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Tioga County Industrial Development Agency
September 7, 2016 • 4:30 p.m. • Ronald E. Dougherty County Office Building
56 Main Street, Owego, NY 13827

Agenda

- 1. Call to Order and Introductions**
- 2. Attendance**
 - A. IDA Board Members
 1. Roll Call: R. Kelsey, A. Gowan, T. Monell and K. Gillette K. Dougherty, J. Nolis, M. Sauerbrey
 - a. Absent:
 - b. Excused:
 2. Guests:
 - B. Myers, L. Tinney, C. Haskell, J. Bellis, J. Meagher
- 3. Privilege of the Floor-**
 - A. None
- 4. Approval of Minutes –**
 - A. **August 3, 2016 Regular Meeting Minutes**
 - B. **August 3, 2016 Governance Committee Meeting Minutes**
- 5. Motion to affirm email vote for:**
 - A. Waverly Trade Center Phase 1 Extension Request 8/19
 - B. Loan Committee's Decision to deny Josh Cassidy's loan application 9/1
- 6. Financial Report – B. Myers**
 - A. Reports
 1. Balance Sheet
 2. Profit & Loss
 3. Transaction Detail
- 7. Project Updates**
 - A. Crown Cork & Seal USA, Inc. – B. Myers/J. Bellis
 1. Update
 2. Costs Spreadsheet
 3. Larson Design Group – J. Bellis
 - a. WWTP Update
 - b. Water Update
 - B. Tioga Downs Racetrack, LLC – B. Myers
 1. Update – Casino License Awarded 8/30
 2. Groundbreaking Ceremony for Hotel/Amenities Building 9/6

- C. Owego Gardens Project Update - B. Myers
 - 1. Update
- D. FedEx Project – B. Myers
 - 1. Update

- 8. PILOT Updates- B. Myers**
 - A. Village of Owego PILOT Payment Sent 8/9
 - B. Preparing School PILOT Bills
 - C. Tioga Downs PILOT Closing – J. Meagher

- 9. New Business – B. Myers**
 - A. Crown Escrow Termination Document– J. Meagher

- 10. Old Business – B. Myers**
 - A. Public Authority Accountability Act
 - 1. Audit Committee Report (R. Kelsey, K. Dougherty, J. Nolis)
 - a. Single Audit Submitted 9/1
 - b. Change to Language in 2015 Audit per Piaker & Lyons
 - 2. Governance Committee Report (R. Kelsey, K. Dougherty, J. Nolis)
 - a. Revisions to New Policies – J. Meagher
 - 3. Finance Committee Report (R. Kelsey, A. Gowan, K. Gillette)
 - a. 2017-2020 Budget
 - B. E-Site – Incentive Proposal for the \$350,000.00 awarded in 2015.
 - C. Suez – E-Site Water Development
 - D. 2016 DOH EFC Grant Submission for E-Site

- 11. Reports**
 - A. Railroads
 - 1. Committee Report (T. Monell, K. Gillette)
 - a. Income to Date
 - b. OASD Sewer Easement
 - c. WTC Phase II Bid Opening
 - i. Lowest Bidder: Frank Tartaglia - \$518,842.70 work to be completed by 4/30/2017 if chosen
 - B. Loan Program – B. Myers
 - a. USDA Accepted our Consolidation Proposal 9/1
 - b. Commitment letter sent to R&C Auto for the loan approved in July
 - c. Upstate Fire and Safety Loan P.I.F.

- 12. Motion to move into Executive Session pursuant to Public Officers Law Section 105**
- 13. Next Meeting – Wednesday, October 5, 2016**
- 14. Adjourned**

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**Tioga County Industrial Development Agency
Governance Committee
August 3, 2016 4:00pm**

I. Call to Order and Introductions

Chairperson, R. Kelsey, Called the meeting to order at 4:07pm.

