

Watertown Industrial Center LDC
Income Statement for the Twelve Month Period Ending June 30, 2013
Prepared by Staff, July 18, 2013

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	Balance Remaining
Revenues					
Lease Revenue	\$ 488,536.00	477,745.61	\$ 58,261.24	41,370.08	10,790.39
Misc Inc - Oper & Admin	0.00	6,246.83	1,733.00	3,434.33	(6,246.83)
Interest Income	4,000.00	105.79	5.35	5.81	3,894.21
LIF Loan Principal	50,026.00	13,261.71	541.75	540.40	36,764.29
Extra-Ordinary Income	7,350.00	6,153.00	0.00	0.00	1,197.00
Leasehold Interest	4,435.00	1,816.95	195.47	99.75	2,618.05
Total Revenues	554,347.00	505,329.89	60,736.81	45,450.37	49,017.11
Expenses					
Marketing	8,500.00	9,029.88	1,271.00	150.00	(529.88)
Salaries	92,429.00	101,126.33	11,157.27	5,739.54	(8,697.33)
FICA-Medicare Tax Expense	5,546.00	5,992.23	812.61	126.11	(446.23)
Medicare Tax	1,294.00	1,102.75	0.00	0.00	191.25
Health/Dental Insurance	27,039.00	18,339.35	0.00	3,600.94	8,699.65
Comp Insurance	0.00	1,216.74	(1,015.38)	1,115.50	(1,216.74)
Retirement Expense	17,007.00	5,858.00	0.00	0.00	11,149.00
FED Unemployment	0.00	0.00	0.00	(24.36)	0.00
NYS Unemployment	0.00	1,010.09	721.31	115.51	(1,010.09)
NYS Re-Emp Service	0.00	6.78	1.40	2.15	(6.78)
Paychex Processing	0.00	546.64	276.86	137.94	(546.64)
Life Insurance	0.00	146.91	0.00	46.91	(146.91)
Indirect Overhead	0.00	26,793.20	(123.92)	0.00	(26,793.20)
Office Expenses	11,510.00	11,400.93	1,114.56	2,202.96	109.07
Depreciation	216,691.00	218,641.45	18,605.77	18,303.67	(1,950.45)
Dues/Publ/Training/Seminars	4,975.00	39.99	0.00	0.00	4,935.01
Insurance	55,800.00	57,381.62	4,584.58	4,584.58	(1,581.62)
Legal/Environmental	15,000.00	46,683.02	185.00	277.50	(31,683.02)
Legal General	50,000.00	3,555.00	2,161.00	1,394.00	46,445.00
Accounting and Auditing	3,500.00	3,731.00	0.00	0.00	(231.00)
Engineering/Design/Consulting	7,000.00	2,105.00	0.00	0.00	4,895.00
JCIDA Administration Service	50,000.00	4,166.66	0.00	0.00	45,833.34
Maintenance - Improvements	4,000.00	1,768.25	0.00	217.52	2,231.75
Tenant Incentive Improvements	0.00	1,813.72	0.00	0.00	(1,813.72)
Maintenance - Common Area	8,082.00	10,327.66	491.05	210.48	(2,245.66)
Maintenance - Building Repairs	15,500.00	17,921.96	1,741.24	3,580.40	(2,421.96)
Maintenance - Materials	3,500.00	2,892.79	112.46	55.09	607.21
Maintenance - Grounds	26,750.00	22,942.94	1,764.17	41.99	3,807.06
Maintenance - Equipment/Tools	6,500.00	3,813.36	697.43	43.46	2,686.64
Waste Removal	4,380.00	5,373.36	520.90	520.90	(993.36)
Rent	10,923.00	10,670.04	889.17	889.17	252.96
Property Taxes	20,500.00	36,004.61	0.00	0.00	(15,504.61)
Water	8,525.00	8,632.89	670.20	670.20	(107.89)
Electric	38,379.00	27,055.85	2,324.88	2,705.77	11,323.15
Gas	19,417.00	10,842.12	177.26	240.22	8,574.88
Interest Expense-Roof Project	5,954.00	11,154.53	0.00	911.77	(5,200.53)
Bad Debt Expense	0.00	150,000.00	0.00	0.00	(150,000.00)
Misc Expenses	5,000.00	0.00	0.00	0.00	5,000.00
Contingency	0.00	0.00	0.00	0.00	0.00
Total Operations	743,701.00	840,087.65	49,140.82	47,859.92	(96,386.65)
Total Revenue	554,347.00	505,329.89	60,736.81	45,450.37	49,017.11
Total Expenses	743,701.00	840,087.65	49,140.82	47,859.92	(96,386.65)
Net Income Over Expenditure	\$ (189,354.00)	(334,757.76)	\$ 11,595.99	(2,409.55)	145,403.76

