

**Cohoes Industrial Development Agency
Annual Report
Fiscal Year End Date: 12/31/2010**

Board Member Summary

Name	Term Start Date	Term Expiration Date	Training As Per Sec 2824
McDonald, John T	1/1/2000	Pleasure of Authority	Yes
Potts, Jeanne	1/1/2000	Pleasure of Authority	Yes
Fitzgerald, Donna	1/1/2004	Pleasure of Authority	Yes
Hotaling, Adam	1/1/2005	Pleasure of Authority	Yes
Mayo, Katie	1/1/2007	Pleasure of Authority	No

Staff Summary

This authority has indicated that it has no staff.

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Summary Financial Information

Assets

Current Assets

Cash and cash equivalents	\$476,432
Investments	\$0
Receivables, net	\$0
Other assets	\$0

Total Current Assets \$476,432

Noncurrent Assets

Restricted cash and investments	\$0
Long-term receivables, net	\$0
Other assets	\$0

Capital Assets

Land and other nondepreciable property	\$0
Buildings and equipment	\$0
Infrastructure	\$0
Accumulated depreciation	\$0

Net capital assets \$0

Total Noncurrent Assets \$0

Total Assets \$476,432

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Liabilities

Current Liabilities

Accounts payable	\$0
Pension contribution payable	\$0
Other post-employment benefits	\$0
Accrued liabilities	\$64,669
Deferred revenues	\$0
Bonds and notes payable	\$0
Other long-term obligations due within one year	\$0

Total Current Liabilities \$64,669

Noncurrent Liabilities

Pension contribution payable	\$0
Other post-employment benefits	\$0
Bonds and notes payable	\$0
Long Term Leases	\$0
Other long-term obligations	\$0

Total Noncurrent Liabilities \$0

Total Liabilities \$64,669

Net Asset (Deficit)

Net Assets

Invested in capital assets, net of related debt	\$0
Restricted	\$0
Unrestricted	\$411,763

Total Net Assets \$411,763

Total Liabilities & Net Assets \$476,432

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**SUMMARY STATEMENT OF REVENUES,
EXPENSES, AND CHANGE IN NET ASSETS**

Operating Revenues

Charges for services	\$81,750
Rental & financing income	\$0
Other operating revenues	\$0
<i>Total Operating Revenue</i>	\$81,750

Operating Expenses

Salaries and wages	\$0
Other employee benefits	\$0
Professional services contracts	\$12,740
Supplies and materials	\$0
Depreciation & amortization	\$0
Other operating expenses	\$1,952
<i>Total Operating Expenses</i>	\$14,692

Operating Income (Loss) **\$67,058**

Nonoperating Revenues

Investment earnings	\$510
State subsidies/grants	\$0
Federal subsidies/grants	\$0
Municipal subsidies/grants	\$0
Public authority subsidies	\$0
Other nonoperating revenues	\$0
<i>Total Nonoperating Revenue</i>	\$510

Nonoperating Expenses

Interest and other financing charges	\$0
Subsidies to other public authorities	\$0
Grants and donations	\$38,350
Other nonoperating expenses	\$0
<i>Total Nonoperating Expenses</i>	\$38,350

Income (Loss) Before Contributions **\$29,218**

Capital Contributions **\$0**

Change in net assets **\$29,218**

Net assets, (deficit) beginning of year **\$382,545**

Other net assets changes **\$0**

Net assets, (deficit) at end of year **\$411,763**

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Schedule of Debt

Conduit Debt	Begin Amount Total	\$36,744,048
	New Debt Issuance	\$0
	Amount Retired	\$353,437
	End Amount Total	\$36,390,611

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Real Property Transactions Summary

Property Description	Transaction Type	Purchaser / Seller	Est Fair Market Value	Fair Market Desc	Purchase Sale Price
Vacant Lot/Undeveloped Land	DISPOSITION OTHER	Cohoes IDA	\$3,000	Appraisal	\$1

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IDA Project Summary

Total Number of Projects	9
Total Projects with Tax Exempt Federal Tax Status	3
Total Projects with Taxable Federal Tax Status	1
Total Project Amount	\$104,480,000
Total Benefitted Project Amount	\$76,704,000
Total Bond / Note Amount	\$34,896,276
Total Lease Amount	\$4
Total Mortgage Recording Tax Exemption	\$0
Total State Sales Tax Exemptions	\$0
Total Local Sales Tax Exemptions	\$0
Total County Property Tax Exemptions	\$211,728
Total Local Property Tax Exemptions	\$685,188
Total School District Property Tax Exemptions	\$1,303,727
Total Tax Exemptions	\$2,200,644
Total County PILOTS	\$113,922
Total Local PILOTS	\$558,702
Total School District PILOTS	\$958,752
Total PILOTS	\$1,631,376
Total Net Exemptions	\$569,268

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Procurement Summary

This authority has indicated that it had no procurement transactions for the reporting period.