II. Attendance

Committee Members: R. Kelsey, K. Dougherty, J. Nolis

Guests: B. Myers

III. New Business

B. Myers discussed the following policies and explained that they are required by law to be adopted by the IDA.

Policy Updates:

- a. Project Agreement
- b. Policy for Assessment of Outstanding Project
- c. Policy for Termination, Modification and recapture of Agency Benefits
- d. Policy for Uniform Criteria

The Governance Committee recommends that J. Meagher makes revisions to the documents and that the full Board consider adoption in September.

IV. Adjourned

The meeting was adjourned at 4:23pm.

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**Tioga County Industrial Development Agency
August 3, 2016 • 4:30 p.m. • Ronald E. Dougherty County Office Building
56 Main Street, Owego, NY 13827**

Minutes

- 1. Call to Order and Introductions**
Chairperson R. Kelsey called the meeting to order at 4:31pm.
- 2. Attendance**
 - A. IDA Board Members
 1. Roll Call: R. Kelsey, A. Gowan, T. Monell and K. Gillette K. Dougherty, J. Nolis, M. Sauerbrey
 - a. Absent:
 - b. Excused: T. Monell
 2. Guests:
 - B. Myers, L. Tinney, C. Haskell
- 3. Privilege of the Floor-**
 - A. None
- 4. Approval of Minutes –**
 - A. July 13, 2016 Regular Meeting Minutes**
Motion to approve Regular Meeting Minutes (J. Nolis, M. Sauerbrey)
Aye – 6 Abstain – 0
No – 0 Carried
 - B. July 13, 2016 Loan Committee Meeting Minutes**
Motion to approve Loan Committee Meeting Minutes (K. Dougherty, M. Sauerbrey)
Aye – 6 Abstain – 0
No – 0 Carried
- 5. Motion to affirm email vote for:**
 - A. Support Letter for CPSI CFA 7/25
Motion to affirm email vote (J. Nolis, K. Gillette)
Aye – 6 Abstain – 0
No – 0 Carried
- 6. Financial Report – B. Myers**
 - A. Reports
 1. Balance Sheet – July - August
 2. Profit & Loss – July - August
 3. Transaction Detail – July – August

DRAFT

Motion to acknowledge financials (K. Dougherty, M. Sauerbrey)

Aye – 6 Abstain – 0

No – 0 Carried

7. Project Updates

A. Crown Cork & Seal USA, Inc. – B. Myers/J. Bellis

1. Update –

Steel paneling for the project's exterior walls is being added, and brickface is being added to exterior walls. Moving along well. "50 employees hired so far."

–L. Tinney

2. Costs Spreadsheet

Roughly \$140,000.00 expensed in July \$428,000.00 expected in August

3. Larson Design Group – B. Myers

a. WWTP Update – B. Myers shared an update from J. Bellis. The concrete pour for the pad was done last week. The tank will be complete by Labor Day. The project is moving along well. The only concern is the main control panel for the system. It currently has a 12 week lead time.

b. Water Update – B. Myers shared an update from J. Bellis. The well pumps have been ordered and a change in order is to be expected. The work has been extended to the electrical contractor, Diekow. The reason for the change order is that the well pumps require additional power for the additional pumping capacity. The change order will update the existing electrical system in order to accommodate for the increased power necessary to operate.

B. Tioga Downs Racetrack, LLC – B. Myers

1. Update – Virgil's opened 8/2. Exterior work of gaming facility nearing completion. License has not been issued. It is anticipated for later this year, quarter 4.

C. Owego Gardens Project Update - B. Myers

1. Update – Siding is being installed, interior dry wall and insulation is being installed. Going well.

2. 8/9 - 9am tour of the facility - There will be a tour of the site given.

D. FedEx Project – B. Myers

1. Update – All footings/foundations complete, the majority of the steel for the main building has been erected. Utility work on the site to begin next week.