Watertown Industrial Center LDC
Income Statement for the Twelve Month Period Ending June 30, 2013
 Unrestricted Income

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	% YTD Budget
Revenues					
Lease Revenue	\$ 488,536.00	477,745.61	\$ 58,261.24	41,370.08	97.79
Misc Inc - Oper & Admin	0.00	6,246.83	1,733.00	3,434.33	0.00
Interest Income	4,000.00	105.79	5.35	5.81	2.64
Extra-Ordinary Income	7,350.00	6,153.00	0.00	0.00	83.71
Total Revenues	499,886.00	490,251.23	59,999.59	44,810.22	98.07
Expenses					
Marketing	8,500.00	9,029.88	1,271.00	150.00	106.23
Salaries	92,429.00	101,126.33	11,157.27	5,739.54	109.41
Benefits	50,886.00	33,672.85	519.94	4,982.76	66.17
Paychex Processing	0.00	546.64	276.86	137.94	0.00
Office Expenses	11,510.00	11,400.93	1,114.56	2,202.96	99.05
Dues/Publ/Training/Seminars	4,975.00	39.99	0.00	0.00	0.80
Insurance	55,800.00	57,381.62	4,584.58	4,584.58	102.83
Professional Consultants	75,500.00	56,074.02	2,346.00	1,671.50	74.27
JCJDC Administration Service	50,000.00	4,166.66	0.00	0.00	8.33
Maintenance Expenses	64,332.00	61,480.68	4,806.35	4,148.94	95.57
Utilities Taxes & Rent	102,124.00	98,578.87	4,582.41	5,026.26	96.53
Interest Exp Roof Project	5,954.00	11,154.53	0.00	911.77	187.35
Bad Debt Expense	0.00	150,000.00	0.00	0.00	0.00
Misc Expenses	5,000.00	0.00	0.00	0.00	0.00
Contingency	0.00	0.00	0.00	0.00	0.00
Total Operations	527,010.00	594,653.00	30,658.97	29,556.25	112.84
Total Revenue	499,886.00	490,251.23	59,999.59	44,810.22	98.07
Total Expenses	527,010.00	594,106.36	30,382.11	29,418.31	112.73
Net Income Over Expenditure	\$ (27,124.00)	(103,855.13)	\$ 29,617.48	15,391.91	382.89

Watertown Industrial Center LDC
Balance Sheet
June 30, 2013

ASSETS

Current Assets		
General Checking - Key Bank	\$	12,750.96
Capital Reserve		65,039.63
Leasehold Improvement Fund		176,523.80
Accounts Receivable		47,951.15
Acc. Rec. LHI		38,732.33
Prepaid Insurance		13,754.50
Rents Receivable		153,450.47
Allowance for Bad Debt		<u>(150,000.00)</u>
 Total Current Assets		 358,202.84
Property and Equipment		
Furniture/Fixtures/Equipment		48,106.05
Allow. for Deprn. - FF&E		(46,243.11)
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>(2,521,012.89)</u>
 Total Property and Equipment		 2,464,709.53
Other Assets		
 Total Other Assets		 <u>0.00</u>
 Total Assets	\$	 <u>2,822,912.37</u>

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$	15,112.78
Due HUD - Leasehold Impr. Fund		12.49
NYS Dbl Withheld		19.20
Medical Ins Withheld		1,002.85
Dental Premium Withheld		19.33
Vision Premium Withheld		4.14
Due WIC Rent		1,027.50
Due WIC LHI		50.72
Deferred Revenue		<u>38,732.33</u>
 Total Current Liabilities		 55,981.34
Long-Term Liabilities		
Roof Replacement Loan		<u>363,401.74</u>
 Total Long-Term Liabilities		 <u>363,401.74</u>
 Total Liabilities		 419,383.08
Capital		
Fund Balance		708,183.16
Capital Improvement Reserve		104,960.98
Fund Balance - Leasehold Impr.		(7,439.76)
Fund Balance - Capital Reserve		1,932,582.67

Unaudited - For Management Purposes Only

Watertown Industrial Center LDC
Balance Sheet
June 30, 2013

Net Income	<u>(334,757.76)</u>	
Total Capital		<u>2,403,529.29</u>
Total Liabilities & Capital	\$	<u>2,822,912.37</u>

