Poplar Riverside - Operational Budget

2025 Budget

				1	2	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24
HEADING	**2024 TOTAL BUDGET**	**2025 TOTAL BUDGET**	**VARIANCE (CY / LY)**	**ESTATE**	**RESIDENT AMENITIES**	**THE COMMUNITY SPACE**	**BASEMENT STRUCTURE**	**BLOCK A EXTERNAL**	**BLOCK A PODIUM**	**CORE A1**	**CORE A2**	**BLOCK B EXTERNAL**	**CORE B1**	**BLOCK B EXTERNAL**	**BLOCK B PODIUM**	**CORE C1**	**CORE C2**	**BLOCK D EXTERNAL**	**BLOCK D PODIUM**	**CORE D1**	**CORE D2**	**CORE D3**	**CORE D4**	**PARKING**
Staffing & Associated costs	£530,900	**£551,703**	4%	£319,544	£232,159	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0
Insurance	£290,291	**£268,909**	-7%	£1,577	£0	£0	£15,000	£79,022	£0	£578	£578	£0	£0	£76,329	£0	£578	£578	£89,671	£0	£0	£0	£0	£0	£5,000
Utilities	£139,250	**£146,359**	5%	£8,695	£0	£0	£13,375	£0	£2,000	£28,737	£25,647	£0	£0	£0	£2,000	£20,085	£32,445	£0	£0	£0	£0	£0	£0	£13,375
Cleaning	£63,047	**£89,451**	42%	£23,150	£4,992	£0	£1,500	£750	£1,154	£13,413	£11,971	£0	£0	£750	£1,154	£9,000	£15,000	£1,000	£0	£0	£0	£0	£0	£5,616
Maintenance	£56,650	**£82,111**	45%	£48,634	£500	£0	£0	£4,820	£3,250	£2,000	£2,200	£0	£0	£4,820	£3,250	£1,857	£3,000	£6,280	£0	£0	£0	£0	£0	£1,500
M&E Maintenance	£125,738	**£161,161**	28%	£34,671	£6,097	£0	£10,978	£7,359	£0	£18,624	£17,489	£0	£0	£6,647	£0	£17,450	£23,885	£2,773	£0	£0	£0	£0	£0	£15,188
Amenities & Facilities	£0	**£16,000**	100%	£0	£16,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0
Reserves	£103,200	**£202,200**	96%	£5,000	£0	£0	£4,000	£16,000	£2,000	£19,300	£18,300	£0	£0	£14,300	£2,000	£16,500	£39,500	£21,300	£0	£10,000	£10,000	£10,000	£10,000	£4,000
Legal & Professional fees	£190,382	**£223,638**	17%	£45,181	£27,336	£0	£1,891	£32,388	£0	£14,204	£12,906	£0	£0	£27,156	£0	£10,493	£15,942	£35,280	£0	£0	£0	£0	£0	£861
	£1,499,458	**£1,741,532**	**16%**	**£486,452**	**£287,084**	**£0**	**£46,744**	**£140,340**	**£8,404**	**£96,856**	**£89,091**	**£0**	**£0**	**£130,001**	**£8,404**	**£75,963**	**£130,350**	**£156,304**	**£0**	**£10,000**	**£10,000**	**£10,000**	**£10,000**	**£45,539**

BUDGET COMMENTARY	
Staffing & Associated costs	Includes Residents Manager from mid April, annual salary uplifts, adjustment from 4 security team member to 2 security team members. Plus a provision for evening coverage.
Insurance	Based on actuals, forecasted for A blocks
Utilities	Forecasted uplift of 3%, not we have not received bills YTD
Cleaning	Additional estate areas to be included, costs based on quotes.
