

**Penn Forest Streams, POA**  
**INCOME STATEMENT**  
Start: 04/01/2023 | End: 03/31/2024

Run Date: 05/15/2024  
Run Time: 09:29 AM

**Income**

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Income</b>							
4005 Annual Assessments	420,300.00	420,900.00	(600.00)	420,300.00	420,900.00	(600.00)	420,900.00
4010 2021 & Prior Annual Assessments	0.00	51,500.00	(51,500.00)	0.00	51,500.00	(51,500.00)	51,500.00
4014 Other Assessment - Reserve (Roads)	18,250.00	18,300.00	(50.00)	18,250.00	18,300.00	(50.00)	18,300.00
4015 Other Assessment - Collection Filings	25.00	0.00	25.00	25.00	0.00	25.00	0.00
4017 Current Road Assessment	125.00	0.00	125.00	125.00	0.00	125.00	0.00
4020 Late Fees	1,950.00	2,000.00	(50.00)	1,950.00	2,000.00	(50.00)	2,000.00
4025 Owner Interest Income	33,344.34	0.00	33,344.34	33,344.34	0.00	33,344.34	0.00
4030 Resale Certificate Income	19,000.00	3,000.00	16,000.00	19,000.00	3,000.00	16,000.00	3,000.00
4035 Interest Income - Bank	3,010.88	500.00	2,510.88	3,010.88	500.00	2,510.88	500.00
4060 Homeowner's Renter Fee	400.00	0.00	400.00	400.00	0.00	400.00	0.00
4100 Access Control Cards	240.00	100.00	140.00	240.00	100.00	140.00	100.00
4150 Citation Income	700.00	100.00	600.00	700.00	100.00	600.00	100.00
4155 Admin Fee Income	215.00	200.00	15.00	215.00	200.00	15.00	200.00
4200 Clubhouse Rental Income	3,100.00	2,000.00	1,100.00	3,100.00	2,000.00	1,100.00	2,000.00
4220 Pavilion Rental Income	625.00	450.00	175.00	625.00	450.00	175.00	450.00
4300 Building Permit Fees	375.00	500.00	(125.00)	375.00	500.00	(125.00)	500.00
4301 New Construction Residential Building Permit Fee	300.00	0.00	300.00	300.00	0.00	300.00	0.00
4304 Detached Building Permit Fee	100.00	0.00	100.00	100.00	0.00	100.00	0.00
4305 Tree Cutting Permits	300.00	150.00	150.00	300.00	150.00	150.00	150.00
4310 Yard Sale Permits	5.00	25.00	(20.00)	5.00	25.00	(20.00)	25.00
4500 Newsletter Advertising	2,675.00	2,200.00	475.00	2,675.00	2,200.00	475.00	2,200.00
4505 NSF Fee	168.00	0.00	168.00	168.00	0.00	168.00	0.00
4510 Capital Improvement Income	22,875.00	0.00	22,875.00	22,875.00	0.00	22,875.00	0.00
4515 Legal Fee Income	8,719.44	0.00	8,719.44	8,719.44	0.00	8,719.44	0.00
4900 Miscellaneous Income	(19.87)	0.00	(19.87)	(19.87)	0.00	(19.87)	0.00
4905 Lot Clearing Permit Fee	1,630.00	0.00	1,630.00	1,630.00	0.00	1,630.00	0.00
4906 Additional Building Permit Fee	490.00	0.00	490.00	490.00	0.00	490.00	0.00
<b>Income Total</b>	<b>538,902.79</b>	<b>501,925.00</b>	<b>36,977.79</b>	<b>538,902.79</b>	<b>501,925.00</b>	<b>36,977.79</b>	<b>501,925.00</b>
<b>Total Income</b>	<b>538,902.79</b>	<b>501,925.00</b>	<b>36,977.79</b>	<b>538,902.79</b>	<b>501,925.00</b>	<b>36,977.79</b>	<b>501,925.00</b>