Watertown Industrial Center LDC
Comparative Balance Sheet
May 31, 2013 - June 30, 2013

ASSETS	5/31/2013	6/30/2013
Current Assets		
General Checking - Key Bank	\$ 3,372.48	\$ 12,750.96
Capital Reserve	65,034.28	65,039.63
Leasehold Improvement Fund	175,244.74	176,523.80
Accounts Receivable	47,090.79	47,951.15
Acc. Rec. LHI	39,814.48	38,732.33
Prepaid Insurance	18,339.08	13,754.50
Rents Receivable	139,725.49	153,450.47
Allowance for Bad Debt	<u>(150,000.00)</u>	<u>(150,000.00)</u>
Total Current Assets	338,621.34	358,202.84
Property and Equipment		
Furniture/Fixtures/Equipment	48,106.05	48,106.05
Allow. for Deprn. - FF&E	(46,129.31)	(46,243.11)
Capital Improvements - Cap Imp	3,201,628.83	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>(2,502,520.92)</u>	<u>(2,521,012.89)</u>
Total Property and Equipment	2,447,063.05	2,464,709.53
Other Assets		
Work In Process-Variou	<u>36,252.25</u>	<u>0.00</u>
Total Other Assets	36,252.25	0.00
Total Assets	<u>\$ 2,821,936.64</u>	<u>\$ 2,822,912.37</u>
LIABILITIES AND CAPITAL		
Current Liabilities		
Accounts Payable	\$ 25,614.49	\$ 15,112.78
Accounts Payable WCBI	123.92	19.20
Due HUD - Leasehold Impr. Fund	11.05	1,002.85
NYS DBL WITHHELD	8.40	19.33
MEDICAL INS WITHHELD	491.44	4.14
Due WIC Rent	1,027.50	1,027.50
Due WIC LHI	50.72	50.72
Deferred Revenue	<u>39,274.08</u>	<u>38,732.33</u>
Total Current Liabilities	66,601.60	55,981.34
Long-Term Liabilities		
Roof Replacement Loan	<u>363,401.74</u>	<u>363,401.74</u>
Total Long-Term Liabilities	363,401.74	363,401.74
Total Liabilities	430,003.34	419,383.08
Capital		
Fund Balance	708,183.16	708,183.16
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>(346,353.75)</u>	<u>(334,757.76)</u>
Total Capital	2,391,933.30	2,403,529.29
Total Liabilities & Capital	<u>\$ 2,821,936.64</u>	<u>\$ 2,822,912.37</u>

Watertown Industrial Center LDC
Tenant Receivables
As of Jun 30, 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
ENVIRONMENTAL SPILL PRODU	4310	2/1/13				202.88	202.88
	4333	3/1/13				525.33	525.33
	4354	4/1/13			563.89		563.89
	4375	5/1/13		525.33			525.33
	4396	6/1/13	525.33				525.33
ENVIRONMENTAL SPILL PRODU			525.33	525.33	563.89	728.21	2,342.76
BROOKFIELD RENEWABLE POW	4418	7/1/13	-10,912.42				-10,912.42
BROOKFIELD RENEWABLE POW			-10,912.42				-10,912.42
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	
JUNCTION BOYZ, INC.			24,553.00	7,461.84	6,884.33	120,077.64	158,976.81
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
MIKE LYNCH			102.92	102.92	140.97	1,152.71	1,499.52
PERRY PECKER	2980	7/1/08				-1.93	-1.93

Watertown Industrial Center LDC
Tenant Receivables
As of Jun 30, 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
	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
SERV-PRO							
WATERTOWN INDUSTRIAL CENT	4408	6/1/13	889.17				889.17
WATERTOWN INDUSTRIAL CENT			889.17				889.17
			15,158.00	8,090.09	7,589.19	122,613.19	153,450.47

**Watertown Industrial Center LDC
Aged Receivables
As of Jun 30, 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
JUNCTION BOYZ, INC. JUNCTION BOYZ, INC.		3,297.43	3,721.14	2,692.60	38,155.67	47,866.84
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		3,297.43	3,721.14	2,692.60	38,239.98	47,951.15

