

2023 SEMI-ANNUAL REPORT



St. Lawrence County
Industrial Development Agency



Mission Statement

(Reviewed and Reaffirmed in Public Session on March 30, 2023)

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

2023 Performance Review (January 2023 – June 2023)

- The IDA continues to work with Air Products and Chemicals, Inc. on the company’s proposed green hydrogen production facility in Massena. The company is seeking a Payment in Lieu of Tax Agreement (“PILOT”) and other IDA incentives for the project. The New York Power Authority granted an allocation of 94 MW of low-cost St. Lawrence hydro power for this project, which has the potential to employ 90 full-time equivalent jobs. Air Products— an American-based global industrial gases company has been in operation for more than 80 years and serves a wide range of industries including healthcare, technology, and clean energy. This project will support New York State's goal of becoming a Regional Clean Energy Hydrogen Hub.



- Cornell Cooperative Extension of St. Lawrence County received approval for a \$25,000 loan from the St. Lawrence County IDA – Civic Development Corporation that will assist with the completion of upgrades to the Agricultural Studies Academy classroom and will leverage the ARPA funds also awarded for the project that the IDA is administering on behalf of St. Lawrence County.



- The NYS Department of Transportation (“DOT”) awarded two grant awards, one to the IDA and one to the IDA Local Development Corporation, through the Passenger and Freight Rail Assistance Program, which will enable upgrades to railroad lines at local manufacturing facilities. The IDA secured \$900,000 in program funds to assist Alcoa to replace ties, timbers, switches, rail anchors and signals at its operation in Massena.

Similarly, the IDA Local Development Corporation received \$494,000 in DOT grant funds for a proposed railroad improvement project at Dunn Paper in Gouverneur which will fix a railroad spur that leads to the facility. The IDA is working with Alcoa and Dunn on the implementation of the projects which will assist in improving the rail infrastructure at two long-time county manufacturing operations which combined employ over 550 workers.

- Atlantic Testing Laboratories, Limited was approved for a loan of up to \$322,000 by the St. Lawrence County IDA – Local Development Corporation (“IDA-LDC”) and St. Lawrence River Valley Redevelopment Agency to acquire specialized Geoprobe drilling equipment. The equipment will support ATL’s focus on expansion into environmental, geotechnical, and exploration activities.

The company has locations all around the state, its headquarters and drilling division located in St. Lawrence County. Previous drill rig projects the Agency has undertaken have met employment requirements, and this project is expected to create two more full-time equivalent employees at the company’s drilling division in Canton.



ATL's CME rubber track drilling rig

- Lead Foot Trucking, LLC, based in Norwood received a microenterprise loan authorization from the IDA-LDC in an amount of up to \$16,000 to assist with costs associated with the purchase of a truck and trailer as well as working capital for the business.



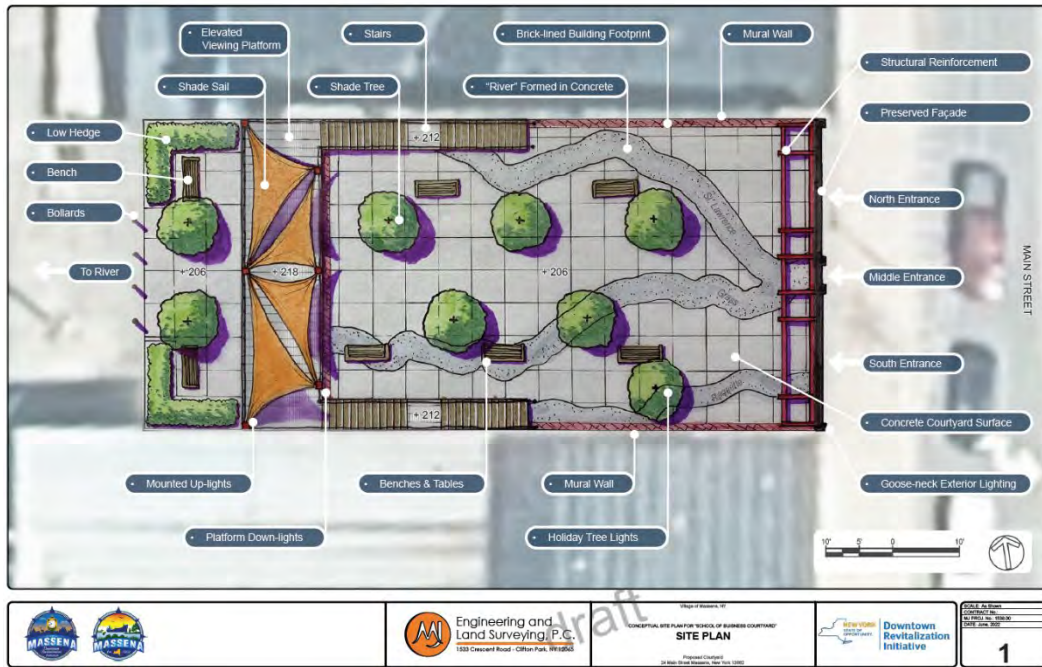
Lead Foot Trucking Truck and Trailer

- As part of the Massena Downtown Revitalization Initiative (“DRI”), the IDA received a \$1.9 million grant award from Empire State Development for the Massena School of Business Façade Restoration Project.

The IDA worked with the Village of Massena to prepare a Memorandum of Agreement to serve as a guide to identifying the specific roles of each party involved in the project which will preserve the building’s historic façade and improve access to the downtown Main Street business corridor.



The former Massena School of Business



Massena School of Business Courtyard Corridor Concept Drawing

- The SLCIDA authorized expenditures for professional services for the Benson Mines Rail Access Project for the Site Aggregate Loading Facility in the Town of Clifton: The project received an award from the Department of Transportation 2016 Passenger and Freight Rail Assistance Program and has requested some extensions over the years.



Photo Courtesy of Erdman Anthony Consulting Engineering Firm

- A *Business Resource Mixer* was held on March 8th at the Best Western University Inn in Canton. Approximately 65 business representatives along with local colleges, universities, and business resource partners were in attendance. Three local businesses formed a panel of speakers to discuss workforce attraction and retention of employees. Mr. Kelly was the moderator. Positive feedback received after the event indicates attendees benefited from the exchange of information.



IDA CEO Patrick Kelly moderating Business Mixer Panel with Tradesman Contracting, Structural Wood, and Potsdam Specialty Paper



Business Resource Mixer Attendees

- Roundtable discussions were held by the IDA with our local realtors focused on capturing information about people looking to purchase property in St. Lawrence County. As potential buyers review the area and buy properties, we want to make sure they are aware of the business, workforce, and other quality of life opportunities available in the county.

This initiative is driven by the following Action Step within the Promotion of Outside Investment and Attraction of New Firms to the County goal within the 2022 St. Lawrence County Comprehensive Economic Development Strategy:

“Reach out to realtor in the County to formalize sharing of information about new residents moving to the County. Provide relocation guide for information on quality of life, job opportunities, and business development programs.”

- 15 solar PILOTs were billed in 2023 for approximately \$290,000 in new PILOT revenue to the affected taxing jurisdictions. This figure will increase by 2% per year over the life of the PILOTs. These projects have added 58.6 MW of renewable energy production capacity in the County. It is estimated that seven similar projects in the development pipeline will be added by the end of the year. Additionally, several other community scale projects have been proposed as well as a small number of larger, utility-scale projects.
- The St. Lawrence Centre Mall, now referred to as St. Lawrence Centre Industrial Complex, has repurposed over 100,000 sq ft of space for warehousing and industrial use and plans to increase this footprint in the future. The overall facility is over 600,000 sf and offers room for a variety of light to medium manufacturing and other industrial operations. The IDA is working with the owners to promote and recruit businesses into the available space.



St.. Lawrence Industrial Complex

- Business Connection: Spotlight on Resources, a subcommittee of the St. Lawrence County Workforce Pipeline Committee, of which the IDA is a member, held events earlier in the year at each of the three BOCES Tech Centers in St. Lawrence County. These events enabled local employers to undertake group tours with students and instructors to help spotlight the programs and services offered at the Tech Centers.



Spotlight on Resources BOCES Tech Center Tour

Many employers who attended the Business Connections events expressed interest in connecting with BOCES students. Job Fairs were held at the three BOCES Career and Technical Centers the week of June 5th. IDA staff outreached several businesses to inform them of the opportunities available for hiring graduating seniors from the three BOCES tech centers and to demonstrate how businesses can connect with students for internship opportunities.

- Michels Power, Inc. moved out of the Canton Industrial Building and is now leasing approximately 6,600 square feet of space in the Massena Industrial Park Lot 19 building owned by the St. Lawrence River Valley Redevelopment Agency.



Moses-Adirondack SMART Path Project

As Michels Power, Inc. moves forward with the NYPDA SMART Path Project, the company will be focusing on construction on the eastern side of the region.

The rate charged to Michels Power, Inc. includes a PILOT figure that will be collected and passed to the jurisdictions for the time frame that the space is leased. The other tenant in the Massena building, Fockler Industries, is already on a full-payment PILOT for its space. The building, which was once fully vacant, will generate approximately \$18,000 in PILOT payments.

- A series of bids were received for on-going work for the next phase of the 100 Paterson Street project in Ogdensburg. A local contractor, Doyle Builders, was awarded the bid for the project which consists of the replacement of the roof on the 1946 section of the building, tenant improvements, site work for base and paving of parking, outside staircases, concrete blocks, and electrical work.

The first tenant in the building, Canexsys Network Solutions, a vertically integrated electrical mechanical manufacturer primarily focusing on the broadband sector, is utilizing 8,000 square feet with an option to increase its space to up to 38,000 square feet.



100 Paterson Street Facility, Ogdensburg

- In an ongoing effort to connect the regional military population to local job opportunities, the IDA and St. Lawrence County Chamber have partnered at employer connection events on Fort Drum including job fairs, the North Country Expo, and other informational exchanges.

This effort will help strengthen the connections between the region's employers and the Fort Drum-related talent pool of military spouses, transitioning soldiers, and veterans, while helping local employers in their quest for workforce talent.

St. Lawrence County Industrial Development Agency
August 1 at 3:02 PM · 🌐

We look forward to meeting transitioning soldiers and their families at the Fort Drum Career Fair on Thursday, August 3rd to discuss employment, entrepreneurship, continuing education, and other great opportunities available in St. Lawrence County.

The Fort Drum Transition Assistance Program Presents:

FORT DRUM CAREER FAIR

JOIN US!

THURSDAY, 03 AUGUST 2023
0900-1300

@ The Peak
(Formerly The Commons)

4350 Euphrates River Valley Rd.
Fort Drum, NY 13602

- In partnership with the Development Authority of the North Country, the IDA assisted with marketing the services offered by the Empire APEX Accelerator, which provides assistance to local businesses to help them understand the process for procuring military and other federal, state, and local government contract work that will enable them to grow their client base. A representative from Empire APEX Accelerator schedules office hours at the IDA once a month to meet with local businesses in-person.
- The St. Lawrence River Valley Redevelopment Agency’s Community Development and Environmental Improvement Program Applications for the 2023 funding year were made available earlier this year, with a submission deadline of April 14th. A total of 15 applications were accepted totaling project requests of \$277,590. Since the program’s inception about 13 years ago, over \$14 million in funds have been awarded for this program. This year the following nine awards totaling \$100,000 were approved.



