

Tenancy Budget

K150-103 - 103/150 Karangahape Rd

Year	Expense Name	Expense Code	Property Budget	Recharge Percent	Budget Amount
23/24	Common Area Maintenance	101	1500	1.34	20.10
23/24	Electricity - Common	11	31030.4	1.34	415.81
23/24	Common Cleaning	12	38686.02	1.34	518.39
23/24	Glass Cleaning	12GLASS	5082.12	1.34	68.10
23/24	Stainless Steel Clean/Polish	12STEEL	2225	1.34	29.82
23/24	Annual External Building Wash	12WASH	4854	1.34	65.04
23/24	Lift Maintenance	14	4200	1.34	56.28
23/24	Waste Collection Service	15	20982.84	1.34	281.17
23/24	Firealarm Monitoring	16	887.88	1.34	11.90
23/24	Plant Room Charges	18	7486.45	1.34	100.32
23/24	Grounds Maint/Gardening/Lawn	19	4501.2	1.34	60.32
23/24	Common Area Worm Bins	20	0.00	1.34	0.00
23/24	Fire Alarm Testing	21	2011.56	1.34	26.95
23/24	Security Patrols	23	6700.04	1.34	89.78
23/24	Lights / elect Maintenance	30	2000	1.34	26.80
23/24	Annual Bldg Carbon Emissions	31	336.14	1.34	4.50
23/24	Pest Control	33	3030	1.34	40.60
23/24	Building Access Controls	35	14048.88	1.34	188.25
23/24	Lift/Fire Phone Charge	37	36	1.34	0.48
23/24	Fire Evacuation Cost	41	445.2	1.34	5.97
23/24	Fire/hose Extng Main	44	0.00	1.34	0.00
23/24	Annual IQP Lift Inspection	45	570	1.34	7.64
23/24	Bathrooms/Unblocking of Drains	49	150	1.34	2.01
23/24	Graffiti Removal	50	1980	1.34	26.53
23/24	Emergency Lighting	52	3900	1.34	52.26
23/24	Cleaning Consumables	54	480	1.34	6.43
23/24	Riser Main Testing	59	1039.44	1.34	13.93
23/24	Water Backflow Testing	60	1431	1.34	19.18
23/24	BWOF Signage & Passives Checks	61	630.6	1.34	8.45
23/24	Fire System Maintenance	63	3440	1.34	46.10
23/24	Fire System Callouts	64	0.00	1.34	0.00
23/24	Management Fee	65	43474.42	1.34	582.56
23/24	Access Controlled Doors	66	514.8	1.34	6.90
23/24	Roller Door Maintenance	68	1600	1.34	21.44
23/24	Sump Pump Testing	77	0.00	1.34	0.00
23/24	Issue Building WOF	80	284.06	1.34	3.81
23/24	Car Stacker Maintenance	82	70250.8	1.34	941.36
23/24	Auckland Council WOF Fee	84	136.52	1.34	1.83
23/24	Solar Panel Maintenance	88	0.00	1.34	0.00
23/24	Automated Window Control	89	0.00	1.34	0.00
23/24	Annual Anchor Certification	92	1049	1.34	14.06

23/24	Gutter Clean	94	500	1.34	6.70
Opex (charged monthly) Approximate ex GST (annual est. total)					3,771.77
23/24	Rates (split to quarterly)	28			2,040.95
23/24	Insurance (charged annually)	29			1,364.68
TOTAL exclusive GST					7,177.40