Budget_Statement
0C02 THE AXIS ON BRICKELL CONDOMINIUM ASSOCIATION, INC.
01/01/2025

FIRSTSERVICE RESIDENTIAL
C/O FIRSTSERVICE RESIDENTIAL
Plantation FL 33317

Account	Description	Monthly Budget	Year Budget
REVENUE			
40000	Owner Assessments	217,844	2,614,122
40002 00	Reserve Income	56,250	675,000
40011	Late Fee Income	250	3,000
40025	Returned Check Fees	67	800
40054	ATM Income	33	400
40065	Violation Fees	83	1,000
40078	Late Fee Interest	83	1,000
40080	Interest Income	1,250	15,000
40081	Reserve Interest	3,333	40,000
40115 01	Administrative Fee - Reminder Letter	50	600
40115 02	Administrative Fee - Demand Letter	125	1,500
**TOTAL REVENUE		$279,368	$3,352,422
EXPENSES			
**ADMINISTRATIVE			
50005	Accounting Fees	833	10,000
50015	Bank Charges	67	800
50022	Computer Maint/Supp	138	1,650
50045 00	Legal Fees	1,250	15,000
50048	Annual Condo Fees	158	1,900
50050 00	License,Taxes,Permit	245	2,934
50054	Administrative Collection Fee	292	3,500
50070	Office Equipment Lea	189	2,269
50075	Office Supplies	250	3,000
50081	Printing And Postage	171	2,046
50090 00	Professional Fees	1,250	15,000
**TOTAL ADMINISTRATIVE		$4,843	$58,099
**INSURANCE			
52030	Multiperil Insurance	2,867	34,398
52031	Property & Liability	40,840	490,078
52032	Umbrella Insurance	2,178	26,133
52034	Flood Insurance	6,744	80,933
52035	Directors & Officers	431	5,172
52036	Fidelity Bond	308	3,697
52038	Boiler	844	10,122
52040	Ins Finance Charge	600	7,201
52063	Workers Comp Ins.	113	1,360
**TOTAL INSURANCE		$54,925	$659,094
**UTILITIES			
54050 00	Electricity	16,167	194,000
54070 00	Water & Sewer	24,585	295,020
54100 00	Telephone	750	9,000
54100 02	Telephone - Cellular	165	1,980
**TOTAL UTILITIES		$41,667	$500,000
**CONTRACTS			
60005	Air Conditioning	1,482	17,781
60035	Elevator Contract	4,217	50,600

Budget_Statement
0C02 THE AXIS ON BRICKELL CONDOMINIUM ASSOCIATION, INC.
01/01/2025

FIRSTSERVICE RESIDENTIAL
C/O FIRSTSERVICE RESIDENTIAL
Plantation FL 33317

Account	Description	Monthly Budget	Year Budget
60046 17	Equipment Contract - Computer Software	584	7,007
60046 30	Equipment Contract - Life Safety	2,392	28,703
60046 40	Equipment Contract - Music System	61	737
60062	Front Desk Service	26,102	313,224
60066	Health Benefits	6,091	73,090
60075	Bldg Maint & Janitorial	25,700	308,396
60083	Internet Svc/Support	391	4,686
61000	Management Services	4,208	50,499
61003	On Site Management	8,492	101,907
61008	Odor Control	344	4,125
61010	Pest Control	156	1,872
61036	Roof Contract	100	1,200
61055	Trash Removal	5,250	63,000
61058	Trash Chute	194	2,332
61060	Uniforms Contract	550	6,600
61070	Water Treatment	286	3,432
**TOTAL CONTRACTS		$86,600	$1,039,191
**REPAIRS & MAINTENANCE			
70005	R&M-Air Conditioning	3,896	46,748
70023 05	Building I - Maint Alarm Systems	117	1,400
70048 48	R&M Equipment - Radio/Pager	83	990
70048 60	R&M Equipment - Tools	605	7,260
70043 150	Repairs/Maintenance - Elevator	2,787	33,440
70045	R&M-Electrical	165	1,980
70066	R&M-Hardware	275	3,300
70070	R&M-Lightning	523	6,270
70075	R&M-Painting	1,210	14,520
70090	R&M-Plumbing	495	5,940
70104	R&M-Rugs/Mats	83	990
70110	R&M-Roof	500	6,000
70119	R&M-Trash Chute	208	2,500
70175	Custodial Supplies	1,100	13,200
70289 00	Contingency	833	10,000
70289 30a	Contingency Insurance Deductible	1,667	20,000
**TOTAL REPAIRS & MAINTENANCE		$14,547	$174,538
**SPECIAL PROJECTS			
74005 116	Special Projects -Cooling Towers	17,208	206,500
**TOTAL SPECIAL PROJECTS		$17,208	$206,500
**RESERVE TRANSFERS			
80000 00	Reserve Transfers	56,250	675,000
80001	Reserve Interest	3,333	40,000
**TOTAL RESERVE TRANSFERS		$59,583	$715,000
**TOTAL EXPENSES		$279,373	$3,352,422
NET INCOME/(LOSS)		($5)	$0