2023 St. Lawrence River Valley Redevelopment Agency Community Development & Environmental Improvement Program		
Organization	Project Description	Award
Lisbon Depot Museum	Mini-split units	\$15,000
Louisville, Town of	Parking area paving for Municipal Building	\$10,000
Macomb, Town of	Renovations to include flooring, lighting, electrical, and kitchen upgrades	\$10,000
Massena, Town of	Water study for Route 37 corridor	\$10,000
Ogdensburg, City of	Dobisky Visitors’ Center – Improve fire suppression, A/C & hot water heat	\$10,000
Potsdam Humane Society	Best Friends Thrift Store renovations to roof and insulation	\$15,000
St. Lawrence Power & Equipment Museum	Utility expansion – potable water	\$10,000
St. Lawrence Valley Sportsmen Club	Walleye restocking program	\$5,000
Waddington, Town of	Campground at Leishman Point, infrastructure for 4 sites	\$15,000

- The St. Lawrence County Center for Entrepreneurial Leadership (“STL-CEL”), a program collaboration with the University of Buffalo School of Management Center for Entrepreneurial Leadership, SUNY Canton, the IDA, and other member organizations of the St. Lawrence County Small Business Working Group saw 7 graduates complete the 2023 program in June of this year.

This is the 3rd class to complete the course and over 30 small business leaders in St. Lawrence County have now completed the program. Participants are pleased with the content of the program, with several former and recent participants recommending the course to other local business leaders.



2023 Center for Entrepreneurial Leadership Graduates

- At the IDA’s Annual Meeting, the following officers were elected to a one-year term: Brian W. Staples (Chair); Lynn Blevins (Vice-Chair); Ernest J. LaBaff (Secretary).
- Board members approved the 2022 Independent Audit reports in March. 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 2022 were also reviewed.
- Appointments/Reappointments: A recommendation was sent to the St. Lawrence County Board of Legislators to re-appoint Brian Staples and Ernest LaBaff to serve another three-year term. The terms are set to expire in September 2023.

- 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 IDA continued a commitment of funds for the Drum Country Business Regional Marketing Initiative. This effort represents a collaboration of the St. Lawrence, Jefferson, and Lewis County IDAs, the Development Authority of the North Country, and National Grid partnering with Fort Drum to promote and develop the region.

The goal is to promote St. Lawrence County to audiences that might not recognize the County but do know the region.

Representatives from Fort Drum attended our Business Mixer event in March and discussed the process of transitioning soldiers into the regional workforce. This relationship with Fort Drum was developed as part of this initiative.



Drum Country Website

- Streaming TV advertisements in Canada using the video created for the IDA website. While reviewing analytical data, response to the commercial appeared strong with a higher percentage than expected of people viewing the commercial in its entirety.
- Distributing informational flyers with the “Come Back Home and Bring Your Business” theme at local alumni events, reunions, and festivals this summer to foster attraction efforts.
- 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.
- Collaborating with NYPA to enhance the value of the IDA’s website and social media presence. We continue 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 utilization of our website and social media platforms. Postings offer information pieces as well as general updates and promotional messaging.

Notable highlights to the IDA 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 alumni events;
- 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:

- On average, there are about 8,871 people visiting the site with the majority being new visitors;
- Highest number of users per month in this period was in January and March 2023, which demonstrates that our social media efforts are working;
- Users spent an average of 3 minutes 57 seconds on the site more than this time last year, which was 2 minutes 17 seconds.

During the first half of 2023, the team has enhanced the website by integrating dynamic elements like carousels and widgets, designed to spotlight the unique attractions of the county. These additions allow us to present special features in an engaging and interactive manner, providing visitors with a captivating visual journey through the remarkable offerings that St. Lawrence County provides.

Through these innovative features, we’re able to highlight key components such as successful businesses, cultural events, and local experiences, as well as facts and figures, providing a comprehensive glimpse into the diverse and captivating essence of the County.

Audience sources:

The best sources of traffic were direct traffic and traffic through organic searches, followed by socials and then referrals. Socials picked up numbers in July.

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

- Facebook page and profile visits increased slightly the first part of the year;
- Engagement rate for Twitter has increased in 2023 and collectively has performed better than the first two quarters of 2022, May was the best performing month;
- LinkedIn is showing more comments in the first half of this year than over the course of 2022;
- A major change in followers on Instagram with a 466.7% increase compared to the second half of 2022. We have incorporated more “quality of life in SLC” posts on Instagram to see more growth on the page.

Once a month SLCIDA staff posts available properties on LinkedIn to garner interest in both the properties and other offerings of the IDA. Our plan is to continue to feature one property per month in various locations around the County.

The post below generated 1,100 impressions:

24 Trade Road is located in the Massena Industrial Park and is an ideal location for small manufacturing. Contact the St. Lawrence County IDA for more information on this and many other properties in St. Lawrence County that are ideal for your business needs.
[#business #manufacturing](#)

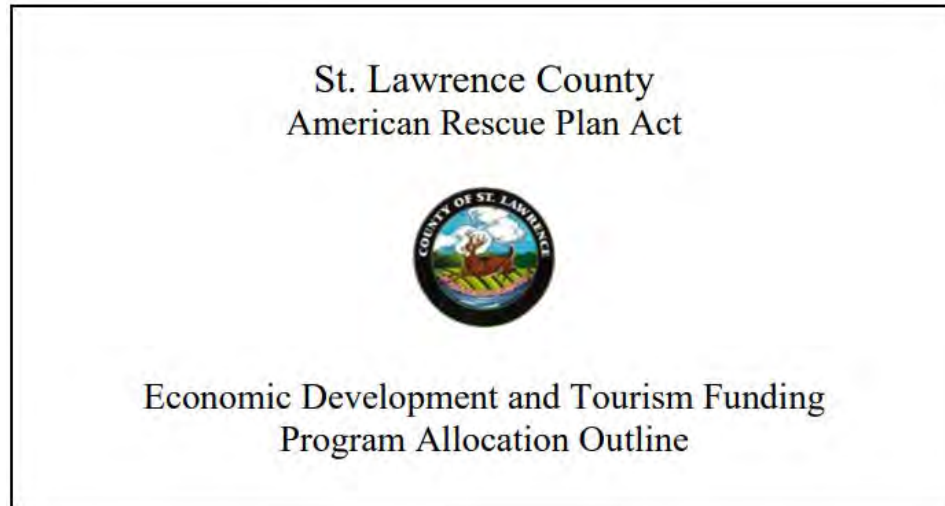


In summary, social media outcomes from the first half of 2023 have demonstrated that utilizing Instagram stories and tagging larger institutions drives more impressions and engagement on posts which have led to more followers. The pages are growing due to some of the strategies that we implemented at the beginning of the year.



St. Lawrence County
Industrial Development Agency

2023 St. Lawrence County ARPA IDA Administration Program Update



- The St. Lawrence County Finance Committee approved a resolution on May 2, 2022 Accepting the ARPA Committee Recommendations for the American Rescue Plan Act (“ARPA”) Funds. The St. Lawrence County Board of Legislators allocated American Rescue Plan Act (“ARPA”) funds to be administered by the St. Lawrence County Industrial Development Agency (“IDA”).

The Board of Legislators allocated \$2,900,000 in ARPA funds to be distributed through the IDA to organizations impacted by the COVID-19 pandemic through a number of program categories. The IDA is also administering CDL-A and Family Child Care training programs on behalf of the County.

The initial **Heavy Equipment Operator** class began in late February at the BOCES Southwest Tech facility in Fowler. The class focused on the operation of equipment, safety, grading, site work, and backhoe and excavator specific training. Nine participants completed the class which was created based on workforce needs provided by local employers.

This is an outstanding achievement, as this was an intense 16-week program that was held during evenings and weekends. Participants received certification upon completion to help them move forward in their career path. With assistance from our workforce partners, such as the local Workforce Development Board, multiple funding sources were utilized so there to participants and County ARPA funding was leveraged to the greatest extent.

As an example of this leveraging, St. Lawrence-Lewis BOCES sought out, and was awarded, a Reimagine Workforce Development grant from the NYS Department of Labor based on the programs that were created with the ARPA training funds provided by St. Lawrence County. The grant will provide tuition and case management services to 18 Heavy Equipment Operator students and 18 Clinical Medical Assistant participants.

The **Certified Clinical Medical Assistant** class began in March and completed the later part of June at the BOCES Administrative Offices in Canton. The program provides students with the skills necessary to function effectively in the “back office” given 150 hours of training. The training program focused on office procedures, concepts, and skills, such as taking vital signs, collecting and processing lab specimens, preparing patients for examinations, assisting with office/ambulatory surgeries and more. Five students completed and passed the course, four of which elected to take the National Health career Association (“NHA”) Certification Exam and all 4 passed.

St. Lawrence Family Child Care Training Program: With the on-set of the COVID pandemic, the lack of family childcare options in St. Lawrence County grew even greater attention as working families found it increasingly difficult to find access to quality childcare. The IDA began working with the St. Lawrence Child Care Council and the Workforce Development Board in 2020 to find a way to create greater access to quality childcare in St. Lawrence County.



Family Child Care Training Recognition

A training program, which models the success of the program in Lewis and Jefferson County, was created. The program allows individuals to enter (or re-enter) the workforce, encourage new business development, while ensuring access to high quality childcare options. The program includes entrepreneurship training provided by the Small Business Development Center and enrollment in a 3-credit Early Childhood online course offered through SUNY Canton.

The three-year program launched in 2022. The first cohort started in the fall and concluded in early 2023. The program saw 8 new licensed providers in the first year, creating 92 new childcare slots around St. Lawrence County. Communities represented in the 2022-2023 class were Canton, Colton, Gouverneur, Heuvel ton, Lisbon, Ogdensburg, and Russell. The second cohort, which began in Spring 2023, currently has 5 participants in process. *One of the program participants is featured in the picture above, at her home-based business in Colton, with the St. Lawrence County Childcare Training Program Partners.*

The CDL-A Training Program: From January 1, 2023 through June 30th, 2023 we had 16 students enroll in the CDL-A program. 12 successfully completed the program and passed their NYS DMV Road Test to obtain their license. Three students remain active in the program. One student completed the training but failed to pass their DMV examination and decided they didn’t want to pursue additional training or another examination.

SUNY Canton’s CREST Center requested assistance in locating a trailer to replace the deteriorating one currently in use for the CDL-A Training Program. The IDA began outreaching businesses and Seaway Timber Harvesting donated a trailer for the program.

Please see the following ARPA program summary for complete information on program awards and activities to date.



**ST. LAWRENCE COUNTY
INDUSTRIAL DEVELOPMENT AGENCY**



ARPA Award Summary (AS OF 6/27/2023)

SMALL BUSINESS AND NON-PROFIT ASSISTANCE PROGRAM

	Budgeted	\$	300,000
24 Main Street Bed and Breakfast (CANTON)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
Alex's Ice (Massena)	Resolution IDA-22-12-28 Approved 12/16/2022	\$	2,500
Anchorspace (Potsdam)	Resolution IDA-23-06-22 Approved 6/27/2023	\$	2,500
Ashley's Ice (OGDENSBURG)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
BB Rey, LLC (Gouverneur)	Resolution IDA-22-11-26 Approved 11/29/2022	\$	2,500
Body by Johnnie (Ogdensburg)	Resolution IDA-22-12-28 Approved 12/16/2022	\$	2,500
Canton Day Care Center (CANTON)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
Char's Bar (MORLEY)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	5,000
Commercial Press Inc. (CANTON)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
Dave's All Season Care (NORWOOD)	Resolution IDA-23-06-22 Approved 6/27/2023	\$	2,500
Edwards Arts Council (EDWARDS)	Resolution IDA-23-05-19 Approved 5/23/2023	\$	2,500
Ellen Mills Rentals (Lisbon)	Resolution IDA-22-11-26 Approved 11/29/2022	\$	2,500
Eshelman's Home & Lawn Service (DEKALB JUNCTION)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
Far & Away Properties (CANTON)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
Finen Maple Products LLC (NORWOOD)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
Fourth Coast Entertainment Medi (CANTON)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	5,000
Forevermore Studio (Massena)	Resolution IDA-22-11-26 Approved 11/29/2022	\$	2,500
Foster the Plant Café (Potsdam)	Resolution IDA-22-11-26 Approved 11/29/2022	\$	2,500
Frisina General Contracting LLC. (OGDENSBURG)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
GardenShare (Canton)	Resolution IDA-22-09-18 Approved 9/23/2022	\$	2,500
Gouverneur Ice Cream Bowl (GOUVERNEUR)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
Grasse River Outfitters (CANTON)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
Hammond Historical Museum (HAMMOND)	Resolution IDA-23-03-09 Approved 3/30/2023	\$	2,500
Helena General Store (Helena)	Resolution IDA-22-09-18 Approved 9/23/2022	\$	2,500

