

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?
N/A	01/01/2022	2022	N/A		Beginning Balance	Beginning Balance		-	410,769.40	410,769.40			N/A
26	12/20/2021	2022	921	Centerstate CEO Foundation	NYS Land Bank Assoc. Dues 2022	Admin	Dues/subscriptions/fees	(1,000.00)	409,769.40	409,769.40			Non-Grant Admin.
11	01/04/2022	2022	924	Arbor Housing & Development	1Q2022 - Construction Management - Inv.#46093	Admin	Management services contract	(11,827.00)	397,942.40	397,942.40			Non-Grant Admin.
N/A	01/31/2022	2022	N/A		Interest earned ICS	Revenue	Interest	51.16	397,993.56	397,993.56			N/A
60	02/02/2022	2022	926	Bath Electric, Gas and Water Systems (VOB)	Utilities Bill - 01/25/2022	7162 SR54 Bath	Utilities	(185.05)	397,808.51	397,808.51			Post Ent. - No Reimb
25	02/22/2022	2022	927	Bonadio & Co., LLP	Progress Billing - 2021 FY Audit - Inv. BN289967 (1 of 2)	Admin	Audit fees	(6,500.00)	391,308.51	391,308.51			Non-Grant Admin.
N/A	02/23/2022	2022	N/A		Sale Proceeds	Revenue	Sale of Properties	1,300.00	392,608.51	392,608.51			Post Ent. - No Reimb
N/A	02/28/2022	2022	N/A		Interest earned ICS	Revenue	Interest	45.68	392,654.19	392,654.19			N/A
60	03/01/2022	2022	928	Bath Electric, Gas and Water Systems (VOB)	Utilities Bill - 02/25/2022	7162 SR54 Bath	Utilities	(172.52)	392,481.67	392,481.67			Post Ent. - No Reimb
25	03/08/2022	2022	929	Bonadio & Co., LLP	Progress Billing - 2021 FY Audit - Inv. BN292579 (2 of 2)	Admin	Audit fees	(1,000.00)	391,481.67	391,481.67			Non-Grant Admin.
60	03/30/2022	2022	930	Bath Electric, Gas and Water Systems (VOB)	Utilities Bill - 03/25/2022	7162 SR54 Bath	Utilities	(183.68)	391,297.99	391,297.99			Post Ent. - No Reimb
N/A	03/31/2022	2022	N/A		Interest earned ICS	Revenue	Interest	49.80	391,347.79	391,347.79			N/A
N/A	04/05/2022	2022	931	VOID	VOID	VOID	VOID	-	391,347.79	391,347.79			N/A
N/A	04/05/2022	2022	932	VOID	VOID	VOID	VOID	-	391,347.79	391,347.79			N/A
11	04/05/2022	2022	933	Arbor Housing & Development	2Q2022 - Construction Management - Inv.#47188	Admin	Management services contract	(9,069.00)	382,278.79	382,278.79			Non-Grant Admin.
