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You can receive the highest level of certification offered by the U.S. Green Building Council, we can receive every Tax Credit offered by the EPA and use every available Energy Star appliance available, we can pass every UBC, IBC and ASHRAE inspection in the code book along with every municipal and 3rd party inspection, and at the end of the project we can still end up with an inferior product that could end up in a Construction Defect Claim.

With a Quality Assurance Observation program we are not saying that you will eliminate every possible assembly failure, but you will dramatically reduce the number of problems that would have otherwise gone undetected – thus realizing a **significant savings** and ultimately **profit to the bottom line**.

It's all about the money – and Sustainable Quality™ – Beyond Green!





Reserve Study -

A budget planning tool that includes

- (1) A detailed evaluation of a property's physical components
- (2) A financial analysis of its reserve funds

Why does my association need a reserve study?

- To properly plan for the future
A reserve study creates a schedule of when repairs need to be made and the costs associated with each component.
- To preserve the property's appearance and value

Would you prefer to purchase and own an asset that is being properly funded and maintained? Is the asset you currently own properly funded to make the necessary improvements that will preserve its value?

- To fulfill fiduciary responsibility

Members of the board of directors have a fiduciary responsibility to their association and to properly plan for future capital improvements.

- To comply with state law

The State of Colorado (HB-1359) requires associations to have a policy on reserve studies, and many other states require reserve studies.

For a complimentary proposal please contact:

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What is a Reserve Fund Study?

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QAO CERTIFIED

Does my resort facility, condo complex, apartment building, HOA, or condominium association need a reserve study?



What are you doing to preserve your most valuable asset over the course of the next 30, 60 or 90 years?

THE FIRST STEP IS TO HAVE A QUALIFIED PROVIDER COMPLETE A RESERVE FUND STUDY

A reserve study identifies the useful life of common area elements, and provides a price for each element. This way you know when items need to be replaced and how much each will cost.

Structure with out a Reserve Study



Structure with a Reserve Study

- Completing a reserve study for your structure is not only a smart thing to do, it is also an important step in achieving Sustainable QualitySM

REPARATION (Past)



To make repairs to that which has been damaged and restoring to good condition.

RESTORATION (Present)



A return of something to a former, original, normal, or unimpaired condition that can be enjoyed presently .

PRESERVATION (Future)



To keep up; maintain: so as to resist decomposition; to preserve so as to enjoy in the future.



George Washington's house at Mount Vernon - An excellent example of how reparation, restoration, and preservation can sustain a structure for over 200 years.

We work with the board of directors, individuals, churches, commercial and residential properties

Your structure is deteriorating as you read this...What are you doing to prepare for the future?