Watertown Industrial Center LDC
Cash Receipts Journal
For the Period From Jun 1, 2013 to Jun 30, 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
6/4/13	141000 100000	1125	Invoice: 4409 LAURENCE WOLLUM	284.88	284.88
6/4/13	141000 100000	14335	Invoice: 4397 BROOKFIELD RENEWABLE POWER	10,912.42	10,912.42
6/4/13	405501 100000	17677	REIMBURSEMENT FROM ADVANCED BUSINESS SYSTEMS ADVANCED BUSINESS SYSTEMS	170.25	170.25
6/4/13	141000 100000	5754	Invoice: 4399 JEFFERSON COUNTY INDUSTRIAL	1,175.61	1,175.61
6/4/13	125000 125000 100000	5755	Invoice: 051313-IDA Invoice: 052013-IDA JEFFERSON COUNTY INDUSTRIAL	623.25	319.75 303.50
6/4/13	141000 100000	7835	Invoice: 4387 WATERTOWN INDUSTRIAL CENTER	889.17	889.17
6/4/13	141000 100000	7837	Invoice: 4382 SERV-PRO	523.85	523.85
6/4/13	141000 100000	0996283569	Invoice: 4398 FERGUSON ENTERPRISES, INC.	3,939.25	3,939.25
6/4/13	141000 100000	017137	Invoice: 4406 UPSTATE TESTING & CONTROL SERVICES	736.25	736.25
6/12/13	141000 100000	1075	Invoice: 4395 STEVEN ELLIOT	650.76	650.76
6/12/13	141000 100000	7727	Invoice: 4394 CONVERSE LABORATORIES INC.	1,470.31	1,470.31
6/12/13	141000 100000	8929	Invoice: 4392 BLACK HORSE GROUP, LLC	615.89	615.89
6/12/13	141000 100000	417432	Invoice: 4410 NEW YORK AIR BRAKE	2,700.06	2,700.06
6/12/13	141000 100000	15227	Invoice: 4405 UPSTATE CONSTRUCTION SERVICES, INC.	878.32	878.32
6/12/13	141000 100000	15176	Invoice: 4404 SMARTWATT	400.27	400.27
6/12/13	141000 100000	121012	Invoice: 4393 CHAPIN WATERMATICS INC.	6,213.00	6,213.00
6/14/13	125000 100000	5779	Invoice: 052813-IDA JEFFERSON COUNTY INDUSTRIAL	312.75	312.75
6/14/13	125000 100000	5784	Invoice: 6-2013 SERV AGREE JEFFERSON COUNTY INDUSTRIAL	1,250.00	1,250.00
6/19/13	141000 100000	1074	Invoice: 4402 MOSHER BUSINESS ADVISORS CORP.	195.92	195.92
6/19/13	141000 141000	16067	Invoice: 4411 Invoice: 4407		20.00 809.20

Watertown Industrial Center LDC
Cash Receipts Journal
For the Period From Jun 1, 2013 to Jun 30, 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
	100000		WATERTOWN VENDING INC.	829.20	
6/19/13	141000 100000	1920	Invoice: 4391 ALL STAR CONTRACTORS	684.83	684.83
6/19/13	240100 240203 100000	5140	DUE WIC RENT MONTH OF JUNE 2013 DUE WIC LHI MONTH OF JUNE 2013 SERV-PRO	1,162.66	523.85 638.81
6/28/13	141000 100000	14554	Invoice: 4418 BROOKFIELD RENEWABLE POWER	10,912.42	10,912.42
6/28/13	141000 100000	7861	Invoice: 4403 SERV-PRO	523.85	523.85
				48,055.17	48,055.17

Watertown Industrial Center LDC
Aged Payables
As of Jun 30, 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
NOBEL ACE HDWE	JUNE 2013 ST	309.80				309.80
NOBEL ACE HDWE		309.80				309.80
CHENEY TIRE	1438191-2013	219.99				219.99
CHENEY TIRE		219.99				219.99
CITY COMPTROLLER	2013/20/00532	101.90				101.90
	54-1046050-7	415.60				415.60
	541046050-6	254.60				254.60
CITY COMPTROLLER		772.10				772.10
CRYSTAL ROCK	6-2013 STMNT	8.00				8.00
CRYSTAL ROCK		8.00				8.00
Great America Financial	13861140	306.70				306.70
Great America Financial		306.70				306.70
John Law	5717	124.25				124.25
John Law		124.25				124.25
MENTER RUDIN & TRIV	156042TJF	185.00				185.00
MENTER RUDIN & TRIV		185.00				185.00
NATIONAL GRID	28530-06034-M	373.19				373.19
	93031-54019 M	44.43				44.43
	09589-37132 M	907.28				907.28
	04989-37125 M	135.55				135.55
	40830-10042-M	24.41				24.41
	69001-69026 M	24.41				24.41
	85631-02016-M	125.90				125.90
	96789-36125	24.41				24.41
	03389-37134-M	24.41				24.41
	00389-37138-M	539.40				539.40
	00589-37125-M	514.50				514.50
	03031-01037-M	465.81				465.81
	04389-37154-M	566.56				566.56
	08989-37150-M	31.42				31.42
	11187-19155-M	23.16				23.16
	05187-86126-M	160.91				160.91
NATIONAL GRID		3,985.75				3,985.75
P&M CONSTRUCTION	1885		1,475.00			1,475.00
	1886		1,305.00			1,305.00
	1891	1,243.75				1,243.75
	1894	356.00				356.00
P&M CONSTRUCTION		1,599.75	2,780.00			4,379.75