8. PILOT Updates- B. Myers

A. Village of Owego PILOT Bills – Billed 2016 Village of Owego PILOT payment bills. We received 231 Main's payment and are awaiting Owego Gardens. Once both are in hand Village of Owego will be paid.

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- 9. New Business – B. Myers**
A. 2016 CFA Submissions – B. Myers shared a list of 2016 CFA project in Tioga County. There were 7 submissions, requesting a total of \$2,035,500.00 in grant dollars for projects totaling \$5,867,985.00.
- 10. Old Business – B. Myers**
A. Public Authority Accountability Act
1. Audit Committee Report (R. Kelsey, K. Dougherty, J. Nolis)
 - a. None
 2. Governance Committee Report (R. Kelsey, K. Dougherty, J. Nolis)
 - a. General Municipal Law – Policy Updates
The Governance Committee met prior to this meeting to discuss new policies that are mandatory for adoption due to a recent change in The General Municipal Law. The committee had a few changes they wished to have made to the proposed policies. J. Meagher will be provided with the suggestions and the policies will be proposed for adoption at the September Regular Monthly Meeting.
 3. Finance Committee Report (R. Kelsey, A. Gowan, K. Gillette)
 - a. Draw Note – Chemung Canal - \$1,000,000.00 @ 5% interest.
Motion to accept draw note offer and execute the offer letter (J. Nolis, K. Gillett)
Aye – 6 Abstain – 0
No – 0 Carried
- B. Upstate Shredding Extension Request – Upstate Shredding executed the sub-recipient agreement and ESD incentive proposal for the 2015 awarded CFA dollars totaling \$1,000,000.00 for a “media recycling” plant in Owego. The executed documents were sent to ESD along with the application fee. “They (Upstate Shredding) are requesting a change of address of the project, they wish to use the former 84 Lumber site. Zoning of the site is being researched.” L. Tinney
- 11. Reports**
A. Railroads
1. Committee Report (T. Monell, K. Gillette)
 - a. Income to Date – B. Myers shared spreadsheet with the Board.
 - b. NYSEG Easement OASD
E.E. Root has been issued an entry permit to conduct work at the NYSEG gas easement that was granted in February. More easements to come for sewer extensions.
 - c. NV Whig Street
S. May handled a complaint received by a Village of Newark Valley resident in regards to maintenance of the warning light system on Whig St. It has been addressed and will be taken care of asap.
- B. Loan Program – B. Myers
- a. Awaiting Suggestions from USDA
 - b. Owego Pharmacy Loan Paid in Full

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12. Motion to move into Executive Session pursuant to Public Officers Law Section 105

Motion to move into executive session (J. Nolis, K. Gillett) 5:20pm.

Aye – 6 Abstain – 0

No – 0 Carried

The Tioga County IDA Board of Directors exited executive session at 5:42pm.

Motion to have property appraisal for project "1.6" by M. Kane - \$350.00 (M. Sauerbrey, K. Gillett)

Aye – 6 Abstain – 0

No – 0 Carried

Motion to have do a full wetland delineation of 8.0 acres of the E-Site, estimated between \$2,000.00 - \$3,000.00 (J. Nolis, K. Gillett)

Aye – 6 Abstain – 0

No – 0 Carried

Motion to adjourn meeting (J. Nolis, M. Sauerbrey) 5:47pm.

