78	6,014.44
Health/Dental Insurance	25,115.00	5,878.38	4,103.76	1,774.62	19,236.62
Comp Insurance	2,865.00	834.83	415.33	419.50	2,030.17
Retirement Expense	9,670.00	0.00	0.00	0.00	9,670.00
FED Unemployment	556.00	0.00	0.00	0.00	556.00
NYS Unemployment	3,892.00	214.09	68.38	145.71	3,677.91
NYS Re-Emp Service	68.00	4.00	1.28	2.72	64.00
Vehicle Allowance	0.00	750.00	750.00	0.00	(750.00)
Disability	0.00	114.99	114.99	0.00	(114.99)
Paychex Processing	1,655.00	276.28	138.14	138.14	1,378.72
Life Insurance	294.00	37.50	37.50	0.00	256.50
Office Expenses	13,788.00	2,387.33	1,249.66	1,137.67	11,400.67
Depreciation	222,644.00	37,211.54	18,605.77	18,605.77	185,432.46
Dues/Publ/Training/Seminars	750.00	0.00	0.00	0.00	750.00
Insurance	62,741.00	11,158.16	4,584.58	6,573.58	51,582.84
Legal/Environmental	12,400.00	129.50	129.50	0.00	12,270.50
Legal General	0.00	2,054.50	0.00	2,054.50	(2,054.50)
Accounting and Auditing	3,990.00	46.00	46.00	0.00	3,944.00
Engineering/Design/Consulting	5,000.00	0.00	0.00	0.00	5,000.00
JCIDA Administration Service	0.00	0.00	0.00	0.00	0.00
Maintenance - Improvements	2,000.00	0.00	0.00	0.00	2,000.00
Maintenance - Common Area	26,582.00	1,580.10	202.48	1,377.62	25,001.90
Maintenance - Building Repairs	8,000.00	703.90	703.90	0.00	7,296.10
Maintenance - Materials	3,500.00	479.52	97.34	382.18	3,020.48
Maintenance - Grounds	17,000.00	139.00	0.00	139.00	16,861.00
Maintenance - Equipment/Tools	4,500.00	(80.16)	0.00	(80.16)	4,580.16
Waste Removal	6,120.00	1,302.76	783.37	519.39	4,817.24
Rent	0.00	0.00	0.00	0.00	0.00
Property Taxes	20,500.00	8,906.73	0.00	8,906.73	11,593.27
Water	8,284.00	670.20	0.00	670.20	7,613.80
Electric	35,913.00	2,879.50	0.00	2,879.50	33,033.50
Gas	24,333.00	170.25	0.00	170.25	24,162.75
Interest Expense-Roof Project	10,693.00	1,813.73	905.23	908.50	8,879.27
Bad Debt Expense	89,765.00	0.00	0.00	0.00	89,765.00
Misc Expenses	0.00	0.00	0.00	0.00	0.00
Contingency	0.00	0.00	0.00	0.00	0.00
Total Operations	731,970.00	97,122.78	42,003.78	55,119.00	634,847.22
Total Revenue	506,489.00	86,770.47	44,054.64	42,715.83	419,718.53
Total Expenses	731,970.00	97,122.78	42,003.78	55,119.00	634,847.22
Net Income Over Expenditure	\$ (225,481.00)	(10,352.31)	\$ 2,050.86	(12,403.17)	(215,128.69)

Watertown Industrial Center LDC
Income Statement for the Two Month Period Ending August 31, 2013
 Unrestricted Income