SMALL BUSINESS AND NON-PROFIT ASSISTANCE PROGRAM

CONTINUED

Heuvelton Historical Association (HEUVELTON)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
High Peaks Winery (WINTHROP)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
In-Law Brewery Co. (CHASE MILLS)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
J&J Appliance Services, LLC. (Winthrop)	Resolution IDA-22-11-26 Approved 11/29/2022	\$ 5,000
J&J Lawn Services (POTSDAM)	Resolution IDA-23-05-19 Approved 5/23/2023	\$ 2,500
M&M Eggs (MASSENA)	Resolution IDA-23-05-19 Approved 5/23/2023	\$ 2,500
Martin's Lawn Care (POTSDAM)	Resolution IDA-23-05-19 Approved 5/23/2023	\$ 2,500
Maple Ridge Kennels (Canton)	Resolution IDA-22-11-26 Approved 11/29/2022	\$ 2,500
Meola Enterprises LLC. (GOUVERNEUR)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 5,000
Mullins Catering & Take-Out LL (GOUVERNEUR)	Resolution IDA-23-05-19 Approved 5/23/2023	\$ 5,000
Natural Massage Therapy (WINTHROP)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
North Country Showcase (Massena)	Resolution IDA-22-11-26 Approved 11/29/2022	\$ 5,000
Northern Sons Construction, LLC (COLTON)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
Patriot Paving (NORFOLK)	Resolution IDA-23-05-19 Approved 5/23/2023	\$ 10,000
Potsdam Consumer Cooperative, (Potsdam)	Resolution IDA-22-11-26 Approved 11/29/2022	\$ 2,500
Railroad Productions Co. (Canton)	Resolution IDA-22-11-26 Approved 11/29/2022	\$ 5,000
Route 68 Deli (Lisbon)	Resolution IDA-22-09-18 Approved 9/23/2022	\$ 2,500
R&R Automotive (POTSDAM)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 5,000
Shades Tanning & Hair Salon (MASSENA)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
Sharrow's Home Repair (STAR LAKE)	Resolution IDA-23-05-19 Approved 5/23/2023	\$ 2,500
The Shepherd's Hook (RENSSELAER FALLS)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
Shoulette's Redemption Center (Canton)	Resolution IDA-22-09-18 Approved 9/23/2022	\$ 2,500
Simplicity Clothing (Massena)	Resolution IDA-22-11-26 Approved 11/29/2022	\$ 2,500
Spanky's In Massena (MASSENA)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
Strandz Salon (Gouverneur)	Resolution IDA-22-11-26 Approved 11/29/2022	\$ 2,500
Summit Business Solutions, LLC (POTSDAM)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
U.S. Repair (NORFOLK)	Resolution IDA-23-03-09 Approved 3/30/2023	\$ 2,500
Total awarded		\$ 155,000
Funding Balance Available		\$ 145,000

SMALL BUSINESS AND NON-PROFIT ASSISTANCE PROGRAM

Amount of Reimbursement requested from SLC	\$ 120,000
Amount of Reimbursement Received back to date	\$ (50,000)
Requested amount still pending	\$ 70,000

ARPA Award Summary (AS OF 6/27/2023)**FACILITY AND INFRASTRUCTURE IMPROVEMENTS FUND**

	Budgeted	\$	1,000,000
Adirondack Fragrance Farm (PARISHVILLE)	Resolution IDA-23-03-09	\$	14,500
American Legion Post 1539 (STAR LAKE)	Resolution IDA-23-03-09	\$	38,000
At the Docks, LLC. (OGDENSBURG)	Resolution IDA-23-03-09	\$	20,000
Breezy Maples Farm (MASSENA)	Resolution IDA-23-03-09	\$	25,000
Canton Apple & Cider (CANTON)	Resolution IDA-23-05-19	\$	6,285
Canton Day Care Center (CANTON)	Resolution IDA-23-02-03	\$	13,700
Canton Potsdam Hospital (Potsdam)	Resolution IDA-22-12-28	\$	30,087
Clark House Preservation Inc. (WADDINGTON)	Resolution IDA-23-05-19	\$	16,387
Cornell Cooperative Extension (CANTON)	Resolution IDA-23-02-03	\$	18,000
Edwards Arts Council (EDWARDS)	Resolution IDA-23-06-22	\$	13,418
Empire State Mines (GOUVERNEUR)	Resolution IDA-23-02-03	\$	35,000
Fabulous Finds Boutique (Massena)	Resolution IDA-22-11-26	\$	24,553
Fahrenheit 132' (MASSENA)	Resolution IDA-23-03-09	\$	7,000
Far & Away Properties (CANTON)	Resolution IDA-23-03-09	\$	5,000
Frederic Remington Art Museum (OGDENSBURG)	Resolution IDA-23-03-09	\$	17,000
Forevermore Studios (MASSENA)	Resolution IDA-23-05-19	\$	8,000
Fox Rust (HERMON)	Resolution IDA-23-03-09	\$	10,000
Gouverneur Community Center (GOUVERNEUR)	Resolution IDA-23-02-03	\$	7,425
Grist Mill Brewery (MASSENA)	Resolution IDA-23-03-09	\$	25,000
High Peaks Winery (WINTHROP)	Resolution IDA-23-03-09	\$	25,000
Hozmerica, LLC. (Hosmer's Mari (OGDENSBURG)	Resolution IDA-23-03-09	\$	25,000
In-Law Brewery Co. (CHASE MILLS)	Resolution IDA-23-03-09	\$	25,000
Iron Horse - Blast Boss (MORRISTOWN)	Resolution IDA-23-03-09	\$	25,000
Kuno Oil Company, Inc. (CANTON)	Resolution IDA-23-03-09	\$	6,000
Market Square (POTSDAM)	Resolution IDA-23-03-09	\$	16,000
Massena Meals on Wheels (MASSENA)	Resolution IDA-23-05-19	\$	7,875

FACILITY AND INFRASTRUCTURE IMPROVEMENTS FUND

CONTINUED

Morristown Gateway Museum (Morristown)	Resolution IDA-22-11-26	\$	12,675
Mullins Catering & Take-Out LL (GOUVERNEUR)	Resolution IDA-23-05-19	\$	20,000
Nature's Storehouse (CANTON)	Resolution IDA-23-05-19	\$	5,800
Norfolk Concert Series (NORFOLK)	Resolution IDA-23-03-09	\$	25,000
North Coutry Transitional Living (OGDENSBURG)	Resolution IDA-23-03-09	\$	6,000
Northern Sons Construction, LLC (COLTON)	Resolution IDA-23-06-22	\$	22,200
Northern Physical Therapy (Ogdensburg)	Resolution IDA-22-11-26	\$	50,000
Otto's Abode (WANAKENA)	Resolution IDA-23-03-09	\$	15,000
Phillip's Diner (Ogdensburg)	Resolution IDA-22-12-28	\$	17,530
Pike's Place Venue, Inc. (Brasher Falls)	Resolution IDA-22-12-28	\$	25,000
Police Activities League (MASSENA)	Resolution IDA-23-03-09	\$	15,000
St. James Outreach and Thrift Stc (GOUVERNEUR)	Resolution IDA-23-03-09	\$	10,000
St. Lawrence County Historical A (CANTON)	Resolution IDA-23-03-09	\$	7,000
Seaway Valley Prevention (Ogdensburg)	Resolution IDA-22-12-28	\$	22,797
Simplicity (MASSENA)	Resolution IDA-23-05-19	\$	6,500
Small Town Supply (GOUVERNEUR)	Resolution IDA-23-02-03	\$	30,000
Structural Wood (WADDINGTON)	Resolution IDA-23-02-03	\$	33,345
TAUNY (CANTON)	Resolution IDA-23-03-09	\$	20,000
TBB River Road LLC (Main St. 1 (WADDINGTON)	Resolution IDA-23-03-09	\$	10,000
TBB River Road LLC (Main St P (Waddington)	Resolution IDA-22-09-18	\$	5,000
Tradesman Contracting LLC (Rensselaer Falls)	Resolution IDA-22-12-28	\$	10,670
United Helpers (CANTON)	Resolution IDA-23-03-09	\$	20,000
Woodcrest Dairy LLC. (LISBON)	Resolution IDA-23-03-09	\$	18,000
Yesteryear's Vintage Doors (HAMMOND)	Resolution IDA-23-02-03	\$	7,400
	Total awarded	\$	879,147
	Balance Remaining	\$	120,853

FACILITY AND INFRASTRUCTURE IMPROVEMENTS FUND

Amount of Reimbursement requested from SLC	\$	22,400
Amount of Reimbursement Received back to date	\$	(5,000)
Requested amount still pending	\$	17,400

ARPA Award Summary (AS OF 6/27/2023)**WORKFORCE TRAINING AND DEVELOPMENT (NEW & EXISTING WORKER)**

	Budgeted	\$	600,000
Adirondack Fragrance & Flavor F (Parishville)	Resolution IDA-22-09-18 New Worker Training	\$	5,000
Adirondack Flavor & Fragrance F (Parishville)	Resolution IDA-22-12-28 Existing Worker	\$	7,500
Alcoa USA Corporation (Massena)	Resolution IDA-22-12-28 New Worker Training	\$	35,000
Amtech Yarns (MASSENA)	Resolution IDA-23-05-19 Existing Worker	\$	880
Atlantic Testing Laboratories (CANTON)	Resolution IDA-23-02-03 Existing Worker	\$	1,500
Breen, Patrick (COLTON)	Resolution IDA-23-06-22 Existing Worker	\$	1,148
Canexsys (OGDENSBURG)	Resolution IDA-23-02-03 Existing Worker	\$	2,700
Canexsys (OGDENSBURG)	Resolution IDA-23-02-03 New Worker Training	\$	4,000
Coakley Sons, Inc (CANTON)	Resolution IDA-23-03-09 New Worker Training	\$	3,000
Coakley Sons, Inc (CANTON)	Resolution IDA-23-05-19 New Worker Training	\$	5,000
Defelsko Corporation (Ogdensburg)	Resolution IDA-22-12-28 New Worker Training	\$	25,000
Doyle Builders Inc. (OGDENSBURG)	Resolution IDA-23-03-09 Existing Worker	\$	1,305
Empire State Mines (GOUVERNEUR)	Resolution IDA-23-02-03 New Worker Training	\$	8,000
Empire State Mines (GOUVERNEUR)	Resolution IDA-23-02-03 New Worker Training	\$	7,500
ENI Mechanical, Inc. (GOUVERNEUR)	Resolution IDA-23-05-19 New Worker Training	\$	13,000
Foster the Plant Café (Potsdam)	Resolution IDA-23-06-22 New Worker Training	\$	2,000
Foster the Plant Café (Potsdam)	Resolution IDA-22-12-28 Existing Worker	\$	2,569
Gouverneur Volunteer Rescue Sq (GOUVERNEUR)	Resolution IDA-23-05-19 Existing Worker	\$	6,575
Kuno Oil Company, Inc. (CANTON)	Resolution IDA-23-03-09 New Worker Training	\$	6,000
LeBerge & Curtis Inc. (CANTON)	Resolution IDA-23-03-09 Existing Worker	\$	1,870
LeBerge & Curtis (CANTON)	Resolution IDA-23-02-03 New Worker Training	\$	5,000
LeBerge & Curtis Inc. (CANTON)	Resolution IDA-23-05-19 Existing Worker	\$	1,600
Norco Farms, LLC (HOPKINTON)	Resolution IDA-23-05-19 New Worker Training	\$	4,000
North Country This Week (POTSDAM)	Resolution IDA-23-02-03 New Worker Training	\$	7,500
Potsdam Specialty Paper Inc. (Potsdam)	Resolution IDA-22-12-28 Existing Worker	\$	7,500
Sharrow's Home Repair & Renov (STAR LAKE)	Resolution IDA-23-05-19 New Worker Training	\$	1,000
Small Town Supply (GOUVERNEUR)	Resolution IDA-23-03-09 Existing Worker	\$	7,500
St. Lawrence County ARC (Canton)	Resolution IDA-22-09-18 Existing Worker	\$	7,500
Structural Wood (WADDINGTON)	Resolution IDA-23-02-03 Existing Worker	\$	7,500
Tradesman Contracting LLC (Rensselaer Falls)	Resolution IDA-22-12-28 Existing Worker	\$	2,200
	Total awarded	\$	190,847
	Balance Remaining	\$	409,153

