

Assessment and Reserve Funding Disclosure Summary

West Highlands Park 25-26

For Fiscal Year Beginning: 7/1/2025

of Units: 189

a)

Budgeted Amounts:	Total	Average Per Unit*
Reserve Contributions:	\$191,473.00	\$1,013.08
Operating Assessments:	\$226,149.00	\$1,196.56

Per: Year

From 24/25 reserve report	Total	Average Per Unit*
Reserve Contributions:	\$306,732.00	\$1,622.92
Funding Plan Objective:	Full Funding	

Per: Year

- b) Additional assessments that have already been scheduled to be imposed or charged, regardless of the purpose, if they have been approved by the board and/or member:

Date Due	Total Amount Per Unit*	Purpose
NA	NA	NA

Total:

- c) Based on the most recent Reserve Study and other information available to the Board of Directors, will currently projected Reserve account balances be sufficient at the end of each year to meet the association's obligation for repair and/or replacement of major components during the next 30 years? **Yes.**
- d) If the answer to "c" is no, what additional assessments or other contributions/loans to Reserves would be necessary to ensure that sufficient Reserve Funds will be available each year during the next 30 years?

Approximate Fiscal Year Assessment Will Be Due	Average Total Amount Per Unit*
N/A	
N/A	
N/A	
N/A	

Total:

\$0.00

e)

All computations/disclosures are based on the fiscal year start date of:	7/1/2025
Fully Funded Balance (based on formula defined in RCW):	\$2,359,983.00
Projected Reserve Fund Balance:	\$1,067,255.00
Percent Funded:	45.0%

From the July 1,2025 Reserve Study by Cedcore and any minor changes since that date.

2.5.3 - 30 Year Reserve Fund Projection (Full Funding)

Full Funding Plan								
Year	Start Balance	Annual Reserve Contribution	Special Assessments	Interest Income	Reserve Expenses	Ending Balance	Fully Funded Balance	Ending Percent Funded
2026	\$1,067,255	\$306,732	\$0	\$5,874	\$76,800	\$1,303,061	\$2,359,983	55.21 %
2027	\$1,303,061	\$315,934	\$0	\$7,363	\$27,089	\$1,599,269	\$2,554,252	62.61 %
2028	\$1,599,269	\$325,412	\$0	\$8,816	\$45,090	\$1,888,407	\$2,811,629	67.16 %
2029	\$1,888,407	\$335,174	\$0	\$10,262	\$57,520	\$2,176,323	\$3,064,448	71.02 %
2030	\$2,176,323	\$345,230	\$0	\$11,725	\$65,506	\$2,467,772	\$3,318,492	74.36 %
2031	\$2,467,772	\$355,586	\$0	\$13,428	\$30,489	\$2,806,297	\$3,578,576	78.42 %
2032	\$2,806,297	\$366,254	\$0	\$14,484	\$168,720	\$3,018,315	\$3,889,369	77.60 %
2033	\$3,018,315	\$377,242	\$0	\$15,060	\$274,170	\$3,136,447	\$4,074,153	76.98 %
2034	\$3,136,447	\$388,559	\$0	\$11,084	\$1,172,269	\$2,363,821	\$4,163,120	56.78 %
2035	\$2,363,821	\$400,216	\$0	\$12,639	\$102,555	\$2,674,121	\$3,337,191	80.13 %
2036	\$2,674,121	\$412,222	\$0	\$14,609	\$35,345	\$3,065,606	\$3,595,989	85.25 %
2037	\$3,065,606	\$424,589	\$0	\$16,472	\$70,181	\$3,436,486	\$3,939,705	87.23 %
2038	\$3,436,486	\$437,326	\$0	\$18,458	\$60,596	\$3,831,674	\$4,266,020	89.82 %
2039	\$3,831,674	\$450,446	\$0	\$20,596	\$45,964	\$4,256,752	\$4,620,410	92.13 %
2040	\$4,256,752	\$463,960	\$0	\$22,743	\$59,747	\$4,683,708	\$5,009,165	93.50 %
2041	\$4,683,708	\$477,878	\$0	\$25,067	\$40,975	\$5,145,678	\$5,404,312	95.21 %
2042	\$5,145,678	\$492,215	\$0	\$26,564	\$218,722	\$5,445,735	\$5,839,841	93.25 %
2043	\$5,445,735	\$506,981	\$0	\$27,422	\$359,044	\$5,621,094	\$6,114,825	91.93 %
2044	\$5,621,094	\$522,191	\$0	\$29,370	\$162,582	\$6,010,073	\$6,263,279	95.96 %
2045	\$6,010,073	\$537,856	\$0	\$31,938	\$59,270	\$6,520,597	\$6,628,586	98.37 %
2046	\$6,520,597	\$553,992	\$0	\$34,615	\$56,530	\$7,052,674	\$7,121,612	99.03 %
2047	\$7,052,674	\$570,612	\$0	\$37,375	\$59,530	\$7,601,131	\$7,642,904	99.45 %
2048	\$7,601,131	\$587,730	\$0	\$40,123	\$81,435	\$8,147,549	\$8,187,723	99.51 %
2049	\$8,147,549	\$605,362	\$0	\$42,858	\$103,891	\$8,691,878	\$8,737,630	99.48 %
2050	\$8,691,878	\$623,523	\$0	\$45,881	\$68,708	\$9,292,574	\$9,292,550	100.00 %
2051	\$9,292,574	\$642,229	\$0	\$48,821	\$106,154	\$9,877,470	\$9,912,348	99.65 %
2052	\$9,877,470	\$661,496	\$0	\$50,910	\$293,944	\$10,295,932	\$10,524,524	97.83 %
2053	\$10,295,932	\$681,340	\$0	\$51,573	\$593,144	\$10,435,701	\$10,974,368	95.09 %
2054	\$10,435,701	\$701,781	\$0	\$55,013	\$73,213	\$11,119,282	\$11,142,635	99.79 %
2055	\$11,119,282	\$722,834	\$0	\$58,544	\$79,651	\$11,821,009	\$11,864,979	99.63 %