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	% YTD Budget
Revenues					
Lease Revenue	\$ 480,694.00	81,759.83	\$ 40,938.33	40,821.50	17.01
Misc Inc - Oper & Admin	0.00	3,727.50	2,477.50	1,250.00	0.00
Interest Income	126.00	5.52	0.00	5.52	4.38
Extra-Ordinary Income	18,000.00	0.00	0.00	0.00	0.00
Total Revenues	498,820.00	85,492.85	43,415.83	42,077.02	17.14
Expenses					
Marketing	5,500.00	672.99	672.99	0.00	12.24
Salaries	96,696.00	15,645.60	7,822.80	7,822.80	16.18
Benefits	49,616.00	8,975.35	6,062.02	2,913.33	18.09
Paychex Processing	1,655.00	276.28	138.14	138.14	16.69
Office Expenses	13,788.00	2,387.33	1,249.66	1,137.67	17.31
Dues/Publ/Training/Seminars	750.00	0.00	0.00	0.00	0.00
Insurance	62,741.00	11,158.16	4,584.58	6,573.58	17.78
Professional Consultants	21,390.00	2,230.00	175.50	2,054.50	10.43
JCJDC Administration Service	0.00	0.00	0.00	0.00	0.00
Maintenance Expenses	61,582.00	2,822.36	1,003.72	1,818.64	4.58
Utilities Taxes & Rent	95,150.00	13,929.44	783.37	13,146.07	14.64
Interest Exp Roof Project	10,693.00	1,813.73	905.23	908.50	16.96
Bad Debt Expense	89,765.00	0.00	0.00	0.00	0.00
Misc Expenses	0.00	0.00	0.00	0.00	0.00
Contingency	0.00	0.00	0.00	0.00	0.00
Total Operations	509,326.00	59,911.24	23,398.01	36,513.23	11.76
Total Revenue	498,820.00	85,492.85	43,415.83	42,077.02	17.14
Total Expenses	507,671.00	59,634.96	23,259.87	36,375.09	11.75
Net Income Over Expenditure	\$ (8,851.00)	25,857.89	\$ 20,155.96	5,701.93	(292.15)

Watertown Industrial Center LDC
Balance Sheet
August 31, 2013

ASSETS

Current Assets		
General Checking - Key Bank	\$	9,233.78
Capital Reserve		65,045.15
Leasehold Improvement Fund		177,802.92
Accounts Receivable		49,623.89
Acc. Rec. LHI		37,644.75
Prepaid Insurance		4,585.34
Rents Receivable		174,787.71
Allowance for Bad Debt		<u>(150,000.00)</u>
Total Current Assets		368,723.54
Property and Equipment		
Furniture/Fixtures/Equipment		48,106.05
Allow. for Deprn. - FF&E		(46,470.71)
Capital Improvements - Cap Imp		3,237,881.08
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		<u>(2,557,996.83)</u>
Total Property and Equipment		2,427,497.99
Other Assets		
Work In Process-Variou		2,385.00
WIP - Roof B & C		<u>1,000.00</u>
Total Other Assets		<u>3,385.00</u>
Total Assets	\$	<u><u>2,799,606.53</u></u>

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$	5,553.24
Due HUD - Leasehold Impr. Fund		13.99
NYS Dbl Withheld		33.60
Medical Ins Withheld		1,684.73
Retirement Withheld		335.94
Dental Premium Withheld		53.49
Vision Premium Withheld		11.82
Due WIC Rent		1,027.50
Due WIC LHI		50.72
Deferred Revenue		<u>37,644.75</u>
Total Current Liabilities		46,409.78
Long-Term Liabilities		
Roof Replacement Loan		<u>360,778.69</u>
Total Long-Term Liabilities		<u>360,778.69</u>
Total Liabilities		407,188.47
Capital		
Fund Balance		373,871.23

Unaudited - For Management Purposes Only

Watertown Industrial Center LDC
Balance Sheet
August 31, 2013

Capital Improvement Reserve	104,960.98	
Fund Balance - Leasehold Impr.	(7,439.76)	
Fund Balance - Capital Reserve	1,932,582.67	
Net Income	<u>(11,557.06)</u>	
Total Capital		<u>2,392,418.06</u>
Total Liabilities & Capital	\$	<u><u>2,799,606.53</u></u>

Watertown Industrial Center LDC
Comparative Balance Sheet
July 31, 2013 - August 31, 2013

