

ST. LAWRENCE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

Resolution No. IDA-26-09-15

September 09, 2026

ACCEPTING FY2027 TENTATIVE BUDGET

WHEREAS, the St. Lawrence County Industrial Development Agency (the “SLCIDA”) has prepared a Fiscal Year 2027 Tentative Budget, and

WHEREAS, the Tentative Budget has been made available to Board members, for review prior to the September 9, 2026, meeting,

NOW, THEREFORE, BE IT RESOLVED that the St. Lawrence County Industrial Development Agency does hereby accept the Tentative Budget as proposed, including modifications and amendments as may be reflected in the minutes of this meeting, and

BE IT FURTHER RESOLVED that the SLCIDA shall cause to have copies of the Tentative Budget forwarded to the St. Lawrence County Clerk and to the Legislature of St. Lawrence County and to do all other things as may be required by statute, and

BE IT FURTHER RESOLVED that the SLCIDA will consider comments on the Tentative Budget at the next meeting that is scheduled at least 20 days from the date of this resolution and may modify the Budget based on those comments or on other information that may come to the attention of the SLCIDA.

Move:	Hall			
Second:	Blevins			
VOTE	AYE	NAY	ABSTAIN	ABSENT
Blevins	X			
Hall	X			
LaBaff				X
McMahon				X
Morrill	X			
Reagen				X
Staples	X			

I HEREBY CERTIFY that I have compared this copy of this Resolution with the original record in this office, and that the same is a correct transcript thereof and of the whole of said original record.

/s/

Lori Sibley

September 9, 2026

St. Lawrence County Industrial Development Agency
2027 Tentative Budget

	2025 Actual	2026 Budget	YTD 06/30/2026	2027 Budget
OPERATING REVENUES				
2400 · Late Fees Received	0	100	0	100
2401-Realized/Unrealized Gain/Loss-Investments	136,281	189,600	44,033	137,024
2409B · Interest Income - Banking	3,503	6,500	322	1,000
2409L · Interest Income - Lease	27,064	23,110	10,619	21,257
2421 · St. Lawrence County Revenue	400,000	425,000	212,500	450,000
2423 · GMEDF Administrative Revenue	7,200	7,200	0	7,200
2999 · Miscellaneous Income	26,934	250	0	250
TOTAL OPERATING REVENUES	600,983	651,760	267,474	616,831
CANTON INDUSTRIAL BLDG - CIB				
2450 · Rental Income - CIB	71,207	69,639	48,736	103,040
TOTAL REVENUES CANTON INDUSTRIAL BLDG - CIB	71,207	69,639	48,736	103,040
6455408 · Maintenance Expense - CIB	15,357	15,000	17,203	25,000
6455411 · Insurance Expense - CIB	6,392	6,100	0	6,100
6455415 · Tax/PILOT Payment Expense - CIB	0	0	0	0
6455416 · Utilities Expense - CIB	7,040	4,500	3,300	8,000
6455499 · Miscellaneous Expense - CIB	0	100	0	100
6455510 · Depreciation Expense - CIB	67,208	67,208	0	67,208
6455500 · Interest Expense - CIB	2,381	2,225	940	2,111
TOTAL EXPENSES CANTON INDUSTRIAL BLDG - CIB	98,378	95,133	21,442	108,519
TOTAL CANTON INDUSTRIAL BUILDING - CIB	(27,171)	(25,494)	27,294	(5,479)
CANTON INDUSTRIAL PARK - CIP				
6456408 · Maintenance Expense - CIP	0	500	0	500
6456411 · Insurance Expense - CIP	881	1,000	0	1,000
6456499 · Miscellaneous Expense - CIP	0	250	0	250
6456510 · Depreciation Expense - CIP	4,900	0	0	0
TOTAL EXPENSES CANTON INDUSTRIAL PARK - CIP	5,781	1,750	0	1,750
TOTAL CANTON INDUSTRIAL PARK- CIP	(5,781)	(1,750)	0	(1,750)
GOVERNEUR INDUSTRIAL PARK - GIP				
6486408 · Maintenance Expense - GIP	0	3,000	700	3,000
6486411 · Insurance Expense - GIP	41	75	0	75
6486499 · Miscellaneous Expense - GIP	0	250	0	250
TOTAL EXPENSES GOUVERNEUR INDUSTRIAL PARK - GIP	41	3,325	700	3,325
TOTAL GOUVERNEUR INDUSTRIAL PARK - GIP	(41)	(3,325)	(700)	(3,325)

