

Steuben County Land Bank Corporation

EIN# 30-0959669

Bank Register (For Vendor # refer to Vendor Summary)

Vendor #	Date	Fiscal Year	Check #	Payee	Description	Expense Category	Line Item	Amount	Book Balance	Available Balance	Retainage	Total Ret	Reimbursed?
11	01/08/2025	2025	1114	Arbor Housing & Development	Payment #11 - Inv. # 58255 (Ext. appr'd 5/1/24) -ttl \$12,500	Admin	Management services contract	(12,500.00)	503,321.56	503,321.56		-	HCR - Admin
40	01/15/2025	2025	1116	Jeffrey Squires Esq.	Closing - Sale - 1606 CR129 Woodhull to Town of Woodhull	Woodhull	Legal Services	(350.00)	502,971.56	502,971.56		-	N/A
69	01/16/2025	2025	1117	Town of Campbell (Tax Collector)	Relieved Water / Sewer - 4788 Church Street Campbell	4788 Church	Maintenance	(486.63)	502,484.93	502,484.93		-	N/A
78	01/16/2025	2025	1118	Woodhull Sewer	Utilities - Sewer - Jan. 2025 - 1606 Mill Street	Woodhull	Utilities	(29.25)	502,455.68	502,455.68		-	N/A
29	01/31/2025	2025	1120	NYS Electric & Gas	11948 River Road - Utilities	River Road	Utilities	(348.79)	502,106.89	502,106.89		-	N/A
N/A	01/31/2025	2025	N/A	Interest earned ICS	January Interest Earned	Revenue	Interest	61.51	502,168.40	502,168.40		-	N/A
N/A	02/04/2025	2025	N/A	HCR Grant Revenue	ACH Deposit -12/6/2024 - HCR LBI - PHASE I	Revenue	HCR Grant	13,679.55	515,847.95	515,847.95		-	N/A
72	02/05/2025	2025	1121	Multi Media Services	Lawn Signs w/ Stands - Inv. #93951	Admin	Maintenance	(184.31)	515,663.64	515,663.64		-	HCR - Admin
23	02/06/2025	2025	1122	CJE General Contracting LLC	Pay App #1 - River Rd Corning	River Road	Renovation costs	(30,195.00)	485,468.64	482,113.64	3,355.00	3,355.00	N/A
77	02/07/2025	2025	1123	Rock Ridge Custom Contracting, LLC	Clean-out of Fenderson Ave. Corning	Fenderson	Renovation costs	(4,050.00)	481,418.64	478,063.64		3,355.00	N/A
78	02/10/2025	2025	1124	Woodhull Sewer	Utilities - Sewer - Feb. 2025 - 1606 Mill Street	Woodhull	Utilities	(29.25)	481,389.39	478,034.39		3,355.00	N/A
25	02/12/2025	2025	1125	Bonadio & Co., LLP	Inv. BN409462 - Progress Billing - 2024 Financial Statements	Admin	Audit fees	(4,750.00)	476,639.39	473,284.39		3,355.00	HCR - Admin
33	02/20/2025	2025	1126	Corning Natural Gas	11948 River Road - Utilities	River Road	Utilities	(90.82)	476,548.57	473,193.57		3,355.00	N/A
26	02/20/2025	2025	1127	Centerstate CEO Foundation	2025 NY Land Bank Association Dues	Admin	Dues/subscriptions/fees	(2,000.00)	474,548.57	471,193.57		3,355.00	Non-Grant Admin.
N/A	02/28/2025	2025	N/A	Interest earned ICS	February Interest Earned	Revenue	Interest	56.60	474,605.17	471,250.17		3,355.00	N/A

