

# Tenancy Budget

## MK63- - 63 Mackelvie St and 124A Ponsonby Rd

Year	Expense Name	Expense Code	Property Budget	Recharge Percent	Budget Amount
23/24	Common Area Maintenance	101	4500	3.75	168.75
23/24	Common Area Carpark	102	4150	2.25	93.38
23/24	Electricity - Common	11	11536.08	3.75	432.60
23/24	Common Cleaning	12	11159.4	3.75	418.48
23/24	Stainless Steel clean/polish	12GHSTEEL	696	14.65	101.96
23/24	Annual External Building Wash	12GW	12910	28.44	3,671.60
23/24	Water	13G	430.98	28.44	122.57
23/24	Waste Collection Service	15	64299.72	3.65	2,346.94
23/24	Plant Room Charges	18G	468	28.44	133.10
23/24	Common Area Worm Bins	20	0.00	3.87	0.00
23/24	Commercial Compost	20W	9763.68	1.45	141.57
23/24	Fire Alarm Testing	21G	766.8	28.44	218.08
23/24	Security Patrols	23	2190	3.75	82.13
23/24	Lights / elect Maintenance	30	2850	3.75	106.88
23/24	Annual Bldg Carbon Emissions	31	694.8	3.75	26.06
23/24	Pest Control	33	4800	3.75	180.00
23/24	Building Access Controls	35	8315.56	3.75	311.83
23/24	Sanitary Units	36	0.00	3.75	0.00
23/24	Fire Evacuation Cost	41G	445.2	28.44	126.61
23/24	Cesspit Clean	48	310.5	3.75	11.64
23/24	Graffiti Removal	50	450	3.75	16.88
23/24	Emergency Lighting	52G	530	28.44	150.73
23/24	Cleaning Consumables	54	0.00	3.75	0.00
23/24	Water Backflow Testing	60G	286.2	28.44	81.40
23/24	BWOF Signage & Passives Checks	61G	360.7	28.44	102.58
23/24	Waste Water Charge	62G	501.8	28.44	142.71
23/24	Fire System Maintenance	63G	250	28.44	71.10
23/24	Fire System Callouts (G)	64G	0.00	28.44	0.00
23/24	Management Fee	65	68670.64	3.75	2,575.15
23/24	Access Controlled Doors	66G	375.6	28.44	106.82
23/24	Weed Spray Com Area	67	5872.56	3.75	220.22
23/24	Roller Door Maintenance	68	250	3.75	9.38
23/24	Issue Building WOF	80G	284.8	28.44	81.00
23/24	Auckland Council WOF Fee	84G	136.52	28.44	38.83
23/24	Annual Anchor Certification	92GH	597	14.65	87.46
23/24	Gutter Clean	94GH	630	14.65	92.30
<b>Opex (charged monthly) Approximate ex GST (annual est. total)</b>					<b>12,470.74</b>
23/24	Rates (split to quarterly)	28			10,010.48
23/24	Insurance (charged annually)	29			2,228.34
<b>TOTAL exclusive GST</b>					<b>24,709.56</b>