



ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

Ernest J. LaBaff Industrial Building ~ 19 Commerce Lane, Suite 1 ~ Canton, New York 13617
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Brian Staples, CPA

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Patrick J. Kelly
St. Lawrence County
Industrial Development Agency

*

CHIEF FINANCIAL OFFICER

Kimberly A. Gilbert
St. Lawrence County
Industrial Development Agency

MEMORANDUM

To: James Reagen
IDA Representative to the County Legislature

From: Patrick J. Kelly
Chief Executive Officer

Date: August 30, 2021

Re: Report to the Legislature

Pursuant to our Economic Development Services Agreement, attached please find the following:

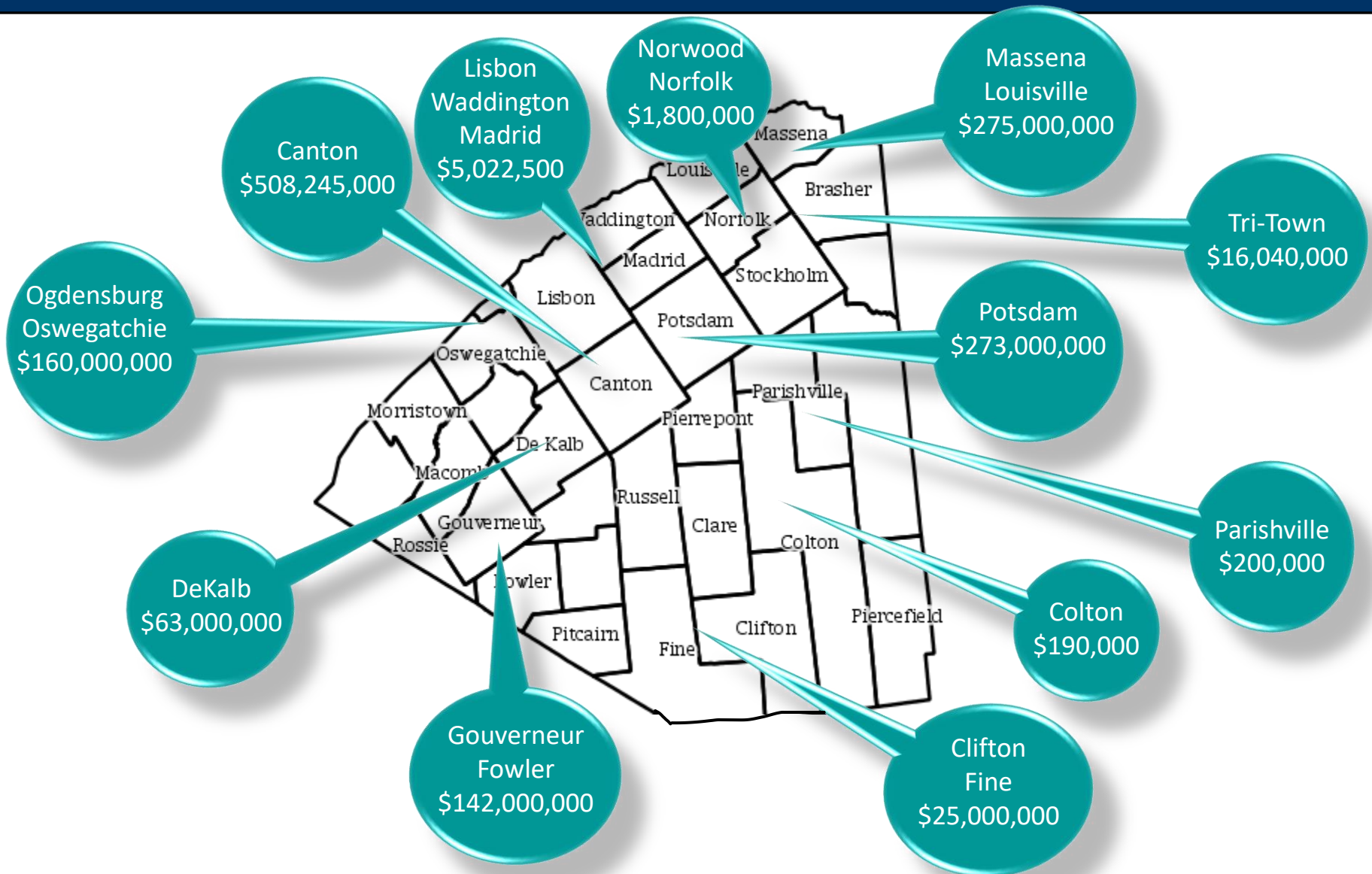
- Semiannual Mission and Performance Review (January 2021 – June 2021)
- Unaudited Financial Statements for the Period Ending June 2021

Please feel free to contact me if you have any questions.

CC: St. Lawrence County Legislators
St. Lawrence County Administrator



IDA History of Project Activity



St. Lawrence County Industrial Development Agency

Semiannual Report

Mission Statement

(Reviewed and Reaffirmed in Public Session on March 30, 2021)

The mission of the St. Lawrence County Industrial Development Agency (“IDA”) is to promote, encourage, attract and develop job opportunities and economically sound commerce and industry in St. Lawrence County. To accomplish its mission, the IDA constructs and owns industrial sites and buildings, administers loan packaging and industrial revenue bond financing and provides a variety of tax-reduction incentives.

Performance Goals

- To create new employment opportunities for St. Lawrence County citizens through the attraction of or the creation of new businesses
- To create new employment opportunities for St. Lawrence County citizens through the expansion of existing businesses
- To retain existing employment opportunities
- To leverage the greatest level of private investment in St. Lawrence County businesses
- To educate County businesses, elected officials and community representatives regarding available economic development resources
- Act as a liaison with businesses and government to help coordinate economic development services and reduce bureaucracy
- Work cooperatively with area economic development agencies to market County assets and economic development resources to potential new or expanding businesses
- Ensure a transparent and accountable operation with responsibly-managed Agency assets

2021 Performance Review (January 2021 – June 2021)

- In an effort to assist the St. Lawrence County Covid Reopening Task Force, the IDA-LDC designated a staff member to assist the SLC Public Health Department with the vaccine rollout process. This included helping with site layout plans, contacting and scheduling volunteers to help process registrants for vaccination site locations, and reaching out to companies to solicit employees to utilize vaccination clinics.

Multiple potential medical providers were certified through the Public Health Department to do vaccinations, leading to proper staffing levels at the clinics and preventing volunteer burnout. Vaccination clinics were held at company sites, including Arconic, ALCOA, Corning, and the multiple businesses at the OBPA industrial park through a clinic held in an OBPA building in the park.

- Local ads were placed to encourage the continued compliance with Covid regulations and the support of local businesses. As an example, the following radio ad ran during local high school sports broadcasts:

“ST. LAWRENCE COUNTY IS **OPEN FOR BUSINESS** AND YOUR FAMILY, FRIENDS AND NEIGHBORS ARE WORKING HARD TO KEEP YOU SAFE AND KEEP JOBS IN ST. LAWRENCE COUNTY. SO, WHEN YOU GO OUT, PLEASE SLIP THAT MASK ON, MAINTAIN SAFE DISTANCING, AND STAY LOCAL, SHOP LOCAL, and SUPPORT LOCAL! THAT WILL HELP KEEP ST LAWRENCE COUNTY **OPEN FOR BUSINESS!** THIS MESSAGE BROUGHT TO YOU BY THE ST LAWRENCE COUNTY I-D-A. IF YOUR BUSINESS NEEDS HELP AND GUIDANCE CONTACT THEM AT WWW.SLCIDA.COM”

IDA personnel engaged in daily update calls and participated in strategies to increase citizen participation for getting vaccinated by offering untried points of distribution (POD) at village and town volunteer fire halls. Participation in the vaccine rollout process keeps the Agency informed so we are better able to assist businesses that may have questions about the vaccination process.

As the economy slowly reopened, guidelines began to loosen and the vaccination process was underway, the group began to meet less frequently. Meetings continue to focus on helping businesses and residents obtain the most up-to-date information and guidance possible to resume events, activities, and business operations.

