Westmount Place 2017 Reserve Fund Report and 2018 Plan

Reserve fund balance as of 2016-Dec-31 = $1,776,961

Completed Projects in 2017

- LED lighting upgrade
- Reserve Fund Study
- Post tensioned cable review and additional access ports
- Fire panel modernization
- In-suite fire monitoring and alarming
- Elevator room cooling
- New floor mats for main floor to P4
- Pool re-opening**
- Security system modernization and access door updates**
- Residential hallway bulkheads**

Started Projects continuing into 2018

- Elevator modernization including cab interiors and security
- 5th floor painting

Projected reserve fund balance as of 2017-Dec-31 = $695,539*

New Projects to be started in 2018

- Post tensioned cable repairs and parkade concrete and coating repairs
- Additional post tensioned cable test ports and updated report
- Possible deck drainage project for 26th floor
- Gas supply repairs to emergency makeup air units

Projected reserve fund balance as of 2018-Dec-31 = $151,631*

* Projections based on plan update 2017-November adjusted for 2018 budget plan
** Some aspects may extend into 2018