			<b>Expense</b>				

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>General Expenses</b>							
5005 Accounting / Audit	0.00	10,000.00	10,000.00	0.00	10,000.00	10,000.00	10,000.00
5010 Accounting Fees - Tax Prep	5,725.00	4,500.00	(1,225.00)	5,725.00	4,500.00	(1,225.00)	4,500.00
5015 Income Tax (Yearly)	0.00	2,500.00	2,500.00	0.00	2,500.00	2,500.00	2,500.00
5030 Payroll Fee - ADP	1,227.67	1,200.00	(27.67)	1,227.67	1,200.00	(27.67)	1,200.00
5040 Bento	377.00	348.00	(29.00)	377.00	348.00	(29.00)	348.00
5100 Errors & Omission Insurance	3,064.00	2,700.00	(364.00)	3,064.00	2,700.00	(364.00)	2,700.00
5105 Liability Insurance	23,194.00	25,000.00	1,806.00	23,194.00	25,000.00	1,806.00	25,000.00
5200 Call Center	900.00	1,500.00	600.00	900.00	1,500.00	600.00	1,500.00
5205 Copier Lease	2,414.24	2,400.00	(14.24)	2,414.24	2,400.00	(14.24)	2,400.00
5210 Postage	2,240.69	2,000.00	(240.69)	2,240.69	2,000.00	(240.69)	2,000.00
5211 Printing	4,159.84	1,000.00	(3,159.84)	4,159.84	1,000.00	(3,159.84)	1,000.00
5215 Shredding	402.78	400.00	(2.78)	402.78	400.00	(2.78)	400.00
5220 Trash Permit	150.00	175.00	25.00	150.00	175.00	25.00	175.00
5225 General Supplies	1,383.48	1,000.00	(383.48)	1,383.48	1,000.00	(383.48)	1,000.00
5226 General Supplies - Other Supplies Expense	765.65	750.00	(15.65)	765.65	750.00	(15.65)	750.00
5230 Annual Meetings Cost - Banquet Rental	475.00	500.00	25.00	475.00	500.00	25.00	500.00
5235 Annual Meetings - Food	565.28	750.00	184.72	565.28	750.00	184.72	750.00
5236 Hospitality Supplies	506.05	2,300.00	1,793.95	506.05	2,300.00	1,793.95	2,300.00
5240 BOD Expense (CAI)	130.00	150.00	20.00	130.00	150.00	20.00	150.00
5250 Contributions - Fire/Ambulance	50.00	100.00	50.00	50.00	100.00	50.00	100.00
5260 Fire Prevention Equipment	567.45	700.00	132.55	567.45	700.00	132.55	700.00
5300 Resale Certificate Expense	14,500.00	6,500.00	(8,000.00)	14,500.00	6,500.00	(8,000.00)	6,500.00
5380 Annual Assessment Bad Debt	20,657.22	66,125.00	45,467.78	20,657.22	66,125.00	45,467.78	66,125.00
5385 Bad Debt Expense - All Other	21,849.95	1,000.00	(20,849.95)	21,849.95	1,000.00	(20,849.95)	1,000.00
5390 Other Assessment - Collections, Road, etc.	3,268.10	2,875.00	(393.10)	3,268.10	2,875.00	(393.10)	2,875.00
5395 Miscellaneous Expense	769.13	750.00	(19.13)	769.13	750.00	(19.13)	750.00
<b>General Expenses Total</b>	<b>109,342.53</b>	<b>137,223.00</b>	<b>27,880.47</b>	<b>109,342.53</b>	<b>137,223.00</b>	<b>27,880.47</b>	<b>137,223.00</b>
<b>Legal / Collection Expenses</b>							
5405 Administrative Legal Fees	180.00	200.00	20.00	180.00	200.00	20.00	200.00
5410 Court Costs	0.00	1,500.00	1,500.00	0.00	1,500.00	1,500.00	1,500.00