Maintenance	Additional estate areas included in landscaping contract, figures based on quotes for PPMs
M&E Maintenance	Aligned to Millharbour quotes with items included in tariff removed
Amenities & Facilities	Gym costs budgeted based on Q4 opening (only three months worth of costs included)
Reserves	Costs for BSC included at £10k per core for all cores expect C2 where full estimated costs are included as its estimted to be called in during 2025
Legal & Professional fees	Management fees updated to reflect live uits in 2025 and 3.5% uplift on 2024

Who pays (everything completed 1-Jan-25)

A1	0.00	19,062.98	0.00	7,097.61	79,442.47	4,623.26	92,441.53	0.00	0.00
A2	0.00	15,589.89	0.00	5,804.57	60,192.34	3,780.83	0.00	84,920.08	0.00
C1	0.00	11,370.65	0.00	4,233.66	0.00	0.00	0.00	0.00	0.00
C2	0.00	19,459.21	0.00	7,245.16	0.00	0.00	0.00	0.00	0.00
D1	0.00	0.00	0.00	5,318.75	0.00	0.00	0.00	0.00	0.00
D2	0.00	6,805.15	0.00	2,533.77	0.00	0.00	0.00	0.00	0.00
D3	0.00	0.00	0.00	5,274.59	0.00	0.00	0.00	0.00	0.00
D4	0.00	8,790.93	0.00	3,273.04	0.00	0.00	0.00	0.00	0.00
Berkeley	£486,452.50	£206,005.86	£0.00	£5,962.47	£705.00	£0.00	£4,414.00	£4,171.00	£45,539.44
	486,452.50	**287,084.47**	**0.00**	**46,743.62**	**140,339.81**	**8,404.09**	**96,855.53**	**89,091.08**	**45,539.44**
Check (Must be zero)	**£0**	**£0**	**£0**	**£0**	**£0**	**£0**	**£0**	**£0**	**£0**

Poplar Riverside - Operational budget
2025 Budget

Code	Heading	Cost Description	ESTATE 2025	ESTATE 2024	RESIDENT AMENITIES 2025	RESIDENT AMENITIES 2024	THE COMMUNITY SPACE 2025	THE COMMUNITY SPACE 2024	BASEMENT STRUCTURE 2025	BASEMENT STRUCTURE 2024	BLOCK A EXTERNAL 2025	BLOCK A EXTERNAL 2024	BLOCK A PODIUM 2025	BLOCK A PODIUM 2024	CORE A1 2025	CORE A1 2024	CORE A2 2025	CORE A2 2024	BLOCK B EXTERNAL 2025	BLOCK B EXTERNAL 2024	CORE B1 2025	CORE B1 2024	BLOCK C EXTERNAL 2025	BLOCK C EXTERNAL 2024	BLOCK C PODIUM 2025	BLOCK C PODIUM 2024	CORE C1 2025	CORE C1 2024	CORE C2 2025	CORE C2 2024	BLOCK D EXTERNAL 2025	BLOCK D EXTERNAL 2024	BLOCK D PODIUM 2025	BLOCK D PODIUM 2024	CORE D1 2025	CORE D1 2024	CORE D2 2025	CORE D2 2024	CORE D3 2025	CORE D3 2024	CORE D4 2025	CORE D4 2024	PARKING 2025	PARKING 2024	Total 2025 Budget	LY Budget	Variance (CY/LY)	Comments
			1	1	2	2	6	6	7	7	8	8	9	9	10	10	11	11	12	12	13	13	14	14	15	15	16	16	17	17	18	18	19	19	20	20	21	21	22	22	23	23	24	24				
1000	Staffing & Associated costs	Mgt & Admin Salaries & On Cost	£127,719	£97,842	£22,626	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£150,345	£97,842	53.66%	Estate Director, increase includes 2023 to 2024 salary review and forecasted 2024 to 2025 . Includes new role - RM.