WORKFORCE TRAINING AND DEVELOPMENT (NEW & EXISTING WORKER)

Amount of Reimbursement requested from SLC	\$	60,604
Amount of Reimbursement Received back to date	\$	-
Requested amount still pending	\$	60,604

WORKFORCE TRAINING AND DEVELOPMENT - HEAVY EQUIPMENT TRAINING

REMAINING BALANCE AVAILABLE		\$ 150,000
SLLBOCES - Heavy Equip Operator (MULTIPLE AREAS)	12 Participants	\$47,100 pending resolution
Balance Remaining		\$ -
Balance Remaining		\$ 150,000

Amount of Reimbursement requested from SLC	\$ -
Amount of Reimbursement Received back to date	\$ -
Requested amount still pending	\$ -

*** To date we have anticipated funding for 12 participants in the Heavy Equipment Training Program through SLLBoces**

WORKFORCE TRAINING AND DEVELOPMENT - HEALTHCARE SKILLS DEVELOPMENT

REMAINING BALANCE AVAILABLE		\$ 125,000
Certified Clinical Medical Assistant (MULTIPLE AREAS)	3 Enrolled	\$ 9,912
Balance Remaining		\$ 9,912
Balance Remaining		\$ 115,088

Amount of Reimbursement requested from SLC	\$ -
Amount of Reimbursement Received back to date	\$ -
Requested amount still pending	\$ -

*** To date we have approved funding for 3 participants in the Health Skills Training Program through SLLBoces**

WORKFORCE TRAINING AND DEVELOPMENT - WORKFORCE TALENT PIPELINE

REMAINING BALANCE AVAILABLE		\$ 25,000
		\$ -
		\$ -
Balance Remaining		\$ 25,000

TOTAL WORKFORCE TO DATE	\$ 200,759
Amount of Reimbursement requested from SLC	\$ -
Amount of Reimbursement Received back to date	\$ -
Requested amount still pending	\$ -

CHILD CARE TRAINING PROGRAM - SEPARATE FUNDING STREAM

Budgeted		\$ 200,000
<i>SUNY Canton - ChildCare Prog.</i> (MULTIPLE AREAS)	<i>THESE ARE ANTICIPATED EXPENSES</i> <i>14 Participants served</i>	\$ 77,080
Total activity in program		\$ 77,080
Balance Remaining		\$ 122,920

Amount of Reimbursement requested from SLC	\$ 2,827.50
Amount of Reimbursement Received back to date	\$ -
Requested amount still pending	\$ 2,827.50

*** To date we have approved funding for 14 participants to begin the Family Child Care Training Program.
To date 4 are now certified and running a business in St. Lawrence County to provide valuable day care to residents**

CDL-A PROGRAM - SEPARATE FUNDING STREAM

Budgeted		\$ 287,000
CREST Center, SUNY Canton (Multiple locations)	Resolution IDA-22-11-26 5 Participants served	\$ 24,500
CREST Center, SUNY Canton (MULTIPLE AREAS)	Resolution IDA-23-05-19 8 Participants in process-2&3 Cohorts	\$ 77,080
Total activity in program		\$ 101,580
Balance Remaining		\$ 185,420

Amount of Reimbursement requested from SLC	\$ 70,720
Amount of Reimbursement Received back to date	\$ -
Requested amount still pending	\$ 70,720

*** To date we have approved funding for 21 participants in the CDL-A Training Program**

ARPA Award Summary (AS OF 6/27/2023)**TOURISM, TRAVEL & HOSPITALITY CAPACITY BUILDING GRANT PROGRAM**

		Budgeted	\$	350,000
Black Lake Association (BLACK LAKE)	Resolution IDA-22-12-28 Cut Water Chestnuts, Milfoil & inc. water quality		\$	40,000
Boondockers Sno Club, Inc (RUSSELL)	Resolution IDA-22-12-28 Purchase used tractor with front end loader		\$	40,000
Chase's Riverside Dining (LOUISVILLE)	Resolution IDA-23-03-09 Four season event space		\$	30,000
Cranberry Lake Mountainers Snc (CRANBERRY LAKE)	Resolution IDA-22-09-18 Purchase Groomer		\$	40,000
Cycle Endurance & Sports (POTSDAM)	Resolution IDA-23-03-09 Rehabilitate Bus for Bike Tours		\$	10,000
Fish Massena, Town of Massena (MASSENA)	Resolution IDA-22-12-28 2023 season - 5 events		\$	35,000
Heuvelton Historical Association (HEUVELTON)	Resolution IDA-23-03-09 Audio-Video		\$	10,000
Inn at the Elms (WADDINGTON)	Resolution IDA-23-03-09 Event space		\$	10,000
Morristown Gateway Museum (MORRISTOWN)	Resolution IDA-22-12-28 Exhibit - The Small Fish of Black Lake		\$	20,000
North County Children's Museum (POTSDAM)	Resolution IDA-22-12-28 2nd floor expansion, 6 new exhibits		\$	25,000
Ogdensburg Historical Associatic (OGDENSBURG)	Resolution IDA-23-03-09 Event space		\$	5,000
St. Lawrence County Snowmobile (Piercefield)	Resolution IDA-22-12-28 Bridge to connect Adirondack Rail Trail to Lake Placid		\$	40,000
St. Lawrence County Trails (Colton/Parishville)	Resolution IDA-22-12-28 Bridge to connect Colton & Parishville trails		\$	40,000
Thousand Island Land Trust (HAMMOND)	Resolution IDA-23-03-09 Advertise trails and events to out of area visitors		\$	5,000
		Total awarded	\$	350,000
		Balance Remaining	\$	0

TOURISM, TRAVEL & HOSPITALITY CAPACITY BUILDING GRANT PROGRAM

Amount of Reimbursement requested from SLC	\$	40,000
Amount of Reimbursement Received back to date	\$	(40,000)
Requested amount still pending	\$	-

ARPA Award Summary (AS OF 5/23/2023)

TOURISM, TRAVEL & HOSPITALITY PROMOTION GRANT PROGRAM

	Budgeted	\$	350,000
Big Shotz Golf (POTSDAM)	Resolution IDA-23-02-03 Market Business and promote local area	\$	5,288
Black Lake Chamber of Commerce (BLACK LAKE)	Resolution IDA-23-02-03 Create Marketing Plan & Implement	\$	8,000
Cycle Endurance & Sports (POTSDAM)	Resolution IDA-23-03-09 Promotion of bus tours	\$	4,000
Edwards Opera House (EDWARDS)	Resolution IDA-23-05-19 Marketing Plan & Implement	\$	5,000
Fort La Presentation Association (OGDENSBURG)	Resolution IDA-22-12-28 Traveling Outreach Exhibit	\$	4,000
Frederic Remington Art Museum (OGDENSBURG)	Resolution IDA-23-02-03 Promotion of Tour Bus market	\$	5,944
The Grist Mill Brewery (MASSENA)	Resolution IDA-23-03-09 Marketing and implementation	\$	3,000
Hammond Scottish Festival (HAMMOND)	Resolution IDA-23-02-03 Advertise Scottish Heritage Event	\$	1,039
Inn at the Elms (WADDINGTON)	Resolution IDA-23-03-09 Marketing and implementation	\$	1,000
Massena International-Richards F (MASSENA)	Resolution IDA-22-11-26 Airport promotion	\$	25,000
Morristown Gateway Museum (MORRISTOWN)	Resolution IDA-22-12-28 Create Marketing Plan & Implement	\$	2,000
North County Children's Museum (POTSDAM)	Resolution IDA-22-12-28 New Website - promote expansion	\$	7,500
Norwood Village Green Concert (NORWOOD)	Resolution IDA-22-12-28 Promote 50th anniversary	\$	6,000
Ogdensburg International Airport (OGDENSBURG)	Resolution IDA-22-11-26 Airport promotion	\$	25,000
Potsdam Chamber of Commerce (POTSDAM)	Resolution IDA-23-03-09 Marketing and implementation	\$	4,000
St. Lawrence County Arts Council (POTSDAM)	Resolution IDA-22-12-28 North Country Arts Festival Promotion	\$	10,000
St. Lawrence Power & Equipmen (MADRID)	Resolution IDA-22-12-28 National Allis Chambers Tractor Show	\$	5,000
Swing Time Golf (CANTON)	Resolution IDA-22-12-28 Create online presence, advertising	\$	5,000
St Lawrence County Chamber of (ST LAW CO)	Resolution IDA-23-03-09 Out of Area Destination Marketing Campaign	\$	150,000
St Lawrence County Historical Association (CANTON)	Resolution IDA-23-05-19 New Website, Branding & Marketing Campaign	\$	10,000
The River Course at Louisville (LOUISVILLE)	Resolution IDA-23-02-03 Create Marketing Plan & Implement	\$	10,000
	Total awarded	\$	296,771
	Balance Remaining	\$	53,229
TOURISM PROMOTION	Amount of Reimbursement requested from SLC	\$	2,701.75
	Amount of Reimbursement Received back to date	\$	-
	Requested amount still pending	\$	2,701.75



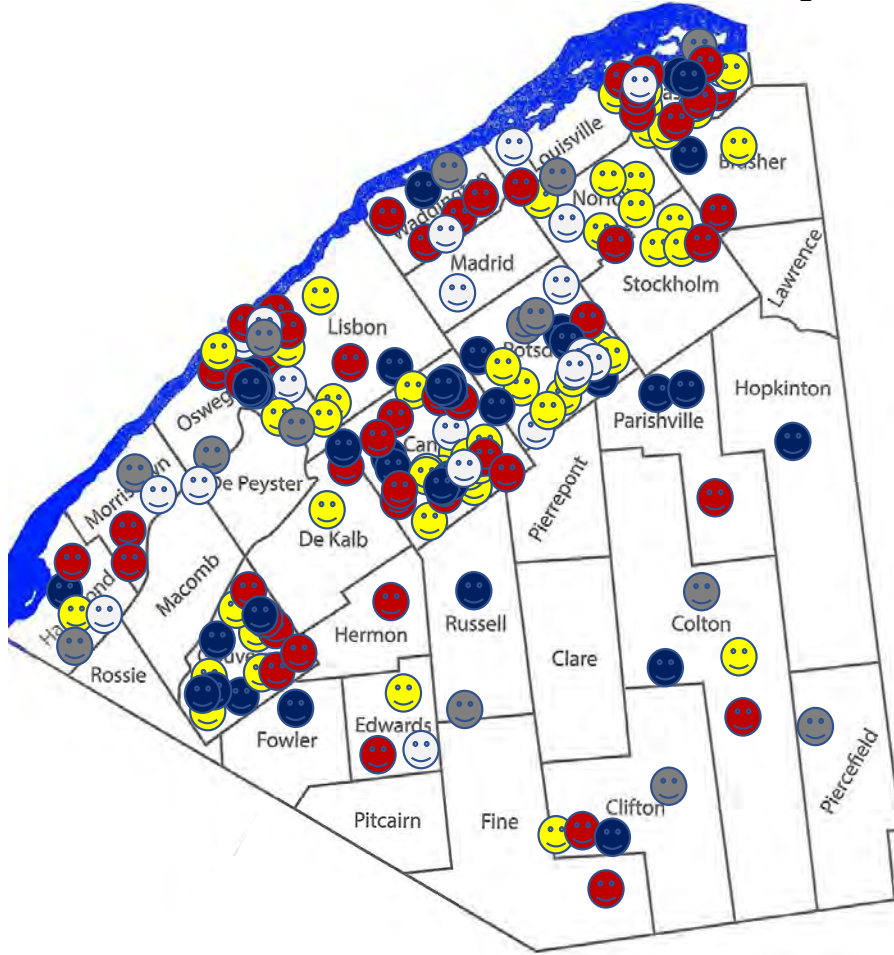
**ST. LAWRENCE COUNTY
INDUSTRIAL DEVELOPMENT AGENCY**