5415 Filing - Initial Fees	8,743.50	10,175.00	1,431.50	8,743.50	10,175.00	1,431.50	10,175.00
5420 Legal Representation & Review	801.20	4,000.00	3,198.80	801.20	4,000.00	3,198.80	4,000.00
5425 Mailing & Letters	0.00	1,000.00	1,000.00	0.00	1,000.00	1,000.00	1,000.00
5430 Postage	17.94	1,500.00	1,482.06	17.94	1,500.00	1,482.06	1,500.00
<b>Legal / Collection Expenses Total</b>	<b>9,742.64</b>	<b>18,375.00</b>	<b>8,632.36</b>	<b>9,742.64</b>	<b>18,375.00</b>	<b>8,632.36</b>	<b>18,375.00</b>
<b>IT / Technology Expenses</b>							
5510 IT Support	285.00	1,000.00	715.00	285.00	1,000.00	715.00	1,000.00
5515 Member Passes	200.00	100.00	(100.00)	200.00	100.00	(100.00)	100.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
5520 Zoom	158.89	160.00	1.11	158.89	160.00	1.11	160.00
5525 Software Expense	929.21	2,000.00	1,070.79	929.21	2,000.00	1,070.79	2,000.00
5530 Hardware Expense	939.49	3,000.00	2,060.51	939.49	3,000.00	2,060.51	3,000.00
<b>IT / Technology Expenses Total</b>	<b>2,512.59</b>	<b>6,260.00</b>	<b>3,747.41</b>	<b>2,512.59</b>	<b>6,260.00</b>	<b>3,747.41</b>	<b>6,260.00</b>
<b>Utility Expenses</b>							
5605 Telephone Expense - Verizon	2,582.30	2,520.00	(62.30)	2,582.30	2,520.00	(62.30)	2,520.00
5610 Leslie Lane - 41005	584.87	400.00	(184.87)	584.87	400.00	(184.87)	400.00
5615 Porter Drive - 38003	379.47	400.00	20.53	379.47	400.00	20.53	400.00
5620 Entrance Light - 88001	474.63	400.00	(74.63)	474.63	400.00	(74.63)	400.00
5625 Clubhouse - 41006	7,005.14	4,500.00	(2,505.14)	7,005.14	4,500.00	(2,505.14)	4,500.00
5630 Clubhouse 4 lights - 41002	1,385.45	1,075.00	(310.45)	1,385.45	1,075.00	(310.45)	1,075.00
5635 Jean Drive - 81007	189.82	200.00	10.18	189.82	200.00	10.18	200.00
5650 Heating Oil / Propane	2,806.36	4,500.00	1,693.64	2,806.36	4,500.00	1,693.64	4,500.00
5660 Internet / Cable	2,861.84	3,000.00	138.16	2,861.84	3,000.00	138.16	3,000.00
<b>Utility Expenses Total</b>	<b>18,269.88</b>	<b>16,995.00</b>	<b>(1,274.88)</b>	<b>18,269.88</b>	<b>16,995.00</b>	<b>(1,274.88)</b>	<b>16,995.00</b>
<b>Communications &amp; Marketing Expenses</b>							
5705 Newsletter Postage	766.40	1,100.00	333.60	766.40	1,100.00	333.60	1,100.00
5710 Newsletter Printing	2,268.00	2,000.00	(268.00)	2,268.00	2,000.00	(268.00)	2,000.00
5715 Special Project Expenses	0.00	500.00	500.00	0.00	500.00	500.00	500.00
5720 Website Expense (Weebly)	746.24	800.00	53.76	746.24	800.00	53.76	800.00
<b>Communications &amp; Marketing Expenses Total</b>	<b>3,780.64</b>	<b>4,400.00</b>	<b>619.36</b>	<b>3,780.64</b>	<b>4,400.00</b>	<b>619.36</b>	<b>4,400.00</b>
<b>Administrative Expenses</b>							
6005 Admin - Wages	20,067.00	23,500.00	3,433.00	20,067.00	23,500.00	3,433.00	23,500.00
6010 Admin - Employers Payroll Tax	1,868.44	1,797.75	(70.69)	1,868.44	1,797.75	(70.69)	1,797.75