60	04/29/2022	2022	934	Bath Electric, Gas and Water Systems (VOB)	Utilities Bill - 04/25/2022	7162 SR54 Bath	Utilities	(169.29)	382,109.50	382,109.50			Post Ent. - No Reimb
N/A	04/30/2022	2022	N/A		Interest earned ICS	Revenue	Interest	47.38	382,156.88	382,156.88			N/A
39	05/09/2022	2022	935	Evening Tribune	Ad for Professional Management Services RFP	Admin	Legal Services	(16.17)	382,140.71	382,140.71			Post Ent. - No Reimb
N/A	05/31/2022	2022	N/A		Interest earned ICS	Revenue	Interest	48.56	382,189.27	382,189.27			N/A
60	06/01/2022	2022	936	Bath Electric, Gas and Water Systems (VOB)	Utilities Bill - 05/25/2022	7162 SR54 Bath	Utilities	(104.21)	382,085.06	382,085.06			Post Ent. - No Reimb
N/A	06/24/2022	2022	N/A		Sale Proceeds	Revenue	Sale of Properties	135,438.00	517,523.06	517,523.06			N/A
37	06/27/2022	2022	937	Steuben County Finance	8 Parcels Pulled From Auction & Sold to Land Bank (Total = \$74,580)	179 Madison	Property Acquisition	(6,450.00)	511,073.06	511,073.06			Post Ent. - No Reimb
37	06/27/2022	2022	937	Steuben County Finance	8 Parcels Pulled From Auction & Sold to Land Bank (Total = \$74,580)	274 Walnut	Property Acquisition	(7,749.00)	503,324.06	503,324.06			Post Ent. - No Reimb
37	06/27/2022	2022	937	Steuben County Finance	8 Parcels Pulled From Auction & Sold to Land Bank (Total = \$74,580)	20 Townsend	Property Acquisition	(13,207.00)	490,117.06	490,117.06			Post Ent. - No Reimb
37	06/27/2022	2022	937	Steuben County Finance	8 Parcels Pulled From Auction & Sold to Land Bank (Total = \$74,580)	8867 SR 415	Property Acquisition	(15,041.00)	475,076.06	475,076.06			Post Ent. - No Reimb
37	06/27/2022	2022	937	Steuben County Finance	8 Parcels Pulled From Auction & Sold to Land Bank (Total = \$74,580)	8867 SR 415	Property Acquisition	(890.00)	474,186.06	474,186.06			Post Ent. - No Reimb
37	06/27/2022	2022	937	Steuben County Finance	8 Parcels Pulled From Auction & Sold to Land Bank (Total = \$74,580)	Laine Ct	Property Acquisition	(8,804.00)	465,382.06	465,382.06			Post Ent. - No Reimb
37	06/27/2022	2022	937	Steuben County Finance	8 Parcels Pulled From Auction & Sold to Land Bank (Total = \$74,580)	360 Brewster	Property Acquisition	(10,962.00)	454,420.06	454,420.06			Post Ent. - No Reimb
37	06/27/2022	2022	937	Steuben County Finance	8 Parcels Pulled From Auction & Sold to Land Bank (Total = \$74,580)	6 Hillview	Property Acquisition	(11,477.00)	442,943.06	442,943.06			Post Ent. - No Reimb
60	06/27/2022	2022	938	Bath Electric, Gas and Water Systems (VOB)	FINAL Utilities Bill - 06/22/2022	7162 SR54 Bath	Utilities	(105.61)	442,837.45	442,837.45			Post Ent. - No Reimb
11	06/29/2022	2022	939	Arbor Housing & Development	Payment #1 of New RFP (\$50k total - paid quarterly)	Admin	Management services contract	(12,500.00)	430,337.45	430,337.45			Non-Grant Admin.
N/A	06/30/2022	2022	N/A		Interest earned ICS	Revenue	Interest	48.04	430,385.49	430,385.49			N/A
64	07/01/2022	2022	940	Chamberlin Construction	Plumbing Repairs (not found until new owners moved in)	7162 SR54 Bath	Renovation costs	(471.00)	429,914.49	429,914.49			Post Ent. - No Reimb
N/A	07/29/2022	2022	N/A		Interest earned ICS	Revenue	Interest	54.96	429,969.45	429,969.45			N/A
