

Tenancy Budget

ST30-3.4 - 30 St Benedicts Street, Level 3 Suite 4

Year	Expense Name	Expense Code	Property Budget	Recharge Percent	Budget Amount
24/25	Common Area Maintenance	101	1890	3.01	56.89
24/25	Electricity - Common	11	14910	3.01	448.79
24/25	Common Cleaning	12	37800	3.01	1,137.78
24/25	6 monthly External Glass Clean	12EXGLASS	0.00	3.01	0.00
24/25	Glass Cleaning	12GLASS	5250	3.01	158.03
24/25	Stainless Steel Clean/Polish	12STEEL	614.25	3.01	18.49
24/25	Water	13	2935.7	3.02	88.66
24/25	Lift Maintenance	14	2520	3.01	75.85
24/25	Waste Collection Service	15	15750	3.01	474.08
24/25	Firealarm Monitoring	16	157.5	3.01	4.74
24/25	Plant Room Charges	18	2839.2	3.01	85.46
24/25	Grounds Maint/Gardening/Lawn	19	1984.5	3.01	59.73
24/25	Common Area Worm Bins	20	0.00	3.01	0.00
24/25	Fire Alarm Testing	21	2624.58	3.01	79.00
24/25	Security Patrols	23	2299.5	3.01	69.21
24/25	Lights / elect Maintenance	30	1942.5	3.01	58.47
24/25	Annual Bldg Carbon Emissions	31	480.61	3.01	14.47
24/25	Pest Control	33	1008	3.01	30.34
24/25	Building Access Controls	35	3911.29	3.01	117.73
24/25	Sanitary Units	36	121.14	3.01	3.65
24/25	Lift/Fire Phone Charge	37	37.8	3.01	1.14
24/25	Fire Evacuation Cost	41	467.46	3.01	14.07
24/25	Fire/hose Extng Main	44	0.00	3.01	0.00
24/25	Annual IQP Lift Inspection	45	220.5	3.01	6.64
24/25	Bathrooms/Unblocking of Drains	49	367.5	3.01	11.06
24/25	Graffiti Removal	50	210	3.01	6.32
24/25	Emergency Lighting	52	881.06	3.01	26.52
24/25	Cleaning Consumables	54	1245.89	3.01	37.50
24/25	Cardboard Recycling	55	1008	3.01	30.34
24/25	Water Backflow Testing	60	840	3.01	25.28
24/25	BWOF Signage & Passives Checks	61	662.24	3.01	19.93
24/25	Waste Water Charge	62	9591.75	3.02	289.67
24/25	Fire System Maintenance	63	1286.25	3.01	38.72
24/25	Fire System Callouts	64	0.00	3.01	0.00
24/25	Management Fee	65	33975.04	3.01	1,022.65
24/25	Access Controlled Doors	66	308.7	3.01	9.29
24/25	Roller Door Maintenance	68	231	3.01	6.95
24/25	Sump Pump Testing	77	0.00	3.01	0.00
24/25	Issue Building WOF	80	298.28	3.01	8.98
24/25	Auckland Council WOF Fee	84	136.95	3.01	4.12
24/25	Gutter Clean	94	1050	3.01	31.61
Opex (charged monthly) Approximate ex GST (annual est. total)					4,572.16
24/25	Rates (split to quarterly)	28			3,874.08
24/25	Insurance (charged annually)	29			1,699.77
TOTAL exclusive GST					10,146.01