6015 Admin - Workers Comp Insurance	999.70	869.50	(130.20)	999.70	869.50	(130.20)	869.50
6100 Fiscal Management Service	24,600.00	30,600.00	6,000.00	24,600.00	30,600.00	6,000.00	30,600.00
6110 Fiscal Management - Misc. Fees	62.75	0.00	(62.75)	62.75	0.00	(62.75)	0.00
<b>Administrative Expenses Total</b>	<b>47,597.89</b>	<b>56,767.25</b>	<b>9,169.36</b>	<b>47,597.89</b>	<b>56,767.25</b>	<b>9,169.36</b>	<b>56,767.25</b>
<b>Enforcement Expenses</b>							
6505 Enforcement - Wages	12,920.16	13,000.00	79.84	12,920.16	13,000.00	79.84	13,000.00
6510 Enforcement - Employer Payroll Tax	1,365.59	994.50	(371.09)	1,365.59	994.50	(371.09)	994.50
6515 Enforcement - Workers Comp Insurance	538.30	481.00	(57.30)	538.30	481.00	(57.30)	481.00
6550 Uniform Allowance	0.00	100.00	100.00	0.00	100.00	100.00	100.00
6560 Enforcement - R&R AED & Training	0.00	150.00	150.00	0.00	150.00	150.00	150.00
6570 Enforcement - Supplies	78.34	400.00	321.66	78.34	400.00	321.66	400.00
6600 Enforcement - Fuel	1,199.78	1,250.00	50.22	1,199.78	1,250.00	50.22	1,250.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
6610 Enforcement - Registration	45.00	100.00	55.00	45.00	100.00	55.00	100.00
6620 Enforcement - Vehicle Repairs	1,214.32	500.00	(714.32)	1,214.32	500.00	(714.32)	500.00
<b>Enforcement Expenses Total</b>	<b>17,361.49</b>	<b>16,975.50</b>	<b>(385.99)</b>	<b>17,361.49</b>	<b>16,975.50</b>	<b>(385.99)</b>	<b>16,975.50</b>
<b>Maintenance Expenses</b>							
7005 Maint. - Wages	60,660.22	76,000.00	15,339.78	60,660.22	76,000.00	15,339.78	76,000.00
7010 Maint. - Employers Payroll Tax	5,158.87	5,814.00	655.13	5,158.87	5,814.00	655.13	5,814.00
7015 Maint. Workers Comp Insurance	2,307.00	2,812.00	505.00	2,307.00	2,812.00	505.00	2,812.00
7050 Uniform Allowance	67.18	300.00	232.82	67.18	300.00	232.82	300.00
7200 Maint. - Fuels	3,502.68	3,500.00	(2.68)	3,502.68	3,500.00	(2.68)	3,500.00
7205 Maint. - Registration	283.00	300.00	17.00	283.00	300.00	17.00	300.00
7210 Maint. - General Repair Allowance	3,009.45	7,000.00	3,990.55	3,009.45	7,000.00	3,990.55	7,000.00
7215 Maint. - Supplies (Smaller Equipment / Parts)	2,006.61	3,000.00	993.39	2,006.61	3,000.00	993.39	3,000.00
7220 Maint. - Vehicle Repairs	506.74	1,750.00	1,243.26	506.74	1,750.00	1,243.26	1,750.00
7225 Maintenance PPE	161.95	500.00	338.05	161.95	500.00	338.05	500.00
7300 Boiler Service	869.20	900.00	30.80	869.20	900.00	30.80	900.00
7310 Fumigation	592.72	725.00	132.28	592.72	725.00	132.28	725.00
7320 Septic / Dumpster	2,293.13	850.00	(1,443.13)	2,293.13	850.00	(1,443.13)	850.00
7330 Service Contract	1,442.64	1,000.00	(442.64)	1,442.64	1,000.00	(442.64)	1,000.00