61	08/26/2022	2022	941	Arthur J. Gallagher (formerly Cool Insurance)	Inv. #4394857 - Vacant Building & Land Policy	Admin	Insurance	(4,619.28)	425,350.17	425,350.17			HCR
N/A	08/31/2022	2022	N/A		Interest earned ICS	Revenue	Interest	54.65	425,404.82	425,404.82			N/A
N/A	09/01/2022	2022	N/A		Habitat for Humanity	Revenue	Sale of Properties	20,250.00	445,654.82	445,654.82			N/A
61	09/15/2022	2022	942A	Arthur J. Gallagher (formerly Cool Insurance)	Gen. Liability & Surplus Lines - Inv. 4406112 (ttl=\$31,612.73)	Admin	Insurance	(30,352.73)	415,302.09	415,302.09			HCR
61	09/15/2022	2022	942B	Arthur J. Gallagher (formerly Cool Insurance)	Executive Package Renewal - Inv. 4359473 (ttl=\$31,612.73)	Admin	Insurance	(1,260.00)	414,042.09	414,042.09			HCR
17	09/26/2022	2022	943	Fagan Engineers & Land Survey	Asbestos Survey - 360 Brewster Riverside	360 Brewster	Environmental	(2,278.00)	411,764.09	411,764.09			N/A
37	09/26/2022	2022	944	Steuben County Finance	Acquisition 91 Hartshorn St Hornell	Hartshorn	Property Acquisition	(3,934.31)	407,829.78	407,829.78			N/A
N/A	09/30/2022	2022	N/A		Interest earned ICS	Revenue	Interest	53.07	407,882.85	407,882.85			N/A
65	10/03/2022	2022	945	Village of Canisteo	Water / Sewer Charges - 3 Laine Ct	Laine Ct	Utilities	(86.90)	407,795.95	407,795.95			N/A
47	09/30/2022	2022	debit	Deluxe Check Printers	New Checks for Five Star account	Admin	Dues/subscriptions/fees	(32.35)	407,763.60	407,763.60			N/A
11	10/04/2022	2022	946	Arbor Housing & Development	Payment #2 of New RFP (\$50k total - paid quarterly)	Admin	Management services contract	(12,500.00)	395,263.60	395,263.60			N/A
47	10/04/2022	2022	N/A	Deluxe Check Printers	Refund for New Checks	Admin	Dues/subscriptions/fees	32.35	395,295.95	395,295.95			N/A
24	10/12/2022	2022	947	Paradigm Environmental Services, Inc.	Air Monitoring - 179 Madison Ave. Hornell	179 Madison	Environmental	(1,560.00)	393,735.95	393,735.95			N/A
40	10/17/2022	2022	948	Jeffrey Squires Esq.	Closing Fee for 179 Madison Ave Hornell	179 Madison	Legal Services	(350.00)	393,385.95	393,385.95			N/A
N/A	10/20/2022	2022	949	Paradigm Environmental Services, Inc.	Air Monitoring - 274 Walnut Hornell	274 Walnut	Environmental	(1,560.00)	391,825.95	391,825.95			N/A
N/A	10/24/2022	2022	N/A	Welch Firm LLP OBO Judy Noble	Del. Real Property Taxes - 6 Hillview Dr. (V.Bath)	Revenue	Sale of Properties	15,463.00	407,288.95	407,288.95			N/A
66	10/24/2022	2022	950	Village of Riverside	Water & Sewer charges - 20 Townsend Ave.	20 Townsend	Utilities	(205.06)	407,083.89	407,083.89			N/A
36	10/26/2022	2022	951	The Leader	Advertising RFP for Management Services Contract	Admin	Dues/subscriptions/fees	(38.30)	407,045.59	407,045.59			N/A
67	10/31/2022	2022	952A	Finger Lakes Enviro-Tech, LLC (T&R Environmental)	Demo - 3 Laine Ct Canisteo - Inv. # 2702 - ttl = \$19,476.08	Laine Ct	Demolition costs	(9,730.24)	397,315.35	397,315.35			N/A
67	10/31/2022	2022	952B	Finger Lakes Enviro-Tech, LLC (T&R Environmental)	Demo - 20 Townsend Ave. Riverside - Inv. # 2703 - ttl = \$19,476.08	20 Townsend	Demolition costs	(9,745.84)	387,569.51	387,569.51			N/A