BUDGET SUBMISSION FORM

Association name: Axis on Brickell Condo

Entity Number: 0C02 Number of Units: 352

Please select (by checking the box) only one action (A or B)

A. ☑ Approved new budget

B. ☐ Amended budget ☐ Retroactive for full year? ☐ Or partial year, if so, From: _____ To _____

Homeowner's accounts to be adjusted? _____ If Yes, what is the effective date _____

Please complete all items below

1. Is this community under Developer control? No
2. Are the Maintenance fees changing? Yes If all units pay the same, enter amount $ _____ /Unit
3. Frequency: Monthly If Other, specify which months: _____
4. Is there a master association fee collected as a separate charge through this entity? Yes
   If yes, please submit a separate fee schedule or enter the amount here if all homeowners pay the same amount. $ _____ /Unit
5. Are there additional fees collected as a separate charge through this entity (i.e. parking, dock, etc.)? No
   If yes, please submit a separate fee schedule or enter the amount here if all homeowners pay the same amount. $ _____ /Unit
6. Are Reserves included in the budget?: (schedule must be included) Fully funded Pooled
7. Is your Late Fee policy changing?
   ☑ No, same as last year. (Note: if selected, the policy indicated on your payment notification will remain the same as last year).
   ☐ Yes (If both Flat and Percentage rates are selected, only whichever is Greater will apply)
   - ☐ No Late Fee
   - ☐ Flat rate $ _____ after _____ days OR
   - ☐ Percentage rate only $ _____ % after _____ days
8. Is your Interest Fee policy changing?
   ☑ No, same as last year. (Note: if selected, the policy indicated on your payment notification will remain the same as last year).
   ☐ Yes (select one interest fee policy)
   - ☐ No Interest Fee
   - ☐ New Interest rate $ _____ % per annum after _____ days*

   *Interest is charged on the total cumulative assessment balances.
9. Do you have a continuing special assessment that requires payment notification? No

Order Instructions

10. Payment Notification Type: ☑ Payment Notification ☑ Statements
11. Delivery Method: To Owners
12. Letter of Correspondence to be included: No
    If yes, then please return to the previous page and attach a PDF copy as a general attachment (Maximum 6 pages).

Instructions :

Please ensure your budget package contains a final budget, reserve schedule, fee schedule by unit type and any correspondences (as a separate file). Any omissions will result in a rejected submission and no further action will occur.