Aye – 6 Abstain – 0

No – 0 Carried

13. Next Meeting – Wednesday, September 7, 2016

14. Adjourned

**Tioga County Industrial Development Agency
Balance Sheet Prev Year Comparison
As of August 31, 2016**

	Aug 31, 16	Aug 31, 15
ASSETS		
Current Assets		
Checking/Savings		
Restricted Cash Accounts	124,135.71	193,496.69
Community- Facade Improvement	12,000.37	12,010.37
CCTC- Industrial Park		
USDA Funds		
CCTC- Loan Loss Reserve	40,375.77	40,362.38
TSB- IRP 2	98,688.82	88,873.06
TSB- IRP 3	177,904.31	176,699.50
TSB- IRP 4	127,585.60	144,293.39
TSB- RBEG	205,427.74	205,370.40
TSB- marketing	1,496.36	2,235.92
Total USDA Funds	651,478.60	657,834.65
Total Restricted Cash Accounts	787,614.68	863,341.71
CCTC- CDs		
Infrastructure (391)	0.00	127,226.88
Site Development (383)	0.00	128,527.56
Site Development (878)	0.00	252,995.52
Infrastructure (877)	0.00	93,278.77
Land Acquisition (879)	516,424.15	513,506.34
Capital Improvement (284)	303,652.79	302,116.35
Total CCTC- CDs	820,076.94	1,417,651.42
Temporarily Restricted Cash Acc		
Crown Cork Seal	247,265.10	0.00
Community- Lounsberry	470,099.51	470,110.83
Total Temporarily Restricted Cash Acc	717,364.61	470,110.83
Unrestricted Cash Accounts		
TSB- checking	403,715.48	26,463.28
TSB- general fund	1,540,620.48	905,142.31
Total Unrestricted Cash Accounts	1,944,335.96	931,605.59
Total Checking/Savings	4,269,392.19	3,682,709.55
Other Current Assets		
NYS OEM Grant Revenue	5,457.18	0.00
Accounts Receivable 1300.01	512,376.45	0.00
Allowance for Doubtful Accounts	-35,000.00	-75,000.00
New York State OEM Funds Receiv	0.00	943.38
FEMA Funds Receivable	8,185.81	2,830.14

Tioga County Industrial Development Agency
Balance Sheet Prev Year Comparison
 As of August 31, 2016

5:07 PM
 09/06/16
 Accrual Basis

	Aug 31, 16	Aug 31, 15
Commercial Facade Loan Program		
Loan Rec - 2016-02-A	47,916.68	0.00
Loan Rec - 2016-01-A	10,394.72	0.00
Loan Rec - 2015-06-A	23,414.98	0.00
Loan Rec - 2014-01-A	8,137.72	10,172.20
Loan Rec - 2015-01-A	14,573.68	18,055.54
Loan Rec - 2015-02-A	3,861.18	5,346.28
Loan Rec - 2015-04-A	1,050.00	0.00
Loan Rec - 2015-05-A	18,861.69	0.00
Total Commercial Facade Loan Program	128,210.65	33,574.02
IRP 4		
Loan Rec 2016-01-A	38,870.91	0.00
Loan Rec 2015-03-A	11,896.28	14,250.00
Loan Rec 2013-02-A	6,222.00	8,674.64
Loan Rec 2010-01-A	11,098.07	28,363.26
Loan Rec 2009-03-A	0.00	8,475.21
Loan Rec 2009-02-A	56,051.58	58,451.58
Total IRP 4	124,138.84	118,214.69
IRP 3		
Loan Rec 2013-01-A	9,694.96	14,206.75
Loan Rec 2007-08-A	42,659.24	49,011.39
Total IRP 3	52,354.20	63,218.14
IRP 2		
Loan Rec 2012-08-A	23,989.87	28,280.74
Loan Rec 2011-03-A	61,059.29	70,806.89
Loan Rec 2011-01-A	0.00	14,624.14
Total IRP 2	85,049.16	113,711.77
Total Other Current Assets		
	880,772.29	257,492.14
Total Current Assets	5,150,164.48	3,940,201.69
Fixed Assets		
Asset WWTP	686,934.45	0.00
Lounsberry South FA	0.00	201,129.16
Land- Mitchell	58,453.51	58,453.51
Equipment		
2012 computer upgrade	1,436.88	1,436.88
2007 computer upgrade	0.00	2,019.49
Equipment - Other	264.00	264.00
Total Equipment	1,700.88	3,720.37

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 09/06/16
 Accrual Basis

Tioga County Industrial Development Agency Balance Sheet Prev Year Comparison As of August 31, 2016