ARPA Award Summary (AS OF 6/27/2023)

TOTAL 2.9 FUNDING TO IDA TO ALLOCATE	\$	2,900,000
SMALL BUSINESS AND NON PROFIT AWARDS	\$	155,000
FACILITY & INFRASTRUCTURE AWARDS	\$	879,147
WORKFORCE TRAINING AND DEVELOPMENT-NEW & EXISTING WORKER AWARDS	\$	190,847
HEALTH CARE SKILLS TRAINING AWARDS	\$	9,912
TOURISM, TRAVEL & HOSPITALITY CAPACITY BUILDING GRANT PROGRAM AWARDS	\$	350,000
TOURISM, TRAVEL & HOSPITALITY PROMOTION GRANT PROGRAM AWARDS	\$	296,771
TOTAL FUNDS COMMITTED FROM 2.9 TO DATE	\$	1,881,677
TOTAL REMAINING TO ALLOCATE	\$	1,018,323
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SEPARATE FUNDING IDA ADMINISTERS	\$	487,000
CDLA & FCCTP - ALLOCATED TO DATE	\$	178,660
TOTAL REMAINING	\$	308,340
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COMBINED ARPA FUNDING IDA ADMINISTERS	\$	3,387,000
TOTAL ALL FUNDS COMMITTED TO DATE - THRU JUNE 2023	\$	2,060,337
TOTAL COMBINED FUNDS REMAINING	\$	1,326,663
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FUNDS REQUESTED FROM SLC - SUBMITTAL 1	\$	95,000.00
FUNDS REQUESTED FROM SLC - SUBMITTAL 2	\$	150,705.75
FUNDS REQUESTED FROM SLC - SUBMITTAL FOR CDLA & FCCTP	\$	73,547.50
PAYMENT 1 RECEIVED FROM SLC	\$	(95,000.00)
REQUESTED FUNDS STILL PENDING PAYMENT	\$	224,253.25

SLCIDA St. Lawrence County ARPA Program Allocations as of June 30, 2023



<u>Program</u>	<u>Allocation to Date</u>	<u>Location</u>
Small Business and Nonprofit Assistance Program Funds Remaining: \$145,000	\$ 155,000	😊
Facility and Infrastructure Improvements Fund Funds Remaining: \$120,853	\$879,147	😞
Workforce Training and Development New and Existing Worker Funds Remaining: \$409,153	\$190,847	😐
Tourism, Travel, and Hospitality Capacity Building Grants Funds Remaining: \$0	\$350,000	😐
Tourism, Travel, and Hospitality Promotion Grants Funds Remaining: \$ 53,229	\$ 296,771	😊
BOCES Heavy Equipment Operator Training Funds Remaining: \$102,900	\$ 47,100	😊
Certified Clinical Medical Assistant Training Funds Remaining: \$115,088	\$ 9,912	😊
Child Care Training Program Funds Remaining: \$122,920	\$ 77,080	😊
Commercial Driver License CDL-A Training Funds Remaining: \$185,420	\$ 100,580	😊

St. Lawrence County Industrial Development Agency
Semi-Annual Report

Unaudited Financial Statements
Period Ending June 2023



St. Lawrence County
Industrial Development Agency

St. Lawrence County Industrial Development Agency

Balance Sheet

As of June 30, 2023

Jun 30, 23

ASSETS

Current Assets

Checking/Savings

200 · Cash	294,801.36
200P · Cash - Payroll Checking Account	17,394.94
201 · Cash in Time Deposits	
201N · NBT Bank Cash in Time	1,922,058.85
201K · Key Bank Cash in Time	1,391,094.04
Total 201 · Cash in Time Deposits	3,313,152.89
202ARPA · NBT Account - ARPA Funding	21,297.05
203 · Cash - Rental Deposits	9,059.64

Total Checking/Savings 3,655,705.88

Other Current Assets

260 · Grant Receivable	100,576.72
202 · Accrued Interest Receivable	14,599.00
206 · Accrued Accounts Receivable	119,622.49
211 · Special Reserve	
211A · Special Reserve-LPL Investing	2,000,000.00
211C · Special Reserve LPL Cash Acct	43,205.91
Total 211 · Special Reserve	2,043,205.91
220 · Due from Others	
220-I · Due from Others for Insurance	3,070.60
220A · Misc. Due from Others	4,221.01
Total 220 · Due from Others	7,291.61

Total Other Current Assets 2,285,295.73

Total Current Assets 5,941,001.61

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	-39,560.00

Total 112 · Vehicles 0.00

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	39,669.00
128-C · CIP Depreciation	-10,451.96

Total 128 · Canton Industrial Park 372,457.04

St. Lawrence County Industrial Development Agency

Balance Sheet

As of June 30, 2023

	<u>Jun 30, 23</u>
129 - Canton Industrial Building	
129-A - Canton Industrial Building	2,024,824.19
129-B - Canton Industrial Bldg Improv	165,873.20
129-C - Canton Ind Bldg - Depreciation	<u>-598,195.18</u>
Total 129 - Canton Industrial Building	1,592,502.21
Total Fixed Assets	2,080,061.98
Other Assets	
510P - Net Pension Asset	121,868.00
299 - Deferred Outflow - Pension	1,071,561.00
Capital Lease Receivable	
590 - L/R - Capital Lease OpTechLot20	42,027.02
592 - L/R - NY Power Tools - Lot 17	128,567.34
594 - L/R - From the Heart Cabinetry	<u>533,967.01</u>
Total Capital Lease Receivable	704,561.37
Notes Receivable (N/R)	
591 - N/R - LC Drives RDBG 2017	16,420.76
593 - N/R - LC Drives 2018 RDBG	<u>33,934.54</u>
Total Notes Receivable (N/R)	50,355.30
Total Other Assets	1,948,345.67
TOTAL ASSETS	<u>9,969,409.26</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
526 - Deferred Grant Revenue(RDBG)	
526 - A - Deferred Grant Rev - NAFG-NBRC	92,599.24
526 - Deferred Grant Revenue(RDBG) - Other	<u>50,355.30</u>
526 - Deferred Grant Revenue(RDBG)	142,954.54
2100 - Deposit - Rental	9,059.64
522 - Prepaid Revenue(ESD Rail \$)	112,141.49
523 - Accrued Expenses Payable	<u>171,331.70</u>
Total Other Current Liabilities	435,487.37
Total Current Liabilities	435,487.37
Long Term Liabilities	
511 - Deferred Inflow of Pension	885,728.00
Notes Payable (N/P)	
654 - N/P - SLCIDA-LDC CIB Loan	<u>512,232.96</u>
Total Notes Payable (N/P)	512,232.96
500 - Emp Compensated Time Accruals	306,082.34
501 - PostEmpBenft Other Than Pension	<u>2,682,545.00</u>
Total Long Term Liabilities	4,386,588.30
Total Liabilities	4,822,075.67
Equity	
3700 - Investment in Capital Assets	1,556,563.05
3800 - Net Assets - Assigned	2,000,000.00
3900 - Net Assets - Unassigned	2,758,545.88
Net Income	<u>-1,167,775.34</u>
Total Equity	5,147,333.59
TOTAL LIABILITIES & EQUITY	<u>9,969,409.26</u>

St. Lawrence County Industrial Development Agency
Budget Report
January 1 - June 30, 2023

	2023 Budget	Jun-23	YTD	Balance
Operating Revenue				
2400 · Late Fees Received	100.00	0.00	0.00	100.00
2401B · Gain/Loss on Investment	35,000.00	14,278.97	29,916.72	5,083.28
2409B · Interest Income - Banking	725.00	8.63	2,968.14	(2,243.14)
2409L · Interest Income - Lease	26,000.00	3,740.47	14,692.03	11,307.97
2421 · St. Lawrence County Revenue	400,000.00	100,000.00	300,000.00	100,000.00
2423 · GMEDF Administrative Revenue	7,200.00	0.00	0.00	7,200.00
2999 · Miscellaneous Income	100.00	0.00	0.00	100.00
Total Operating Revenue	469,125.00	118,028.07	347,576.89	121,548.11
Canton Industrial Building				
2450 · Rental Income - CIB	63,385.00	0.00	47,540.00	15,845.00
Total Revenue for CIB	63,385.00	0.00	47,540.00	15,845.00
6455408 · Maintenance Expense - CIB	15,000.00	650.00	6,453.16	8,546.84
6455411 · Insurance Expense - CIB	5,250.00	0.00	0.00	5,250.00
6455415 · Tax/PILOT Expense - CIB	22,500.00	0.00	0.00	22,500.00
6455416 · Utilities Expense - CIB	2,500.00	263.48	2,832.59	(332.59)
6455499 · Miscellaneous Expense - CIB	100.00	0.00	0.00	100.00
6455500 · Interest Expense - CIB	2,566.00	214.21	1,081.87	1,484.13
6455510 · Depreciation Expense - CIB	67,208.00	0.00	0.00	67,208.00
Total Expenditure for CIB	115,124.00	1,127.69	10,367.62	104,756.38
Total Canton Industrial Building	(51,739.00)	(1,127.69)	37,172.38	(88,911.38)
Canton Industrial Park				
6456408 · Maintenance Expense - CIP	500.00	0.00	0.00	500.00
6456411 · Insurance Expense - CIP	1,000.00	0.00	0.00	1,000.00
6456499 · Miscellaneous Expense - CIP	250.00	0.00	0.00	250.00
6456510 · Depreciation Expense - CIP	2,755.00	0.00	0.00	2,755.00
Total Expenditure for CIP	4,505.00	0.00	0.00	4,505.00
Total Canton Industrial Park	(4,505.00)	0.00	0.00	(4,505.00)
Gouverneur Industrial Park				
6486408 · Maintenance Expense - GIP	6,000.00	0.00	2,500.00	3,500.00
6486411 · Insurance Expense - GIP	55.00	0.00	0.00	55.00
6486499 · Miscellaneous Expense - GIP	250.00	0.00	0.00	250.00
Total Expenditure for GIP	6,305.00	0.00	2,500.00	3,805.00
Total Gouverneur Industrial Park	(6,305.00)	0.00	(2,500.00)	(3,805.00)
100 Paterson Street Building				
2485 - Rental Income - 100 Paterson St	32,000.00	2,666.66	13,333.30	18,666.70
Total Revenue for 100 Paterson Street	32,000.00	2,666.66	13,333.30	18,666.70
6455408 · Maintenance Expense - 100 Paterson St	20,000.00	10,329.32	109,479.06	(89,479.06)
6455410 · Tenant Buildout - 100 Paterson St	0.00	300,094.43	436,750.00	(436,750.00)
6455411 · Insurance Expense - 100 Paterson St	16,000.00	0.00	0.00	16,000.00
6455416 · Utilities Expense - 100 Paterson St	7,500.00	1,149.69	18,166.71	(10,666.71)
6455499 · Miscellaneous Expense - 100 Paterson St	1,000.00	0.00	0.00	1,000.00
6455510 · Depreciation Expense - 100 Paterson St	70,000.00	0.00	0.00	70,000.00
Total Expenditure for 100 Paterson St	114,500.00	311,573.44	564,395.77	(449,895.77)
Total - 100 Paterson Street	(82,500.00)	(308,906.78)	(551,062.47)	468,562.47
Total Building Revenues	95,385.00	2,666.66	60,873.30	34,511.70
Total Building Expenses	240,434.00	312,701.13	577,263.39	(336,829.39)
Total Building Net Income	(145,049.00)	(310,034.47)	(516,390.09)	371,341.09