1148-THE AXIS ON BRICKELL CONDOMINIUM ASSOCIATION INC. - BudgetActuals

Proposed Operating Budget

January 1, 2025 - December 31, 2025

GL_Account_Number	Description	MonthlyApprovedBudget	AnnualApprovedBudget	ProposedMonthlyBudget	ProposedAnnualBudget
	**REVENUE				
40000	Owner Assessments	195,235	2,342,814	217,844	2,614,122
40002-00	Reserve Income-	36,873	442,480	56,250	675,000
40010-00	Master Assessments-	0	0	0	0
40011	Late Fee Income	125	1,500	250	3,000
40014	Legal Fee Income	0	0	0	0
40025	Returned Check Fees	67	800	67	800
40051	Dumpster Fees	0	0	0	0
40054	ATM Income	75	900	33	400
40060	Gate/Key Cards	0	0	0	0
40065	Violation Fees	83	1,000	83	1,000
40068	Key Fob Income	0	0	0	0
40078	Late Fee Interest	0	0	83	1,000
40080	Interest Income	833	10,000	1,250	15,000
40081	Reserve Interest	0	0	3,333	40,000
40090	Miscellaneous Income	0	0	0	0
40091-00	Misc-	0	0	0	0
40115-01	Administrative Fee- - Reminder Letter	25	300	50	600
40115-02	Administrative Fee- - Demand Letter	83	1,000	125	1,500
40115-03	Administrative Fee- - ATP	0	0	0	0
41005	Storage Income	0	0	0	0
41010	House Charges	0	0	0	0
	**TOTAL REVENUE	233,399	2,800,794	279,369	3,352,422
	EXPENSES				

GL_Account_Number	Description	MonthlyApprovedBudget	AnnualApprovedBudget	ProposedMonthlyBudget	ProposedAnnualBudget
	**ADMINISTRATIVE				
50005	Accounting Fees	833	10,000	833	10,000
50011	Master Assessments	0	0	0	0
50012-00	Bad Debts-	0	0	0	0
50015	Bank Charges	92	1,100	67	800
50022	Computer Maint/Supp	206	2,475	138	1,650
50045-00	Legal Fees-	1,167	14,000	1,250	15,000
50048	Annual Condo Fees	125	1,500	158	1,900
50050-00	License,Taxes,Permit-	245	2,934	245	2,934
50054	Administrative Collection Fee	117	1,400	292	3,500
50070	Office Equipment Lea	155	1,856	189	2,269
50075	Office Supplies	275	3,300	250	3,000
50081	Printing And Postage	118	1,419	171	2,046
50090-00	Professional Fees-	958	11,500	1,250	15,000
	**TOTAL ADMINISTRATIVE	4,291	51,484	4,842	58,099
	**PROPERTY INSURANCE				
52030	Multiperil Insurance	2,139	25,670	2,867	34,398
52031	Property & Liability	30,478	365,730	40,840	490,078
52032	Umbrella Insurance	1,625	19,502	2,178	26,133
52034	Flood Insurance	5,033	60,398	6,744	80,933
52035	Directors & Officers	322	3,860	431	5,172
52036	Fidelity Bond	230	2,759	308	3,697
52038	Boiler	630	7,554	844	10,122
52040	Ins Finance Charge	448	5,374	600	7,201
52063	Workers Comp Ins.	85	1,015	113	1,360
	**TOTAL PROPERTY INSURANCE	40,990	491,862	54,925	659,094
	**UTILITIES				
54050-00	Electricity-	17,678	212,131	16,167	194,000
54070-00	Water & Sewer-	36,417	437,006	24,585	295,020