	Aug 31, 16	Aug 31, 15
Land- Cavataio	2,500.00	2,500.00
Land-general	200,757.60	200,757.60
Land-Louns	0.00	18,805.00
Land 434	371,800.36	414,701.18
Railroad Improvements	1,976,668.74	1,976,668.74
Z Accumulated Depreciation	-1,111,513.55	-1,090,227.73
Total Fixed Assets	2,187,301.99	1,786,507.83
Other Assets		
HUD Loan Program		
L/R 2014-01-A	132,623.54	154,117.12
L/R 2012-06-A	64,353.81	72,295.45
L/R 2009-04-A	71,651.47	90,663.51
Total HUD Loan Program	268,628.82	317,076.08
Total Other Assets	268,628.82	317,076.08
TOTAL ASSETS	7,606,095.29	6,043,785.60
LIABILITIES & EQUITY		
Liabilities		
Current Liabilities		
Accounts Payable	12,532.75	0.00
20000 · Accounts Payable	12,532.75	0.00
Total Accounts Payable	25,065.50	0.00
Other Current Liabilities		
Deferred Revenue	258,179.50	0.00
Interest Payable		
L/P 2014-01-A Interest	142.63	0.00
L/P 2012-06-A Interest	-164.92	0.00
L/P 2009-04-A Interest	-21.47	0.00
Total Interest Payable	-43.76	0.00
2100 · Payroll Liabilities	1,073.80	1,646.92
PILOT Payments		
CNYOG	-0.01	0.00
Best Buy PP	470,003.90	470,072.58
Hadco		
School- Hadco	-0.01	0.00
Total Hadco	-0.01	0.00

**Tioga County Industrial Development Agency
Balance Sheet Prev Year Comparison
As of August 31, 2016**

	Aug 31, 16	Aug 31, 15
Rynone		
Town- Rynone	-0.01	0.00
Total Rynone	-0.01	0.00
Total PILOT Payments	470,003.87	470,072.58
Total Other Current Liabilities	729,213.41	471,719.50
Total Current Liabilities	741,746.16	471,719.50
Long Term Liabilities		
Loan Pay- IRP 4	252,361.72	262,079.92
Loan Pay- IRP 3	222,668.43	232,680.61
Loan Pay- IRP 2	156,091.00	166,762.37
Loan Pay- IRP 1	84,023.99	91,369.44
Tioga County HUD prog		
2014-01-A	132,647.81	154,117.12
2012-06-A	64,351.83	72,295.45
2009-04-A	71,672.94	90,663.51
Total Tioga County HUD prog	268,672.58	317,076.08
Total Long Term Liabilities	983,817.72	1,069,968.42
Total Liabilities	1,725,563.88	1,541,687.92
Equity		
Board Designated Funds	1,406,302.63	1,406,302.63
3000 - Opening Bal Equity	304,104.67	304,104.67
1110 - Retained Earnings	3,265,337.29	2,830,320.81
Net Income	904,786.82	-38,630.43
Total Equity	5,880,531.41	4,502,097.68
TOTAL LIABILITIES & EQUITY	7,606,095.29	6,043,785.60

Tioga County Industrial Development Agency
Profit & Loss Prev Yr. Comparison
 August 2016