7340 General Electric Expense	0.00	500.00	500.00	0.00	500.00	500.00	500.00
7400 Rental Equipment Expense	588.30	750.00	161.70	588.30	750.00	161.70	750.00
7410 Tools & Equipment Purchases	504.44	1,500.00	995.56	504.44	1,500.00	995.56	1,500.00
7450 Landscaping / Grounds Mulch & Wood Chips	593.90	500.00	(93.90)	593.90	500.00	(93.90)	500.00
<b>Maintenance Expenses Total</b>	<b>84,548.03</b>	<b>107,701.00</b>	<b>23,152.97</b>	<b>84,548.03</b>	<b>107,701.00</b>	<b>23,152.97</b>	<b>107,701.00</b>
<b>Snow Removal Expenses</b>							
7605 Snow - Wages (PFS)	4,029.26	10,000.00	5,970.74	4,029.26	10,000.00	5,970.74	10,000.00
7610 Snow - Employers Payroll Tax	443.07	765.40	322.33	443.07	765.40	322.33	765.40
7615 Snow - Workers Comp Insurance	0.00	370.00	370.00	0.00	370.00	370.00	370.00
7620 Snow Removal - Outsourced	0.00	30,000.00	30,000.00	0.00	30,000.00	30,000.00	30,000.00
7625 Snow Repairs / Expense	281.96	500.00	218.04	281.96	500.00	218.04	500.00
7630 Snow Removal Supplies	8,804.60	15,000.00	6,195.40	8,804.60	15,000.00	6,195.40	15,000.00
<b>Snow Removal Expenses Total</b>	<b>13,558.89</b>	<b>56,635.40</b>	<b>43,076.51</b>	<b>13,558.89</b>	<b>56,635.40</b>	<b>43,076.51</b>	<b>56,635.40</b>
<b>Pool Expenses</b>							
8040 Pool - Repair	1,033.50	0.00	(1,033.50)	1,033.50	0.00	(1,033.50)	0.00
8050 Pool - Service Contract	11,601.00	14,230.00	2,629.00	11,601.00	14,230.00	2,629.00	14,230.00
8055 Pool - Supplies	942.18	4,000.00	3,057.82	942.18	4,000.00	3,057.82	4,000.00
8060 Pool - Water Testing	1,881.00	3,000.00	1,119.00	1,881.00	3,000.00	1,119.00	3,000.00
<b>Pool Expenses Total</b>	<b>15,457.68</b>	<b>21,230.00</b>	<b>5,772.32</b>	<b>15,457.68</b>	<b>21,230.00</b>	<b>5,772.32</b>	<b>21,230.00</b>

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>Recreation Expenses</b>							
8505 Recreation Supplies	4,795.97	6,000.00	1,204.03	4,795.97	6,000.00	1,204.03	6,000.00
<b>Recreation Expenses Total</b>	<b>4,795.97</b>	<b>6,000.00</b>	<b>1,204.03</b>	<b>4,795.97</b>	<b>6,000.00</b>	<b>1,204.03</b>	<b>6,000.00</b>
<b>Reserves</b>							
9040 Clubhouse Pool	6,202.31	11,924.75	5,722.44	6,202.31	11,924.75	5,722.44	11,924.75
9060 Clubhouse Structure	0.00	3,500.00	3,500.00	0.00	3,500.00	3,500.00	3,500.00
9090 Fence and Guiderail	2,199.50	0.00	(2,199.50)	2,199.50	0.00	(2,199.50)	0.00
9110 Leslie Lane Pool	8,711.48	30,000.00	21,288.52	8,711.48	30,000.00	21,288.52	30,000.00
9120 Leslie Lane Restroom & Pump Room	198.24	5,000.00	4,801.76	198.24	5,000.00	4,801.76	5,000.00
9201 Asphalt Surface	71,442.00	0.00	(71,442.00)	71,442.00	0.00	(71,442.00)	0.00
9205 Pothole Repairs	475.70	0.00	(475.70)	475.70	0.00	(475.70)	0.00
9206 Speed Bumps & Devices	5,300.00	0.00	(5,300.00)	5,300.00	0.00	(5,300.00)	0.00