N/A	10/31/2022	2022	N/A		Interest earned ICS	Revenue	Interest	51.05	387,620.56	387,620.56			N/A
3	11/02/2022	2022	953A	MJR Partners	Demo - 179 Madison, Hornell - Inv. Ttl = \$31,780	179 Madison	Demolition costs	(7,850.00)	379,770.56	379,770.56			N/A
3	11/02/2022	2022	953B	MJR Partners	Demo - 274 Walnut, Hornell - Inv. Ttl = \$31,780	274 Walnut	Demolition costs	(10,930.00)	368,840.56	368,840.56			N/A
3	11/02/2022	2022	953C	MJR Partners	Demo - 8867 SR 415, Campbell - Inv. Ttl = \$31,780	8867 SR 415	Demolition costs	(13,000.00)	355,840.56	355,840.56			N/A
68	11/07/2022	2022	954	CS Tree Service & Landscaping	Removal of 7 maple trees - 360 Brewster Street Riverside	360 Brewster	Maintenance	(1,250.00)	354,590.56	354,590.56			N/A
24	11/15/2022	2022	955A	Paradigm Environmental Services, Inc.	Air Monitoring - 8867 State Route 415 Campbell (ck ttl = \$3,882.50)	8867 SR 415	Environmental	(1,770.00)	352,820.56	352,820.56			N/A
24	11/15/2022	2022	955B	Paradigm Environmental Services, Inc.	Air Monitoring - 20 Townsend Ave Riverside (ck ttl = \$3,882.50)	20 Townsend	Environmental	(2,112.50)	350,708.06	350,708.06			N/A
61	11/28/2022	2022	956	Arthur J. Gallagher (Travelers)	New Liability Coverage - 11/11/22	Admin	Insurance	(397.00)	350,311.06	350,311.06			N/A
29	11/28/2022	2022	957	NYS Electric & Gas	Utilities - 360 Brewster Riverside	360 Brewster	Utilities	(105.85)	350,205.21	350,205.21			N/A
N/A	11/30/2022	2022	N/A		Interest earned ICS	Revenue	Interest	45.19	350,250.40	350,250.40			N/A
40	12/02/2022	2022	958	Jeffrey Squires Esq.	Reimbursement for Empire Abstract Order #67680	Admin	Legal Services	(858.60)	349,391.80	349,391.80			N/A

	All Yrs - Actuals	FY 2017	FY 2018	FY 2019	2020 Actual	2021 Actual	FY 2022 Budget	2022 YTD Actual	Variance
<b>Revenues</b>		<b>Actual</b>	<b>Actual</b>	<b>Actual</b>		<b>Actual</b>		<b>Actual</b>	
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	-	-	-	-	-
Sale of Properties	878,255.32	-	177,422.12	98,837.16	1,311.00	428,234.04	150,000.00	172,451.00	(22,451.00)
Interest	2,422.17	-	42.54	530.06	520.36	779.67	-	549.54	(549.54)
Prior Year Surplus/(Deficit)	-	-	73,171.15	196,184.45	237,840.85	213,070.69	350,000.00	410,769.40	(60,769.40)
<b>Total Revenues:</b>	<b>2,005,677.49</b>	<b>177,473.00</b>	<b>533,745.91</b>	<b>457,913.57</b>	<b>620,496.68</b>	<b>763,314.93</b>	<b>500,000.00</b>	<b>583,769.94</b>	<b>(83,769.94)</b>
<b>Expenses</b>									
Property Acquisition	213,054.17	40,303.00	29,734.00	23,721.65	37,447.31	3,333.90	78,514.31	78,514.31	-
Maintenance	23,965.53	6,907.71	10,376.30	240.00	1,431.99	3,759.53	5,000.00	1,250.00	3,750.00
Renovation costs	797,322.61	-	201,688.85	116,439.21	251,899.08	226,824.47	228,000.00	471.00	227,529.00
Demolition costs	93,612.08	-	14,012.00	-	14,400.00	13,944.00	52,000.00	51,256.08	743.92
Environmental	44,203.90	13,023.28	4,266.00	-	6,683.00	10,951.12	12,985.69	9,280.50	3,705.19
Utilities	15,107.61	50.36	3,659.90	2,937.77	5,612.55	1,528.86	3,000.00	1,318.17	1,681.83
Brokerage/Sale	-	-	-	-	-	-	-	-	-
Audit fees	37,395.75	425.75	6,970.00	7,500.00	7,500.00	7,500.00	8,000.00	7,500.00	500.00
