



THE LAUREL'S HOMEOWNERS ASSOCIATION, INC.

September 15, 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.

August'2025

ASSETS		LIABILITIES	
Cash in Bank - Operating	13,602.33	Payables/Prepays	13,259.98
Cash in Bank - Reserves	69,618.68	Reserves (net)	69,618.68
Accounts Receivable	9,159.51	Equity	11,339.36
Pond and Dam	0.00		
Escrow	0.00		
Prepaid	1,837.50		
TOTAL ASSETS	94,218.02	TOTAL LIABILITIES	94,218.02

	Current Period Actual	YTD Actual	YTD Budget	VARIANCE
TOTAL INCOME	2,669.70	20,147.90	24,833.32	(4,685.42)
EXPENSES:				
Grounds Maintenance	598.00	20,725.15	7,124.00	(13,601.15)
Utilities	1,257.47	4,656.49	2,950.00	(1,706.49)
Pool/Clubhouse	0.00	0.00	0.00	0.00
Administration	1,208.81	7,962.23	14,759.32	6,797.09
Insurance	0.00	0.00	0.00	0.00
Reserves	0.00	0.00	0.00	0.00
TOTAL EXPENSES	3,064.28	33,343.87	24,833.32	(8,510.55)
SURPLUS/(DEFICIT)	(394.58)	(13,195.97)	0.00	

COMMENTS:

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

	OPERATING	RESERVE	TOTAL
CURRENT ASSETS			
1040 ENTERPRISE BK/TR - CHECKING - PRIMARY	8,684.83		8,684.83
1060 ENTERPRISE BK/TR - MM - RESERVE		69,618.68	69,618.68
1070 FIRST HORIZON - PC/DC - PC FUND EST.	4,917.50		4,917.50
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	13,602.33	69,618.68	83,221.01
ACCOUNTS RECEIVABLE			
1210 ASSESSMENTS	10,198.51		10,198.51
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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	9,159.51	0.00	9,159.51
PREPAID ASSETS			
1310 NATIONWIDE PKG INS 2/1/25-26 \$3,210.00	1,337.50		1,337.50
1350 SOUTHERN LNDSCP LAWN SRVC	500.00		500.00
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	1,837.50	0.00	1,837.50
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TOTAL ASSETS	24,599.34	69,618.68	94,218.02
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THE LAURELS HOMEOWNERS ASSOCIATION INC
B A L A N C E S H E E T
August 2025

	OPERATING	RESERVE	TOTAL
CURRENT LIABILITIES			
2010 ACCOUNTS PAYABLE	1,897.18		1,897.18
2020 ACCRUED ESTIMATED EXPENSES	269.57		269.57
2032 DEFERRED ANNUAL ASSESSMENT	9,750.00		9,750.00
2130 PREPAID ASSESSMENTS	1,343.23		1,343.23
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	13,259.98	0.00	13,259.98
RESTRICTED EQUITY - RESERVES			
2270 RESERVES - DEFERRED MAINTENANCE SPENT FROM RESERVES		69,618.68	69,618.68
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	0.00	69,618.68	69,618.68
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)	(13,195.97)		(13,195.97)
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	11,339.36	0.00	11,339.36
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TOTAL LIABILITIES & EQUITY	24,599.34	69,618.68	94,218.02
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THE LAURELS HOMEOWNERS ASSOCIATION INC
REVENUE & EXPENSE BUDGET COMPARISON REPORT
AUGUST 2025

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	8 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
INCOME							
4020 ASSESSMENTS - ANNUAL	2,568.75	2,437.50	131.25	19,725.00	19,500.00	225.00	29,250
4060 LATE CHARGES	100.95	0.00	100.95	422.90	0.00	422.90	0
4340 INTEREST - RESERVES	47.27	0.00	47.27	418.56	0.00	418.56	0
4350 INTEREST ALLOC TO RESERVES	- 47.27	0.00	- 47.27	-418.56	0.00	-418.56	0
4461 PRIOR YEAR SURPLUS CARRYOVER	0.00	666.67	-666.67	0.00	5,333.32	-5,333.32	8,000
4970	2,669.70	3,104.17	-434.47	20,147.90	24,833.32	-4,685.42	37,250
4980 TOTAL INCOME	2,669.70	3,104.17	-434.47	20,147.90	24,833.32	-4,685.42	37,250
EXPENSES							
GROUNDS MAINTENANCE							
6040 CONTRACTED LAWN SERVICE	500.00	500.00	0.00	4,672.64	4,000.00	672.64	6,000
6060 MULCH	0.00	162.50	-162.50	1,100.00	1,300.00	-200.00	1,950
6070 SOD & GRASS SEED	0.00	127.08	-127.08	0.00	1,016.68	-1,016.68	1,525
6110 ANNUAL FLOWERS	0.00	51.33	- 51.33	544.00	410.68	133.32	616
6162 REPAIRS & MAINTENANCE	0.00	41.67	- 41.67	9,410.51	333.32	9,077.19	500
6550 SIGNS	0.00	0.00	0.00	4,900.00	0.00	4,900.00	0
6883 BACKFLOW CERTIFICATION	98.00	7.92	90.08	98.00	63.32	34.68	95
6999	598.00	890.50	-292.50	20,725.15	7,124.00	13,601.15	10,686

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

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	8 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
UTILITIES							
7912 UTILITIES	1,257.47	368.75	888.72	4,656.49	2,950.00	1,706.49	4,425
7999	1,257.47	368.75	888.72	4,656.49	2,950.00	1,706.49	4,425
ADMINISTRATIVE							
8020 MANAGEMENT FEE	294.75	850.00	-555.25	2,342.25	6,800.00	-4,457.75	10,200
8040 POSTAGE	117.66	29.17	88.49	291.24	233.32	57.92	350
8047 CORP TRANSPARENCY ACT/ANNUAL	0.00	32.92	- 32.92	0.00	263.32	-263.32	395
8060 COPIES/PRINTING/SUPPLIES	221.40	91.67	129.73	748.10	733.32	14.78	1,100
8069 TECHNOLOGY FEE	25.00	25.00	0.00	175.00	200.00	- 25.00	300
8080 CPA SERVICES	0.00	15.42	- 15.42	195.00	123.32	71.68	185
8100 LEGAL EXPENSE	200.00	0.00	200.00	203.00	0.00	203.00	0
8120 INSURANCE	267.50	280.00	- 12.50	2,109.97	2,240.00	-130.03	3,360
8170 TAXES - ASSOCIATION PROPERTY	0.00	20.83	- 20.83	63.45	166.68	-103.23	250
8280 STORAGE FEES	0.00	122.83	-122.83	1,452.00	982.68	469.32	1,474
8320 HOLIDAY DECORATIONS	0.00	62.50	- 62.50	0.00	500.00	-500.00	750
8322 SPECIAL EVENTS	82.50	308.33	-225.83	292.22	2,466.68	-2,174.46	3,700
8390 FED/STATE REQUIRED CORP REPORT FILINGS	0.00	6.25	- 6.25	90.00	50.00	40.00	75
8479	1,208.81	1,844.92	-636.11	7,962.23	14,759.32	-6,797.09	22,139
9980 TOTAL EXPENSES	3,064.28	3,104.17	- 39.89	33,343.87	24,833.32	8,510.55	37,250

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

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	8 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
9990 GAIN (LOSS)	(394.58)	0.00	394.58	(13,195.97)	0.00	13,195.97	0