	All Yrs - Actuals	FY 2017 Actual	FY 2018 Actual	FY 2019 Actual	2020 Actual	2021 Actual	2022 Actual	2023 Actual	2024 YTD Actual	FY 2025 Budget	2025 YTD Actual	Variance
Revenues												
Municipal Contribution(s)	75,000.00	75,000.00	-	-	-	-	-	-	-	-	-	-
Enterprise Grant	550,000.00	-	-	47,945.00	380,824.47	121,230.53	-	-	-	-	-	-
LISC Grant	500,000.00	102,473.00	283,110.10	114,416.90	-	-	-	-	-	-	-	-
HCR Grant	748,551.12	-	-	-	-	-	42,852.73	213,998.30	478,020.54	350,000.00	13,679.55	336,320.45
Sale of Properties	1,167,548.12	-	177,422.12	98,837.16	1,311.00	428,234.04	172,451.00	166,926.80	122,366.00	250,000.00	-	250,000.00
Interest	3,644.82	-	42.54	530.06	520.36	779.67	591.70	497.17	565.21	500.00	118.11	381.89
Other Revenue	1,115.24	-	-	-	-	-	-	829.21	286.03	-	-	-
Prior Year Surplus/(Deficit)	-	-	73,171.15	196,184.45	237,840.85	213,070.69	410,769.40	324,166.54	328,839.07	399,500.00	515,821.56	(116,321.56)
Total Revenues:	3,045,859.30	177,473.00	533,745.91	457,913.57	620,496.68	763,314.93	626,664.83	706,418.02	930,076.85	1,000,000.00	529,619.22	470,380.78
Expenses												
Property Acquisition	312,727.83	40,303.00	29,734.00	23,721.65	37,447.31	3,333.90	78,514.31	87,913.60	11,760.06	171,000.00	-	171,000.00
Maintenance	27,041.37	6,907.71	10,376.30	240.00	1,431.99	3,759.53	1,250.00	2,358.53	46.37	15,000.00	670.94	14,329.06
Renovation costs	1,120,426.60	-	201,688.85	116,439.21	251,899.08	226,824.47	58,228.50	53,358.16	177,743.33	325,000.00	34,245.00	290,755.00
Demolition costs	276,842.08	-	14,012.00	-	14,400.00	13,944.00	59,036.08	81,300.00	94,150.00	150,000.00	-	150,000.00
Environmental	118,038.69	13,023.28	4,266.00	-	6,683.00	10,951.12	11,320.50	49,686.45	22,108.34	50,000.00	-	50,000.00
Utilities	20,934.23	50.36	3,659.90	2,937.77	5,612.55	1,528.86	1,502.47	2,835.99	2,308.22	10,000.00	498.11	9,501.89
Brokerage/Sale	-	-	-	-	-	-	-	-	-	-	-	-
Audit fees	57,145.75	425.75	6,970.00	7,500.00	7,500.00	7,500.00	7,500.00	7,500.00	7,500.00	11,500.00	4,750.00	6,750.00
Legal Services	10,584.49	2,584.30	1,835.00	-	-	740.00	1,224.77	1,396.20	2,454.22	7,500.00	350.00	7,150.00
Management services contract	336,977.00	15,500.00	31,000.00	37,464.50	47,308.50	47,308.00	45,896.00	50,000.00	50,000.00	57,500.00	12,500.00	45,000.00
Insurance	275,433.30	24,607.45	32,019.41	29,747.79	33,143.56	35,655.65	36,906.07	39,618.62	43,734.75	50,000.00	-	50,000.00
Dues/subscriptions/fees	15,102.79	900.00	2,000.00	2,021.80	2,000.00	1,000.00	1,119.59	1,611.40	2,450.00	2,500.00	2,000.00	500.00
Events/marketing/conferences	-	-	-	-	-	-	-	-	-	-	-	-
Contingency	-	-	-	-	-	-	-	-	-	150,000.00	-	150,000.00
Total Expenses	2,571,254.13	104,301.85	337,561.46	220,072.72	407,425.99	352,545.53	302,498.29	377,578.95	414,255.29	1,000,000.00	55,014.05	944,985.95
NET:	474,605.17	73,171.15	196,184.45	237,840.85	213,070.69	410,769.40	324,166.54	328,839.07	515,821.56	-	474,605.17	(474,605.17)