- Staff continued to work on developing future economic development activity and completing projects already underway. Contacts were made with existing and prospective firms and organizations to ensure they had the resources they need to sustain or potentially grow their business.
- The IDA assisted Atlantic Testing Laboratories (“ATL”) with the acquisition of a bigger, more dynamic drilling rig for the company’s drilling operations.

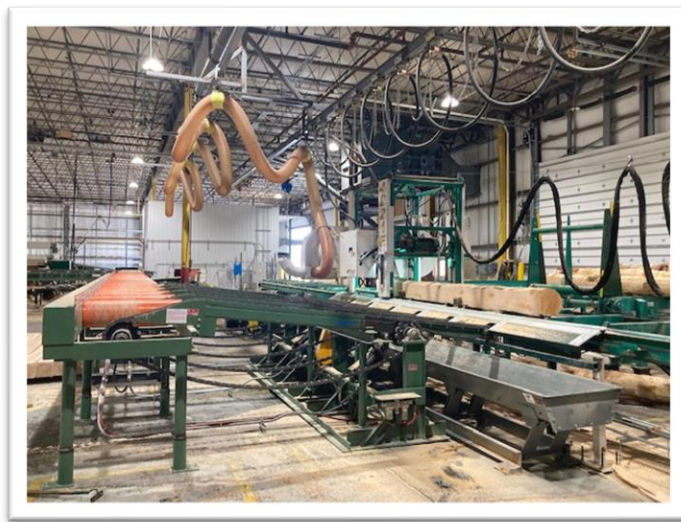
As part of the acquisition, the IDA-LDC provided an equipment loan in the amount of \$344,500 to ATL through the St. Lawrence River Valley Redevelopment Agency fund.

The purchase of the new drilling rig will create two jobs in the company’s drilling division, which is headquartered in Canton and already employs over 20 workers.



ATL’s new CM E-55LC/300 rubber track drill

- The St. Lawrence County IDA – Civic Development Corporation authorized a bond issuance to Clarkson University for \$43 million, which included both refinancing of previous bonds and the issuance of new funds for the University. A summary from a study completed by the Center of Governmental Research was provided as part of the public hearing minutes demonstrating the economic impact Clarkson University has on the region. According to the study, Clarkson “provided a \$346.9 million impact to the North Country’s economy based on data from 2019, through its institutional operations and jobs related to supporting student services, research and construction. “ Clarkson University employs over 700 people.
- Curran Renewable Energy, LLC was authorized to draw up to \$350,000 from an existing working capital line of credit through the St. Lawrence River Valley Redevelopment Agency fund. These funds will help Curran Renewable and its related entities, Seaway Timber Harvesting and North American Forest Group, as the companies deal with business and weather seasonality issues and the ongoing effort to start sawmill operations at the former ACCO facility in the Town of Oswegatchie.



North American Forest Group Sawmill early production activity

- The sale of the former Star Lake Great American grocery store was finalized in June. The developer that purchased the property has plans to demolish the existing building and construct and lease a new building to become a Dollar General. The IDA Local Development Corporation and other lending partners on the project acquired the store when the Great American closed and worked to market the facility to a new owner with the objectives of maximizing the return on the property while providing access to products in the community, growing the tax base, and creating jobs with a new store.
- The Cornell Cooperative Extension (“CCE”) of St. Lawrence County was approved for a \$50,000 loan from the St. Lawrence County IDA – Civic Development Corporation. The loan will be used to provide bridge financing for grant funds the CCE will be receiving from the Dormitory Authority of the State of New York. The funds will assist the CCE with its efforts to improve and better equip the Harvest Kitchen that the CCE operates on the Extension Farm at its offices in Canton. The Harvest Kitchen is a commercial value-added processing facility primarily used as a technical teaching platform.

- As a way of getting program information out in-person and gradually bringing back networking opportunities for businesses, the SLC Chamber and the IDA hosted in-person, outdoor networking opportunities referred to as “Nature and Networking” events in various areas around the County. Local development partners from the Small Business Development Center at SUNY Canton, BOCES Adult Education, the St. Lawrence County Workforce Development Board, NYPA – Economic Development, and other local developers presented materials and engaged in conversations with local businesses and entrepreneurs.
- The St. Lawrence County IDA – Local Development Corporation authorized subordination of its interest in the equipment and machinery serving as security for a loan with Potsdam Specialty Paper, Inc. in support of PSPI’s efforts to refinance its debt with its primary lender.
- The Workforce Development Institute (“WDI”) and IDA have historically worked together to assist local businesses with a variety of training, safety, and workforce development initiatives. This year the WDI and IDA have focused on assisting local companies in the forest industry through a grant received by the WDI from the Northern Border Regional Commission entitled “from the forest to the mill”. The training projects are for a variety of technical and business training with reimbursements averaging \$10,000 each and internships averaging \$5,000 each.

The following companies are in the process of utilizing the program:

- Dunn Paper; in process of funding workforce training projects and a paid internship
 - APC Paper; in process of funding workforce training projects and a paid internship
 - Potsdam Specialty Paper; funded workforce training and funding a paid internship
 - Structural Wood; in process of funding multiple workforce projects and an internship
 - North American Forest Products; offer for two paid internships
 - St. Lawrence County Soil and Water; provided a paid internship
- The NYS Lake Ontario Resiliency and Economic Development Initiative (“REDI”) program was established to help businesses along the lake and St. Lawrence River that were impacted by flood damage in 2017 or 2019. The IDA has been working with businesses that received awards to assist them in reaching the local matching fund requirements mandated by the program. To assist with these requirements, the St. Lawrence River Valley Redevelopment Agency authorized an allocation of funds from the Community Development and Environmental Improvement Program (“CDEIP”) and the IDA is assisting local awardees as they complete their repair projects.



Wrights Sporting Goods and Marine, Morristown REDI project pier work

- The IDA and Arconic continue to work on plans for the conceptual development of a business park on excess Arconic property in Massena. Funds for this effort have been provided, in part, by a \$90,000 Consolidated Funding Application grant from Empire State Development. The goal is to create a comprehensive, cohesive view for developing the property as a mixed-use industrial, technology, commercial and agri-business campus.

The feasibility study of the Arconic property in Massena will provide the information and data needed to prepare the sites for future development activities.



Arconic Property for Potential Development in Massena

- The SLCIDA continues to assist with tuition costs for the Class-A Commercial Driver's License training program at SUNY Canton CREST Center through funds provided by an award the IDA received from the USDA the Rural Development Block Grant "RDBG" program. In 2021, the CDL A Training program has had 13 students enroll, with six successfully licensed. The remaining students are currently engaged in completing their training.

Of the students that enrolled in 2021, 10 received some level of funding from the IDA, to include the six students who have earned their CDL-A license. The cost for attending the course is much lower than if the student were to attend the class in Syracuse, which is the next closest location, but still comes with a cost that can be a barrier for potential applicants. The grant covers approximately \$4,750 per student. Each student will then be responsible for the balance of the class cost which is approximately \$1,500. The total estimated cost for training in the application is \$75,000, with \$57,000 provided through the grant and \$18,000 from participants or other sources.

- Nine community-scale solar development projects were approved for PILOT assistance by the IDA. These projects will represent over 35 MW of renewable energy production capacity in the County and will provide over \$179,000 in new PILOT revenue for the County and local taxing jurisdictions in the first year of the PILOT agreements, a figure that will increase by 2% per year over the life of the PILOTs. There are over 20 similar projects in the development pipeline as well as a small number of larger, utility-scale projects.

