

Tenancy Budget

C8-2.3 - 8a Cleveland Road, Floor 2, Suite 3

Year	Expense Name	Expense Code	Property Budget	Recharge Percent	Budget Amount
25/26	Common Area Maintenance	101	735	14.34	105.40
25/26	Common Area Carpark	102	2100	14.34	301.14
25/26	Electricity - Common	11	16275	14.34	2,333.84
25/26	Common Cleaning	12	10500	14.34	1,505.70
25/26	6 monthly External Glass Clean	12EXGLASS	0.00	14.34	0.00
25/26	Glass Cleaning	12GLASS	1323	14.34	189.72
25/26	Stainless Steel Clean/Polish	12STEEL	0.00	14.34	0.00
25/26	Annual External Building Wash	12WASH	2205	14.34	316.20
25/26	Water	13	924	14.34	132.50
25/26	Lift Maintenance	14	3675	14.34	527.00
25/26	Waste Collection Service	15	0.00	14.34	0.00
25/26	Firealarm Monitoring	16	945	14.34	135.51
25/26	Plant Room Charges	18	2866.5	14.34	411.06
25/26	Fire Alarm Testing	21	1285.96	14.34	184.41
25/26	Security Patrols	23	2414.48	14.34	346.24
25/26	Lights / elect Maintenance	30	3638.25	14.34	521.73
25/26	Annual Bldg Carbon Emissions	31	213.86	14.34	30.67
25/26	Pest Control	33	617.4	14.34	88.54
25/26	Building Access Controls	35	3858.75	14.34	553.34
25/26	Lift/Fire Phone Charge	37	39.69	14.34	5.69
25/26	Fire Evacuation Cost	41	490.83	14.34	70.39
25/26	Fire/hose Extng Main	44	115.5	14.34	16.56
25/26	Annual IQP Lift Inspection	45	231.53	14.34	33.20
25/26	Fire System Survey	47	525	14.34	75.29
25/26	Bathrooms/Unblocking of Drains	49	275.63	14.34	39.53
25/26	Graffiti Removal	50	220.5	14.34	31.62
25/26	Emergency Lighting	52	992.25	14.34	142.29
25/26	Cleaning Consumables	54	0.00	14.34	0.00
25/26	Sprinkler Testing	57	701.19	14.34	100.55
25/26	Water Backflow Testing	60	105.18	14.34	15.08
25/26	BWOF Signage & Passives Checks	61	695.24	14.34	99.70
25/26	Waste Water Charge	62	2940	14.34	421.60
25/26	Fire System Maintenance	63	420	14.34	60.23
25/26	Fire System Callouts	64	210	14.34	30.11
25/26	Management Fee	65	15753.05	14.34	2,258.99
25/26	Access Controlled Doors	66	324.14	14.34	46.48
25/26	Roller Door Maintenance	68	937.13	14.34	134.38
25/26	Sump Pump Testing	77	0.00	14.34	0.00
25/26	Issue Building WOF	80	313.19	14.34	44.91
25/26	Auckland Council WOF Fee	84	280.35	14.34	40.20
25/26	Annual Anchor Certification	92	525	14.34	75.29

25/26	Gutter Clean	94	630	14.34	90.34
Opex (charged monthly) Approximate ex GST (annual est. total)					11,515.43
25/26	Rates (split to quarterly)	28			9,962.28
25/26	Insurance (charged annually)	29			5,085.98
TOTAL exclusive GST					26,563.69