St. Lawrence County Industrial Development Agency
2027 Tentative Budget

	2025 Actual	2026 Budget	YTD 06/30/2026	2027 Budget
100 PATERSON STREET BUILDING				
2485 · Rental Income - 100 Paterson	119,612	120,000	60,000	120,000
TOTAL REVENUES 100 PATERSON STREET BLDG	119,612	120,000	60,000	120,000
6480408 · Maintenance Expense - 100 Paterson	38,457	20,000	14,674	30,000
6480411 · Insurance Expense - 100 Paterson	24,779	26,000	0	27,250
6480415 · Tax/PILOT Payment Exp-100 Paterson	13,902	13,830	13,809	13,830
6480416 · Utility Expense - 100 Paterson	31,060	10,000	2,310	10,000
6480499 · Misc Expense - 100 Paterson	0	1,000	0	1,000
6480510 · Depreciation Expense · 100 Paterson	81,662	70,000	0	81,662
TOTAL EXPENSES 100 PATERSON STREET BLDG	189,859	140,830	30,793	163,742
TOTAL 100 PATERSON STREET BLDG	(70,248)	(20,830)	29,206	(43,742)
30 BUCK STREET BUILDING				
2440 · Rental Income - 30 Buck Street	0	0	0	0
TOTAL REVENUES 30 BUCK STREET BLDG	0	0	0	0
6440404 · Lease Expense - 30 Buck Street	34,322	96,000	25,000	50,000
6440408 · Maintenance Expense - 30 Buck Street	11,214	10,000	6,689	10,000
6440411 · Insurance Expense - 30 Buck Street	28,759	30,200	28,675	31,550
6440415 · Tax/PILOT Payment Exp - 30 Buck Street	9,459	0	9,294	0
6440416 · Utility Expense - 30 Buck Street	33,757	30,000	20,102	50,000
6440499 · Misc Expense - 30 Buck Street	1,100	1,000	0	1,000
6440500 · Interest Expense - 30 Buck Street	0	0	0	0
6440510 · Depreciation Expense - 30 Buck Street	30,315	26,250	0	30,316
TOTAL EXPENSES 30 BUCK STREET BLDG	148,927	193,450	89,761	172,866
TOTAL 30 BUCK STREET BLDG	(148,927)	(193,450)	(89,761)	(172,866)