1001	Staffing & Associated costs	Concierge Salaries & On Cost	£0	£0	£163,858	£153,755	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£163,858	£153,755	6.57%	3% salary increase budgeted for plus accounts for some 2024 eoy increases
1002	Staffing & Associated costs	Maintenance Staffing Salaries	£51,197	£47,917	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£51,197	£47,917	6.84%	Budgeted increase for 2025 plus increase for eoy 2024
1003	Staffing & Associated costs	Employers Liability Insurance	£477	£2,000	£477	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£954	£2,000	-52.30%	
1004	Staffing & Associated costs	Holiday & Sickness Cover	£0	£0	£32,760	£28,416	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£32,760	£28,416	15.29%	Relates to Concierge team
1005	Staffing & Associated costs	Recruitment Costs	£0	£0	£4,039	£3,420	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£4,039	£3,420	18.10%	Relates to Concierge team
1006	Staffing & Associated costs	Ancillary Staffing Costs	£0	£0	£2,900	£3,600	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,900	£3,600	-19.44%	Relates to Concierge team
1102	Staffing & Associated costs	Security Monitoring Service	£1,500	£1,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,500	£1,500	0.00%	
1200	Staffing & Associated costs	IT Equipment	£11,348	£10,600	£3,000	£3,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£14,348	£13,600	5.50%	Includes network infrastructure costs from Millharbour quote
1301	Staffing & Associated costs	Site Staff Facilities Maint	£1,200	£1,200	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,200	£1,200	0.00%	
1302	Staffing & Associated costs	Broadband and Telephony Costs	£2,500	£2,000	£2,500	£1,152	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£5,000	£3,152	58.63%	
1303	Staffing & Associated costs	Office Supplies	£1,000	£1,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,000	£1,000	0.00%	
1304	Staffing & Associated costs	Office Utilities	£3,000	£3,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£3,000	£3,000	0.00%	
3500	Staffing & Associated costs	Security Salaries & On Costs	£117,602	£166,998	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£117,602	£166,998	-29.58%	Chnaged in line with proposed staffing strategy and a £15k provision for 5pm to 6pm coverage.
3501	Staffing & Associated costs	Security Equipment & Uniform	£2,000	£3,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,000	£3,500	-42.86%	Reduction based on expected spend
3502	Staffing & Associated costs	Security Contract	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3503	Staffing & Associated costs	Prepaid Staff Credit Card	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
1400	Insurance	Building & Terrorism Insurance	£0	£0	£0	£0	£0	£0	£15,000	£15,000	£79,022	£77,284	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£76,329	£77,791	£0	£0	£0	£0	£0	£0	£89,671	£111,516	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£5,000	£5,000	£265,022	£286,591	-7.53%	Based on actuals. Block A based on Block C.
1500	Insurance	Engineer Insurance Premium	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£578	£550	£578	£550	£0	£0	£0	£0	£0	£0	£0	£0	£578	£550	£578	£550	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,310	£2,200	5.00%	5% uplift
1600	Insurance	Directors & Officers Insurance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
1700	Insurance	Public Liability Insurance	£1,577	£1,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,577	£1,500	5.15%	5% uplift
1800	Utilities	Electricity Consumption	£6,695	£6,500	£0	£0	£0	£0	£12,875	£12,500	£0	£0	£2,000	£8,500	£28,737	£23,500	£25,647	£20,750	£0	£0	£0	£0	£0	£0	£2,000	£0	£20,085	£19,500	£32,445	£31,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£12,875	£12,500	£143,359	£135,250	6.00%	Based on an uplift of 3%
1900	Utilities	Gas Consumption	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
1901	Utilities	Heat Consumption	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2000	Utilities	Water Consumption	£2,000	£2,000	£0	£0	£0	£0	£500	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£500	£500	£3,000	£3,000	0.00%	
2100	Utilities	Wi-Fi & Internet Services	£0	£0	£0	£1,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,000	-100.00%	
2200	Cleaning	Window Cleaning Costs	£150	£0	£750	£750	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£900	£750	20.00%	Provision for management / concierge office
2300	Cleaning	Cleaning Staff Salaries & Cost	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2301	Cleaning	Cleaning Equipment	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2302	Cleaning	Cleaning Contract	£19,000	£8,081	£4,242	£4,040	£0	£0	£1,500	£2,309	£0	£0	£1,154	£1,154	£13,413	£10,967	£11,971	£10,967	£0	£0	£0	£0	£0	£0	£1,154	£1,154	£9,000	£6,349	£15,000	£10,967	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£5,616	£2,309	£82,051	£58,297	40.75%	Estate cost increased to cover additional areas to be handed over in 2025