GL_Account_Number	Description	MonthlyApprovedBudget	AnnualApprovedBudget	ProposedMonthlyBudget	ProposedAnnualBudget
54100-00	Telephone-	1,000	12,000	750	9,000
54100-02	Telephone- - Cellular	132	1,584	165	1,980
	**TOTAL UTILITIES	55,227	662,721	41,667	500,000
	**CONTRACTS				
60005	Air Conditioning	1,027	12,320	1,482	17,781
60035	Elevator Contract	4,038	48,452	4,217	50,600
60046-17	Equipment Contract- - Computer Software	331	3,970	584	7,007
60046-30	Equipment Contract- - Life Safety	833	10,000	2,392	28,703
60046-40	Equipment Contract- - Music System	92	1,100	61	737
60062	Front Desk Service	25,363	304,357	26,102	313,224
60066	Health Benefits	4,781	57,374	6,091	73,090
60075	Bldg Maint & Janitorial	24,968	299,612	25,700	308,396
60078	Interior Plant	273	3,280	0	0
60083	Internet Svc/Support	225	2,702	391	4,686
61000	Management Services	4,016	48,192	4,208	50,499
61003	On Site Management	6,667	80,000	8,492	101,907
61008	Odor Control	550	6,600	344	4,125
61010	Pest Control	220	2,634	156	1,872
61036	Roof Contract	0	0	100	1,200
61055	Trash Removal	3,833	46,000	5,250	63,000
61058	Trash Chute	337	4,048	194	2,332
61060	Uniforms Contract	833	10,000	550	6,600
61070	Water Treatment	286	3,428	286	3,432
61075	Window Services	1,100	13,200	0	0
	**TOTAL CONTRACTS	79,773	957,269	86,599	1,039,191
	**SALARIES & BENEFITS				
	**TOTAL SALARIES & BENEFITS	0	0	0	0

GL_Account_Number	Description	MonthlyApprovedBudget	AnnualApprovedBudget	ProposedMonthlyBudget	ProposedAnnualBudget
	**REPAIRS/MAINTENANCE				
70005	R&M-Air Conditioning	880	10,560	3,896	46,748
70023-05	Building I - Maint- Alarm Systems	454	5,446	117	1,400
70043-150	Repairs/Maintenance- - Elevator	843	10,120	2,787	33,440
70045	R&M-Electrical	165	1,980	165	1,980
70048-00	R&M Equipment-	158	1,890	0	0
70048-48	R&M Equipment- - Radio/Pager	88	1,056	83	990
70048-60	R&M Equipment- - Tools	83	990	605	7,260
70060	R&M-General	963	11,550	0	0
70066	R&M-Hardware	275	3,300	275	3,300
70070	R&M-Lightning	133	1,600	523	6,270
70075	R&M-Painting	733	8,800	1,210	14,520
70090	R&M-Plumbing	417	5,000	495	5,940
70104	R&M-Rugs/Mats	69	825	83	990
70110	R&M-Roof	0	0	500	6,000
70119	R&M-Trash Chute	0	0	208	2,500
70175	Custodial Supplies	1,375	16,500	1,100	13,200
70182	Plumbing Supplies	83	1,000	0	0
70289-00	Contingency-	228	2,730	833	10,000
70289-30a	ContingencyInsurance Deductible	0	0	1,667	20,000
	**TOTAL REPAIRS/MAINTENANCE	6,947	83,347	14,545	174,538
	**AMENITIES				
	**TOTAL AMENITIES	0	0	0	0
	**RECREATION CENTER				
	**TOTAL RECREATION CENTER	0	0	0	0

GL_Account_Number	Description	MonthlyApprovedBudget	AnnualApprovedBudget	ProposedMonthlyBudget	ProposedAnnualBudget
	**HOTEL SERVICES				
	**TOTAL HOTEL SERVICES	0	0	0	0
	**MORTGAGE EXPENSES				
	**TOTAL MORTGAGE EXPENSES	0	0	0	0
	**CLUB OPERATIONS				
	**TOTAL CLUB OPERATIONS	0	0	0	0
	**CABANAS				
	**TOTAL CABANAS	0	0	0	0
	**MARINA				
	**TOTAL MARINA	0	0	0	0
	**SOCIAL DEPARTMENT				
	**TOTAL SOCIAL DEPARTMENT	0	0	0	0
	**SPECIAL PROJECTS				
74005-00	Special Projects-	9,303	111,631	0	0
74005-116	Special Projects-Cooling Towers	0	0	17,208	206,500
74005-123c	Special Projects- Cameras	0	0	0	0
	**TOTAL SPECIAL PROJECTS	9,303	111,631	17,208	206,500
	**SPECIAL ASSESSMENT				
	**TOTAL SPECIAL ASSESSMENT	0	0	0	0

