Westmount Place 2019 Reserve Fund Report and 2020 Plan

Reserve fund balance as of 2018-Dec-31 = $890,274

Completed Projects in 2019

- Elevator modernization including cab interiors and security
- High rise domestic hot water recirculation flow reduction
- Roof/Deck repairs 26th floor
- Air compressor replacement
- Refurbish cooling towers
- Repairs to fire pump and glycol sprinklers

Started Projects continuing into 2020

- Post tensioned cable repairs
- Parkade concrete and traffic deck coating repairs
- Comprehensive Design Study
- Bulkhead repairs floors 8, 27

Projected reserve fund balance as of 2019-Dec-31 = $1,110,556*

New Projects to be started in 2020

- Main floor renovations
- MUA distribution repairs
- Roof/deck repairs 5th floor
- Residential hallways renovations

Projected reserve fund balance as of 2020-Dec-31 = $815,516*

* Projections based on plan update 2019-November spending plan
** Some aspects may extend into 2020