

Tenancy Budget

PN100-303- - 100 Parnell Road - Level 3 Suites 3 & 4

Year	Expense Name	Expense Code	Property Budget	Recharge Percent	Budget Amount
24/25	Facade Maintenance	100	0.00	6.52	0.00
24/25	Common Area Maintenance	101	1575	6.52	102.69
24/25	Electricity - Common	11	46200	6.52	3,012.24
24/25	Common Cleaning	12	36655.04	6.52	2,389.91
24/25	Glass Cleaning	12GLASS	0.00	6.52	0.00
24/25	Stainless Steel Clean/Polish	12STEEL	0.00	6.52	0.00
24/25	Water	13	2772.22	8.36	231.76
24/25	Lift Maintenance	14	3427.2	6.52	223.45
24/25	Waste Collection Service	15	20172.73	6.52	1,315.26
24/25	Firealarm Monitoring	16	1089.77	6.52	71.05
24/25	Plant Room Charges	18	14175	6.52	924.21
24/25	Grounds Maint/Gardening/Lawn	19	4441.5	6.52	289.59
24/25	Common Area Worm Bins	20	0.00	6.52	0.00
24/25	Fire Alarm Testing	21	3327.66	6.52	216.96
24/25	Security Patrols	23	3443.96	6.52	224.55
24/25	Lights / elect Maintenance	30	6510	6.52	424.45
24/25	Annual Bldg Carbon Emissions	31	884.68	6.52	57.68
24/25	Pest Control	33	5796	6.52	377.90
24/25	Building Access Controls	35	34802.46	6.52	2,269.12
24/25	Sanitary Units	36	3875	6.52	252.65
24/25	Lift/Fire Phone Charge	37	412.65	6.52	26.90
24/25	Fire Evacuation Cost	41	467.46	6.52	30.48
24/25	Annual IQP Lift Inspection	45	220.5	6.52	14.38
24/25	Fire System Survey	47	0.00	6.52	0.00
24/25	Bathrooms/Unblocking of Drains	49	1312.5	6.52	85.58
24/25	Graffiti Removal	50	210	6.52	13.69
24/25	Emergency Lighting	52	4564.97	6.52	297.64
24/25	Cleaning Consumables	54	9136.79	6.52	595.72
24/25	Sprinkler Testing	57	651.42	6.52	42.47
24/25	Riser Main Testing	59	1241.1	6.52	80.92
24/25	Water Backflow Testing	60	1001.7	6.52	65.31
24/25	BWOF Signage & Passives Checks	61	2009.07	6.52	130.99
24/25	Waste Water Charge	62	8818.4	8.36	737.22
24/25	Fire System Maintenance	63	3202.5	6.52	208.80
24/25	Fire System Callouts	64	0.00	6.52	0.00
24/25	Management Fee	65	61521.6	6.52	4,011.21
24/25	Access Controlled Doors	66	601.02	6.52	39.19
24/25	Roller Door Maintenance	68	115.5	6.52	7.53
24/25	BMS Maintenance	72	1890	6.52	123.23
24/25	Sump Pump Testing	77	0.00	6.52	0.00
24/25	Issue Building WOF	80	298.28	6.52	19.45

24/25	Car Stacker Maintenance	82	142581.1	6.52	9,296.29
24/25	Auckland Council WOF Fee	84	143.35	6.52	9.35
24/25	Solar Panel Maintenance	88	0.00	6.52	0.00
24/25	GreenWall Maintenance	90	4215.75	6.52	274.87
24/25	Annual Anchor Certification	92	2622.9	6.52	171.01
24/25	Gutter Clean	94	1050	6.52	68.46

Opex (charged monthly) Approximate ex GST (annual est. total) 28,734.16

24/25	Rates (split to quarterly)	28			11,286.64
24/25	Insurance (charged annually)	29			4,994.18

TOTAL exclusive GST 45,014.98