GL_Account_Number	Description	MonthlyApprovedBudget	AnnualApprovedBudget	ProposedMonthlyBudget	ProposedAnnualBudget
	**RESERVE TRANSFERS				
80000-00	Reserve Transfers-	36,873	442,480	56,250	675,000
80001	Reserve Interest	0	0	3,333	40,000
	**TOTAL RESERVE TRANSFERS	36,873	442,480	59,583	715,000
	**PRIOR YEAR ACTIVITY				
70298-00	Prior Year Expense-	0	0	0	0
	**TOTAL PRIOR YEAR ACTIVITY	0	0	0	0
	**TOTAL EXPENSES	233,404	2,800,794	279,369	3,352,422
	Operating Net Income or Loss	-05	0	0	0

1148-THE AXIS ON BRICKELL CONDOMINIUM ASSOCIATION INC. - Proposed_Maintenance

Schedule Of Proposed Maintenance

January 1, 2025 - December 31, 2025

Building#-Unit Type	Unit Remarks	Percentage Of Unit Ownership	Number Of Units	Total Percentage	Current Payment	Proposed Monthly Without Reserves	Proposed Monthly Reserves	Proposed Monthly Per Unit Maintenance	Proposed Monthly Total All Units Maintenance
0000-B1		0.202602000	24	4.862448000	$682.82	$441.36	$113.96	$555.32	$13327.68
0000-B11		0.202894300	30	6.086829000	$683.80	$441.99	$114.13	$556.12	$16683.60
0000-B2		0.206694900	30	6.200847000	$696.62	$450.27	$116.27	$566.54	$16996.20
0000-C1		0.296155500	60	17.769330000	$998.11	$645.16	$166.59	$811.75	$48705.00
0000-C2		0.299371400	20	5.987428000	$1008.96	$652.16	$168.40	$820.56	$16411.20
0000-C2A		0.321590400	10	3.215904000	$1083.84	$700.56	$180.89	$881.45	$8814.50
0000-C3		0.323344500	30	9.700335000	$1089.75	$704.38	$181.88	$886.26	$26587.80
0000-D		0.323929300	30	9.717879000	$1091.71	$705.66	$182.21	$887.87	$26636.10
0000-D1		0.321298100	30	9.638943000	$1082.84	$699.93	$180.73	$880.66	$26419.80
0000-D2		0.323929300	28	9.070020400	$1091.71	$705.66	$182.21	$887.87	$24860.36
0000-D3		0.322759800	24	7.746235200	$1087.78	$703.11	$181.55	$884.66	$21231.84
0000-E		0.530039500	6	3.180237000	$1786.36	$1154.66	$298.15	$1452.81	$8716.86
0000-E1		0.526238900	2	1.052477800	$1773.55	$1146.38	$296.01	$1442.39	$2884.78
0000-B22		0.206110200	28	5.771085600	$694.64	$449.00	$115.94	$564.94	$15818.32
Total			352	99.999999000					$274094.04

1148-THE AXIS ON BRICKELL CONDOMINIUM ASSOCIATION INC. - Straight Line Reserves

Straight Line Reserve Analysis Worksheet

January 1, 2025 - December 31, 2025

GLCode	Type	Short_Description	CostOfReplacement	UseFulLife	EstimatedUsefulRemainingLife	ReservesYTD	MonthlyFunding	ReservesEOY	EstimatedExpenses	BalanceToBeFunded	AnnualReserve	MonthlyReserve	FundingPercentage
30003-00	SIRS Reserves	SIRS Reserves	$0	0	0	$0	$0	$0	$0	$0	$0	$0	100
30000-35a	Reserves	Mechanical - Electrical	$0	0	0	$0	$0	$0	$0	$0	$0	$0	100
30000-93j	Reserves	Painting - Waterproofing	$0	0	0	$0	$0	$0	$0	$0	$0	$0	100
30010-02	Reserve Liab-Expend	Bank Charges	$0	0	0	($4,488)	$0	($4,488)	$0	$4,488	$0	$0	100
30000-97	Reserves	Misc. Building Comp.	$0	0	0	$0	$0	$0	$0	$0	$0	$0	100
30000-15	Reserves	Elevator	$0	0	0	$0	$0	$0	$0	$0	$0	$0	100
30000-60	Reserves	Roof	$0	0	0	$0	$0	$0	$0	$0	$0	$0	100
30000-00	Reserves	Reserves	$0	0	0	$1,426,462	$0	$1,426,462	$0	($1,426,462)	$0	$0	100
		Totals	$0			$1,421,974	$0	$1,421,974	$0	($1,421,974)	$0	$0	