	Aug 16	Aug 15
Ordinary Income/Expense		
Income		
WWTP		
Income thru Trust WWTP	423,861.11	0.00
Total WWTP	423,861.11	0.00
Loan Interest Income		
IRP 2		
2012-08-A	0.00	119.42
2011-03-A	257.88	298.32
2011-01-A	0.00	64.84
Total IRP 2	257.88	482.58
IRP 3		
2013-01-A	85.50	64.47
2007-08-A	224.81	257.72
Total IRP 3	310.31	322.19
IRP 4		
2016-01-A	164.42	0.00
2015-03-A	50.48	0.00
2013-02-A	54.46	74.77
2010-01-A	51.91	123.55
2009-03-A	3.89	38.10
Total IRP 4	325.16	236.42
Total Loan Interest Income	893.35	1,041.19
Loan Program Fee		
Facade	196.90	0.00
IRP 4	150.00	0.00
Total Loan Program Fee	346.90	0.00
Loan Administrative Fee		
IRP 2	128.82	289.55
IRP 3	133.93	159.99
IRP 4	0.00	119.67
Total Loan Administrative Fee	262.75	569.21
4110 - Grants		
STREDC Grant	25,000.00	0.00
Total 4110 - Grants	25,000.00	0.00

9:57 AM
09/07/16
Accrual Basis

Tioga County Industrial Development Agency
Profit & Loss Prev Yr. Comparison
August 2016

	Aug 16	Aug 15
Interest Income-		
Community- Facade Improvement	4.04	8.41
CCTC Loan Loss Reserve Account	0.00	1.71
CCTC CD Infrastructure (877)	125.36	278.89
CCTC CD Site Development (878)	340.02	756.42
Community- Lounsberry	0.00	4.00
TSB- checking	0.00	0.89
TSB-general fund	0.00	115.30
TSB-IRP 2	0.00	2.12
TSB- IRP 3	0.00	4.56
TSB- IRP 4	0.00	4.08
TSB- RBEG	0.00	5.31
TSB- marketing	0.00	0.06
Total Interest Income-	469.42	1,181.75
OHRV freight	17,549.00	16,166.90
Total OHRY	17,549.00	16,166.90
4170 - PILOT Program Fees		
Midwestern Pet Foods Inc.	0.00	2,500.00
Total 4170 - PILOT Program Fees	0.00	2,500.00
Total Income	468,382.53	21,459.05
Expense		
WWTP Crown Cork and Seal Loan Admin Fee	23,034.22	0.00
IRP 2	128.82	289.55
IRP 3	133.93	159.99
IRP 4	0.00	119.67
Total Loan Admin Fee	262.75	569.21
Loan Program Expense Marketing	0.00	450.00
Total Loan Program Expense	0.00	450.00
Bad Debts	0.00	-10,000.00
6120 - Bank Service Charges	100.00	0.00
Copies	0.00	17.05
E=mt3		
ESD Grant Pass Thru Expenses	0.00	11,768.75
Total E=mt3	0.00	11,768.75

Tioga County Industrial Development Agency
Profit & Loss Prev Yr. Comparison
August 2016

	Aug 16	Aug 15
Employee benefit		
IRA Company Match	109.62	0.00
IRA	109.62	126.04
Employee benefit - Other	599.71	0.00
Total Employee benefit	818.95	126.04
6180 - Insurance		
Travel/Accident (Hartford)	0.00	750.00
Employee Health (SSA)	0.00	1,273.63
WC (Amtrust)	857.00	965.00
Total 6180 - Insurance	857.00	2,988.63
Lounsberry land	0.00	700.00
6550 - Office Supplies		
other	0.00	131.75
Total 6550 - Office Supplies	0.00	131.75
6560 - Payroll Expenses	4,596.26	4,758.34
PILOT Program Expenses	0.00	278.23
6270 - Professional Fees		
Administrative Services		
Haskell	628.00	610.00
Total Administrative Services	628.00	610.00
6650 - Accounting		
Jan Nolis payroll	0.00	105.00
Total Jan Nolis	0.00	105.00
Total 6650 - Accounting	0.00	105.00
6280 - Legal Fees		
Loan Program Fees	507.50	315.00
Monthly Fees	1,407.50	3,010.00
Total 6280 - Legal Fees	1,915.00	3,325.00
6270 - Professional Fees - Other		
Total 6270 - Professional Fees	963.46	0.00
Total 6270 - Professional Fees	3,506.46	4,040.00
6670 - Program Expense		
Facade Improvement Loan Program	0.00	76.75
Total 6670 - Program Expense	0.00	76.75
6340 - Telephone	57.12	6.14