- The St. Lawrence River Valley Redevelopment Agency's Community Development and Environmental Improvement Program Applications for the 2021 funding year were made available earlier this year, with a submission deadline of April 16th. A total of 15 applications were accepted that requested \$250,292 in funding, representing \$2.2 million in total project costs. The total amount of funds distributed was \$100,000 which went to the following projects:

Cranberry Lake Mountaineers	Fund a Groomer Building	\$15,000
Garden Share	Farmers Market Promotion	\$7,500
Lisbon, Town of	IT Technology Upgrade Program	\$20,000
Louisville, Town of	Revive Massena Country Club (River Course)	\$20,000
RATES(Research Applied Technology, Education, Services, LLC.)	Revitalize Hydrologic Monitoring Stations - harmful algae study	\$7,500
SLC North Country Events	2021 Bass Master Elite Tournament	\$15,000
Waddington, Village of	Relocation & Renovation to the Norwood & St Lawrence Railroad Depot	\$10,000
Potsdam, Village of	Downtown Potsdam – new Raymond/Depot St	\$5,000

- The St. Lawrence County Property Development Corporation (“PDC”) accepted the transfer of the former Newell manufacturing building from the City of Ogdensburg. The IDA secured \$200,000 in 50/50 in grant/loan funds from the Development Authority of the North Country and \$500,000 in grant funds from the Northern Border Regional Commission to continue with the rehabilitation of the building. As these funding sources are reimbursement-based, the St. Lawrence County IDA – Civic Development Corporation authorized a loan in amount of up to \$500,000 to the PDC to assist with the up-front financing. The PDC is now undertaking the 2nd phase of the rehabilitation project, expected to cost approximately \$1 million. This phase includes reinstalling water, sewer, electrical, gas, and heating systems, as well as a new building entrance, corridors, office space, and restrooms.

Phase 1 renovations included a new roof, façade, and environmental containment issues, which constitute the shell of the building. Phase 2 will now take the building from a shell to a more completed structure which will be ready for specific tenant finishing work.



The Former Newell Building in Ogdensburg

- As a result of the Northern New York Power Proceeds Allocation Act, approved in 2014, the net earnings from the sale of up to 20 megawatts of hydropower are used for awards to eligible businesses in St. Lawrence County through a Northern New York Economic Development Fund (NNYEDF) created by the Act. The legislation also creates a Northern New York Power Proceeds Allocation Board, whose purpose is to make recommendations to NYPA for awards from the fund.

During the first five years of the Act's implementation, net earnings generated from the sale of up to 20 MW of hydropower into the wholesale electricity were made available as a source of capital for qualified businesses. The 20 MW is drawn from hydropower previously sold to out-of-state electricity customers and redirected to New York State during the 2003 St. Lawrence-FDR project relicensing. After five years of the Act's implementation, the amount of unallocated power available for sale to generate funds was limited to 10 MW. The Power Proceeds Allocation Board has made numerous recommendations to NYPA for projects, and NYPA has awarded approximately \$2,000,000 in St. Lawrence County utilizing this unique and successful program.

The SLCIDA and St. Lawrence River Valley Redevelopment Agency reached out to our New York State representatives requesting that the Northern New York Power Proceeds Allocation Act be amended to remove the limit of 10 MW being made available for sale to fund the Northern New York Economic Development Fund. A bill passed in the Senate but stalled in the Assembly. Efforts to increase the local monetization of power will continue.

- The IDA served as a non-voting member of the local planning committee for the Potsdam Downtown Revitalization Initiative ("DRI").
- At the IDA's Annual Meeting, the following officers were elected to a one-year term: Brian W. Staples (Chair); Ernest J. LaBaff (Vice-Chair); Lynn Blevins (Secretary), Patrick J. Kelly (CEO) and Kimberly A. Gilbert (CFO). The firm of Silver and Collins was reappointed as General Counsel.
- Board members approved the 2020 Independent Audit reports in March of 2021. The reports showed no findings. Legislators have been provided the reports electronically. In addition, the reports are available on our website at www.SLCIDA.com.
- As part of our Public Authority Law compliance program, annual policy reviews are conducted by the IDA and its affiliated organizations. In the first quarter the Property Disposition, Whistleblower, Code of Ethics, Defense & Indemnification, and Compensation, Reimbursement & Attendance policies were reviewed. Performance documents for 2020 were also reviewed.
- Appointments/Reappointments: Notice has been received by the St. Lawrence County Board of Legislators that Lynn Blevins has been reappointed to serve another three-year term. His term was set to expire in June 2021.

- The IDA also continued aggressive marketing efforts to better inform local businesses of our resources, to attract outside businesses and investment to St. Lawrence County, and to seek out alumni and former residents of the area to return to the County. Some of these efforts include:
 - The creation and utilization of advertising and media promotion pieces, including placements in North Country This Week and Northern New York Newspapers.
 - Maintaining memberships in Canadian trade organizations to facilitate access to events and to maintain key contacts with Canadian companies and multiplier organizations.
 - Outreach to numerous businesses in the following industry sectors:
 - Food production
 - Glass manufacturing
 - Plastics and plastic manufacturing, molding, extrusion
 - Fiber, yarn, filament, thread manufacturing
 - Paper/packaging industries
 - Music industry
 - Businesses whose operations would benefit from the graduates, faculty, and facilities at the local universities
 - Collaborating with NYPA to enhance the value of the IDA's website and social media presence. We continue to enhance our digital efforts to promote business resources in St. Lawrence County and to position the County as a location for new investment and a destination from outside the area. Since the start of the new year, there has been an increase in activity utilizing the website and social media platforms. Postings offer information regarding the vaccination process and other Covid-related business information pieces as well as general updates and promotional messaging.

Notable highlights to the website and related social media platforms include:

- Developing a campaign "Come Home to St Lawrence County" to encourage alumni and previous residents to come back to the county;
- Utilizing paid and organic posts for the IDA's Nature & Networking events;
- Weekly posts have been scheduled to promote the SUNY Canton Center for Entrepreneurial Leadership Core Program;
- Continuing to develop social content highlighting prominent community events that benefit workforce development;
- Social posts have highlighted important stories from community members;
- Weekly posts have included information about key sectors in the local economy.

Website and social media analytics include:

- 5,300 new users have visited the site for the first 5 months of the year;
- Highest number of users per month in this period was in March 2021 (1,207 users), which demonstrates that our social media efforts are working;
- Users spent an average of 2 minutes on the site.

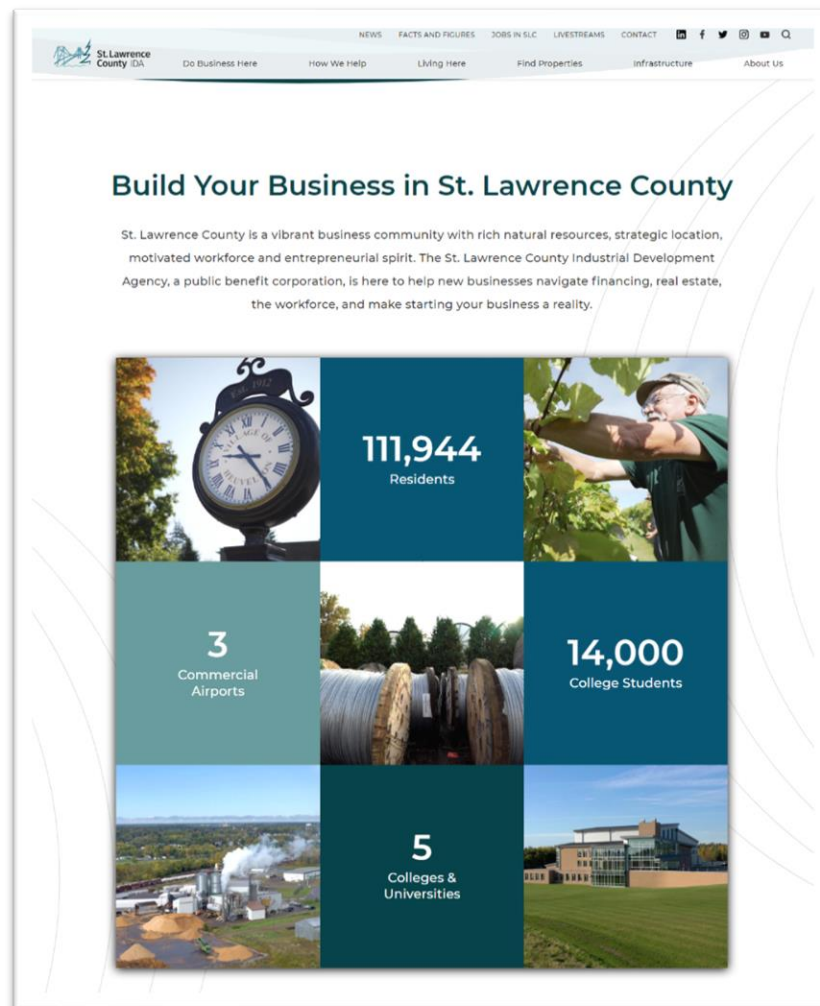
Audience sources:

- 48% of audience came to the site directly;
- 42% of audience came from organic search (search engine);
- 5% of audience came from social media;

Social traffic sources highlights: Facebook - 87%, LinkedIn - 8%, Twitter - 3%, Instagram – 1%, YouTube - 1%

Social Media Analytics Key Takeaways during the first half of the year:

- Facebook organic impressions increased from 12 to 30 impressions per post;
- Twitter impressions increased from 6.5k to 25.5k;
- Instagram and LinkedIn have seen increases in performance impressions.



