

**OCEAN CLUB SOUTH 4D MILESTONE RESERVES ANALYSIS  
BUDGET YEAR 2024-2025**

<b>RESERVES ANALYSIS</b>									
Reserves	Monthly	Annually	Estimated		Remaining		Estimated Replacement Cost	Current Reserve Balance	
			Life	Life	Estimated Life	Estimated Life			
Load-bearing Walls or Other Primary Structural Members	0.00	0.00	30		30		\$ -		
Load-bearing Walls or Other Primary Structural Members Maintenance	0.00	0.00	1		1		\$ 30,000.00	\$30,000.00	
Fireproofing and Fire Protection Systems	N/A								
Plumbing	0.00	0.00	30		30		\$ -		
Plumbing Maintenance	0.00	0.00	1		1		\$ 3,000.00	\$3,000.00	
Electrical Systems	0.00	0.00	30		30		\$ -		
Electrical Systems Maintenance	0.00	0.00	10		10		\$ 3,300.00	\$3,300.00	
Roof Reserve	2021.62	24259.39	20		15		\$ 400,000.00	\$36,109.13	
Waterproofing and Exterior Painting	1474.89	17698.70	10		7		\$ 160,000.00	\$36,109.13	
Windows	N/A								
Exterior Doors	0.00	0.00	30		30		\$ -		
Exterior Doors Maintenance	0.00	0.00	1		1		\$ 4,500.00	\$4,500.00	
Structural Components Over \$10k									
Resurface	0.00	0.00	30		30		\$ -		
Resurface Maintenance	0.00	0.00	4		4		\$ 7,000.00	\$7,000.00	
Pool Resurface & Equipment	0.00	0.00	25		5		\$ 20,000.00	\$20,000.00	
Building Maintenance	0.00	0.00	1		1		\$ 5,000.00	\$5,000.00	
<b>Total Reserves</b>	<b>3496.51</b>	<b>41958.09</b>						<b>\$145,018.26</b>	
								<b>\$145,018.26</b>	