2303	Cleaning	Carpet Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2304	Cleaning	Specialist Surface Clean	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2400	Cleaning	Refuse Bin Hire / Purchase	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2401	Cleaning	Refuse Vehicle Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2402	Cleaning	Refuse Chute Maint & Serv	£2,000	£2,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,000	£2,000	0.00%	Cost relates to the URS bins
2403	Cleaning	Refuse Chute Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2404	Cleaning	Refuse Chute Block Redress	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2405	Cleaning	Refuse Area Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2406	Cleaning	Refuse Collection Costs	£2,000	£2,000	£0	£0	£0	£0	£0	£0	£750	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£750	£0	£0	£0	£0	£0	£0	£0	£1,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£4,500	£2,000	125.00%	
2407	Cleaning	Refuse Collection Contract	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2500	Maintenance	Landscaping Contract	£39,634	£12,000	£0	£0	£0	£0	£0	£0	£0	£0	£3,000	£6,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£3,000	£6,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£45,634	£24,000	90.14%	Based on 2024 costs plus an uplift factored in for additional areas to be handed over in 2025
2501	Maintenance	Landscaping Renewals	£2,000	£2,000	£0	£0	£0	£0	£0	£0	£0	£0	£250	£750	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£750	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,500	£3,500	-28.57%	
2502	Maintenance	Hard Surfaces Repair & Maint	£1,500	£2,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,500	£2,000	£3,000	£4,500	-33.33%	
2503	Maintenance	Arboricultural & Tree Works	£1,000	£1,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,000	£1,000	0.00%	
2900	Maintenance	Gutter Maintenance & Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3000	Maintenance	External Facade Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£3,800	£750	£0	£750	£0	£0	£0	£0	£0	£0	£0	£0	£3,800	£750	£0	£0	£0	£0	£0	£0	£4,800	£1,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£12,400	£3,750	230.67%	Based on quotes received for PPMs
3001	Maintenance	External Facade Safety Checks	£0	£0	£0	£0	£0	£0	£0	£0	£1,020	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,020	£0	£0	£0	£0	£0	£0	£0	£1,480	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£3,520	£0	100.00%	Roof, handrail & ladders checks. D block ladder not included.
4100	Maintenance	Pest Control Contract	£2,500	£1,250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,500	£1,250	100.00%	Uplift based on current contract
4101	Maintenance	Ad-hoc Pest Control	£500	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£500	£500	0.00%	
4200	Maintenance	Roadway Maint & Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
4201	Maintenance	Internal Maintenance	£0	£0	£500	£1,000	£0	£0	£0	£0	£0	£0	£0	£0	£2,000	£3,750	£2,200	£3,750	£0	£0	£0	£0	£0	£0	£0	£0	£1,857	£2,925	£3,000	£4,725	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£9,557	£16,150	-40.82%	B block removed as not going live in 2025
4202	Maintenance	External Estate Maintenance	£1,500	£2,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,500	£2,000	-25.00%	
4203	Maintenance	Street Furniture Reps & Maint	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
4204	Maintenance	River Wall Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
4205	Maintenance	Roof Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
4300	Maintenance	Major Works	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
1101	M&E Maintenance	Fire Systems Monitoring Serv	£500	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£500	£500	0.00%	
1201	M&E Maintenance	BMS Maint & Serv	£2,000	£2,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,000	£2,000	0.00%	Uplift of 3%
1202	M&E Maintenance	BMS Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2600	M&E Maintenance	Fire Alarm Maint & Serv	£0	£0	£750	£750	£0	£0	£0	£0	£1,501	£4,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,501	£3,500	£0	£0	£0	£0	£0	£0	£1,501	£1,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£751	£0	£6,003	£9,750	-38.43%	Aligned to Millharbour quote plus uplift
2601	M&E Maintenance	AOV Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,502	£2,000	£1,286	£2,000	£0	£0	£0	£0	£0	£0	£0	£0	£858	£1,500	£1,180	£2,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£4,826	£8,000	-39.67%	Aligned to Millharbour quote, includes AOV
2602	M&E Maintenance	Dry Riser Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£833	£0	£0	£0	£0	£750	£0	£750	£0	£0	£0	£0	£833	£1,750	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,666	£3,250	-48.73%	Aligned to Millharbour quote plus uplift