ASSETS	7/31/2013	8/31/2013
Current Assets		
General Checking - Key Bank	\$ 7,995.53	\$ 9,233.78
Capital Reserve	65,045.15	65,045.15
Leasehold Improvement Fund	177,164.11	177,802.92
Accounts Receivable	49,623.89	49,623.89
Acc. Rec. LHI	38,189.22	37,644.75
Prepaid Insurance	9,169.92	4,585.34
Rents Receivable	168,863.75	174,787.71
Allowance for Bad Debt	<u>(150,000.00)</u>	<u>(150,000.00)</u>
Total Current Assets	366,051.57	368,723.54
Property and Equipment		
Furniture/Fixtures/Equipment	48,106.05	48,106.05
Allow. for Deprn. - FF&E	(46,356.91)	(46,470.71)
Capital Improvements - Cap Imp	3,237,881.08	3,237,881.08
Heat Separation Project	330,793.40	330,793.40
Improvement Project - EDA	678,885.00	678,885.00
Real Estate Contrib.-Buildings	531,300.00	531,300.00
Real Estate Contrib.-Land	205,000.00	205,000.00
Allow. for Deprn. - Buildings	<u>(2,539,504.86)</u>	<u>(2,557,996.83)</u>
Total Property and Equipment	2,446,103.76	2,427,497.99
Other Assets		
Work In Process-Variou		2,385.00
WIP - Roof B & C		<u>1,000.00</u>
Total Other Assets		3,385.00
Total Assets	<u>\$ 2,812,155.33</u>	<u>\$ 2,799,606.53</u>

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$ 17,683.54	\$ 5,553.24
Due HUD - Leasehold Impr. Fund	13.99	13.99
NYS Dbj Withheld	26.40	33.60
Medical Ins Withheld	1,343.79	1,684.73
Retirement Withheld	111.98	335.94
Dental Premium Withheld	36.41	53.49
Vision Premium Withheld	7.98	11.82
Due WIC Rent	1,027.50	1,027.50
Due WIC LHI	50.72	50.72
Deferred Revenue	<u>38,189.22</u>	<u>37,644.75</u>
Total Current Liabilities	58,491.53	46,409.78
Long-Term Liabilities		
Roof Replacement Loan	<u>362,091.85</u>	<u>360,778.69</u>
Total Long-Term Liabilities	420,583.38	407,188.47
Total Liabilities		
Capital		
Fund Balance	373,871.23	373,871.23
Capital Improvement Reserve	104,960.98	104,960.98
Fund Balance - Leasehold Impr.	(7,439.76)	(7,439.76)
Fund Balance - Capital Reserve	1,932,582.67	1,932,582.67
Net Income	<u>(12,403.17)</u>	<u>(11,557.06)</u>
Total Capital	2,391,571.95	2,392,418.06
Total Liabilities & Capital	<u>\$ 2,812,155.33</u>	<u>\$ 2,799,606.53</u>

**Watertown Industrial Center LDC
 Tenant Receivables
 As of Aug 31, 2013**

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
FERGUSON ENTERPRISES, INC.	3332	8/1/09				-28.00	-28.00
	3438	12/1/09				-100.00	-100.00
FERGUSON ENTERPRISES, INC.						-128.00	-128.00
JUNCTION BOYZ, INC.	3713	9/1/10				7,618.20	7,618.20
	3737	10/1/10				8,893.44	8,893.44
	3760	11/1/10				9,008.49	9,008.49
	3781	12/1/10				9,187.48	9,187.48
	3812	1/1/11				1,525.97	1,525.97
	3907	5/1/11				304.13	304.13
	4115	1/1/12				8,426.56	8,426.56
	4135	2/1/12				8,426.56	8,426.56
	4159	3/1/12				8,426.56	8,426.56
	4259	7/1/12				8,822.99	8,822.99
	4307X	9/1/12				910.82	910.82
	4328X	10/1/12				4,411.49	4,411.49
	4352X	11/1/12				8,822.99	8,822.99
	4373X	12/1/12				8,822.99	8,822.99
	4393X	1/1/13				8,822.99	8,822.99
	4314	2/1/13				8,822.99	8,822.99
	4337	3/1/13				8,822.99	8,822.99
	4358	4/1/13				6,884.33	6,884.33
	4379	5/1/13				7,461.84	7,461.84
	4400	6/1/13			7,461.84		7,461.84
LATE	6/20/13			17,091.16		17,091.16	
4421	7/1/13					7,461.84	
4440	8/1/13		7,461.84			7,461.84	
JUNCTION BOYZ, INC.			7,461.84	7,461.84	24,553.00	134,423.81	173,900.49
LAURENCE WOLLUM	4163	3/1/12				-5.70	-5.70
LAURENCE WOLLUM						-5.70	-5.70
MIKE LYNCH	4206	5/1/12				59.52	59.52
	4228	6/1/12				119.11	119.11
	4261	7/1/12				121.49	121.49
	4289	8/1/12				123.92	123.92
	4309X	9/1/12				102.92	102.92
	4330X	10/1/12				102.92	102.92
	4354X	11/1/12				102.92	102.92
	4375X	12/1/12				102.92	102.92
	4395X	1/1/13				111.15	111.15
	4315	2/1/13				102.92	102.92
	4338	3/1/13				102.92	102.92
	4359	4/1/13				140.97	140.97
	4380	5/1/13				102.92	102.92
	4401	6/1/13			102.92		102.92
	4422	7/1/13		102.92			102.92
	MIKE LYNCH			102.92	102.92	1,396.60	1,602.44
PERRY PECKER	2980	7/1/08				-1.93	-1.93
	3830	1/19/11				50.00	50.00
	3997	8/1/11				316.96	316.96
	4154	1/1/12				323.30	323.30
	4299	9/17/12				100.00	100.00
PERRY PECKER					788.33	788.33	
SERV-PRO	3692	8/1/10				-50.72	-50.72
	3692-	8/10/10				50.72	50.72

