



ENGINEER-LED RESERVE STUDIES

Built on Real Inspections. Backed by Professional Judgment.

Reserve studies prepared by licensed Professional Engineers — not spreadsheets alone.

When most other reserve studies are financial exercises.

Our Reserve Studies start with an assessment with an engineer's eye for detail.



At Southeast Engineering & Development Group (SE EDG), our reserve studies are prepared and led by licensed Professional Engineers and grounded in real-world building performance — not generic assumptions or spreadsheet-only analysis. Unlike traditional reserve studies that focus primarily on financial modeling, our process begins with a comprehensive on-site engineering inspection of the property's structural and major building systems. This ensures useful assumptions are based on observed conditions, exposure, and engineering judgment. We work with your board to find a way ahead when the financial future may look uncertain, from past **unplanned repairs** that have eroded your savings.

Our engineer-prepared reserve studies provide Boards, Owners, and Property Managers with clear, defensible capital planning tools. Each study includes a component-by-component condition assessment, realistic remaining useful life estimates, and an Opinion of Probable Costs tied directly to field observations. This results in reserve schedules that better align with actual building performance and help reduce surprise assessments, exaggerations, and unplanned capital expenditures.

Key advantages of our reserve studies include:

- Prepared by licensed Professional Engineers with decades of field experience
- Field-verified inspections of structural, exterior, and common elements
- Service life estimates based on condition, materials, and exposure
- Risk-aware prioritization of safety- and performance-critical components
- From small single-family communities to high-rise condominiums, we've seen it all and got you covered.

Engineering-led reserve studies provide more than compliance — they provide confidence. By integrating engineering expertise with long-term financial planning, SE EDG reserve studies help protect asset value, improve funding decisions, and stand up to scrutiny from owners, lenders, and attorneys. Level I (Full), Level II (Update with Site Visit), and Level III (Update – No Site Visit) reserve studies are available in accordance with recognized industry standards, depending on your association's needs.

Schedule an Engineer-Led Reserve Study

Plan with confidence. Fund responsibly. Protect your asset.

📍 North Georgia (serving the Southeastern U.S.)

☎ (678) 737-3070

✉ scarrara@southeastedg.com

🌐 www.southeastedg.com



Get your Custom Community
Quote Today!