St. Lawrence County
Industrial Development Agency

St. Lawrence County Industrial Development Agency
Semiannual Report

Unaudited Financial Statements
Period Ending June 2021



St. Lawrence County
Industrial Development Agency

St. Lawrence County Industrial Development Agency
Budget Report
January 1 - June 30, 2021

	2021 Budget	Jun-21	YTD	Balance
Operating Revenue				
2400 · Late Fees Received	100.00	0.00	0.00	100.00
2401B · Gain/Loss on Investment	40,000.00	0.00	0.00	40,000.00
2409B · Interest Income - Banking	1,000.00	7.81	187.31	812.69
2409L · Interest Income - Lease	32,325.00	2,743.56	13,584.67	18,740.33
2411 · Refund of Prior Years Expenses	0.00	19,184.00	19,184.00	(19,184.00)
2421 · St. Lawrence County Revenue	300,000.00	0.00	150,000.00	150,000.00
2422 · IDALDC Administrative Revenue	200,000.00	0.00	100,000.00	100,000.00
2423 · GMEDF Administrative Revenue	7,200.00	0.00	0.00	7,200.00
2505 · Gain/Loss on Sale of Asset	0.00	0.00	0.00	0.00
2999 · Miscellaneous Income	100.00	0.00	0.00	100.00
Total Operating Revenue	580,725.00	21,935.37	282,955.98	297,769.02
2450 · Rental Income - CIB	0.00	18,110.00	63,385.00	(63,385.00)
Total Revenue for CIB	0.00	18,110.00	63,385.00	(63,385.00)
6455408 · Maintenance Expense - CIB	5,000.00	742.55	6,179.32	(1,179.32)
6455411 · Insurance Expense - CIB	5,000.00	0.00	0.00	5,000.00
6455416 · Utilities Expense - CIB	2,500.00	288.92	2,649.87	(149.87)
6455499 · Miscellaneous Expense - CIB	100.00	0.00	0.00	100.00
6455500 · Interest Expense - CIB	8,150.00	641.59	3,248.10	4,901.90
6455510 · Depreciation Expense - CIB	65,000.00	0.00	0.00	65,000.00
Total Expenditure for CIB	85,750.00	1,673.06	12,077.29	73,672.71
Total Canton Industrial Building	(85,750.00)	16,436.94	51,307.71	(137,057.71)
Canton Industrial Park				
6456408 · Maintenance Expense - CIP	500.00	0.00	0.00	500.00
6456411 · Insurance Expense - CIP	950.00	0.00	0.00	950.00
6456499 · Miscellaneous Expense - CIP	250.00	0.00	0.00	250.00
6456510 · Depreciation Expense - CIP	250.00	0.00	0.00	250.00
Total Canton Industrial Park	(1,950.00)	0.00	0.00	(1,950.00)
Total Expenditure for CIP	1,950.00	0.00	0.00	1,950.00
Gouverneur Industrial Park				
6486408 · Maintenance Expense - GIP	2,000.00	550.00	550.00	1,450.00
6486411 · Insurance Expense - GIP	50.00	0.00	0.00	50.00
6486499 · Miscellaneous Expense - GIP	250.00	0.00	0.00	250.00
Total Expenditure for GIP	2,300.00	550.00	550.00	1,750.00
Total Gouverneur Industrial Park	(2,300.00)	(550.00)	(550.00)	(1,750.00)

	2021 Budget	Jun-21	YTD	Balance
Total Building Revenues	2,000.00	18,660.00	63,935.00	(61,935.00)
Total Building Expenses	90,000.00	2,223.06	12,627.29	77,372.71
Total Building Net Income	(88,000.00)	16,436.94	51,307.71	(139,307.71)
Miscellaneous Projects				
2413 · Project Fees	10,000.00	0.00	42,800.00	(32,800.00)
2406A - Grant Income RDBG LCDrives	15,068.00	0.00	0.00	15,068.00
2406B - Grant Income RDBG CDLA	0.00	0.00	0.00	0.00
2406C - Grant Income NBRC NAFG	0.00	0.00	64,205.50	(64,205.50)
2424 · NF Rail NBRC Revenue	234,155.00	0.00	40,363.95	193,791.05
2504 · CDC Project Revenue	100.00	0.00	0.00	100.00
2510 · NF Rail Revenue	0.00	0.00	289,038.25	(289,038.25)
2515 · Newell Bldg Revenue	0.00	0.00	0.00	0.00
2420 · PILOT Revenue	0.00	0.00	119,774.01	(119,774.01)
6499 · Miscellaneous Income	500.00	0.00	0.00	500.00
Total Revenue for Misc. Projects	259,823.00	0.00	556,181.71	(296,358.71)
6420617 · NF Rail Rehab Expense	0.00	340.00	42,974.45	(42,974.45)
6420618 · NF Rail NBRC Expense	234,155.00	0.00	0.00	234,155.00
6420621 · Newell Project Expense	0.00	(57,034.26)	(0.21)	0.21
6420622 · RDBG Adult Ed CDL Expense	0.00	3,250.00	32,000.00	(32,000.00)
6490616 · PILOT Payment Expense	0.00	0.00	119,774.01	(119,774.01)
Total Expenditure for Misc. Projects	234,155.00	(53,444.26)	194,748.25	39,406.75
Total Miscellaneous Projects	25,668.00	53,444.26	361,433.46	(335,765.46)

	2021 Budget	Jun-21	YTD	Balance
General Operating Expenses				
6460408 · Maintenance Expense	1,500.00	120.45	332.25	1,167.75
6460411 · Insurance Expense	10,000.00	13.00	13.00	9,987.00
6460416 · Utilities Expense	5,000.00	111.25	1,578.93	3,421.07
6460418 · Underwriting/Credit Report Exp	100.00	0.00	0.00	100.00
6460420 · Office Supplies Expense	2,500.00	410.67	1,676.82	823.18
6460421 · Office Equipment Expense	2,500.00	0.00	1,760.69	739.31
6460422 · Equipment Repair Expense	250.00	0.00	0.00	250.00
6460423 · Telephone Expense	6,000.00	722.23	2,970.19	3,029.81
6460424 · Postage Expense	750.00	122.45	176.70	573.30
6460425 · Printing and Copying Expense	750.00	65.27	625.34	124.66
6460426 · IT Expense	1,000.00	140.25	1,859.33	(859.33)
6460427 · Professional Associations Expens	2,500.00	0.00	500.00	2,000.00
6460432 · Other Legal Expense	5,000.00	0.00	1,845.37	3,154.63
6460433 · Legal Expense - Retainer	5,500.00	0.00	2,475.00	3,025.00
6460434 · Accounting Expense	7,875.00	7,875.00	7,875.00	0.00
6460436 · Promotion/Marketing Expense	25,000.00	360.00	25,442.63	(442.63)
6460440 · Auto Expense	2,000.00	44.32	69.86	1,930.14
6460441 · Subscriptions & Periodicals	500.00	0.00	291.20	208.80
6460442 · Meeting Expense	1,000.00	0.00	6.98	993.02
6460443 · Mileage Expense	1,000.00	0.00	172.14	827.86
6460444 · Education Workshops Expense	10,000.00	4,467.70	4,782.70	5,217.30
6460445 · Travel Expense	2,500.00	0.00	0.00	2,500.00
6460499 · Miscellaneous Expense	500.00	149.04	964.59	(464.59)
6460502 · Outside Contracted Expense	100.00	0.00	0.00	100.00
6460503 · Payroll Expenses				
503A · Salaries & Wages	423,500.00	33,425.10	191,161.71	232,338.29
503B · Employee Benefits	156,000.00	8,335.91	56,622.62	99,377.38
503C · Post Employment Benefits Expe	190,000.00	0.00	0.00	190,000.00
503D · Payroll Tax Expense	32,000.00	2,443.72	13,966.82	18,033.18
503E · Payroll Processing Fees	1,980.00	184.50	1,288.37	691.63
6460599 · Depreciation Expense	3,700.00	0.00	0.00	3,700.00
Total General Operating Expenses	901,005.00	58,990.86	318,458.24	582,546.76
Total Revenue	840,548.00	40,045.37	902,522.69	(61,974.69)
Total Expenses	1,225,160.00	7,769.66	525,833.78	699,326.22
Net Income	(384,612.00)	32,275.71	376,688.91	(761,300.91)