Legal Services	6,384.07	2,584.30	1,835.00	-	-	740.00	2,000.00	1,224.77	775.23
Management services contract	224,477.00	15,500.00	31,000.00	37,464.50	47,308.50	47,308.00	50,000.00	45,896.00	4,104.00
Insurance	191,802.87	24,607.45	32,019.41	29,747.79	33,143.56	35,655.65	38,500.00	36,629.01	1,870.99
Dues/subscriptions/fees	8,960.10	900.00	2,000.00	2,021.80	2,000.00	1,000.00	2,000.00	1,038.30	961.70
Events/marketing/conferences	-	-	-	-	-	-	-	-	-
Contingency	-	-	-	-	-	-	20,000.00	-	20,000.00
<b>Total Expenses</b>	<b>1,656,285.69</b>	<b>104,301.85</b>	<b>337,561.46</b>	<b>220,072.72</b>	<b>407,425.99</b>	<b>352,545.53</b>	<b>500,000.00</b>	<b>234,378.14</b>	<b>265,621.86</b>
<b>NET:</b>	<b>349,391.80</b>	<b>73,171.15</b>	<b>196,184.45</b>	<b>237,840.85</b>	<b>213,070.69</b>	<b>410,769.40</b>	<b>-</b>	<b>349,391.80</b>	<b>(349,391.80)</b>

# Project Summaries

	Total	179 Madison	274 Walnut	20 Townsend	8867 SR 415	Laine Ct	360 Brewster	6 Hillview	Hartshorn	HCR				
Property Address	LISC PROJECT TOTAL	ENTERPRISE PROJECT TOTAL	179 Madison	274 Walnut	20 Townsend	8867 SR 415	Laine Court	360 Brewster	6 Hillview Drive	91 Hartshorn				
Rehab / Demo			Demo	Demo	Demo	Demo	Demo	Rehab	Rehab	Demo				
Municipality			Hornell City	Hornell City	Riverside Village	Campbell Town	Canisteo Village	Riverside Village	Bath Village	Hornell City	HCR Grant Admin	TOTAL NON-GRANT PROJ.	Non-Grant Admin.	GRAND TOTAL
<b>Sales Revenue</b>														<b>Sales Revenue</b>
2017	-	-										-		-
2018	177,422.12	-										-		177,422.12
2019	98,837.16	-										-		98,837.16
2020	-	1,311.00										-		1,311.00
2021	68,341.55	359,892.49										-		428,234.04
2022	-	156,988.00							15,463.00			15,463.00		172,451.00
<b>Total Sales Rev.</b>	<b>344,600.83</b>	<b>518,191.49</b>	-	-	-	-	-	-	<b>15,463.00</b>	-		<b>15,463.00</b>		<b>878,255.32</b>
<b>YTD Grant Reimb. Applied to Proj.</b>														<b>YTD Grant Reimb. Applied to Proj.</b>
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	-	-										-		-
<b>Total Applied</b>	<b>500,000.00</b>	<b>550,000.00</b>	-	-	-	-	-	-	-	-		-		<b>1,050,000.00</b>
<b>Expenses</b>														
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	16,210.00	20,239.00	25,270.40	30,701.00	18,621.14	14,595.85	11,477.00	3,934.31	36,232.01	177,280.71	55,706.07	234,378.14
<b>Total Expenses</b>	<b>500,135.93</b>	<b>714,280.39</b>	<b>16,210.00</b>	<b>20,239.00</b>	<b>25,270.40</b>	<b>30,701.00</b>	<b>18,621.14</b>	<b>14,595.85</b>	<b>11,477.00</b>	<b>3,934.31</b>	<b>36,232.01</b>	<b>177,280.71</b>	<b>264,588.66</b>	<b>1,656,285.69</b>
<b>YTD Profit / (Loss)</b>	<b>344,464.90</b>	<b>682,471.88</b>	<b>(16,210.00)</b>	<b>(20,239.00)</b>	<b>(25,270.40)</b>	<b>(30,701.00)</b>	<b>(18,621.14)</b>	<b>(14,595.85)</b>	<b>3,986.00</b>	<b>(3,934.31)</b>	<b>(36,232.01)</b>	<b>(161,817.71)</b>	<b>264,588.66</b>	
													<b>Municipal Contributions</b>	<b>75,000.00</b>
													<b>LISC Revenue</b>	<b>500,000.00</b>
													<b>Enterprise Revenue</b>	<b>550,000.00</b>
													<b>Interest Earnings</b>	<b>2,422.17</b>
													<b>Total Non-Sale Revenues</b>	<b>1,127,422.17</b>
													<b>LB Overall Net</b>	<b>349,391.80</b>