1148-THE AXIS ON BRICKELL CONDOMINIUM ASSOCIATION INC. - Pooled Reserves

Pooled Reserve Analysis Worksheet

January 1, 2025 - December 31, 2025

GLCode	Type	Short_Description	CostOfReplacement	UseFulLife	EstimatedUsefulRemainingLife
30003-00	SIRS Reserves	SIRS Reserves	$10,323,557	30	30
30000-35a	Reserves	Mechanical - Electrical	$2,527,803	7	0
30000-93j	Reserves	Painting - Waterproofing	$2,000,000	9	4
30010-02	Reserve Liab-Expend	Bank Charges	$0	0	0
30000-97	Reserves	Misc. Building Comp.	$4,492,024	19	0
30000-15	Reserves	Elevator	$2,500,000	9	0
30000-60	Reserves	Roof	$496,400	24	8
30000-00	Reserves	Reserves	$0	0	0
		Totals	$22,339,784		

ReserveHeaders	ReserveTotals
Accumulated Balance	$1,403,611
Additional Reserve Funding Thru Year End	$105,354
Total Reserves Thru Year End	$1,508,965
Estimated Expenses Thru Year End	$249,412
Balance To Be Funded	$21,080,231
Annual Contribution	$675,000
Monthly Contribution	$56,250

Axis on Brickell Condo I
Schedule of Proposed Maintenance
January 1, 2025 - December 31, 2025

Unit Numbers	Unit Type	#	Unit Percentage	Total Percentage	Annual Condo Assessment Per Unit Type	Monthly Condo Assessment Per Unit Type W/O Reserves	Annual Condo Per Unit Type W/Reserves	Monthly Condo Assessment Per Unit Type W/Reserves	Monthly Condo Assessment Per Unit W/Reserves	Monthly Master Assessment Per Unit W/O Reserves	Monthly Master Assessment Per Unit W/Reserves	Monthly Master Assessment Per Unit Type W/Reserve
Commercial Lot - A/B	R1	1									2,574.64	2,574.64
Commercial Lot - C	R2	1									553.05	553.05
1007S - UPH4007S	D	30	0.3239293	9.7179	254,037.21	21,169.77	65,595.68	26,636.07	887.87	327.22	415.72	12,471.74
1001S - UPH4001-S	D1	30	0.3212981	9.6389	251,973.73	20,997.81	65,062.87	26,419.72	880.66	324.57	412.35	12,370.44
1012S - LPH3812S	D2	28	0.3239293	9.0700	237,101.40	19,758.45	61,222.64	24,860.34	887.87	327.22	415.72	11,640.29
3506S - UPH4006S	E	6	0.5300395	3.1802	83,135.28	6,927.94	21,466.60	8,716.82	1,452.80	535.43	680.24	4,081.46
MPH3912S & UPH4012S	E1	2	0.5262389	1.0525	27,513.05	2,292.75	7,104.23	2,884.77	1,442.39	531.59	675.37	1,350.73
1005S - 3405S	B1	24	0.202602	4.8624	127,110.32	10,592.53	32,821.52	13,327.65	555.32	204.66	260.02	6,240.37
1002S - UPH4002S	B11	30	0.2028943	6.0868	159,117.14	13,259.76	41,086.10	16,683.60	556.12	204.96	260.39	7,811.73
1008S - UPH4008S	B2	30	0.2066949	6.2008	162,097.71	13,508.14	41,855.72	16,996.12	566.54	208.80	265.27	7,958.06
1011S - LPH3811S	B22	28	0.2061102	5.7711	150,863.22	12,571.93	38,954.83	15,818.17	564.93	208.21	264.52	7,406.51
1004S - UPH4004S	C1	30	0.2961555	8.8847	232,255.98	19,354.67	59,971.49	24,352.29	811.74	299.17	380.08	11,402.42
1010S - MPH3910S	C2	20	0.2993714	5.9874	156,518.67	13,043.22	40,415.14	16,411.15	820.56	302.42	384.21	7,684.16
1210S - UPH4010S	C2A	10	0.3215904	3.2159	84,067.65	7,005.64	21,707.35	8,814.58	881.46	324.86	412.72	4,127.23
1009S - UPH4009S	C3	30	0.3233445	9.7003	253,578.59	21,131.55	65,477.26	26,587.99	886.27	326.63	414.97	12,449.24
1006S - 3406S	D3	24	0.3227598	7.7462	202,496.04	16,874.67	52,287.09	21,231.93	884.66	326.04	414.22	9,941.38
1003S - UPH4003S	C1	30	0.2961555	8.8847	232,255.98	19,354.67	59,971.49	24,352.29	811.74	299.17	380.08	11,402.42
Total		354		100.0000	2,614,121.97	217,843.50	674,999.99	274,093.50	12,890.93	4,750.94	9,163.58	131,465.87