St. Lawrence County Industrial Development Agency

Balance Sheet

As of June 30, 2021

	<u>Jun 30, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
200 · Cash	435,355.65
200P · Cash - Payroll Checking Account	33,101.71
201 · Cash in Time Deposits	
201N · NBT Bank Cash in Time	1,421,141.61
201K · Key Bank Cash in Time	391,549.34
Total 201 · Cash in Time Deposits	1,812,690.95
203 · Cash - Rental Deposits	9,056.06
Total Checking/Savings	2,290,204.37
Other Current Assets	
260 · Grant Receivable	19,000.00
211 · Special Reserve	
211A · Special Reserve-Key MM Treasury	5,000.00
211B · Special Reserve -Key Treasury	1,995,000.00
Total 211 · Special Reserve	2,000,000.00
220 · Due from Others	
220A · Misc. Due from Others	5,688.19
220B · City of Ogdensburg(Newell)	1,000,000.00
Total 220 · Due from Others	1,005,688.19
Total Other Current Assets	3,024,688.19
Total Current Assets	5,314,892.56
Fixed Assets	
111 · Gouverneur Industrial Park	
111-A · Gouverneur Industrial Park	74,139.65
Total 111 · Gouverneur Industrial Park	74,139.65
112 · Vehicles	
112-A · Vehicles	39,560.00
112-B · Vehicles Depreciation	-35,661.67
Total 112 · Vehicles	3,898.33
119 · Massena Industrial Park-Lot 12	40,963.08
122 · Furnishings	
122-A · Furnishing	25,880.04
122-B · Furnishing Depreciation	-25,880.04
Total 122 · Furnishings	0.00
128 · Canton Industrial Park	
128A · Canton Industrial Park - Land	166,250.00
128B · Canton Industrial Park - Imp-ND	176,990.00
128BD · Canton Ind Park - Imp Deprec	24,269.00
128-C · CIP Depreciation	-13,636.48
Total 128 · Canton Industrial Park	353,872.52

St. Lawrence County Industrial Development Agency

Balance Sheet

As of June 30, 2021

	<u>Jun 30, 21</u>
129 · Canton Industrial Building	
129-A · Canton Industrial Building	2,047,308.63
129-B · Canton Industrial Bldg Improv	143,388.76
129-C · Canton Ind Bldg - Depreciation	-463,779.34
Total 129 · Canton Industrial Building	<u>1,726,918.05</u>
Total Fixed Assets	<u>2,199,791.63</u>
Other Assets	
299 · Deferred Outflow - Pension	611,914.00
Capital Lease Receivable	
590 · L/R - Capital Lease OpTechLot20	125,681.87
592 · L/R - NY Power Tools - Lot 17	216,579.92
594 · L/R - From the Heart Cabinetry	596,862.65
Total Capital Lease Receivable	<u>939,124.44</u>
Notes Receivable (N/R)	
591 · N/R - LC Drives RDBG EquipLease	22,109.60
593 · N/R - LC Drives 2018 RDBG	35,811.92
Total Notes Receivable (N/R)	<u>57,921.52</u>
Total Other Assets	<u>1,608,959.96</u>
TOTAL ASSETS	<u>9,123,644.15</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
526 · Deferred Grant Revenue(RDBG)	65,455.18
2100 · Deposit - Rental	9,055.17
523 · Accrued Expenses Payable	246.05
Total Other Current Liabilities	<u>74,756.40</u>
Total Current Liabilities	<u>74,756.40</u>
Long Term Liabilities	
511 · Deferred Inflow of Pension	564,152.00
510 · Net Pension Liability	368,736.00
Total Notes Payable (N/P)	<u>1,044,738.74</u>
500 · Emp Compensated Time Accruals	247,882.55
501 · PostEmpBenft Other Than Pension	1,873,017.00
524 · Due to Affiliates	26,405.79
Total Long Term Liabilities	<u>4,124,932.08</u>
Total Liabilities	<u>4,199,688.48</u>
Equity	
3700 · Investment in Capital Assets	1,127,070.66
3800 · Net Assets - Assigned	2,000,000.00
3900 · Net Assets - Unassigned	1,420,196.10
Net Income	<u>376,688.91</u>
Total Equity	<u>4,923,955.67</u>
TOTAL LIABILITIES & EQUITY	<u>9,123,644.15</u>

St. Lawrence County IDALDC
Budget Report
January 1 - June 30, 2021

	2021 Budget	Gen Fund June 2021	Loan Fund June 2021	GMEDF June 2021	RVRDA June 2021	MICRO June 2021	BMRLF June 2021	Combined June 2021	YTD	Balance
OPERATING REVENUE										
2400 · Late Fees Received	1,150.00	0.00	0.00	0.00	0.00	60.00	0.00	60.00	145.00	1,005.00
2401 · Gain/Loss on Investments	25,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25,000.00
2409B · Interest Income - Banking	32,520.00	0.45	15.94	40.32	0.00	3.29	0.00	60.00	1,681.69	30,838.31
2409L · Interest Income - Loans	123,500.00	0.00	4,628.14	1,088.77	8,694.05	553.49	172.79	15,137.24	64,123.27	59,376.73
2411 · Refund of prior years expenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
2412 · RVRA Administrative Revenue	300,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	150,000.00	150,000.00
2421 · Salary Stipend Revenue	10,840.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10,840.00
2449 · Brasher Admin	1,200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	600.00	600.00
2450 · Miscellaneous Income	2,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,600.00	900.00
Total OPERATING REVENUE	496,710.00	0.45	4,644.08	1,129.09	8,694.05	616.78	172.79	15,257.24	218,149.96	278,560.04
MASSENA IND BLDG LOT19										
2423 · MIB Lot 19 Rent	33,750.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,345.00	18,405.00
Total Revenue for MIB19	33,750.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,345.00	18,405.00
6487408 · MIB19 - Maintenance Expense	1,000.00	0.00	0.00	0.00	225.00	0.00	0.00	225.00	225.00	775.00
6487411 · MIB19 - Insurance Expense	3,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,500.00
6487416 · MIB19 - Utility Expense	250.00	0.00	0.00	0.00	38.93	0.00	0.00	38.93	1,167.02	(917.02)
6487499 · MIB19 - Miscellaneous Expense	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	500.00
6487500 · MIB19 - Depreciation Expense	16,058.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	16,058.00
Total Expenditures for MIB19	21,308.00	0.00	0.00	0.00	263.93	0.00	0.00	263.93	1,392.02	19,915.98
Total MIB 19	12,442.00	0.00	0.00	0.00	(263.93)	0.00	0.00	(263.93)	13,952.98	(1,510.98)
MISCELLANEOUS PROJECTS										
2425 · NG Marketing Initiative Revenue	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
2454 · MIB 18 & 19 Improvement Revenue	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Revenue for Misc Projects	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6420430 · Training Reimb Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6420436 · NG Marketing Initiative Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6486411 · MIB 18 - Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6420486 · Improvements on MIB 18	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6420487 · Improvements on MIB 19	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Expenses for Misc Projects	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total MISCELLANEOUS PROJECTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Building Revenues	33,750.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,345.00	18,405.00
Total Building Expenditures	21,308.00	0.00	0.00	0.00	263.93	0.00	0.00	263.93	1,392.02	19,915.98
Total Building Net Income	12,442.00	0.00	0.00	0.00	(263.93)	0.00	0.00	(263.93)	13,952.98	(1,510.98)
Total Building Depreciation	16,058.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	16,058.00
Building Net Income without Depreciation	28,500.00	0.00	0.00	0.00	(263.93)	0.00	0.00	(263.93)	13,952.98	14,547.02

