



# Eagle Rise & Aqua Verde Service Charge Budget

Year End 30th June 2022

Final as agreed by CCMC Members at EGM 25th May 2021



	2021-22 BUDGET	ESTATE CHARGE	PRIVATE ROAD AREA COSTS	APARTMENT AREA COSTS	RETAIL UNIT AREA COSTS
<b>Maintenance</b>					
General Grounds Maintenance	£30,156	£29,856	£300	£0	£0
Courtyard Maintenance	£4,100	£0	£0	£4,000	£100
Dog Waste Collection	£1,500	£1,500	£0	£0	£0
External Repairs & Maintenance	£1,500	£1,500	£0	£0	£0
Fixed Wire Testing	£600	£600	£0	£0	£0
<b>Reserves</b>					
General Improvement Fund	£3,000	£2,350	£75	£500	£75
Road Maintenance Reserve Fund	£3,000	£2,350	£75	£500	£75
Mandatory External Sinking Fund	£3,000	£2,350	£75	£500	£75
<b>Utilities</b>					
Estate Lighting & Communal Electricity	£2,000	£1,700	£50	£200	£50
<b>Insurance</b>					
Public Liability Insurance	£1,960	£1,960	£0	£0	£0
<b>Administration</b>					
Management Fees	£25,171	£25,171	£0	£0	£0
Management Company Expenses	£2,000	£2,000	£0	£0	£0
Health & Safety Risk Assessment	£0	£0	£0	£0	£0
Accountancy Fee	£1,600	£1,600	£0	£0	£0
Director & Officers Insurance	£480	£480	£0	£0	£0
<b>CCMC Sub-Total</b>	<b>£80,067</b>	<b>£73,417</b>	<b>£575</b>	<b>£5,700</b>	<b>£375</b>
Site Wide Estate Costs	£34,955	£34,955	£0	£0	£0
<b>Total Service Charge</b>	<b>£115,022</b>	<b>£108,372</b>	<b>£575</b>	<b>£5,700</b>	<b>£375</b>