Owners Assessment	2,614,122.00
Reserve Income	675,000.00

THE AXIS ON BRICKELL CONDOMINIUM ASSOCIATION, INC

Pooled Reserve Analysis Worksheet

January 1, 2025 - December 31, 2025

Pooled Reserves

GL Code	Type	Description	Cost Of Replacement	Useful Life (Years)	Est Useful Remaining Life(Years)
30003-00	SIRS Reserves	SIRS Reserves	10,323,557	30	30
30000-35a	Reserves	Mechanical - Electrical	2,527,803	7	0
30000-93j	Reserves	Painting - Waterproofing	2,000,000	9	4
30010-02	Reserve Liab-Expend	Bank Charges	0	0	0
30000-97	Reserves	Misc. Building Comp.	4,492,024	19	0
30000-15	Reserves	Elevator	2,500,000	9	0
30000-60	Reserves	Roof	496,400	24	8
30000-00	Reserves	Reserves	0	0	0
		Totals	**22,339,784**		

Accumulated Balance Thru October	1,421,974
Additional Reserve Funding Thru Year End	105,354
Total Reserves Thru Year End	1,527,328
Estimated Expenses Thru Year End	249,412
Balance To Be Funded	21,061,868
Annual Contribution	675,000
Monthly Contribution	56,250

STONEBUILDING SOLUTIONS

SIRS Expenditures

Individual Elements

ASSET №	NAME	NEXT ACTIVITY	EST LIFE	ADJ LIFE	REM USEFUL LIFE	UNIT COST	QTY	YEAR 1 REPLACEMENT COST
001	Electric, Main Panels & Meter Bases: Common	01/01/2058	50y	50y	33y	$1,470.875	352 U	$517,748
002	Fire Alarm Control Panel & Ancillary Devices: Common	01/01/2033	25y	25y	8y	$1,886.00	352 U	$663,872
003	Domestic Water Pump System: Common	01/01/2033	25y	25y	8y	$1,295.60	160 Flr	$207,296
004	Concrete Restoration, Walkways & Balconies: Common	01/01/2053	25y	31y	28y	$25.154	22,360 SF	$562,443
005	Staircase Pressurization System, Rooftop: Common	01/01/2029	21y	21y	4y	$14,350.00	2 Ea	$28,700
006	Roofs, Flat, Membrane - TPO: Common	01/01/2028	20y	20y	3y	$28.085	18,500 SF	$519,572
007	Railings, Glass "Key West" Style : Common	01/01/2052	44y	44y	27y	$227.55	19,350 LF	$4,403,092
008	Windows & Doors, Impact Rated: Common	01/01/2068	60y	60y	43y	$112.75	11,440 SF	$1,289,860
009	Painting, Waterproofing & Stucco Repairs: Common	01/01/2032	10y	10y	7y	$8.815	79,200 SF	$698,148
010	Piping & Plumbing, Major Renovations : Common	01/01/2063	55y	55y	38y	$2,460.00	352 U	$865,920
011	Concrete Restoration, Staircases : Common	01/01/2053	35y	31y	28y	$25.154	3,379.20 Flr	$85,000
012	Doors, Metal Utility, Single / Double: Common	01/01/2043	35y	35y	18y	$2,408.75	40.92 Ea	$98,566
013	Fire Stand Pipes & Valves: Common	01/01/2053	45y	45y	28y	$187.575	1,000 LF	$187,575
014	Fire Suppression System, Piping & Heads: Common	01/01/2030	35y	22y	5y	$153,750.00	1 Allow	$153,750
015	Cooling Towers, System & Piping: Common	01/01/2032	24y	24y	7y	$179,375.00	3 Ea	$538,125
016	Cooling Tower Drain, Pump/Motor, 15 Hp: Common	01/01/2030	12y	12y	5y	$12,146.25	2 Ea	$24,292