St. Lawrence County IDALDC

Budget Report

January 1 - June 30, 2021

	2020 Budget	Gen Fund June 2021	Loan Fund June 2021	GMEDF June 2021	RVRDA June 2021	MICRO June 2021	BMRLF June 2021	Combined June 2021	YTD	Balance
COMMUNITY DEVELOPMENT PROGRAM										
6460450-14 · CDEIP 2014	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460450-15 · CDEIP 2015	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460450-16 · CDEIP 2016	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460450-17 · CDEIP 2017	100,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,469.65	100,000.00
6460450-18 · CDEIP 2018	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460450-19 · CDEIP 2019	50,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50,000.00
6460450-20 · CDEIP 2020	50,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	23,178.10	50,000.00
6460450-21 · CDEIP 2021	100,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	100,000.00
Total MASSENA IND BLDG LOT19	300,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	27,647.75	300,000.00
6460411 · Insurance Expense	1,590.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,590.00
6460417 · Bank Charges	300.00	0.00	25.00	0.00	0.00	0.00	0.00	25.00	150.00	275.00
6460418 · Underwriting Expense	3,750.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	509.00	3,750.00
6460420 · Office Supplies Expense	550.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	34.53	550.00
6460427 · Professional Assoc. Expense	250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00
6460430 · Contractual Expenses to MED	30,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,000.00	30,000.00
6460431 · IDALDC Admin Payment	300,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	150,000.00	300,000.00
6460432 · Other Legal Expense	7,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,050.00	7,500.00
6460433 · Legal Expense - Retainer	7,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,875.00	7,500.00
6460434 · Accounting Expense - General	17,125.00	0.00	7,875.00	3,937.50	3,938.00	0.00	0.00	15,750.50	16,525.50	1,374.50
6460435 · GMEDF Admin Fee	7,200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,200.00
6460436 · Marketing	25,600.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25,600.00
6460437 · Contracted Services (Intern)	1,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
6460442 · Meeting Expense	400.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	400.00
6460443 · Mileage Expense	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	500.00
6460444 · Educational Workshop Expense	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	500.00
6460445 · Other Travel Expense	2,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,500.00
6460499 · Miscellaneous Expense	1,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
6460503 · Payroll Expenses										
503A - Salaries & Wages	187,500.00	7,222.38	0.00	0.00	0.00	0.00	0.00	7,222.38	46,663.80	180,277.62
503B - Employee Benefits	900.00	(4.80)	0.00	0.00	0.00	0.00	0.00	(4.80)	96.20	904.80
503D - Payroll Tax Expenses	15,500.00	590.61	0.00	0.00	0.00	0.00	0.00	590.61	3,928.23	14,909.39
503E- Payroll Processing Fees	1,200.00	114.64	0.00	0.00	0.00	0.00	0.00	114.64	1,150.95	1,085.36
6460550 · IDA/ RVRDA Admin Payment	200,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	100,000.00	200,000.00
6460555 · Bad Debt Expense	(24,700.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(24,700.00)
6460599 · Depreciation Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	787,665.00	7,922.83	7,900.00	3,937.50	3,938.00	0.00	0.00	23,698.33	336,983.21	763,966.67
Total Income	530,460.00	0.45	4,644.08	1,129.09	8,694.05	616.78	172.79	15,257.24	233,494.96	296,965.04
Total Expenses	1,108,973.00	7,922.83	7,900.00	3,937.50	4,201.93	0.00	0.00	23,962.26	366,022.98	1,083,882.65
Net Income	(578,513.00)	(7,922.38)	(3,255.92)	(2,808.41)	4,492.12	616.78	172.79	(8,705.02)	(132,528.02)	(786,917.61)

St. Lawrence County IDALDC
Consolidated Balance Sheet
As of June 30, 2021

	BMRLF	General Fund	GMEDF	Loan Fund	Micro	RVRA	TOTAL
ASSETS							
Current Assets							
Checking/Savings							
205 · BrasherFund							
205-A · NBT - Brasher Fund	45,795.06	0.00	0.00	0.00	0.00	0.00	45,795.06
Total 205 · BrasherFund	45,795.06	0.00	0.00	0.00	0.00	0.00	45,795.06
204 · Cash -MICRO							
204A · Cash - MICRO NBT	0.00	0.00	0.00	0.00	201,179.35	0.00	201,179.35
Total 204 · Cash -MICRO	0.00	0.00	0.00	0.00	201,179.35	0.00	201,179.35
200 · Cash - General Fund							
200B · Cash - General Fund - KeyBank							
200BG · Cash - General - Key Bank	0.00	210,001.07	0.00	0.00	0.00	0.00	210,001.07
Total 200B · Cash - General Fund - KeyBank	0.00	210,001.07	0.00	0.00	0.00	0.00	210,001.07
200C · Cash - General - NBTBank	0.00	44,721.00	0.00	0.00	0.00	0.00	44,721.00
200P2 · Cash - General -Comm Payroll	0.00	54,220.80	0.00	0.00	0.00	0.00	54,220.80
Total 200 · Cash - General Fund	0.00	308,942.87	0.00	0.00	0.00	0.00	308,942.87
201 · Cash - Revolving Loan Fund							
201D · Cash - RLF - KeyBank	0.00	0.00	0.00	728,152.38	0.00	0.00	728,152.38
201F · Cash - RLF - NBT	0.00	152.00	0.00	537,868.19	0.00	0.00	538,020.19
201Z · Cash - RLF - CD_NBT	0.00	0.00	0.00	100,000.00	0.00	0.00	100,000.00
Total 201 · Cash - Revolving Loan Fund	0.00	152.00	0.00	1,366,020.57	0.00	0.00	1,366,172.57
202 · Cash - RVRA							
202G · Cash - RVRA - Key Treasury	0.00	0.00	0.00	0.00	0.00	1,347,000.00	1,347,000.00
202D · Cash - RVRA - Key Gold MM	0.00	0.00	0.00	0.00	0.00	535,096.44	535,096.44
202A · Cash - RVRA - NBT	0.00	0.00	0.00	0.00	0.00	1,487,176.41	1,487,176.41
202C · Cash - RVRA - Key	0.00	0.00	0.00	0.00	0.00	89,040.21	89,040.21
202E · Cash - RVRA - Community Bank	0.00	0.00	0.00	0.00	0.00	1,584,912.16	1,584,912.16
202F · Cash - RVRA - NBT CDRS	0.00	0.00	0.00	0.00	0.00	1,023,619.09	1,023,619.09
Total 202 · Cash - RVRA	0.00	0.00	0.00	0.00	0.00	6,066,844.31	6,066,844.31
203 · Cash - GMEDF							
203A · Cash - GMEDF - NBT	0.00	0.00	2,458,716.66	0.00	0.00	0.00	2,458,716.66
Total 203 · Cash - GMEDF	0.00	0.00	2,458,716.66	0.00	0.00	0.00	2,458,716.66
Total Checking/Savings	45,795.06	309,094.87	2,458,716.66	1,366,020.57	201,179.35	6,066,844.31	10,447,650.82
Total Current Assets	45,795.06	309,094.87	2,458,716.66	1,366,020.57	201,179.35	6,066,844.31	10,447,650.82

