



THE LAUREL'S HOMEOWNERS ASSOCIATION, INC.

August 8, 2025

BOARD PACKET

Prepared by:

DENISE TEAL

COMMUNITY MANAGER

This management report has been prepared by Sentry Management, and is submitted to The Laurel's Homeowners Association, Inc. Board of Directors. If a Board member has any questions regarding the financial statements or any item in this report, please contact Management before the meeting so that any required research may be conducted.

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FINANCIAL REPORTS



The Laurel's HOA, Inc.

July'2025

ASSETS		LIABILITIES	
Cash in Bank - Operating	15,859.54	Payables/Prepays	14,268.23
Cash in Bank - Reserves	69,571.41	Reserves (net)	69,571.41
Accounts Receivable	8,537.63	Equity	11,733.94
Pond and Dam	0.00		
Escrow	0.00		
Prepaid	1,605.00		
TOTAL ASSETS	95,573.58	TOTAL LIABILITIES	95,573.58

	Current Period Actual	YTD Actual	YTD Budget	VARIANCE
TOTAL INCOME	2,689.03	17,478.20	21,729.15	(4,250.95)
EXPENSES:				
Grounds Maintenance	500.00	20,127.15	6,233.50	(13,893.65)
Utilities	1,102.12	3,399.02	2,581.25	(817.77)
Pool/Clubhouse	0.00	0.00	0.00	0.00
Administration	645.34	6,753.42	12,914.40	6,160.98
Insurance	0.00	0.00	0.00	0.00
Reserves	0.00	0.00	0.00	0.00
TOTAL EXPENSES	2,247.46	30,279.59	21,729.15	(8,550.44)
SURPLUS/(DEFICIT)	441.57	(12,801.39)	0.00	

COMMENTS:

THE LAURELS HOMEOWNERS ASSOCIATION INC
B A L A N C E S H E E T
July 2025

	OPERATING	RESERVE	TOTAL
CURRENT ASSETS			
1040 ENTERPRISE BK/TR - CHECKING - PRIMARY	10,859.54		10,859.54
1060 ENTERPRISE BK/TR - MM - RESERVE		69,571.41	69,571.41
1070 FIRST HORIZON - PC/DC - PC FUND EST.	5,000.00		5,000.00
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	15,859.54	69,571.41	85,430.95
ACCOUNTS RECEIVABLE			
1210 ASSESSMENTS	9,576.63		9,576.63
1240 ASSESSMENTS - MISCELLANEOUS	75.00		75.00
1250 LEGAL FEES	292.00		292.00
1260 CREDIT RISK ALLOWANCE	(1,406.00)		(1,406.00)
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	8,537.63	0.00	8,537.63
PREPAID ASSETS			
1310 NATIONWIDE PKG INS 2/1/25-26 \$3,210.00	1,605.00		1,605.00
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	1,605.00	0.00	1,605.00
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TOTAL ASSETS	26,002.17	69,571.41	95,573.58
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THE LAURELS HOMEOWNERS ASSOCIATION INC
B A L A N C E S H E E T
July 2025

		OPERATING	RESERVE	TOTAL
CURRENT LIABILITIES				
2010	ACCOUNTS PAYABLE	98.14		98.14
2020	ACCRUED ESTIMATED EXPENSES	770.61		770.61
2032	DEFERRED ANNUAL ASSESSMENT	12,093.75		12,093.75
2130	PREPAID ASSESSMENTS	1,305.73		1,305.73
		-----	-----	-----
		14,268.23	0.00	14,268.23
RESTRICTED EQUITY - RESERVES				
2270	RESERVES - DEFERRED MAINTENANCE SPENT FROM RESERVES		69,571.41	69,571.41
		-----	-----	-----
		0.00	69,571.41	69,571.41
OPERATING EQUITY				
2640	TRANSFER RESTRICTED RSV EQUITY TO OPER	5,000.00		5,000.00
2650	PRIOR YEAR SURPLUS (DEFICIT)	19,535.33		19,535.33
2670	CURRENT YEAR SURPLUS (DEFICIT)	(12,801.39)		(12,801.39)
		-----	-----	-----
		11,733.94	0.00	11,733.94
		-----	-----	-----
	TOTAL LIABILITIES & EQUITY	26,002.17	69,571.41	95,573.58
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THE LAURELS HOMEOWNERS ASSOCIATION INC
REVENUE & EXPENSE BUDGET COMPARISON REPORT
JULY 2025