2603	M&E Maintenance	Car Park Vent Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£1,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,500	£4,000	£2,500	£5,000	-50.00%	
2604	M&E Maintenance	Wet Riser Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2605	M&E Maintenance	Fire Fighting Equip Serv	£698	£0	£0	£0	£0	£0	£0	£0	£0	£300	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£300	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£698	£600	16.39%	Fire extinguishers plant rooms and management office
2606	M&E Maintenance	Sprinkler System Maint & Serv	£0	£0	£750	£750	£0	£0	£963	£2,500	£2,531	£4,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,898	£3,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£963	£2,500	£7,105	£13,250	-46.38%	Aligned to Millharbour quote plus uplift
2607	M&E Maintenance	Fire System Ad-hoc Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£750	£2,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,000	£1,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,750	£3,500	-50.00%	
2608	M&E Maintenance	Fire Door Inspection	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£4,695	£5,232	£3,885	£4,656	£0	£0	£0	£0	£0	£0	£0	£0	£4,095	£3,600	£7,215	£6,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£19,890	£19,488	2.06%	
2609	M&E Maintenance	Fire Door Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£0	£250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,548	£0	£2,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£4,548	£0	100.00%	
2700	M&E Maintenance	Emergency Lighting Maintenance	£0	£0	£402	£500	£0	£0	£0	£0	£0	£0	£0	£0	£402	£750	£402	£750	£0	£0	£0	£0	£0	£0	£0	£0	£402	£750	£402	£750	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£402	£0	£2,410	£3,500	-31.14%	Aligned to Millharbour quote plus uplift
2701	M&E Maintenance	Lighting Maintenance & Service	£1,030	£1,000	£515	£500	£0	£0	£0	£0	£0	£0	£0	£0	£2,617	£0	£2,515	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,671	£0	£3,025	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£11,373	£1,500	658.20%	
2702	M&E Maintenance	Lighting Ad-hoc Repairs	£500	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£325	£250	£325	£0	£0	£0	£0	£0	£0	£0	£0	£0	£375	£0	£375	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,000	£1,900	-47.37%	
2800	M&E Maintenance	Access Control Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,741	£500	£1,741	£500	£0	£0	£0	£0	£0	£0	£0	£0	£1,741	£500	£1,741	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£6,965	£2,000	248.27%	Aligned to Millharbour quote plus uplift
2801	M&E Maintenance	Access Control Connectivity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
2802	M&E Maintenance	Access Control Ad-hoc Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£200	£250	£200	£250	£0	£0	£0	£0	£0	£0	£0	£0	£200	£250	£200	£250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£800	£1,000	-20.00%	
3100	M&E Maintenance	Plumbing & Drainage Maint	£1,250	£1,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,853	£0	£1,853	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,853	£0	£1,853	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£8,660	£1,500	477.34%	
3101	M&E Maintenance	Plumbing & Drainage Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3200	M&E Maintenance	Electrical Maint & Services	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,098	£375	£1,091	£375	£0	£0	£0	£0	£0	£0	£0	£0	£1,067	£300	£1,203	£450	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,706	£0	£6,166	£1,500	311.09%	Aligned to Millharbour quote plus uplift, includes ATS, elec car chargers, general power
3201	M&E Maintenance	PAT Testing	£200	£250	£200	£250	£0	£0	£0	£0	£0	£0	£0	£0	£100	£125	£100	£125	£0	£0	£0	£0	£0	£0	£0	£0	£100	£125	£100	£125	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£800	£1,000	-20.00%	
3202	M&E Maintenance	Periodic Electrical Inspection	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3203	M&E Maintenance	Electrical Repairs	£500	£500	£400	£500	£0	£0	£0	£0	£0	£0	£0	£0	£150	£175	£150	£175	£0	£0	£0	£0	£0	£0	£0	£0	£100	£100	£250	£250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,550	£1,700	-8.82%	
3300	M&E Maintenance	High Level Access Systems	£0	£0	£0	£0	£0	£0	£0	£0	£900	£1,700	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£900	£850	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,800	£2,550	-29.41%	
3301	M&E Maintenance	High Level Access Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3400	M&E Maintenance	Lightning Conductor Maint	£0	£0	£0	£0	£0	£0	£0	£0	£515	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£515	£500	£0	£0	£0	£0	£0	£0	£773	£750	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,803	£1,750	3.00%	
