




THE DIFFERENCES BETWEEN RESERVE STUDIES

| Standard Reserve Study | vs. Custom, Comprehensive Reserve Study |
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| <p>Average Useful Life</p> <ul style="list-style-type: none">• Standard “book” remaining life <p>Limitations</p> <ul style="list-style-type: none">• Ignores actual condition• Premature replacement or unexpected failure | <p>Specific Useful Life</p> <ul style="list-style-type: none">• Conducted by experienced engineers• Based on actual condition• Knowledge of unique property issues• Local insight on property life cycles  <p>Benefit Saves money by maximizing life of elements</p> |
| <p>Average Replacement Costs</p> <ul style="list-style-type: none">• National cost databases <p>Limitations</p> <ul style="list-style-type: none">• No use beyond budgeting | <p>Specific Replacement Costs</p> <ul style="list-style-type: none">• Largest local cost database• Most accurate proprietary database  <p>Benefit Saves money with most accurate reserve contributions</p> |
| <p>Boilerplate Text</p> <ul style="list-style-type: none">• National cost databases <p>Limitations</p> <ul style="list-style-type: none">• No practical, substantive use | <p>Specific Engineering Advice</p> <ul style="list-style-type: none">• Actionable engineering recommendations• Project-specific diagrams• Custom cost projections  <p>Benefit Superior knowledge to negotiate savings on contracts</p> |

A standard reserve study has a limited use for general budgeting.

A custom, comprehensive reserve study delivers more accurate data for budgeting, as well as key advice that a standard reserve study does not.

A custom reserve study can also be used to negotiate cost savings on future projects often saving clients thousands of dollars.

How Do You Know if It's a Standard or a Custom, Comprehensive Reserve Study?

Only engineers can provide a truly custom reserve study.



Engineers have a fundamental understanding of design and construction. This allows them to deliver a more reliable, real-world assessment of remaining useful life.

With a comprehensive study, the engineer who inspects your property also compiles your report.



When you get a custom, comprehensive reserve study from us, our engineer is your one point of contact. They know firsthand your association's property and unique funding situation.

Custom, comprehensive reserve analysis requires decades of experience.



Reserve Advisors has more than 20 years of reserve study experience. We've built a critical mass of expertise evaluating associations over their lifecycles. Our studies reflect real-world building issues and real-world asset useful lives.

A custom reserve study incorporates the expertise of multiple engineers.



Reserve Advisors brings the knowledge of mechanical, structural, architectural and civil engineers to each reserve study through a team review process.

A custom reserve study contains a robust and comprehensive engineering narrative specific to your property.



Our study describes the actual condition of each of your elements and provides detailed information on project scope. You can use this information to negotiate thousands of dollars in savings on future projects.

Custom reserve studies are objective and unbiased.



Reserve Advisors does not seek to manage any of the projects detailed in our study. You can be assured there is no conflict of interest when we estimate the timing and cost of your project.



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