Watertown Industrial Center LDC
Tenant Receivables
As of Aug 31, 2013

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
SERV-PRO							
UPSTATE CONSTRUCTION SERV	4463	9/1/13	-1,369.85				-1,369.85
UPSTATE CONSTRUCTION SERV			-1,369.85				-1,369.85
			<u>6,091.99</u>	<u>7,564.76</u>	<u>24,655.92</u>	<u>136,475.04</u>	<u>174,787.71</u>

**Watertown Industrial Center LDC
Aged Receivables
As of Aug 31, 2013**

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
JUNCTION BOYZ, INC.	4131				1,157.76	1,157.76
JUNCTION BOYZ, INC.	4155				4,883.49	4,883.49
	4177				4,497.27	4,497.27
315-788-1754	4201				2,594.62	2,594.62
	4265				1,832.73	1,832.73
	4267				1,958.42	1,958.42
	4298				2,213.69	2,213.69
	4343X				1,778.25	1,778.25
	4364X				1,778.94	1,778.94
	4405X				2,106.48	2,106.48
	4406X				3,779.50	3,779.50
	4327				5,004.99	5,004.99
	4348				4,569.53	4,569.53
	4379-UTILITIES				2,692.60	2,692.60
	4390				3,721.14	3,721.14
	APRIL-MAY-UTILI			1,813.82		1,813.82
	MAY-JUNE UTILI		1,483.61			1,483.61
	JUNE-JULY UTILI	1,672.74				1,672.74
JUNCTION BOYZ, INC.		1,672.74	1,483.61	1,813.82	44,569.41	49,539.58
JUNCTION BOYZ, INC.						
SERV-PRO	4268				84.32	84.32
SERV-PRO						
SERV-PRO					84.32	84.32
SERV-PRO						
SOLURI	3792				-0.01	-0.01
BILLY SOLURI						
SOLURI					-0.01	-0.01
BILLY SOLURI						
Report Total		1,672.74	1,483.61	1,813.82	44,653.72	49,623.89

Watertown Industrial Center LDC
Cash Receipts Journal
For the Period From Aug 1, 2013 to Aug 31, 2013