Project Summaries

	Total	179 Madison	20 Townsend	8867 SR 415	Laine Ct	Hartshorn	Cottage Ave	Naples St	2 N. Main	CR 125	Taft Rd	2825 Main	Lower Pace	College Ave	4788 Church	River Road	Fenderson	Woodhull	Sprague	HCR2	HCR - Admin	Non-Grant Admin.				
Property Address	LISC PROJECT TOTAL	ENTERPRISE PROJECT TOTAL	179 Madison	20 Townsend	8867 SR 415	Laine Court	91 Hartshorn	Cottage Ave	Naples St	2 N. Main	5234 County Route 125	4776 Taft Rd	2825 Main St	10408 Lower Pace Rd	3010 College Ave	4788 Church Street	11948 River Rd	3415 Fenderson St Ext	1606 CR129	757 Sprague Rd						
Rehab / Demo			Demo	Demo	Demo	Demo	Demo	Demo	Demo	Demo	Demo	Demo	Demo	Demo	Rehab	Demo	Rehab	Rehab	Rehab	Rehab						
Municipality			Hornell City	Riverside Village	Campbell Town	Canisteo Village	Hornell City	Hornell City	Wayland Village	Cohocton Village	Campbell Town	Campbell Town	Corning Town	Corning Town	Corning Town	Campbell Town	Corning Town	Corning Town	Woodhull Town	Tuscarora Town	HCR Rd #2	HCR Grant Admin	TOTAL NON-GRANT PROJ.			
																							Non-Grant Admin.	GRAND TOTAL		
Sales Revenue																								Sales Revenue		
2017	-	-																						-		
2018	177,422.12	-																						-		
2019	98,837.16	-																						-		
2020	-	1,311.00																						-		
2021	68,341.55	359,892.49																						-		
2022	-	156,988.00																						-		
2023	-	20,250.00																						15,463.00		
2024	-	-			1,150.00	1,650.00				650.00	12,916.00	7,850.00	850.00	3,150.00	94,150.00									146,676.80		
2025	-	-			-	-				-	-	-	-	-	-	-	-	-	-	-				3,450.00		
Total Sales Rev.	344,600.83	538,441.49			1,150.00	1,650.00				650.00	12,916.00	7,850.00	850.00	3,150.00	94,150.00									118,916.00		
																									165,589.80	
																									1,167,548.12	
YTD Grant Reimb. Applied to Proj.																								YTD Grant Reimb. Applied to Proj.		
2017	79,045.39	-																							79,045.39	
2018	298,032.21	-																							298,032.21	
2019	121,282.74	58,742.29																							180,025.03	
2020	1,639.66	341,644.74																							343,284.40	
2021	-	149,612.97																							149,612.97	
2022	-	-																							-	
2023	-	-																							-	
2024	-	-																							-	
2025	-	-																							-	
Total Applied	500,000.00	550,000.00																							1,050,000.00	
Expenses																										
2017	79,045.39	-																						25,256.46	104,301.85	
2018	298,032.21	-																						-	39,529.25	337,561.46
2019	121,282.74	58,788.29																						-	40,001.69	220,072.72
2020	1,682.58	357,630.87																						-	48,112.54	407,425.99
2021	93.01	296,469.87																						-	55,982.65	352,545.53
2022	-	1,391.36	15,860.00	25,065.34	30,701.00	18,534.24	3,934.31																		42,215.83	302,498.29
2023	-	-	-	3,124.94	551.00	1,560.00	11,110.00				3,642.23	29,494.11	49,142.17	6,723.33	23,086.83	21,196.83	23,812.74	13,575.49	2,824.98	17,900.09				109,120.29	53,290.71	42,215.83
2024	-	-	-	248.56	444.00	-	-	84,980.00	350.00		6,142.31	-	-	143,610.69	-	43,140.39	-	486.63	30,634.61	4,050.00	11,630.96	15,973.63	5,000.00	225,497.98	100,928.67	166,176.65
2025	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	486.63	30,634.61	4,050.00	408.50	35,579.74	17,434.31	3,275.96
Total Expenses	500,135.93	714,280.39	15,860.00	28,438.84	31,696.00	20,094.24	15,044.31	88,622.23	29,844.11	49,142.17	12,865.64	23,086.83	21,196.83	23,812.74	157,186.18	2,824.98	61,040.48	11,630.96	15,973.63	5,000.00	370,198.01	271,112.48	457,799.60	257,727.72	2,571,254.13	
YTD Gain / (Loss)	344,464.90	702,721.88	(15,860.00)	(28,438.84)	(30,546.00)	(18,444.24)	(15,044.31)	(88,622.23)	(29,844.11)	(48,492.17)	50.36	(15,236.83)	(20,346.83)	(20,662.74)	(63,036.18)	(2,824.98)	(61,040.48)	(11,630.96)	(15,973.63)	(5,000.00)	(251,282.01)	(271,112.48)	(292,209.80)	257,727.72		
																									75,000.00	
																									Municipal Contributions	
																									LISC Revenue	
																									Enterprise Revenue	
																									HCR Revenue	
																									Interest Earnings	
																									Other Revenue	
																									Total Non-Sale Revenues	
																									1,878,311.18	
																									LB Overall Net	
																									474,605.17	