Essex County IDA Loan Report
November 18, 2026

Big Slide Brewery & Public House

Total Project: $1,840,000		Original IDA Loan 11/2/2016: $540,000 Loan Restructure 6/3/2019: $482,670.13	
Use: working capital & equipment		Term: 10 years @ 4%, lump sum payment due 8/1/2029	
Monthly Payment: $3,272.29			
■ Mortgages on 813 Mirror Lake Drive, Lake Placid & 5686 Cascade Road, Lake Placid Filed 11/3/2016 (Book 2414, Page 100) ■ Inter-Creditor Agreement ■ NYS UCC filed 11/3/2016, refiled 6/6/2022 expires 6/6/2027 ■ 1st security interest in all FF&E purchased with IDA loan ■ Guarantees: Chris & Catherine Ericson, Lake Placid Craft Brewing Company			
PROJECTED		ACTUAL	
Created	Retained	Created	Retained
22	0	38 FT, 9 PT	0
Loan Balance: $201,371.40			
Status: last payment received 10/8/2026 for October, November payment due – late payment notice sent 11/18/2026			

Pre-Tech Plastics

Total Project: $530,000		IDA Loan 12/21/2018; $480,000	
Use: building purchase/mortgage		Term: 15 years @ 2%	
Monthly Payment: $3,088.84			
■ Mortgage on 12 Tom Phelps Lane, Mineville Filed 12/21/2018 (Book 2541, Page 309) ■ Guarantees: Rick Dolliver ■ Life Insurance Policy Rick Dolliver			
PROJECTED		ACTUAL	
Created	Retained	Created	Retained
0	32	0	26
Loan Balance: $252,621.06			
Status: last payment received 11/2/2026 for November			

War Cannon Spirits

Total Project: $5,117,750		IDA Loan 6/1/2022: $130,000 Loan Restructure 4/23/2026: $65,877	
Use: working capital		Term: 7 years @ 4%	
Monthly Payment: $900.46			
■ Co-Equal 1st Mortgage w/LCLGRPB on 43 Porter Mill Road, Crown Point Filed 6/15/2022 (Instrument #2022-2825) ■ Co-Equal 3rd & 4th Position Mortgage w/LCLGRPB on 2849 NYS Route 9, Crown Point Filed 10/21/2026 (Instrument #2026-4241) ■ Co-Equal 3rd Position w/LCLGRPB on equipment, furniture, fixtures, inventory ■ Guarantees: 2849 NSY Route 9N LLC., War Canoe Holdings LLC., Paul Besignano ■ NYS UCC filed 6/3/2022, expires 6/3/2027 ■ Life Insurance Policy Paul Besignano			
PROJECTED		ACTUAL	
Created	Retained	Created	Retained
4 FT, 4 PT	0	3 FT, 6 PT	0
Loan Balance: $62,449.68			
Status: last payment received 9/21/2026 for August, September & October, November payment due – late payment notice sent 11/18/2026			

Lake Placid Property Two

Total Project: $1,334,002		IDA Loan 11/30/2022: $70,000	
Use: working capital		Term: 7 years @ 4%	
Monthly Payment: $956.82			
■ 3rd Position Mortgage to Community Bank & Pursuit Bank on 439 Lake Flower Avenue, Saranac Lake Filed 12/7/2022 (Instrument #2022-5727) ■ 1st security interest $25,000 equipment located at 439 Lake Flower Avenue, Saranac Lake ■ Guarantees: Andrew Milne ■ NYS UCC Filed 12/1/2022, expires 12/1/2027 ■ Key Man Life Insurance Andrew Milne			
PROJECTED		ACTUAL	
Created	Retained	Created	Retained
5 PT	0	2 FT, 7 PT	0
Loan Balance: $33,253.82			
Status: last payment received 11/12/2026 for October			

Trail Head Restaurant Group/Paper & Pencil

Total Project: $435,343		IDA Loan 2/24/2024: $170,000	
Use: working capital, furniture & fixtures		Term: 8 years @ 4%	
Monthly Payment: $2,205.08			
■ Co-Proportional 1st Position Mortgage w/LCLGRPB, AEDC and NCA on 117 Burgoyne Road, Ticonderoga Filed 3/7/2024 (Instrument #2024-776) *AEDC loan paid in full 2026 ■ Co-Proportional 3rd Position Mortgage w/LCLGRPB, AEDC and NCA on 14 Windy Point Lane, Ticonderoga Filed 3/7/2024 (Instrument #2024-776) *AEDC loan paid in full 2026 ■ Co-Proportional 1st Position Mortgage w/LCLGRPB, AEDC and NCA on Bull Rock Road Property (tax map #149-1-32.000) Filed 3/7/2024 (Instrument #2024-776) *AEDC loan paid in full 2026 ■ Guarantees: Jill Cunningham, Thomas Cunningham, Megan Cunningham, Trail Head Restaurant Group LLC., LaChute Ventures LLC. ■ Co-Proportional 1st lien on all furniture, fixtures & equipment and all personal property and business assets of Trail Head Restaurant Group LLC. and LaChute Ventures LLC. ■ NYS UCC Filed 2/28/2024, expires 2/28/2029 ■ Essex County UCC Filed 3/7/2024 (Instrument #2024-4599) ■ Key Man Life Insurance Thomas Cunningham and Megan Cunningham			
PROJECTED		ACTUAL	
Created	Retained	Created	Retained
22 PT	0	14 FT	0
Loan Balance: $144,747.89			
Status: last payment received 9/21/2026 $200 for late fee & partial June principal, June-November payments due $13,691.98			