Watertown Industrial Center LDC
Aged Payables
As of Jun 30, 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
SCHWERZMANN & WIS	007572	451.00				451.00
	007572-2	1,710.00				1,710.00
SCHWERZMANN & WIS		2,161.00				2,161.00
BILLY SOLURI	MILEAGE2			150.00		150.00
	MILEAGE3		150.00			150.00
	MILEAGE4	150.00				150.00
BILLY SOLURI		150.00	150.00	150.00		450.00
VERIZON WIRELESS	2329128907				278.31	278.31
VERIZON WIRELESS					278.31	278.31
G.W. WHITE & SON INC	992557	1,045.96				1,045.96
G.W. WHITE & SON INC		1,045.96				1,045.96
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
	4408	889.17				889.17
WATERTOWN INDUSTR		889.17			-3.00	886.17
		11,757.47	2,930.00	150.00	275.31	15,112.78

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Jun 1, 2013 to Jun 30, 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
6/14/13	7838	200000	Invoice: 96789-36125-APR-MAY	25.51	
		200000	Invoice: 09589-37132-APR-MAY	1,078.71	
		200000	Invoice: 85631-02016-APR-MAY	142.53	
		200000	Invoice: 69001-69026-APR-MAY	24.41	
		200000	Invoice: 40830-10042-APR-MAY	24.41	
		200000	Invoice: 00389-37138-APR-MAY	544.78	
		200000	Invoice: 00589-37125-APR-MAY	608.19	
		200000	Invoice: 03389-37134-APR-MAY	24.41	
		200000	Invoice: 08989-37150-APR-MAY	91.59	
		200000	Invoice: 28530-06034-APR-MAY	361.24	
		200000	Invoice: 03031-01037-APR-MAY	496.94	
		200000	Invoice: 04389-37154-APR-MAY	798.33	
		200000	Invoice: 04989-37125-APR-MAY	262.73	
		200000	Invoice: 93031-54019-APR-MAY	48.63	
		200000	Invoice: 11187-19155-APR-MAY	62.51	
		200000	Invoice: 05187-86126-APR-MAY	164.89	
		100000	NATIONAL GRID		4,759.81
6/14/13	7839	100000	VOID		
6/14/13	7839	200000	Invoice: 000062365	791.00	
		100000	ABJ FIRE PROTECTION CO.		791.00
6/14/13	7840	200000	Invoice: MAY 2013 STMNT	120.74	
		100000	NOBEL ACE HDWE		120.74
6/14/13	7841	200000	Invoice: 80706	146.41	
		100000	BLACK RIVER PAPER COMPANY INC.		146.41
6/14/13	7842	200000	Invoice: MAY 7-20 STMNT	257.45	
		100000	CHENEY TIRE		257.45
6/14/13	7843	200000	Invoice: 0004614-MAY 2013	415.60	
		200000	Invoice: 0002012-MAY 2013	254.60	
		100000	CITY COMPTROLLER		670.20
6/14/13	7844	200000	Invoice: MAY 2013	8.00	
		100000	CRYSTAL ROCK		8.00
6/14/13	7845	200000	Invoice: 0575197	225.15	
		200000	Invoice: 0575151	20.00	
		200000	Invoice: 057151-1	20.00	
		100000	FERGUSON WATERWORKS		265.15
6/14/13	7846	200000	Invoice: 1209132686	101.24	
		200000	Invoice: 1209139516	101.24	
		100000	G&K SERVICES		202.48
6/14/13	7847	200000	Invoice: 13735519	306.70	
		100000	Great America Financial Services		306.70
6/14/13	7848	200000	Invoice: 155512TJF	240.50	
		100000	MENTER RUDIN & TRIVELPIECE PC		240.50
6/14/13	7849	200000	Invoice: 1879	10,731.00	
		100000	P&M CONSTRUCTION		10,731.00
6/14/13	7850	200000	Invoice: S3398980.001	25.80	
		100000	SECURITY SUPPLY CORPORATION		25.80
6/14/13	7851	200000	Invoice: 2013 LEAGUE FEE	941.00	
		100000	UPSTATE YOUTH BASEBALL ASSOC, INC		941.00
6/14/13	7852	200000	Invoice: 9705788306	236.79	