St. Lawrence County Industrial Development Agency
 Budget Report
 January 1 - June 30, 2023

	2023			
	Budget	Jun-23	YTD	Balance
ARPA Revenue				
2480 · ARPA Revenues from SLC	3,387,000.00	95,000.00	95,000.00	3,292,000.00
Total Revenue for ARPA	3,387,000.00	95,000.00	95,000.00	3,292,000.00
6458501 · ARPA - Facility&Infrastructure	1,000,000.00	92,583.55	109,983.55	890,016.45
6458502 · ARPA - Small Business & NP	300,000.00	27,500.00	97,500.00	202,500.00
6458503 · ARPA - Tourism Promotion	350,000.00	158,000.00	160,701.75	189,298.25
6458504 · ARPA - Tourism Capacity	350,000.00	40,000.00	40,000.00	310,000.00
6458505 · ARPA - Workforce -New Worker	300,000.00	0.00	5,000.00	295,000.00
6458506 · ARPA - Workforce -Existing Worker	300,000.00	4,148.00	17,196.17	282,803.83
6458507 · ARPA - Workforce -Heavy Equip	150,000.00	0.00	41,100.00	108,900.00
6458508 · ARPA - Workforce -Healthcare	125,000.00	0.00	3,304.00	121,696.00
6458509 · ARPA - Workforce -Pipeline	25,000.00	0.00	0.00	25,000.00
6458510 · ARPA - CDLA Program	287,000.00	20,340.00	66,560.00	220,440.00
6458511 · ARPA - Family Child Care	200,000.00	14,683.42	17,858.92	182,141.08
Total Expenditure for ARPA	3,387,000.00	357,254.97	559,204.39	2,827,795.61
Total ARPA Programs	0.00	(262,254.97)	(464,204.39)	464,204.39
Miscellaneous Projects				
2413 · Project Fees	10,000.00	99,560.28	111,560.28	(101,560.28)
2420 · PILOT Revenue	335,000.00	0.00	341,530.28	(6,530.28)
2504 · CDC Project Revenue	100.00	0.00	0.00	100.00
6499 · Miscellaneous Income	500.00	0.00	0.00	500.00
Total Revenue for Misc. Projects	345,600.00	99,560.28	453,090.56	(107,490.56)
6420617 · NF Rail Rehab Expense	2,500.00	0.00	0.00	2,500.00
6420623 · NBRC-NAFG Expenses	0.00	0.00	219,269.39	(219,269.39)
6475515 · CAP IMP Vehicle	35,000.00	0.00	0.00	35,000.00
6490616 · PILOT Payment Expense	335,000.00	0.00	341,530.28	(6,530.28)
Total Expenditure for Misc. Projects	372,500.00	0.00	560,799.67	(188,299.67)
Total Miscellaneous Projects	(26,900.00)	99,560.28	(107,709.11)	80,809.11

St. Lawrence County Industrial Development Agency
 Budget Report
 January 1 - June 30, 2023

	2023 Budget	Jun-23	YTD	Balance
General Operating Expenses				
6460405 · Bank Fees	250.00	3.02	103.21	146.79
6460408 · Maintenance Expense	1,500.00	60.90	399.71	1,100.29
6460411 · Insurance Expense	7,500.00	0.00	0.00	7,500.00
6460416 · Utilities Expense	8,400.00	380.33	3,390.74	5,009.26
6460418 · Underwriting/Credit Report Exp	100.00	0.00	0.00	100.00
6460420 · Office Supplies Expense	2,500.00	0.00	1,052.51	1,447.49
6460421 · Office Equipment Expense	7,500.00	1,070.94	8,878.68	(1,378.68)
6460422 · Equipment Repair Expense	250.00	0.00	0.00	250.00
6460423 · Telephone Expense	7,000.00	299.56	1,778.80	5,221.20
6460424 · Postage Expense	500.00	37.47	283.06	216.94
6460425 · Printing and Copying Expense	2,000.00	330.84	1,621.34	378.66
6460426 · IT Expense	3,000.00	1,658.70	16,327.21	(13,327.21)
6460427 · Professional Associations Expense	1,500.00	0.00	1,350.00	150.00
6460432 · Other Legal Expense	5,000.00	0.00	15,173.10	(10,173.10)
6460433 · Legal Expense - Retainer	5,500.00	0.00	1,375.00	4,125.00
6460434 · Accounting Expense	8,125.00	0.00	0.00	8,125.00
6460436 · Promotion/Marketing Expense	25,000.00	3,862.50	27,712.69	(2,712.69)
6460440 · Auto Expense	2,000.00	131.03	431.44	1,568.56
6460441 · Subscriptions & Periodicals	500.00	534.16	648.16	(148.16)
6460442 · Meeting Expense	1,000.00	659.02	1,602.20	(602.20)
6460443 · Mileage Expense	1,000.00	555.44	555.44	444.56
6460444 · Education Workshops Expense	10,000.00	595.00	4,370.00	5,630.00
6460445 · Travel Expense	2,500.00	1,616.14	3,544.47	(1,044.47)
6460499 · Miscellaneous Expense	500.00	15.00	113.01	386.99
6460503 · Payroll Expenses				
503A · Salaries & Wages	486,500.00	57,419.55	253,092.87	233,407.13
503B · Employee Benefits	177,250.00	9,882.58	63,757.32	113,492.68
503C · Post Employment Benefits Expense	160,000.00	0.00	0.00	160,000.00
503D · Payroll Tax Expense	36,250.00	4,099.47	18,091.41	18,158.59
503E · Payroll Processing Fees	2,000.00	273.87	1,396.27	603.73
6460599 · Depreciation Expense	3,700.00	0.00	0.00	3,700.00
Total General Operating Expenses	968,925.00	83,485.52	427,048.64	541,876.36
Total Revenue	4,297,110.00	315,255.01	956,540.75	3,340,569.25
Total Expenses	4,968,859.00	753,441.62	2,124,316.09	2,844,542.91
Net Income	(671,749.00)	(438,186.61)	(1,167,775.34)	496,026.34

St. Lawrence County IDALDC
Consolidated Balance Sheet
As of June 30, 2023

	General Fund	Loan Fund	RVRA	GMEDF	BMRLF	Micro	TOTAL
ASSETS							
Current Assets							
Checking/Savings							
205 - BrasherFund							
205-A - NBT - Brasher Fund	0.00	0.00	0.00	0.00	86,190.18	0.00	86,190.18
Total 205 - BrasherFund	0.00	0.00	0.00	0.00	86,190.18	0.00	86,190.18
204 - Cash -MICRO							
204A - Cash - MICRO NBT	0.00	0.00	0.00	0.00	0.00	187,441.50	187,441.50
Total 204 - Cash -MICRO	0.00	0.00	0.00	0.00	0.00	187,441.50	187,441.50
200 - Cash - General Fund							
200B - Cash - General Fund - KeyBank							
200BG - Cash - General - Key Bank	260,067.18	0.00	0.00	0.00	0.00	0.00	260,067.18
Total 200B - Cash - General Fund - KeyBar	260,067.18	0.00	0.00	0.00	0.00	0.00	260,067.18
200C - Cash - General - NBTBank	276,961.30	8,640.56	0.00	0.00	0.00	0.00	285,601.86
200P2 - Cash - General -Comm Payroll	69,883.89	0.00	0.00	0.00	0.00	0.00	69,883.89
Total 200 - Cash - General Fund	606,912.37	8,640.56	0.00	0.00	0.00	0.00	615,552.93
201 - Cash - Revolving Loan Fund							
201D - Cash - RLF - KeyBank	0.00	128,889.85	0.00	0.00	0.00	0.00	128,889.85
201F - Cash - RLF - NBT	0.00	920,299.67	0.00	0.00	0.00	0.00	920,299.67
201Z - Cash - RLF - CD_NBT	0.00	100,000.00	0.00	0.00	0.00	0.00	100,000.00
Total 201 - Cash - Revolving Loan Fund	0.00	1,149,189.52	0.00	0.00	0.00	0.00	1,149,189.52
202 - Cash - RVRA							
202G - Cash - RVRA - LPL Investments	0.00	0.00	2,060,089.94	0.00	0.00	0.00	2,060,089.94
202A - Cash - RVRA - NBT	0.00	0.00	1,953,351.39	0.00	0.00	0.00	1,953,351.39
202C - Cash - RVRA - Key	0.00	0.00	38,533.22	0.00	0.00	0.00	38,533.22
202E - Cash - RVRA - Community Bank	0.00	0.00	1,586,679.50	0.00	0.00	0.00	1,586,679.50
202F - Cash - RVRA - NBT CDRS	0.00	0.00	1,044,437.79	0.00	0.00	0.00	1,044,437.79
Total 202 - Cash - RVRA	0.00	0.00	6,683,091.84	0.00	0.00	0.00	6,683,091.84
203 - Cash - GMEDF							
203A - Cash - GMEDF - NBT	0.00	0.00	0.00	2,550,524.34	0.00	0.00	2,550,524.34
Total 203 - Cash - GMEDF	0.00	0.00	0.00	2,550,524.34	0.00	0.00	2,550,524.34
209 - Rental Security Deposits - RVRA	0.00	0.10	3,300.00	0.00	0.00	0.00	3,300.10
Total Checking/Savings	606,912.37	1,157,830.18	6,686,391.84	2,550,524.34	86,190.18	187,441.50	11,275,290.41
Total Current Assets	606,912.37	1,157,830.18	6,686,391.84	2,550,524.34	86,190.18	187,441.50	11,275,290.41
Fixed Assets							
101 - Massena Lot 19 (MIB19) RVRA							
101A - MIB 19 - Building [RVRA]	0.00	0.00	340,200.00	0.00	0.00	0.00	340,200.00
101B - MIB 19 - Bldg Deprec [RVRA]	0.00	0.00	-147,903.37	0.00	0.00	0.00	-147,903.37
101C - MIB 19 - Improvements	0.00	0.00	110,032.01	0.00	0.00	0.00	110,032.01
Total 101 - Massena Lot 19 (MIB19) RVRA	0.00	0.00	302,328.64	0.00	0.00	0.00	302,328.64
Total Fixed Assets	0.00	0.00	302,328.64	0.00	0.00	0.00	302,328.64
Other Assets							