DRAFT

ASSET №	NAME	NEXT ACTIVITY	EST LIFE	ADJ LIFE	REM USEFUL LIFE	UNIT COST	QTY	YEAR 1 REPLACEMENT COST
017	Cooling Tower Drain System Control Panel: Common	01/01/2033	25y	25y	8y	$13,068.75	1 Ea	$13,069
018	Structural Integrity Reserve Study - UPDATE: FL Requirements	01/01/2034	10y	10y	9y	$19,464.75	1 Ea	$19,465
019	Milestone Inspection: FL Requirements	01/01/2038	10y	30y	13y	$22,550.00	1 Ea	$22,550
								$10,899,043

DRAFT

THE AXIS ON BRICKELL CONDOMINIUM ASSOCIATION, INC. AND
THE AXIS ON BRICKELL MASTER ASSOCIATION, INC.
Schedule of Proposed Maintenance
January 1, 2025 - December 31, 2025

Unit Number	Unit Type	Monthly Fee for Axis on Brickell Condo Association		Monthly Fee for Axis Master Association		Total Monthly Fee Due
1005S - 3405S	B1	**555.32**	+	**260.02**	=	**815.34**
1002S - UPH4002S	B11	**556.12**	+	**260.39**	=	**816.51**
1008S - UPH4008S	B2	**566.54**	+	**265.27**	=	**831.81**
1011 - LPH3811S	B22	**564.93**	+	**264.52**	=	**829.45**
1003S - UPH4003S	C1	**811.74**	+	**380.08**	=	**1,191.82**
1004S - UPH4004S	C1	**811.74**	+	**380.08**	=	**1,191.82**
1010S, 1110S, 1410S, 1510S, 1710S, 1810S, 2010S, 2110S, 2310S, 2410S, 2610S, 2710S, 2910S, 3010S, 3210S, 3310S, 3510S, 3610S, LPH3810S, MPH3910S	C2	**820.56**	+	**384.21**	=	**1,204.77**
1210S, 1610S, 1910S, 2210S, 2510S, 2810S, 3110S, 3410S, 3710S, UPH4010S	C2A	**881.46**	+	**412.72**	=	**1,294.18**
1009S - UPH4009S	C3	**886.27**	+	**414.97**	=	**1,301.24**
1007S - UPH4007S	D	**887.87**	+	**415.72**	=	**1,303.59**
1001S - UPH4001S	D1	**880.66**	+	**412.35**	=	**1,293.01**
1012S - LPH3812S	D2	**887.87**	+	**415.72**	=	**1,303.59**
1006S - 3406S	D3	**884.66**	+	**414.22**	=	**1,298.88**
3506S - UPH4006S	E	**1452.80**	+	**680.24**	=	**2,133.04**
MPH3912S - UPH4012S	E1	**1442.39**	+	**675.37**	=	**2,117.76**