9210 Tree Trimming	1,700.00	2,938.10	1,238.10	1,700.00	2,938.10	1,238.10	2,938.10
9301 Access Control & Surveillance System	0.00	5,000.00	5,000.00	0.00	5,000.00	5,000.00	5,000.00
9302 Clubhouse Basketball / Tennis Court Equipment	0.00	500.00	500.00	0.00	500.00	500.00	500.00
9303 Clubhouse Exterior Restroom	0.00	4,250.00	4,250.00	0.00	4,250.00	4,250.00	4,250.00
9304 Clubhouse Pool	0.00	15,000.00	15,000.00	0.00	15,000.00	15,000.00	15,000.00
9305 Clubhouse Pump Room	0.00	1,750.00	1,750.00	0.00	1,750.00	1,750.00	1,750.00
9306 Clubhouse Structure	0.00	12,500.00	12,500.00	0.00	12,500.00	12,500.00	12,500.00
9307 Enforcement Vehicle	0.00	1,000.00	1,000.00	0.00	1,000.00	1,000.00	1,000.00
9308 Entrance Signage	1,044.10	250.00	(794.10)	1,044.10	250.00	(794.10)	250.00
9309 Fence & Guiderail	0.00	4,000.00	4,000.00	0.00	4,000.00	4,000.00	4,000.00
9310 Leslie Lane Basketball / Tennis Court Equipment	0.00	500.00	500.00	0.00	500.00	500.00	500.00
9311 Leslie Lane Pool	0.00	12,500.00	12,500.00	0.00	12,500.00	12,500.00	12,500.00
9312 Leslie Lane Restroom & Pump Room	0.00	6,000.00	6,000.00	0.00	6,000.00	6,000.00	6,000.00
9313 Mailbox Area - Concrete Pads	0.00	1,000.00	1,000.00	0.00	1,000.00	1,000.00	1,000.00
9314 Maintenance Equipment	0.00	3,000.00	3,000.00	0.00	3,000.00	3,000.00	3,000.00
9315 Maintenance Garage	0.00	5,000.00	5,000.00	0.00	5,000.00	5,000.00	5,000.00
9316 Maintenance Shed	0.00	4,250.00	4,250.00	0.00	4,250.00	4,250.00	4,250.00
9317 Maintenance Vehicle 1	0.00	1,750.00	1,750.00	0.00	1,750.00	1,750.00	1,750.00
9318 Maintenance Vehicle 2	0.00	1,750.00	1,750.00	0.00	1,750.00	1,750.00	1,750.00
9319 Roads	0.00	170,000.00	170,000.00	0.00	170,000.00	170,000.00	170,000.00
9320 Clubhouse Playground	49,605.53	0.00	(49,605.53)	49,605.53	0.00	(49,605.53)	0.00
9330 Unfunded Reserve Expenses	0.00	454,080.00	454,080.00	0.00	454,080.00	454,080.00	454,080.00
<b>Reserves Total</b>	<b>146,878.86</b>	<b>757,442.85</b>	<b>610,563.99</b>	<b>146,878.86</b>	<b>757,442.85</b>	<b>610,563.99</b>	<b>757,442.85</b>
<b>Capital Improvements</b>							
9402 Entrance Sign	4,402.18	0.00	(4,402.18)	4,402.18	0.00	(4,402.18)	0.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
9403 Clubhouse Playground	40,000.00	0.00	(40,000.00)	40,000.00	0.00	(40,000.00)	0.00
<b>Capital Improvements Total</b>	<b>44,402.18</b>	<b>0.00</b>	<b>(44,402.18)</b>	<b>44,402.18</b>	<b>0.00</b>	<b>(44,402.18)</b>	<b>0.00</b>
<b>Total Expense</b>	<b>518,249.27</b>	<b>1,206,005.00</b>	<b>687,755.73</b>	<b>518,249.27</b>	<b>1,206,005.00</b>	<b>687,755.73</b>	<b>1,206,005.00</b>
<b>Net Income</b>	<b>20,653.52</b>	<b>(704,080.00)</b>	<b>724,733.52</b>	<b>20,653.52</b>	<b>(704,080.00)</b>	<b>724,733.52</b>	<b>(704,080.00)</b>