3401	M&E Maintenance	Lightning Conductor Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3700	M&E Maintenance	Water Feature Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3701	M&E Maintenance	Water Feature Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3800	M&E Maintenance	Heating System Maint & Serv	£26,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£0	£250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£0	£250	£0	£250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£27,250	£0	100.00%	Costs for energy cen maintenance. There is an income entered (collected via the tariff) in linked recovery cost line
3801	M&E Maintenance	Heating System Chrg & Metering	£1,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£0	£250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£0	£250	£0	£250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,250	£0	100.00%	
3802	M&E Maintenance	Heating System Ad-hoc Repairs	£250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£0	100.00%	
3900	M&E Maintenance	HVAC Maint & Serv	£0	£0	£2,734	£1,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,734	£1,000	173.38%	Concierge MVHR unit
3901	M&E Maintenance	HVAC Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
4000	M&E Maintenance	Booster Pump Maint & Serv	£0	£0	£0	£0	£0	£0	£3,500	£3,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£3,500	£3,500	0.00%	
4001	M&E Maintenance	Sewage/Sump Pump Maint & Serv	£0	£0	£0	£0	£0	£0	£2,000	£2,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,000	£2,000	0.00%	
4002	M&E Maintenance	Pump Pit Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
4003	M&E Maintenance	Water Tanks Maint & Serv	£0	£0	£0	£0	£0	£0	£3,500	£3,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£3,500	£3,500	0.00%	
4004	M&E Maintenance	Pump Ad-hoc Repairs	£0	£0	£0	£0	£0	£0	£500	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£500	£500	0.00%	
4005	M&E Maintenance	Fuel Interceptor Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,000	£2,000	£2,000	£2,000	0.00%	
5400	M&E Maintenance	Lift Maintenance & Servicing	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,900	£2,880	£1,900	£2,880	£0	£0	£0	£0	£0	£0	£0	£0	£1,900	£2,880	£1,900	£2,880	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£7,600	£11,520	-34.03%	
5401	M&E Maintenance	Lift Telephone	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5402	M&E Maintenance	Lift Ad hoc Remedial Works	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£500	£250	£500	£0	£0	£0	£0	£0	£0	£0	£0	£300	£300	£700	£700	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,500	£2,000	-25.00%	
5500	M&E Maintenance	Roller Shutter Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5501	M&E Maintenance	Barrier Maintenance & Service	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5502	M&E Maintenance	Gate Maintenance & Servicing	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,500	£2,500	£2,500	£2,500	0.00%	
5503	M&E Maintenance	ANPR Maint and Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,000	£2,000	£2,000	£2,000	0.00%	
5504	M&E Maintenance	Automated Bollard Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5505	M&E Maintenance	Gate/Barrier/Shutter Repairs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,500	£1,500	£1,500	£1,500	0.00%	
5601	M&E Maintenance	CCTV Maintenance & Servicing	£643	£1,500	£346	£500	£0	£0	£515	£500	£330	£330	£0	£0	£866	£330	£866	£330	£0	£0	£0	£0	£0	£330	£0	£0	£866	£330	£866	£330	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£866	£1,000	£6,164	£5,480	12.48%	Aligned to Millharbour quote plus uplift
5602	M&E Maintenance	CCTV Connectivity Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5603	M&E Maintenance	CCTV Repairs	£100	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£100	£0	100.00%	
5701	M&E Maintenance	Aerial Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£250	£250	£250	£250	£0	£0	£0	£0	£0	£0	£0	£0	£250	£250	£250	£250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,000	£1,000	0.00%	
5800	M&E Maintenance	Solar/PV Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5900	M&E Maintenance	Generator Maintenance	£0	£0	£0	£0	£0	£0	£0	£2,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,000	-100.00%	Removed as no generator
3599	Amenities & Facilities	Amenities Salaries & On Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3600	Amenities & Facilities	Pool Staffing and On Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3601	Amenities & Facilities	Pool Plant Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3602	Amenities & Facilities	Pool Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3603	Amenities & Facilities	Pool Consumables and Chemicals	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3604	Amenities & Facilities	Pool Health & Safety	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3605	Amenities & Facilities	Pool General Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3606	Amenities & Facilities	Pool Electricity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3607	Amenities & Facilities	Pool Water Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3608	Amenities & Facilities	Pool Heating	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3609	Amenities & Facilities	Jacuzzi Maint and Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3610	Amenities & Facilities	Suana Maintenance & Servicing	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3611	Amenities & Facilities	Spa Maintenance and Servicing	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3612	Amenities & Facilities	Steam Room Maint and Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3613	Amenities & Facilities	Gym Staffing and On Costs	£0	£0	£3,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£3,000	£0	100.00%	Budgeted based on Q4 2024 opening (3 months costs included)