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
8/1/13	141000 100000	15280	Invoice: 4445 UPSTATE CONSTRUCTION SERVICES, INC.	1,369.85	1,369.85
8/1/13	141000 100000	017399	Invoice: 4446 UPSTATE TESTING & CONTROL SERVICES	761.38	761.38
8/1/13	125000 100000	5868	Invoice: 8-2013 SERV AGREE JEFFERSON COUNTY INDUSTRIAL	1,250.00	1,250.00
8/1/13	141000 100000	5865	Invoice: 4439 JEFFERSON COUNTY INDUSTRIAL	1,199.54	1,199.54
8/1/13	141000 100000	0996309470	Invoice: 4438 FERGUSON ENTERPRISES, INC.	3,939.25	3,939.25
8/7/13	141000 100000	121818	Invoice: 4433 CHAPIN WATERMATICS INC.	6,213.00	6,213.00
8/7/13	141000 100000	14770	Invoice: 4437 BROOKFIELD RENEWABLE POWER	10,912.42	10,912.42
8/7/13	141000 100000	09273	Invoice: 4432 BLACK HORSE GROUP, LLC	615.89	615.89
8/7/13	141000 100000	7840	Invoice: 4434 CONVERSE LABORATORIES INC.	1,470.31	1,470.31
8/7/13	141000 100000	1080	Invoice: 4435 STEVEN ELLIOT	650.76	650.76
8/7/13	240100 240203 100000	5249	DUE WIC RENT, AUGUST 2013 LHI PAYMENT #23, AUGUST 2013 SERV-PRO	1,162.66	523.85 638.81
8/15/13	141000 100000	1127	Invoice: 4447 LAURENCE WOLLUM	284.88	284.88
8/15/13	141000 100000	2099	Invoice: 4442 MOSHER BUSINESS ADVISORS CORP.	195.92	195.92
8/15/13	141000 100000	15607	Invoice: 4444 SMARTWATT	400.27	400.27
8/15/13	141000 100000	1955	Invoice: 4431 ALL STAR CONTRACTORS	684.83	684.83
8/15/13	125000 100000	5912	Invoice: 080513-IDA JEFFERSON COUNTY INDUSTRIAL	1,227.50	1,227.50
8/15/13	141000 100000	16137	Invoice: 4449 WATERTOWN VENDING INC.	809.20	809.20
8/23/13	141000 141000 141000 141000 141000 141000 141000 141000 141000	5006	Invoice: 4310 Invoice: 4333 Invoice: 4354 Invoice: 4375 Invoice: 4396 Invoice: 4417 Invoice: 4436 Invoice: INT. THROUGH 8-14-13 ENVIRONMENTAL SPILL PRODUCTS	3,613.17	202.88 525.33 563.89 525.33 525.33 525.33 525.33 525.33 219.75

Watertown Industrial Center LDC
Cash Receipts Journal
For the Period From Aug 1, 2013 to Aug 31, 2013

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
8/23/13	141000 100000	7921	Invoice: 4443 SERV-PRO	523.85	523.85
8/30/13	141000 100000	15315	Invoice: 4463 UPSTATE CONSTRUCTION SERVICES, INC.	1,369.85	1,369.85
				<u>38,654.53</u>	<u>38,654.53</u>

Watertown Industrial Center LDC
Aged Payables
As of Aug 31, 2013

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

Vendor	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
CITY ELECTRIC	2358227-00	48.88				48.88
CITY ELECTRIC		48.88				48.88
FERGUSON WATERWO	0585347	10.60				10.60
	0586520	10.01				10.01
FERGUSON WATERWO		20.61				20.61
G&K SERVICES	1209173203	101.24				101.24
G&K SERVICES		101.24				101.24
GLEASON'S SEPTIC DR	20705	330.00				330.00
GLEASON'S SEPTIC DR		330.00				330.00
Great America Financial	14114320	306.70				306.70
Great America Financial		306.70				306.70
P&M CONSTRUCTION	1915	2,385.00				2,385.00
P&M CONSTRUCTION		2,385.00				2,385.00
RSI ROOFING, INC.	3343015	1,000.00				1,000.00
RSI ROOFING, INC.		1,000.00				1,000.00
SECURITY SUPPLY CO	S3457460.001	27.85				27.85
	S3462011.001	34.05				34.05
SECURITY SUPPLY CO		61.90				61.90
VERIZON WIRELESS	2329128907				278.31	278.31
VERIZON WIRELESS					278.31	278.31
VICTORY PROMOTIONS	40730	423.00				423.00
	40730-1	249.99				249.99
VICTORY PROMOTIONS		672.99				672.99
WASTE MANAGEMENT	3113954-0448-	131.08				131.08
	3113952-0448-	131.08				131.08
WASTE MANAGEMENT		262.16				262.16
W.B. MASON COMPANY	I13266992	88.45				88.45
W.B. MASON COMPAN		88.45				88.45