St. Lawrence County IDALDC
Consolidated Balance Sheet
As of June 30, 2021

	BMRLF	General Fund	GMEDF	Loan Fund	Micro	RVRA	TOTAL
Fixed Assets							
101 · Massena Lot 19 (MIB19) RVRA							
101A · MIB 19 - Building [RVRA]	0.00	0.00	0.00	0.00	0.00	340,200.00	340,200.00
101B · MIB 19 - Bldg Deprec [RVRA]	0.00	0.00	0.00	0.00	0.00	-114,038.17	-114,038.17
101C · MIB 19 - Improvements	0.00	0.00	0.00	0.00	0.00	92,540.01	92,540.01
Total 101 · Massena Lot 19 (MIB19) RVRA	0.00	0.00	0.00	0.00	0.00	318,701.84	318,701.84
Total Fixed Assets	0.00	0.00	0.00	0.00	0.00	318,701.84	318,701.84
Other Assets							
Capital Lease Receivable[RVRA]							
546 · Cap Lease Lot18 - Amtech[RVRA]	0.00	0.00	0.00	0.00	0.00	356,083.05	356,083.05
Total Capital Lease Receivable[RVRA]	0.00	0.00	0.00	0.00	0.00	356,083.05	356,083.05
Note Receivable [BMRLF]							
556 · Under Cover Storage - BMRLF	30,001.96	0.00	0.00	0.00	10,000.00	0.00	40,001.96
545 · Russell's Grooming-BMRLF	24,017.66	0.00	0.00	0.00	0.00	0.00	24,017.66
Total Note Receivable [BMRLF]	54,019.62	0.00	0.00	0.00	10,000.00	0.00	64,019.62
Note Receivable [MICRO]							
605 · N/R - Gordon Frame2Finish[MIC]	0.00	0.00	0.00	0.00	18,875.41	0.00	18,875.41
626 · N/R - Shades Tanning [MIC]	0.00	0.00	0.00	0.00	17,431.90	0.00	17,431.90
628 · N/R - Susans Stitches [MIC]	0.00	0.00	0.00	0.00	2,191.66	0.00	2,191.66
627 · N/R - Waddington Auto [MIC]	0.00	0.00	0.00	0.00	10,160.79	0.00	10,160.79
632 · N/R - BH Trailers [MIC]	0.00	0.00	0.00	0.00	10,293.03	0.00	10,293.03
633 · N/R - Sharrows 2018 [MIC]	0.00	0.00	0.00	0.00	12,409.79	0.00	12,409.79
634 · N/R - JAPES Pets [MIC]	0.00	0.00	0.00	0.00	19,657.02	0.00	19,657.02
Total Note Receivable [MICRO]	0.00	0.00	0.00	0.00	91,019.60	0.00	91,019.60
Bad Debt Allowance							
555-D · Bad Debt Allowance [MIC]	0.00	0.00	0.00	0.00	-14,000.00	0.00	-14,000.00
555-A · Bad Debt Allowance[RLF]	0.00	0.00	0.00	-89,000.00	0.00	0.00	-89,000.00
555-B · Bad Debt Allowance[RVRDA]	0.00	0.00	0.00	0.00	0.00	-165,500.00	-165,500.00
555-C · Bad Debt Allowance[GMEDF]	0.00	0.00	-11,500.00	0.00	0.00	0.00	-11,500.00
Total Bad Debt Allowance	0.00	0.00	-11,500.00	-89,000.00	-14,000.00	-165,500.00	-280,000.00
Mortgage Receivable [GMEDF]							
413 · M/R - High Peaks Winery [GMEDF]	0.00	0.00	22,185.66	0.00	0.00	0.00	22,185.66
Total Mortgage Receivable [GMEDF]	0.00	0.00	22,185.66	0.00	0.00	0.00	22,185.66

St. Lawrence County IDALDC
Consolidated Balance Sheet
As of June 30, 2021

	BMRLF	General Fund	GMEDF	Loan Fund	Micro	RVRA	TOTAL
Mortgage Receivable [RLF]							
501 · M/R - SLCIDACIB [RLF]	0.00	0.00	0.00	557,128.32	0.00	0.00	557,128.32
Total Mortgage Receivable [RLF]	0.00	0.00	0.00	557,128.32	0.00	0.00	557,128.32
Mortgage Receivables [RVRA]							
551 · M/R - Structural Wood [RVR]	0.00	0.00	0.00	0.00	0.00	268,688.67	268,688.67
414 · M/R - High Peaks Winery [RVRA]	0.00	0.00	0.00	0.00	0.00	22,196.82	22,196.82
500 · M/R - SLCIDACIB [RVRA]	0.00	0.00	0.00	0.00	0.00	487,610.42	487,610.42
Total Mortgage Receivables [RVRA]	0.00	0.00	0.00	0.00	0.00	778,495.91	778,495.91
N/R Revolving Loan Fund - [RLF]							
543 · M/R - Pro Sport Trailers	0.00	0.00	0.00	42,799.20	0.00	0.00	42,799.20
547 · N/R - AmTech Loan [RLF]	0.00	0.00	0.00	170,393.95	0.00	0.00	170,393.95
531 · N/R - Bregg Winery [RLF]	0.00	0.00	0.00	13,390.31	0.00	0.00	13,390.31
517 · N/R - Canexsys [RLF]	0.00	0.00	0.00	77,285.39	0.00	0.00	77,285.39
492 · N/R - CurranRenewable2012 [RLF]	0.00	0.00	0.00	49,512.92	0.00	0.00	49,512.92
488 · N/R - GilbertGreenCoClub [RLF]	0.00	0.00	0.00	0.01	0.00	0.00	0.01
466 · N/R - Hacketts [RLF]	0.00	0.00	0.00	47,613.55	0.00	0.00	47,613.55
549 · N/R - Johnson Newspaper [RLF]	0.00	0.00	0.00	73,473.89	0.00	0.00	73,473.89
533 · N/R - Kingston 2018 [RLF]	0.00	0.00	0.00	41,957.40	0.00	0.00	41,957.40
535 · N/R - NorthAmericanForest [RLF]	0.00	0.00	0.00	352,627.06	0.00	0.00	352,627.06
538 · N/R - No Co Dairy 2018 [RLF]	0.00	0.00	0.00	137,484.75	0.00	0.00	137,484.75
542 · N/R - PSPInc., 2019 [RLF]	0.00	0.00	0.00	56,351.09	0.00	0.00	56,351.09
Total N/R Revolving Loan Fund - [RLF]	0.00	0.00	0.00	1,062,889.52	0.00	0.00	1,062,889.52
Notes Receivable - [RVRA]							
544 · M/R - Pro Sport Trailers [RVRA]	0.00	0.00	0.00	0.00	0.00	41,377.77	41,377.77
557 · N/R - AtlanticTesting 21 [RVRA]	0.00	0.00	0.00	0.00	0.00	335,020.87	335,020.87
506 · N/R - Ansen 2015 [RVRA]	0.00	0.00	0.00	0.00	0.00	121,896.03	121,896.03
514 · N/R - Atlantic Testing [RVRA]	0.00	0.00	0.00	0.00	0.00	91,499.46	91,499.46
512 · N/R - BlastBoss 2017 [RVRA]	0.00	0.00	0.00	0.00	0.00	9,704.38	9,704.38
519 · N/R - Canexsys [RVRA]	0.00	0.00	0.00	0.00	0.00	79,072.46	79,072.46
507 · N/R - Curran LOC [RVRA]	0.00	0.00	0.00	0.00	0.00	843,804.68	843,804.68