9:57 AM
09/07/16
Accrual Basis

Tioga County Industrial Development Agency
Profit & Loss Prev Yr. Comparison
August 2016

	Aug 16	Aug 15
6350 · Travel & Ent		
6380 · Travel	112.32	0.00
Total 6350 · Travel & Ent	112.32	0.00
Total Expense	33,345.08	15,910.89
Net Ordinary Income	435,037.45	5,548.16
Net Income	435,037.45	5,548.16

5:08 PM
09/06/16
Accrual Basis

Tioga County Industrial Development Agency
Transaction Detail by Account
August 2016

Type	Date	Num	Name	Memo	Amount
Restricted Cash Accounts					
Community- Facade Improvement					
Deposit	8/4/2016			Loan Pmt	152.86
Deposit	8/8/2016			Deposit	535.40
Deposit	8/10/2016			Deposit	100.00
Deposit	8/15/2016			Loan Pmt	555.56
Deposit	8/15/2016			Loan Fee	196.90
Check	8/16/2016	1030	Thomas, Coll...	5 Star Complex ...	-350.00
Deposit	8/23/2016			Facade Final Di...	25,000.00
Deposit	8/23/2016			Loan Pmt	365.86
Deposit	8/25/2016			Loan Pmt	299.31
Deposit	8/29/2016			Loan Pmt	694.44
Deposit	8/31/2016			Interest	4.04
Total Community- Facade Improvement					27,554.37
USDA Funds					
TSB- IRP 2					
Deposit	8/4/2016			Loan Pmt	1,088.88
Check	8/5/2016	wd	TCIDA	Loan Administra...	-128.82
Check	8/16/2016	1053	Thomas, Coll...	Legal- July	-157.50
Total TSB- IRP 2					802.56
TSB- IRP 3					
Deposit	8/1/2016			Loan Pmt	400.00
Check	8/5/2016	wd	TCIDA	Loan administrat...	-133.93
Deposit	8/25/2016			Loan Pmt	728.81
Deposit	8/30/2016			Loan Pmt	400.00
Total TSB- IRP 3					1,394.88
TSB- IRP 4					
Deposit	8/2/2016			Loan Pmt	754.85
Deposit	8/4/2016			Loan Pmt	471.78
Deposit	8/5/2016			Loan Pmt	200.00
Deposit	8/8/2016			Deposit	268.92
Deposit	8/12/2016			Deposit	150.00
Deposit	8/17/2016			Loan Payment	706.70
Deposit	8/23/2016			Loan Pmt	1,413.39
Total TSB- IRP 4					3,965.64
Total USDA Funds					6,163.08
Total Restricted Cash Accounts					33,717.45

5:08 PM
 09/06/16
 Accrual Basis

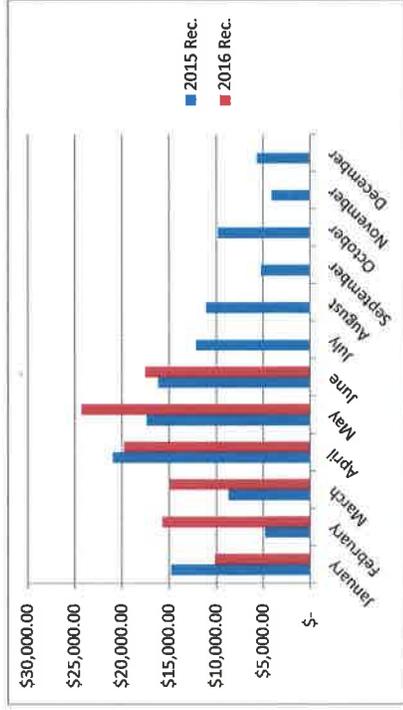
Tioga County Industrial Development Agency Transaction Detail by Account August 2016