**Watertown Industrial Center LDC
Aged Payables
As of Aug 31, 2013**

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

Vendor	Invoice/CM #	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
WATERTOWN INDUSTR	3/09 LHI SERV				-1.00	-1.00
	04/09-SERVPR				-1.00	-1.00
	5/09 LHI SERV				-1.00	-1.00
WATERTOWN INDUSTR					-3.00	-3.00
		5,277.93			275.31	5,553.24

**Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Aug 1, 2013 to Aug 31, 2013**

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

Date	Check	Account I	Line Description	Debit Amount	Credit Amount
		200000 100000	Invoice: 0002012-6/13 CITY COMPTROLLER	254.60	670.20
8/19/13	7907	200000 100000	Invoice: 7-2013 CRYSTAL ROCK	8.00	8.00
8/19/13	7908	200000 100000	Invoice: EATON 8-13 LYLE EATON	200.00	200.00
8/19/13	7909	200000 100000	Invoice: 1209166488 G&K SERVICES	101.24	101.24
8/19/13	7910	200000 100000	Invoice: 5720 John Law	134.85	134.85
8/19/13	7911	200000 100000	Invoice: 156816TJF MENTER RUDIN & TRIVELPIECE PC	129.50	129.50
8/19/13	7912	200000 100000	Invoice: 34171 NETTO FIRE EQUIPMENT	746.90	746.90
8/19/13	7913	200000 100000	Invoice: 7163 POULSEN & PODVIN PC	46.00	46.00
8/19/13	7914	200000 200000 200000 100000	Invoice: 007572-MISC Invoice: 007572-SOP Invoice: 007572-LYNCH-KBST SCHWERZMANN & WISE, PC	574.00 120.00 1,360.50	2,054.50
8/19/13	7915	200000 100000	Invoice: 9709167791 VERIZON	256.81	256.81
8/19/13	7916	200000 100000	Invoice: 860082 WATERTOWN VENDING	41.25	41.25
8/19/13	7917	200000 200000 100000	Invoice: 112410602 Invoice: 112783552 W.B. MASON COMPANY, INC.	24.47 159.49	183.96
8/19/13	7918	200000 100000	Invoice: ROOF LOAN PYMNT 8/13 WATERTOWN LOCAL DEVELOPMENT	2,218.39	2,218.39
8/19/13	7919	200000 100000	Invoice: 069196218 XEROX	72.04	72.04
8/19/13	7920	200000 100000	Invoice: 8-2013 LHI SERVPRO WATERTOWN INDUSTRIAL CENTER	638.81	638.81
8/19/13	7921	200000 100000	Invoice: 8-2013 SERVPRO RENT WATERTOWN INDUSTRIAL CENTER	523.85	523.85
8/22/13	7922	200000 100000	Invoice: 19699 GLEASON'S SEPTIC DRAIN SERVICE	205.00	205.00
Total				28,232.59	28,232.59

Watertown Industrial Center LDC
Maintenance Report for the Two Month Period Ending August 31, 2013
 Prepared by WICLDC STAFF, September 6, 2013

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	YTD % of Budget
Revenues					
Add'l Rents - Maintenance	\$ 108,051.00	18,952.74	\$ 9,469.87	9,482.87	17.54
Total Revenues	<u>108,051.00</u>	<u>18,952.74</u>	<u>9,469.87</u>	<u>9,482.87</u>	17.54
Expenses					
Maintenance - Improvements	2,000.00	0.00	0.00	0.00	0.00
Maintenance - Building Repairs	8,000.00	703.90	703.90	0.00	8.80
Maintenance - Common Area	26,582.00	1,580.10	202.48	1,377.62	5.94
Maintenance - Grounds	17,000.00	139.00	0.00	139.00	0.82
Maintenance - Equipment/Tools	4,500.00	(80.16)	0.00	(80.16)	(1.78)
Maintenance - Materials	3,500.00	479.52	97.34	382.18	13.70
Total Operations	<u>61,582.00</u>	<u>2,822.36</u>	<u>1,003.72</u>	<u>1,818.64</u>	4.58
Net Income Over Expenditure	\$ <u>46,469.00</u>	<u>16,130.38</u>	\$ <u>8,466.15</u>	<u>7,664.23</u>	34.71