St. Lawrence County IDALDC
Consolidated Balance Sheet
As of June 30, 2021

	BMRLF	General Fund	GMEDF	Loan Fund	Micro	RVRA	TOTAL
532 · N/R - Kingston Pharma 18 [RVRA]	0.00	0.00	0.00	0.00	0.00	56,865.26	56,865.26
521 · N/R - Kingston Equip [RVRA]	0.00	0.00	0.00	0.00	0.00	26,967.57	26,967.57
548 · N/R - Pepsi-Cola [RVRA]	0.00	0.00	0.00	0.00	0.00	153,311.19	153,311.19
536 · N/R - NorthAmericanForest [RVR]	0.00	0.00	0.00	0.00	0.00	88,222.51	88,222.51
537 · N/R - No Co Dairy 2018 [RVR]	0.00	0.00	0.00	0.00	0.00	559,433.27	559,433.27
498 · N/R - Riverside Iron [RVRA]	0.00	0.00	0.00	0.00	0.00	34,763.67	34,763.67
487 · N/R - StructuralWood [RVRA]	0.00	0.00	0.00	0.00	0.00	9,812.85	9,812.85
511 · N/R - Swift Labs [RVRA]	0.00	0.00	0.00	0.00	0.00	13,935.89	13,935.89
534 · N/R - Thew [RVRA]	0.00	0.00	0.00	0.00	0.00	47,446.77	47,446.77
520 · N/R - Kingston Pharma [RVRA]	0.00	0.00	0.00	0.00	0.00	-3,155.47	-3,155.47
Total Notes Receivable - [RVRA]	0.00	0.00	0.00	0.00	0.00	2,509,979.16	2,509,979.16
Notes Receivable GMEDF							
432 · N/R - CliftonFineHosp [GMEDF]	0.00	0.00	56,996.87	0.00	0.00	0.00	56,996.87
434 · N/R - StructuralWood [GMEDF]	0.00	0.00	8,594.16	0.00	0.00	0.00	8,594.16
437 · N/R - Riverside Iron [GMEDF]	0.00	0.00	33,676.70	0.00	0.00	0.00	33,676.70
518 · N/R - Canexsys [GMEDF]	0.00	0.00	79,081.61	0.00	0.00	0.00	79,081.61
Total Notes Receivable GMEDF	0.00	0.00	178,349.34	0.00	0.00	0.00	178,349.34
210 · Accrued Interest Receivable	0.00	0.00	0.00	170.79	197.74	170.79	539.32
220 · Due from Affiliate							
220-PDC · Due from Affiliates (PDC)	0.00	0.00	0.00	53,773.98	0.00	0.00	53,773.98
220-Ins · Due From Tenant for Insurance	0.00	0.00	0.00	0.00	0.00	897.37	897.37
Total 220 · Due from Affiliate	0.00	0.00	0.00	53,773.98	0.00	897.37	54,671.35
Total Other Assets	54,019.62	0.00	189,035.00	1,584,962.61	87,217.34	3,480,126.28	5,395,360.85
TOTAL ASSETS	99,814.68	309,094.87	2,647,751.66	2,950,983.18	288,396.69	9,865,672.43	16,161,713.51
LIABILITIES & EQUITY							
Long Term Liabilities							
524 · Due to Affiliates	90.85	0.00	5,687.58	19,570.67	0.00	0.00	25,349.10
Total Long Term Liabilities	90.85	0.00	5,687.58	19,570.67	0.00	0.00	25,349.10
Total Liabilities	90.85	0.00	5,687.58	19,570.67	0.00	0.00	25,349.10
Equity							
32000 · Unrestricted Net Assets	-67.64	-40,192.52	17,545.31	-23,438.01	9,332.77	-1,281,664.02	-1,318,484.11
3800 · Net Assets - No Restrictions	0.00	350,399.70	0.00	0.00	0.00	0.00	350,399.70
3900 · Net Assets - Donor Restricted	100,000.00	0.00	2,625,470.48	2,946,458.32	276,600.08	11,288,447.96	17,236,976.84
Net Income	-208.53	-1,112.31	-951.71	8,392.20	2,463.84	-141,111.51	-132,528.02
Total Equity	99,723.83	309,094.87	2,642,064.08	2,931,412.51	288,396.69	9,865,672.43	16,136,364.41
TOTAL LIABILITIES & EQUITY	99,814.68	309,094.87	2,647,751.66	2,950,983.18	288,396.69	9,865,672.43	16,161,713.51

St. Lawrence County IDA Civic Development Corporation
Budget Report
January 1 - June 30, 2021

	2021 Budget	Jun-21	YTD	Balance
Income				
2400 · Late Payment Fee Received	25.00	0.00	0.00	25.00
2409B · Interest Income - Banking	550.00	2.73	31.68	518.32
2409L · Interest Income - Loans	3,100.00	194.33	1,141.89	1,958.11
2415 · Project/Bond Fees	100.00	129,775.00	129,775.00	(129,675.00)
	3,775.00	129,972.06	130,948.57	(127,173.57)
Expenditures				
6460411 · Insurance Expense	530.00	0.00	0.00	530.00
6460433 · Legal Expense	500.00	0.00	125.00	375.00
6460434 · Accounting Expense	3,940.00	3,937.00	3,937.00	3.00
6460450 · Project Development Expense	50,000.00	0.00	0.00	50,000.00
6460499 · Miscellaneous Expense	250.00	0.00	42.28	207.72
6460503 · Salary Stipend Expense	5,420.00	0.00	0.00	5,420.00
Total IDA CDC Operating Expenditui	60,640.00	3,937.00	4,104.28	56,535.72
Total Revenue	3,775.00	129,972.06	130,948.57	(127,173.57)
Total Expenditures	60,640.00	3,937.00	4,104.28	56,535.72
Net Income	(56,865.00)	126,035.06	126,844.29	(183,709.29)

St. Lawrence County IDA Civic Development Corp.
Balance Sheet
As of June 30, 2021

	<u>June 30, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
200 · Checking Account	
200-A · NBT - Checking	179,731.71
200-B · Key Bank	7,390.55
200-C · Community Bank	1,084.00
Total 200 · Checking Account	<u>188,206.26</u>
201 · CivicDevFund - Restricted	
201-A · NBT - Civic Dev Fund	36,448.11
Total 201 · CivicDevFund - Restricted	<u>36,448.11</u>
Total Checking/Savings	<u>224,654.37</u>
Total Current Assets	<u>224,654.37</u>
Other Current Assets	
220 · Due from Affiliates	599.80
Total Current Assets	<u>599.80</u>
Other Assets	
402 · N/R - Fire Training Facility	28,833.03
405 · N/R - Town of Oswegatchie	56,890.44
406 · N/R - SLCPDC	500,000.00
407 · N/R - Cornell Coop Ext	50,000.00
Total Other Assets	<u>635,723.47</u>
TOTAL ASSETS	<u>860,977.64</u>
LIABILITIES & EQUITY	
Equity	
Unrestricted	665,193.79
Unrestricted - Board Designated	68,939.56
Net Income	126,844.29
Total Equity	<u>860,977.64</u>
TOTAL LIABILITIES & EQUITY	<u>860,977.64</u>

St. Lawrence County Property Development Corporation
Budget Report
January 1 - June 30, 2021

	Budget	June-21	YTD	Balance
Income				
2409B · Interest Income - Banking	10.00	5.44	16.80	(6.80)
2504 · CDC Industrial Buildout Grant	50,000.00	0.00	0.00	50,000.00
	50,010.00	5.44	16.80	49,993.20
Expenditures				
6460411 · Insurance Expense	530.00	0.00	0.00	530.00
6460432 · Other Legal Expense	2,500.00	0.00	0.00	2,500.00
6460433 · Legal Expense - Retainer	500.00	0.00	375.00	125.00
6460434 · Accounting Expense	3,950.00	3,936.50	4,011.50	(61.50)
6460499 · Miscellaneous Expense	250.00	0.00	0.00	250.00
6460500 · Property Development Exp (Star Lake)	50,000.00	0.00	1,686.80	48,313.20
6460503 · Salary Stipend Expense	5,420.00	0.00	0.00	5,420.00
6460511 · Newell Building Expense	0.00	162,436.39	283,622.20	(283,622.20)
Total IDA CDC Operating Expenditures	63,150.00	166,372.89	289,695.50	(226,545.50)
Total Revenue	50,010.00	5.44	16.80	49,993.20
Total Expenditures	63,150.00	166,372.89	289,695.50	(226,545.50)
Net Income	(13,140.00)	(166,367.45)	(289,678.70)	276,538.70

St. Lawrence County Property Development Corporation

Balance Sheet

As of June 30, 2021

	<u>June 30, 2021</u>
ASSETS	
Current Assets	
Checking/Savings	
200 · Checking Account	163,622.28
201 · CD - Security for DANC Loan	100,000.00
Total Checking/Savings	<u>263,622.28</u>
Total Current Assets	<u>263,622.28</u>
Other Assets	
501 · Property Held for Sale-St Lake	344,368.84
Total Other Assets	<u>344,368.84</u>
TOTAL ASSETS	<u>607,991.12</u>
LIABILITIES & EQUITY	
Liabilities	
Notes Payable	
300 · N/P - CDC Newell Loan	500,000.00
Total Notes Payable	<u>500,000.00</u>
Long Term Liabilities	
1000 · Due to Others - Star Lake	129,926.00
1001 · Due to Affiliates - Star Lake	214,442.84
Total Long Term Liabilities	<u>344,368.84</u>
Total Liabilities	<u>844,368.84</u>
Equity	
3900 · Unrestricted - Board Designated	53,300.98
Net Income	-289,678.70
Total Equity	<u>-236,377.72</u>
TOTAL LIABILITIES & EQUITY	<u>607,991.12</u>

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