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	7 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
INCOME							
4020 ASSESSMENTS - ANNUAL	2,531.25	2,437.50	93.75	17,156.25	17,062.50	93.75	29,250
4060 LATE CHARGES	157.78	0.00	157.78	321.95	0.00	321.95	0
4340 INTEREST - RESERVES	50.64	0.00	50.64	371.29	0.00	371.29	0
4350 INTEREST ALLOC TO RESERVES	- 50.64	0.00	- 50.64	-371.29	0.00	-371.29	0
4461 PRIOR YEAR SURPLUS CARRYOVER	0.00	666.67	-666.67	0.00	4,666.65	-4,666.65	8,000
4970	2,689.03	3,104.17	-415.14	17,478.20	21,729.15	-4,250.95	37,250
4980 TOTAL INCOME	2,689.03	3,104.17	-415.14	17,478.20	21,729.15	-4,250.95	37,250
EXPENSES							
GROUNDS MAINTENANCE							
6040 CONTRACTED LAWN SERVICE	500.00	500.00	0.00	4,172.64	3,500.00	672.64	6,000
6060 MULCH	0.00	162.50	-162.50	1,100.00	1,137.50	- 37.50	1,950
6070 SOD & GRASS SEED	0.00	127.08	-127.08	0.00	889.60	-889.60	1,525
6110 ANNUAL FLOWERS	0.00	51.33	- 51.33	544.00	359.35	184.65	616
6162 REPAIRS & MAINTENANCE	0.00	41.67	- 41.67	9,410.51	291.65	9,118.86	500
6550 SIGNS	0.00	0.00	0.00	4,900.00	0.00	4,900.00	0
6883 BACKFLOW CERTIFICATION	0.00	7.92	- 7.92	0.00	55.40	- 55.40	95
6999	500.00	890.50	-390.50	20,127.15	6,233.50	13,893.65	10,686

THE LAURELS HOMEOWNERS ASSOCIATION INC
REVENUE & EXPENSE BUDGET COMPARISON REPORT
JULY 2025

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	7 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
UTILITIES							
7912 UTILITIES	1,102.12	368.75	733.37	3,399.02	2,581.25	817.77	4,425
7999	1,102.12	368.75	733.37	3,399.02	2,581.25	817.77	4,425
ADMINISTRATIVE							
8020 MANAGEMENT FEE	292.50	850.00	-557.50	2,047.50	5,950.00	-3,902.50	10,200
8040 POSTAGE	39.14	29.17	9.97	173.58	204.15	- 30.57	350
8047 CORP TRANSPARENCY ACT/ANNUAL	0.00	32.92	- 32.92	0.00	230.40	-230.40	395
8060 COPIES/PRINTING/SUPPLIES	21.20	91.67	- 70.47	526.70	641.65	-114.95	1,100
8069 TECHNOLOGY FEE	25.00	25.00	0.00	150.00	175.00	- 25.00	300
8080 CPA SERVICES	0.00	15.42	- 15.42	195.00	107.90	87.10	185
8100 LEGAL EXPENSE	0.00	0.00	0.00	3.00	0.00	3.00	0
8120 INSURANCE	267.50	280.00	- 12.50	1,842.47	1,960.00	-117.53	3,360
8170 TAXES - ASSOCIATION PROPERTY	0.00	20.83	- 20.83	63.45	145.85	- 82.40	250
8280 STORAGE FEES	0.00	122.83	-122.83	1,452.00	859.85	592.15	1,474
8320 HOLIDAY DECORATIONS	0.00	62.50	- 62.50	0.00	437.50	-437.50	750
8322 SPECIAL EVENTS	0.00	308.33	-308.33	209.72	2,158.35	-1,948.63	3,700
8390 FED/STATE REQUIRED CORP REPORT FILINGS	0.00	6.25	- 6.25	90.00	43.75	46.25	75
8479	645.34	1,844.92	-1,199.58	6,753.42	12,914.40	-6,160.98	22,139
9980 TOTAL EXPENSES	2,247.46	3,104.17	-856.71	30,279.59	21,729.15	8,550.44	37,250

THE LAURELS HOMEOWNERS ASSOCIATION INC
REVENUE & EXPENSE BUDGET COMPARISON REPORT
JULY 2025

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	7 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
9990 GAIN (LOSS)	441.57	0.00	(441.57)	(12,801.39)	0.00	12,801.39	0