St. Lawrence County IDALDC
Consolidated Balance Sheet
As of June 30, 2023

	General Fund	Loan Fund	RVRA	GMEDF	BMRLF	Micro	TOTAL
Capital Lease Receivable[RVRA]							
546 · Cap Lease Lot18 - Amtech[RVRA]	0.00	0.00	315,223.20	0.00	0.00	0.00	315,223.20
Total Capital Lease Receivable[RVRA]	0.00	0.00	315,223.20	0.00	0.00	0.00	315,223.20
Receivables [BMRLF]							
652 · N/R - Tri-Town Kids [BMRLF]	0.00	0.00	0.00	0.00	30,023.85	0.00	30,023.85
636 · M/R - M&M Eggs - BMRLF	0.00	0.00	0.00	0.00	22,822.56	0.00	22,822.56
Total Receivables [BMRLF]	0.00	0.00	0.00	0.00	52,846.41	0.00	52,846.41
Note Receivable [MICRO]							
639 · N/R - Eshelmans [MIC]	0.00	0.00	0.00	0.00	0.00	5,207.83	5,207.83
626 · N/R - Shades Tanning [MIC]	0.00	0.00	0.00	0.00	0.00	14,793.01	14,793.01
627 · N/R - Waddington Auto [MIC]	0.00	0.00	0.00	0.00	0.00	7,668.15	7,668.15
633 · N/R - Sharrows 2018 [MIC]	0.00	0.00	0.00	0.00	0.00	3,847.30	3,847.30
634 · N/R - JAPES Pets [MIC]	0.00	0.00	0.00	0.00	0.00	10,580.24	10,580.24
635 · N/R- Under Cover Storage [MIC]	0.00	0.00	0.00	0.00	0.00	6,369.73	6,369.73
650 · N/R - M&M Heating & AC [MICRO]	0.00	0.00	0.00	0.00	0.00	19,748.59	19,748.59
651 · N/R - Tri-Town Kids [MICRO]	0.00	0.00	0.00	0.00	0.00	20,000.00	20,000.00
Total Note Receivable [MICRO]	0.00	0.00	0.00	0.00	0.00	88,214.85	88,214.85
Bad Debt Allowance							
555-E · Bad Debt Allowance[BMRLF]	0.00	0.00	0.00	0.00	-2,300.00	0.00	-2,300.00
555-D · Bad Debt Allowance [MIC]	0.00	0.00	0.00	0.00	0.00	-11,500.00	-11,500.00
555-A · Bad Debt Allowance[RLF]	0.00	-93,500.00	0.00	0.00	0.00	0.00	-93,500.00
555-B · Bad Debt Allowance[RVRDA]	0.00	0.00	-130,000.00	0.00	0.00	0.00	-130,000.00
555-C · Bad Debt Allowance[GMEDF]	0.00	0.00	0.00	-5,300.00	0.00	0.00	-5,300.00
Total Bad Debt Allowance	0.00	-93,500.00	-130,000.00	-5,300.00	-2,300.00	-11,500.00	-242,600.00
Mortgage Receivable [GMEDF]							
413 · M/R - High Peaks Winery [GMEDF]	0.00	0.00	0.00	17,640.27	0.00	0.00	17,640.27
Total Mortgage Receivable [GMEDF]	0.00	0.00	0.00	17,640.27	0.00	0.00	17,640.27
Mortgage Receivable [RLF]							
637 · M/R - Riverside Iron [RLF]	0.00	109,981.60	0.00	0.00	0.00	0.00	109,981.60
645 · M/R - ACCO Way Acquisition[RLF]	0.00	224,389.91	0.00	0.00	0.00	0.00	224,389.91
501 · M/R - SLCIDACIB [RLF]	0.00	512,232.96	0.00	0.00	0.00	0.00	512,232.96
Total Mortgage Receivable [RLF]	0.00	846,604.47	0.00	0.00	0.00	0.00	846,604.47
Mortgage Receivables [RVRA]							
414 · M/R - High Peaks Winery [RVRA]	0.00	0.00	17,642.33	0.00	0.00	0.00	17,642.33
551 · M/R - Structural Wood [RVRA]	0.00	0.00	213,426.04	0.00	0.00	0.00	213,426.04
638 · M/R - Riverside Iron 2022[RVRA]	0.00	0.00	112,817.43	0.00	0.00	0.00	112,817.43
644 · M/R -ACCO Way Acquisition[RVRA]	0.00	0.00	224,165.28	0.00	0.00	0.00	224,165.28
Total Mortgage Receivables [RVRA]	0.00	0.00	568,051.08	0.00	0.00	0.00	568,051.08

St. Lawrence County IDALDC
Consolidated Balance Sheet
As of June 30, 2023

	General Fund	Loan Fund	RVRA	GMEDF	BMRLF	Micro	TOTAL
N/R Revolving Loan Fund - [RLF]							
466 · N/R - Hacketts [RLF]	0.00	40,870.82	0.00	0.00	0.00	0.00	40,870.82
492 · N/R - CurranRenewable2012 [RLF]	0.00	35,353.77	0.00	0.00	0.00	0.00	35,353.77
517 · N/R - Canexsys [RLF]	0.00	35,035.61	0.00	0.00	0.00	0.00	35,035.61
549 · N/R - Johnson Newspaper [RLF]	0.00	41,549.29	0.00	0.00	0.00	0.00	41,549.29
533 · N/R - Kingston 2018 [RLF]	0.00	17,555.66	0.00	0.00	0.00	0.00	17,555.66
535 · N/R - NorthAmericanForest [RLF]	0.00	309,017.84	0.00	0.00	0.00	0.00	309,017.84
538 · N/R - No Co Dairy 2018 [RLF]	0.00	79,323.87	0.00	0.00	0.00	0.00	79,323.87
543 · N/R - Pro Sport Trailers [RLF]	0.00	37,336.94	0.00	0.00	0.00	0.00	37,336.94
547 · N/R - AmTech Loan [RLF]	0.00	135,634.70	0.00	0.00	0.00	0.00	135,634.70
640 · N/R - PSP, Inc 2022 [RLF]	0.00	70,713.88	0.00	0.00	0.00	0.00	70,713.88
642 · N/R - Canexsys 2022 [RLF]	0.00	120,694.81	0.00	0.00	0.00	0.00	120,694.81
653 · N/R-St. Lawrence Suds, LLC[RLF]	0.00	47,063.15	0.00	0.00	0.00	0.00	47,063.15
654 · N/R - Brozzo [RLF]	0.00	48,617.95	0.00	0.00	0.00	0.00	48,617.95
Total N/R Revolving Loan Fund - [RLF]	0.00	1,018,768.29	0.00	0.00	0.00	0.00	1,018,768.29
Notes Receivable - [RVRA]							
506 · N/R - Ansen 2015 [RVRA]	0.00	0.00	71,664.65	0.00	0.00	0.00	71,664.65
507 · N/R - Curran LOC [RVRA]	0.00	0.00	293,236.33	0.00	0.00	0.00	293,236.33
514 · N/R - Atlantic Testing [RVRA]	0.00	0.00	31,237.82	0.00	0.00	0.00	31,237.82
519 · N/R - Canexsys [RVRA]	0.00	0.00	35,035.61	0.00	0.00	0.00	35,035.61
532 · N/R - Kingston Pharma 18 [RVRA]	0.00	0.00	19,850.38	0.00	0.00	0.00	19,850.38
536 · N/R - NorthAmericanForest [RVR]	0.00	0.00	77,432.52	0.00	0.00	0.00	77,432.52
498 · N/R - Riverside Iron [RVRA]	0.00	0.00	-1,884.13	0.00	0.00	0.00	-1,884.13
534 · N/R - Thew [RVRA]	0.00	0.00	7,008.73	0.00	0.00	0.00	7,008.73
537 · N/R - No Co Dairy 2018 [RVR]	0.00	0.00	317,407.09	0.00	0.00	0.00	317,407.09
544 · N/R - Pro Sport Trailers [RVRA]	0.00	0.00	19,844.93	0.00	0.00	0.00	19,844.93
548 · N/R - Pepsi-Cola [RVRA]	0.00	0.00	77,767.26	0.00	0.00	0.00	77,767.26
557 · N/R - AtlanticTesting 21 [RVRA]	0.00	0.00	244,395.98	0.00	0.00	0.00	244,395.98
641 · N/R - PSP, Inc 2022 [RVRDA]	0.00	0.00	70,717.38	0.00	0.00	0.00	70,717.38
643 · N/R - Canexsys 2022 [RVRA]	0.00	0.00	120,669.76	0.00	0.00	0.00	120,669.76
Total Notes Receivable - [RVRA]	0.00	0.00	1,384,384.31	0.00	0.00	0.00	1,384,384.31
Notes Receivable GMEDF							
432 · N/R - CliftonFineHosp [GMEDF]	0.00	0.00	0.00	36,147.54	0.00	0.00	36,147.54
518 · N/R - Canexsys [GMEDF]	0.00	0.00	0.00	35,084.37	0.00	0.00	35,084.37
Total Notes Receivable GMEDF	0.00	0.00	0.00	71,231.91	0.00	0.00	71,231.91
210 · Accrued Interest Receivable	0.00	1,004.20	14,159.16	57.93	0.00	348.71	15,570.00
220 · Due from Affiliate							
220-Ins · Due From Tenant for Insurance	0.00	0.00	619.92	0.00	0.00	0.00	619.92
Total 220 · Due from Affiliate	0.00	0.00	619.92	0.00	0.00	0.00	619.92
Total Other Assets	0.00	1,772,876.96	2,152,437.67	83,630.11	50,546.41	77,063.56	4,136,554.71
TOTAL ASSETS	606,912.37	2,930,707.14	9,141,158.15	2,634,154.45	136,736.59	264,505.06	15,714,173.76

St. Lawrence County IDALDC
Consolidated Balance Sheet
As of June 30, 2023

	General Fund	Loan Fund	RVRA	GMEDF	BMRLF	Micro	TOTAL
LIABILITIES & EQUITY							
2100 - Rental Deposits	0.00	0.00	3,300.00	0.00	0.00	0.00	3,300.00
Total Other Current Liabilities	0.00	0.00	3,300.00	0.00	0.00	0.00	3,300.00
Total Current Liabilities	0.00	0.00	3,300.00	0.00	0.00	0.00	3,300.00
Long Term Liabilities							
524 - Due to Affiliates	0.00	1,185.92	0.00	0.00	6,278.49	0.00	7,464.41
Total Long Term Liabilities	0.00	1,185.92	0.00	0.00	6,278.49	0.00	7,464.41
Total Liabilities	0.00	1,185.92	3,300.00	0.00	6,278.49	0.00	10,764.41
Equity							
32000 - Unrestricted Net Assets	201,402.75	10,789.13	-348,363.63	-5,160.34	3,554.38	-382.46	-138,160.17
3800 - Net Assets - No Restrictions	322,883.42	98,194.58	0.00	0.00	0.00	0.00	421,078.00
3900 - Net Assets - Donor Restricted	0.00	2,807,075.21	9,583,065.63	2,639,971.15	126,138.09	263,168.14	15,419,418.22
Net Income	82,626.20	13,462.30	-96,843.85	-656.36	765.63	1,719.38	1,073.30
Total Equity	606,912.37	2,929,521.22	9,137,858.15	2,634,154.45	130,458.10	264,505.06	15,703,409.35
TOTAL LIABILITIES & EQUITY	606,912.37	2,930,707.14	9,141,158.15	2,634,154.45	136,736.59	264,505.06	15,714,173.76