Watertown Industrial Center LDC
Cash Disbursements Journal
For the Period From Jun 1, 2013 to Jun 30, 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
		100000	VERIZON WIRELESS		236.79
6/14/13	7853	200000 100000	Invoice: 40788 VICTORY PROMOTIONS, INC.	180.00	180.00
6/14/13	7854	200000 100000	Invoice: 3108257-0448-2 WASTE MANAGEMENT OF NEW YORK	520.90	520.90
6/14/13	7855	200000 200000 200000 200000 100000	Invoice: 973020 Invoice: 935047 Invoice: 935015 Invoice: 934951 G.W. WHITE & SON INC.	17.52 330.62 200.00 78.51	626.65
6/14/13	7856	200000 100000	Invoice: 6-13 LOAN PYMNT WATERTOWN LOCAL DEVELOPMENT	2,218.39	2,218.39
6/14/13	7857	200000 100000	Invoice: 068150798 XEROX	72.04	72.04
6/25/13	7860	200000 100000	Invoice: 6-13-SERVPRO LHI #21 WATERTOWN INDUSTRIAL CENTER	638.81	638.81
6/25/13	7861	200000 100000	Invoice: 6-13 SERVPRO RENT WATERTOWN INDUSTRIAL CENTER	523.85	523.85
6/25/13	7862	200000 100000	Invoice: 1438191 CHENEY TIRE	219.99	219.99
6/25/13	7863	200000 100000	Invoice: EATON 6-13 REVIEW LYLE EATON	200.00	200.00
6/25/13	7864	200000 200000 100000	Invoice: 1209104050 Invoice: 1209146305 G&K SERVICES	101.24 101.24	202.48
6/25/13	7865	200000 200000 200000 100000	Invoice: 5712 Invoice: 5975 Invoice: 5715 John Law	63.00 156.18 249.95	469.13
6/25/13	7866	200000 100000	Invoice: 005353--MAY 2013 SCHWERZMANN & WISE, PC	1,394.00	1,394.00
6/25/13	7867	200000 100000	Invoice: 6-21--7-20-13 Time Warner Cable	162.07	162.07
6/25/13	7868	200000 100000	Invoice: 171158 WATERTOWN VENDING	41.25	41.25
	Total			27,172.59	27,172.59

Watertown Industrial Center LDC
Maintenance Report for the Twelve Month Period Ending June 30, 2013
 Prepared by JCIDA STAFF, July 18, 2013

	Current Year Budget	Year-to-Date Total	Current Month	Previous Month	YTD % of Budget
Revenues					
Add'l Rents - Maintenance	\$ 104,681.00	103,865.36	\$ 9,569.75	9,569.75	99.22
Total Revenues	<u>104,681.00</u>	<u>103,865.36</u>	<u>9,569.75</u>	<u>9,569.75</u>	99.22
Expenses					
Maintenance - Improvements	4,000.00	1,768.25	0.00	217.52	44.21
Tenant Incentive Improvements	0.00	1,813.72	0.00	0.00	0.00
Maintenance - Building Repairs	15,500.00	17,921.96	1,741.24	3,580.40	115.63
Maintenance - Common Area	8,082.00	10,327.66	491.05	210.48	127.79
Maintenance - Grounds	26,750.00	22,942.94	1,764.17	41.99	85.77
Maintenance - Equipment/Tools	6,500.00	3,813.36	697.43	43.46	58.67
Maintenance - Materials	3,500.00	2,892.79	112.46	55.09	82.65
Total Operations	<u>64,332.00</u>	<u>61,480.68</u>	<u>4,806.35</u>	<u>4,148.94</u>	95.57
Net Income Over Expenditure	\$ <u>40,349.00</u>	<u>42,384.68</u>	\$ <u>4,763.40</u>	<u>5,420.81</u>	105.05