



Body Corporate Manager

1st Floor Dilworth Building
Cnr Queen St & Customs St, Auckland

Phillip Lockyer Director
B Property

Doug Wilson Senior Body Corporate Manager
B Com

Paul Roux Senior Property Manager
B Com (UCT), ACIS

Phone (09) 307 3721

Fax (09) 307 3747

Email bc@stratatitle.co.nz

www.bodycorporate.co.nz

PO Box 3187, Auckland 1140

PRELIMINARY BODY CORPORATE BUDGET - "POTIKI APARTMENTS"

PROPERTY AT 1 - 3 POTIKI PLACE, GLEN INNES, AUCKLAND

43 RESIDENTIAL UNITS

	Notes	
Insurance	1	\$55,000
OBL Insurance	2	\$1,200
Valuation	3	\$920
Building WOF & Fire Protection System	4	\$6,500
Electricity - Common Areas	5	\$15,000
Water & Waste Water - Common Areas	6	\$2,000
Building Manager's Fee, including cleaning	7	\$40,000
Landscape & Grounds Maintenance	8	\$4,000
Access Security	9	\$2,000
Lift Maintenance Contract	10	\$11,000
Gates	11	\$500
Building Wash	12	\$8,000
Repairs & Maintenance	13	\$5,000
Contingency Fund	14	\$5,000
Rubbish & Recycling Removal	15	\$12,500
Long Term Maintenance Plan	16	\$2,500
Health and Safety Plan	17	\$1,550
GST & Income Tax Compliance Costs	18	\$1,250
Administration of the Body Corporate	19	\$12,500
TOTAL (including GST)		\$186,420