

Tenancy Budget

C8-3.2 - 8a Cleveland Road, Floor 3, Suite 2

Year	Expense Name	Expense Code	Property Budget	Recharge Percent	Budget Amount
25/26	Common Area Maintenance	101	735	9.78	71.88
25/26	Common Area Carpark	102	2100	9.78	205.38
25/26	Electricity - Common	11	16275	9.78	1,591.70
25/26	Common Cleaning	12	10500	9.78	1,026.90
25/26	6 monthly External Glass Clean	12EXGLASS	0.00	9.78	0.00
25/26	Glass Cleaning	12GLASS	1323	9.78	129.39
25/26	Stainless Steel Clean/Polish	12STEEL	0.00	9.78	0.00
25/26	Annual External Building Wash	12WASH	2205	9.78	215.65
25/26	Water	13	924	9.78	90.37
25/26	Lift Maintenance	14	3675	9.78	359.42
25/26	Waste Collection Service	15	0.00	9.78	0.00
25/26	Firealarm Monitoring	16	945	9.78	92.42
25/26	Plant Room Charges	18	2866.5	9.78	280.34
25/26	Fire Alarm Testing	21	1285.96	9.78	125.77
25/26	Security Patrols	23	2414.48	9.78	236.14
25/26	Lights / elect Maintenance	30	3638.25	9.78	355.82
25/26	Annual Bldg Carbon Emissions	31	213.86	9.78	20.92
25/26	Pest Control	33	617.4	9.78	60.38
25/26	Building Access Controls	35	3858.75	9.78	377.39
25/26	Lift/Fire Phone Charge	37	39.69	9.78	3.88
25/26	Fire Evacuation Cost	41	490.83	9.78	48.00
25/26	Fire/hose Extng Main	44	115.5	9.78	11.30
25/26	Annual IQP Lift Inspection	45	231.53	9.78	22.64
25/26	Fire System Survey	47	525	9.78	51.35
25/26	Bathrooms/Unblocking of Drains	49	275.63	9.78	26.96
25/26	Graffiti Removal	50	220.5	9.78	21.56
25/26	Emergency Lighting	52	992.25	9.78	97.04
25/26	Cleaning Consumables	54	0.00	9.78	0.00
25/26	Sprinkler Testing	57	701.19	9.78	68.58
25/26	Water Backflow Testing	60	105.18	9.78	10.29
25/26	BWOF Signage & Passives Checks	61	695.24	9.78	67.99
25/26	Waste Water Charge	62	2940	9.78	287.53
25/26	Fire System Maintenance	63	420	9.78	41.08
25/26	Fire System Callouts	64	210	9.78	20.54
25/26	Management Fee	65	15753.05	9.78	1,540.65
25/26	Access Controlled Doors	66	324.14	9.78	31.70
25/26	Roller Door Maintenance	68	937.13	9.78	91.65
25/26	Sump Pump Testing	77	0.00	9.78	0.00
25/26	Issue Building WOF	80	313.19	9.78	30.63
25/26	Auckland Council WOF Fee	84	280.35	9.78	27.42
25/26	Annual Anchor Certification	92	525	9.78	51.35

25/26	Gutter Clean	94	630	9.78	61.61
Opex (charged monthly) Approximate ex GST (annual est. total)					7,853.62
25/26	Rates (split to quarterly)	28			6,794.36
25/26	Insurance (charged annually)	29			3,468.68
TOTAL exclusive GST					18,116.66