St. Lawrence County Industrial Development Agency
2027 Tentative Budget

	2025 Actual	2026 Budget	YTD 06/30/2026	2027 Budget
ARPA FUNDING				
2516 - Revenue from SLC in for ARPA	472,393	0	25,017	0
TOTAL REVENUES ARPA FUNDING	472,393	0	25,017	0
6458.501 - Facility & Infrastructure Improvements	232,775	0	0	0
6458.502 - Small Business & Nonprofit Assistance	0	0	0	0
6458.503 - Travel, Tourism, & Hospitality Promotion	43,574	0	7,061	0
6458.504 - Travel, Tourism, & Hosp Capacity Bldg	49,982	0	0	0
6458.505 - New Worker	1,000	0	0	0
6458.506 - Existing Worker	10,955	0	0	0
6458.507 - HEO	43,904	0	0	0
6458.508 - Healthcare-CCMA	129	0	0	0
6458.509 - Pipeline Talent	22,359	0	0	0
6458.510 - CDLA	49,675	0	0	0
6458.511 - FCCTP-Child Care	18,040	0	0	0
TOTAL EXPENSES ARPA FUNDING	472,393	0	7,061	0
TOTAL ARPA FUNDING	0	0	17,956	0
MISCELLANEOUS PROJECTS				
2413 · Project Fees	86,963	10,000	116,667	10,000
2550 · Benson Mines Revenue	0	0	0	475,037
2551 · FRAP DOT Revenue	0	399,818	19,092	925,520
2420 · PILOT Payments Received	0	667,075	681,250	714,926
2424 · Massena School of Business Revenue	0	0	0	237,910
2504 · CDC Project Revenue	156,250	0	0	0
6499 · Miscellaneous Income	0	0	0	0
TOTAL REVENUES MISCELLANEOUS PROJECTS	243,213	1,076,893	817,010	2,363,393
6420450 · 30 Buck Street - Rehabilitation Expense	0	670,000	28,741	2,000,000
6420623 · Benson Mines Expenses	12,035	0	0	558,867
6420624 · DOT FRAP Expenses	0	470,374	0	925,520
6420625 · Massena School of Business Expenses	1,212,790	50,000	259,576	0
6490616 · PILOT Payments out	0	667,075	681,250	714,926
TOTAL EXPENSES MISCELLANEOUS PROJECTS	1,224,825	1,857,449	969,568	4,199,313
TOTAL MISCELLANEOUS PROJECTS	(981,613)	(780,556)	(152,558)	(1,835,920)

St. Lawrence County Industrial Development Agency
2027 Tentative Budget

	2025 Actual	2026 Budget	YTD 06/30/2026	2027 Budget
GENERAL OPERATING EXPENSES				
6460405 · Bank Fee Expense	(17)	200	41	200
6460408 · Maintenance Expense	7,354	1,500	817	7,500
6460411 · Insurance Expense	12,804	11,500	0	14,085
6460416 · Utilities Expense	4,297	8,500	3,098	8,500
6460418 · Underwriting/Credit Report Exp	0	0	0	100
6460420 · Office Supplies Expense	1,536	2,500	1,223	2,500
6460421 · Office Equipment Expense	2,512	2,500	7,301	10,000
6460422 · Equipment Repair Expense	0	250	0	250
6460423 · Telephone Expense	9,027	5,000	3,676	7,500
6460424 · Postage Expense	359	500	165	500
6460425 · Printing Expense	2,683	2,500	2,250	3,500
6460426 · IT/Cyber Expense	13,097	15,000	7,271	5,000
6460427 · Professional Associations Expense	4,284	2,500	1,500	5,000
6460432 · Other Legal Expense	6,210	5,000	1,538	5,000
6460433 · Legal Expense - Retainer	3,750	3,750	1,875	3,750
6460434 · Accounting Expense	13,813	13,313	13,250	13,625
6460436 · Promotion/Marketing Expense	31,320	25,000	32,992	37,500
6460440 · Auto Expense	1,703	1,000	989	2,000
6460441 · Subscriptions & Periodicals	754	500	38	500
6460442 · Meeting Expense	2,102	2,000	456	2,000
6460443 · Mileage Expense	1,450	1,250	404	1,500
6460444 · Education Workshops Expense	242	5,000	5,442	6,000
6460445 · Travel Expense	2,997	4,000	665	4,000
6460499 · Miscellaneous Expense	134	500	100	500
6460503 · Payroll Expenses				
503A · Salaries & Wages	393,775	480,578	243,151	467,534
503B · Employee Benefits	207,202	131,513	46,228	133,778
503C · Post Employment Benefits Expense	36,924	135,000	0	130,000
503D · Payroll Tax Expense	36,405	34,854	17,648	33,538
503E · Payroll Processing Fees	4,698	3,500	1,868	3,460
6460599 · Depreciation Expense	12,787	0	0	12,787
TOTAL GENERAL OPERATING EXPENSES	814,201	899,208	393,986	922,107
TOTAL REVENUES	1,507,407	1,918,292	1,218,237	3,203,264
TOTAL EXPENSES	2,954,406	3,191,145	1,513,312	5,571,622
NET INCOME	(1,446,998)	(1,272,853)	(295,075)	(2,368,358)