Type	Date	Num	Name	Memo	Amount
Unrestricted Cash Accounts					
TSB- checking					
Deposit	8/1/2016			PILOT Pmt	1,675.02
Check	8/2/2016	Direct Dep.	Bryant R. My...	7/16/2016-7/29/...	-1,328.64
Check	8/2/2016	5646	Cathy Haskell	Administrative A...	-628.00
Deposit	8/2/2016			HUD Pmt	5,209.15
Deposit	8/4/2016		Tioga County...	Loan Admin Fee	262.75
Check	8/4/2016	5647	Tioga County...	August 2016 HU...	-5,209.15
Deposit	8/8/2016			PILOT Pmt	2,644.27
Check	8/9/2016	5648	Chemung Ca...		-100.00
Check	8/9/2016	5649	Amitrust Nort...	WC Annual Pre...	-857.00
Check	8/9/2016	5650	Tioga County...	Welland Investi...	-636.46
Check	8/9/2016	5651	Tioga Cou nt...	2016 Phone Ch...	-57.12
Check	8/9/2016	5652	Village of Ow...	2016 Combined ...	-4,319.29
Deposit	8/10/2016			Deposit	17,549.00
Deposit	8/11/2016			Deposit	383.07
Check	8/15/2016	Online Pmt	EFTPS	July 2016	-1,103.04
Check	8/16/2016	5653	Thomas, Coll...	Recording Fees ...	-1,407.50
Check	8/16/2016	Direct Dep	Bryant R. My...	7/30-8/12/2016	-1,273.83
Check	8/16/2016	5654	Lifetime Ben...		-599.71
Deposit	8/22/2016			WWTP Escrow ...	423,861.11
Check	8/22/2016	5655	Larson Desig...	Invoice #: 81080	-28,866.44
Check	8/22/2016	5656	Diekow Elect...	Diekow Payment...	-7,790.00
Check	8/22/2016	5657	VACRI Const...	Vacr Payment ...	-387,204.67
Check	8/22/2016	5659	Hometown B...	Jun-July, Accou...	-327.00
Check	8/25/2016	5660	Bryant R. My...	July-August Tra...	-112.32
Check	8/31/2016	5661	Franklin Tem...	Bryant R. Myers...	-219.24
Check	8/31/2016	5662	Bryant R. My...	8/13/2016-8/26/...	-1,273.82
Check	8/31/2016	5663	Larson Desig...	Invoice #: 81861	-23,034.22
Total TSB- checking					
TSB- general fund					
Deposit	8/22/2016			CD Cancellation...	346,971.17
Total TSB- general fund					
Total Unrestricted Cash Accounts					
TOTAL					365,925.54

2016 Owego Harford Railway Income

10% up to \$1,000,000; 5% \$1,000,000 +

	2015 Rec.	2016 OHRY Income	2016 Rec.	Date
January	\$ 14,808.40	\$ 101,361.00	\$ 10,136.10	3/14/2016
February	\$ 4,806.30	\$ 157,259.00	\$ 15,725.90	4/14/2016
March	\$ 8,719.60	\$ 149,919.00	\$ 14,919.80	5/10/2016
April	\$ 20,952.90	\$ 197,908.00	\$ 19,790.80	6/8/2016
May	\$ 17,370.70	\$ 242,893.00	\$ 24,289.30	7/14/2016
June	\$ 16,166.90	\$ 196,615.00	\$ 17,549.00	8/10/2016
July	\$ 12,139.45		-	
August	\$ 11,108.20		-	
September	\$ 5,232.15		-	
October	\$ 9,829.30		-	
November	\$ 4,083.90		-	
December	\$ 5,657.35		-	
	\$ 130,875.15	\$ 1,045,955.00	\$ 102,410.90	N/A



2016 OHRY Income Total \$ 1,045,955.00

2016 Payment to IDA \$ 102,410.90

