



SERVICE CHARGE BUDGET -- 01/01/2018 - 31/12/2018												
Expenditure	Comment	Schedule 1	Schedule 2	Schedule 3	Schedule 4	Schedule 5	Schedule 6	Schedule 7	Schedule 8	Schedule 9	Schedule 10	Total
		Frome,Thames, Regency, Stourport, Chepstow	Cherwells	Weaver, Derwent, Mease, Blythe (1 Parking Space)	Wye, Hendon, Jarvis II (Garage)	Hendon, Jarvis II, Rothwell (2 Parking Spaces)	Rothwell (1 Parking Space)	Loft (1 Parking Space)	Loft	Aston (1 Parking Space)	Additional Plots	
		APARTMENT	FOG	PLOT	PLOT	PLOT	PLOT	FOG	FOG	PLOT	PLOT	
Internal cleaning	New contract with Ice White on weekly basis, including fire-alarm testing	£10,000										£10,000
Window Cleaning	Every 2 months, all external of apartment blocks and internal of common areas. FOGs excluded, although previous cost to them.	£3,000										£3,000
Landscaping	General litter-picking and landscaping contract with WS Gardens, 20 visits pa. Current contract rate charged same rate monthly and includes new plot areas (Schedule 10)	£9,133	£60	£788	£480	£120	£13	£45	£38	£25	£300	£11,001
Building Insurance	Further increases due to Re-instatement Valuations increasing the Sum Insured	£19,036	£420					£300	£300			£20,056
PL & DO insurance	Cover for open car park & landscaped areas, and cover of officer posts in the Management Company	£490	£66	£280	£140	£35	£5	£55	£50	£9	£120	£1,250
Management Fees	Current rate continues.	£9,505	£173	£645	£339	£85	£10	£129	£224	£20	£270	£11,400
Accountancy Fees	Both service charge and company accounts	£693	£16	£126	£64	£16	£2	£12	£12	£4	£55	£1,000
M&E Contract	JDP monthly visits for fire-alarm, emergency lighting, internal/outside general lighting, and intercom	£2,106	£32	£504	£256	£64	£8	£24	£24	£16	£216	£3,250
Electricity	New contract with Eon, all 26 meters identified. Previous apportionment between schedules assumed until actual uses confirmed	£6,893	£124	£819	£480	£120	£13	£87	£87	£26	£351	£9,000
Repairs	General repairs and rubbish removal	£4,684	£68	£520	£266	£66	£8	£51	£51	£17	£264	£5,995
Project Works	Programme of repairs and redecoration of apartment blocks. 39 Waterlily Way, 4 Poppy Close, 1 Mimosa Close & 44 Wisteria Way - further blocks in Wisteria Way planned in 2018	£12,831										
Reserve Fund	Further contributions. Use of current funds restricted by general arrears	£6,805	£122	£414	£215	£54	£7	£92	£100	£13	£179	£8,000
TOTAL		£85,176	£1,081	£4,095	£2,240	£560	£65	£795	£885	£130	£1,755	£96,783
Units		96	4	63	32	8	1	3	3	2	27	239
Cost per Unit pa		£887	£270	£65	£70	£70	£65	£265	£295	£65	£65	£2,118
Comment		5% increase from building insurance increase	Continued rate with further adjustments TBC	Same rate	Same rate	Same rate	Same rate	Continued rate with further adjustments TBC	Continued rate with further adjustments TBC	Same rate	New rate at same as other plots	
Unit Schedule Apportionment		1.041667	25.0000	1.5873	3.1250	12.5000	100.0000	33.3333	33.3333	50.0000	3.7037	£264