**St. Lawrence County IDALDC
Budget Report
January 1 - June 30, 2023**

	2023 Budget	Gen Fund 6/30/2023	Loan Fund 6/30/2023	GMEDF 6/30/2023	RVRDA 6/30/2023	MICRO 6/30/2023	BMRLF 6/30/2023	YTD
OPERATING REVENUE								
2400 · Late Fees Received	1,250.00	0.00	175.00	0.00	50.00	90.00	0.00	315.00
2401 · Gain/Loss on Investments	25,000.00	0.00	0.00	0.00	39,749.36	0.00	0.00	39,749.36
2409B · Interest Income - Banking	2,490.00	3.78	916.32	252.29	4,687.84	15.09	4.56	5,879.88
2409L · Interest Income - Loans	100,675.00	0.00	22,265.99	1,331.45	33,081.95	2,649.69	1,066.07	60,395.15
2412 · RVRA Administrative Revenue	300,000.00	150,000.00	0.00	0.00	0.00	0.00	0.00	150,000.00
2421 · Salary Stipend Revenue	11,625.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
2449 · Brasher Admin	1,200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
2450 · Miscellaneous Income	2,500.00	0.00	100.00	0.00	1,500.00	0.00	0.00	1,600.00
Total OPERATING REVENUE	444,740.00	150,003.78	23,457.31	1,583.74	79,069.15	2,754.78	1,070.63	257,939.39
MASSENA IND BLDG LOT19								
2423 - MIB Lot 19 Rent	33,750.00	0.00	0.00	0.00	29,802.50	0.00	0.00	29,802.50
Total Revenue for MIB19	33,750.00	0.00	0.00	0.00	29,802.50	0.00	0.00	29,802.50
6487408 · MIB19 - Maintenance Expense	1,000.00	0.00	0.00	0.00	336.78	0.00	0.00	336.78
6487411 · MIB19 - Insurance Expense	4,400.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6487416 · MIB19 - Utility Expense	1,500.00	0.00	0.00	0.00	1,602.91	0.00	0.00	1,602.91
6487499 · MIB19 - Miscellaneous Expense	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6487500 · MIB19 - Depreciation Expense	16,058.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Expenditures for MIB19	23,458.00	0.00	0.00	0.00	1,939.69	0.00	0.00	1,939.69
Total MIB 19	10,292.00	0.00	0.00	0.00	27,862.81	0.00	0.00	27,862.81
Total Building Revenues	33,750.00	0.00	0.00	0.00	29,802.50	0.00	0.00	29,802.50
Total Building Expenditures	23,458.00	0.00	0.00	0.00	1,939.69	0.00	0.00	1,939.69
Total Building Net Income	10,292.00	0.00	0.00	0.00	27,862.81	0.00	0.00	27,862.81
Total Building Depreciation	16,058.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Building Net Income without Depreciation	26,350.00	0.00	0.00	0.00	27,862.81	0.00	0.00	27,862.81

St. Lawrence County IDALDC

Budget Report

January 1 - June 30, 2023

	2023 Budget	Gen Fund 6/30/2023	Loan Fund 6/30/2023	GMEDF 6/30/2023	RVRDA 6/30/2023	MICRO 6/30/2023	BMRLF 6/30/2023	YTD
COMMUNITY DEVELOPMENT PROGRAM								
6460450-16 · CDEIP 2016	16,937.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460450-17 · CDEIP 2017	17,994.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460450-18 · CDEIP 2018	8,578.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460450-19 · CDEIP 2019	20,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460450-20 · CDEIP 2020	55,200.00	0.00	0.00	0.00	18,200.00	0.00	0.00	18,200.00
6460450-21 · CDEIP 2021	65,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460450-22 · CDEIP 2022	70,000.00	0.00	0.00	0.00	20,600.00	0.00	0.00	20,600.00
6460450-23 · CDEIP 2023	100,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total MASSENA IND BLDG LOT19	353,709.00	0.00	0.00	0.00	38,800.00	0.00	0.00	38,800.00
6460411 · Insurance Expense	1,800.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460417 · Bank Charges	300.00	0.00	150.00	0.00	32.81	0.00	0.00	182.81
6460418 · Underwriting Expense	3,250.00	0.00	0.00	0.00	0.00	0.00	(225.00)	(225.00)
6460420 · Office Supplies Expense	750.00	0.00	63.00	0.00	(57.00)	63.00	0.00	69.00
6460427 · Professional Assoc. Expense	250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460430 · Contractual Expenses to MED	30,000.00	0.00	0.00	0.00	15,000.00	0.00	0.00	15,000.00
6460431 · IDALDC Admin Payment	300,000.00	0.00	0.00	0.00	150,000.00	0.00	0.00	150,000.00
6460432 · Other Legal Expense	5,950.00	0.00	6,838.71	1,865.10	0.00	847.40	530.00	10,081.21
6460433 · Legal Expense - Retainer	7,500.00	0.00	1,375.00	375.00	0.00	125.00	0.00	1,875.00
6460434 · Accounting Expense - General	17,944.00	0.00	750.00	0.00	0.00	0.00	0.00	750.00
6460435 · GMEDF Admin Fee	7,200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460436 · Marketing	25,600.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460442 · Meeting Expense	250.00	0.00	20.95	0.00	0.00	0.00	0.00	20.95
6460443 · Mileage Expense	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460444 · Educational Workshop Expense	500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460445 · Other Travel Expense	1,500.00	0.00	6.35	0.00	0.00	0.00	0.00	6.35
6460499 · Miscellaneous Expense	1,100.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460503 · Payroll Expenses								
503A - Salaries & Wages	140,000.00	60,995.04	0.00	0.00	0.00	0.00	0.00	60,995.04
503B - Employee Benefits	2,200.00	(163.03)	791.00	0.00	0.00	0.00	0.00	627.97
503D - Payroll Tax Expenses	11,000.00	5,406.51	0.00	0.00	0.00	0.00	0.00	5,406.51
503E- Payroll Processing Fees	1,750.00	1,139.06	0.00	0.00	0.00	0.00	0.00	1,139.06
6460555 · Bad Debt Expense	(33,200.00)	0.00	0.00	0.00	0.00	0.00	0.00	0.00
6460599 · Depreciation Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	526,144.00	67,377.58	9,995.01	2,240.10	164,975.81	1,035.40	305.00	245,928.90
Total Income	478,490.00	150,003.78	23,457.31	1,583.74	108,871.65	2,754.78	1,070.63	287,741.89
Total Expenses	903,311.00	67,377.58	9,995.01	2,240.10	205,715.50	1,035.40	305.00	286,668.59
Net Income	(424,821.00)	82,626.20	13,462.30	(656.36)	(96,843.85)	1,719.38	765.63	1,073.30

St. Lawrence County IDA Civic Development Corp.

Balance Sheet

As of June 30, 2023

Jun 30, 23

ASSETS

Current Assets

Checking/Savings

200 · Checking Account

200-A · NBT - Checking 1,586.88

200-B · Key Bank 7,409.39

200-C · Community Bank 12,004.62

Total 200 · Checking Account 21,000.89

201 · CivicDevFund - Restricted

201-A · NBT - Civic Dev Fund 28,398.74

201-C · Community Bank Civic Dev Fund 10,000.00

Total 201 · CivicDevFund - Restricted 38,398.74

Total Checking/Savings 59,399.63

Total Current Assets 59,399.63

Other Assets

408 · N/R - Cornell Coop Ext 2023 23,007.98

402 · N/R - Fire Training Facility 9,736.09

408 · N/R - Cornerll Coop Ext 2023 500,000.00

Total Other Assets 532,744.07

TOTAL ASSETS 592,143.70

LIABILITIES & EQUITY

Equity

Unrestricted 615,179.48

Unrestricted - Board Designated -22,597.49

Net Income -438.29

Total Equity 592,143.70

TOTAL LIABILITIES & EQUITY 592,143.70

St. Lawrence County IDA Civic Development Corporation
 Budget Report
 January 1 - June 30, 2023

	2023 Budget	Jun-23	YTD	Balance
Income				
2400 · Late Payment Fee Received	25.00	0.00	0.00	25.00
2409B · Interest Income - Banking	200.00	4.81	278.33	(78.33)
2409L · Interest Income - Loans	3,500.00	203.60	30.08	3,469.92
2415 · Project/Bond Fees	100.00	0.00	0.00	100.00
	3,825.00	208.41	308.41	3,516.59
Expenditures				
6460411 · Insurance Expense	600.00	0.00	0.00	600.00
6460420 · Office Supplies Expense	0.00	0.00	0.00	0.00
6460433 · Legal Expense	500.00	84.51	746.70	(246.70)
6460434 · Accounting Expense	4,075.00	0.00	0.00	4,075.00
6460450 · Project Development Expense	50.00	0.00	0.00	50.00
6460499 · Miscellaneous Expense	250.00	0.00	0.00	250.00
6460503 · Salary Stipend Expense	5,812.00	0.00	0.00	5,812.00
Total IDA CDC Operating Expenditui	11,287.00	84.51	746.70	10,540.30
Total Revenue	3,825.00	208.41	308.41	3,516.59
Total Expenditures	11,287.00	84.51	746.70	10,540.30
Net Income	(7,462.00)	123.90	(438.29)	(7,023.71)

St. Lawrence County Property Development Corporation

Balance Sheet

As of June 30, 2023

Jun 30, 23

ASSETS	
Current Assets	
Checking/Savings	
200 · Checking Account	
200-CB · Community Bank	29,003.90
200-NBT · NBT Account	57,645.47
Total 200 · Checking Account	<u>86,649.37</u>
201 · CD - Security for DANC Loan	100,000.00
Total Checking/Savings	<u>186,649.37</u>
Total Current Assets	<u>186,649.37</u>
Other Assets	
Construction In Progress	
250 · CIP - Former Newell Building	1,305,059.85
Total Construction In Progress	<u>1,305,059.85</u>
Total Other Assets	<u>1,305,059.85</u>
TOTAL ASSETS	<u><u>1,491,709.22</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Notes Payable	
300 · N/P - CDC Newell	500,000.00
301 · N/P - DANC Newell	90,846.40
Total Notes Payable	<u>590,846.40</u>
Total Other Current Liabilities	<u>590,846.40</u>
Total Current Liabilities	<u>590,846.40</u>
Total Liabilities	<u>590,846.40</u>
Equity	
3900 · Restricted - Board Designated	823,429.29
Net Income	77,433.53
Total Equity	<u>900,862.82</u>
TOTAL LIABILITIES & EQUITY	<u><u>1,491,709.22</u></u>

St. Lawrence County Property Development Corporation
Budget Report
January 1 - June 30, 2023

	2023 Budget	June-23	YTD	Balance
Income				
2409B · Interest Income - Banking	100.00	17.71	992.36	(892.36)
2499 · Miscellaneous Revenue	100.00	0.00	0.00	100.00
2411 · Refund of Prior Years Expenses	0.00	0.00	79,503.73	(79,503.73)
	200.00	17.71	80,496.09	(80,296.09)
Newell Building				
2550- Rental Income - NIB	0.00	0.00	0.00	0.00
Total Revenue for Newell	0.00	0.00	0.00	0.00
6410408 · Maintenance Expense - NIB	0.00	0.00	0.00	0.00
6455411 · Insurance Expense - NIB	0.00	0.00	0.00	0.00
6455416 · Utilities Expense - NIB	0.00	0.00	0.00	0.00
6455499 · Miscellaneous Expense - NIB	0.00	0.00	0.00	0.00
6455500 · Interest Expense - NIB	0.00	487.71	487.71	(487.71)
6455510 · Depreciation Expense - NIB	0.00	0.00	0.00	0.00
Total Expenditure for Newell	0.00	487.71	487.71	(487.71)
Total Newell Building	0.00	(487.71)	(487.71)	487.71
Miscellaneous Projects				
2499 -Miscellaneous Revenue	0.00	0.00	0.00	0.00
Total Revenue for Miscellaneous	0.00	0.00	0.00	0.00
6420499 - Misc Project Expenses	0.00	0.00	0.00	0.00
Total Expenditure for Miscellaneous	0.00	0.00	0.00	0.00
Total Miscellaneous Projects	0.00	0.00	0.00	0.00
Operating Expenditures				
6460411 · Insurance Expense	600.00	0.00	0.00	600.00
6460420· Office Supplies Expense	0.00	0.00	0.00	0.00
6460431 · Legal Expense - Retainer	500.00	0.00	375.00	125.00
6460432· Legal Expense - Other	2,500.00	253.52	2,039.85	460.15
6460434 · Accounting Expense	4,075.00	100.00	100.00	3,975.00
6460499 · Miscellaneous Expense	250.00	0.00	60.00	190.00
6460450 · Project Development Expense	25,000.00	0.00	0.00	25,000.00
6460460 · Salary Stipend Expense	5,812.00	0.00	0.00	5,812.00
Total Operating Expenditures	38,737.00	353.52	2,574.85	36,162.15
Total Revenue	200.00	17.71	80,496.09	(80,296.09)
Total Expenditures	38,737.00	841.23	3,062.56	36,162.15
Net Income	(38,537.00)	(823.52)	77,433.53	(116,458.24)