3614	Amenities & Facilities	Gym Cleaning	£0	£0	£4,250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£4,250	£0	100.00%	Budgeted based on Q4 2024 opening (3 months costs included)
3615	Amenities & Facilities	Gym Maintenance and Servicing	£0	£0	£2,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,000	£0	100.00%	Budgeted based on Q4 2024 opening (3 months costs included)
3616	Amenities & Facilities	Gym Consumables	£0	£0	£1,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,500	£0	100.00%	Budgeted based on Q4 2024 opening (3 months costs included)
3617	Amenities & Facilities	Gym Equipment Leasing	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3618	Amenities & Facilities	Changing Room Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3619	Amenities & Facilities	Gym Electricity	£0	£0	£3,750	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£3,750	£0	100.00%	Budgeted based on Q4 2024 opening (3 months costs included)
3620	Amenities & Facilities	Gym Water Costs	£0	£0	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£500	£0	100.00%	Budgeted based on Q4 2024 opening (3 months costs included)
3621	Amenities & Facilities	Gym Heating	£0	£0	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£500	£0	100.00%	Budgeted based on Q4 2024 opening (3 months costs included)
3622	Amenities & Facilities	Gym Health and Safety	£0	£0	£500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£500	£0	100.00%	Budgeted based on Q4 2024 opening (3 months costs included)
3613	Amenities & Facilities	SQP1-Gym Staff, Mgt and Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
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3623	Amenities & Facilities	Screening Room Maint	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3624	Amenities & Facilities	Cinema/Screening Room Maint	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
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3636	Amenities & Facilities	Lounge Electricity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3637	Amenities & Facilities	Lounge Water Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3638	Amenities & Facilities	Lounge Heating	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3639	Amenities & Facilities	Dining Facilities Maint & Serv	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3640	Amenities & Facilities	Dining Facilities Electricity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3641	Amenities & Facilities	Dining Facilities Water Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3642	Amenities & Facilities	Dining Facilities Heating	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3643	Amenities & Facilities	Dining Facilities Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3644	Amenities & Facilities	Bar Staffing and On Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3645	Amenities & Facilities	Bar Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3646	Amenities & Facilities	Bar Stocking and Consumables	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3647	Amenities & Facilities	Bar Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3648	Amenities & Facilities	Bar Electricity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3649	Amenities & Facilities	Bar Water Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3650	Amenities & Facilities	Bar Heating	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3651	Amenities & Facilities	Roof Terrace Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3652	Amenities & Facilities	Roof Terrace Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3653	Amenities & Facilities	Roof Terrace Electricity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3654	Amenities & Facilities	Roof Terrace Water	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3656	Amenities & Facilities	Play Area Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3657	Amenities & Facilities	Play Area Health and Safety	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3658	Amenities & Facilities	Play Area Inspections	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3659	Amenities & Facilities	Play Area Electricity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3660	Amenities & Facilities	Play Area Heating	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3661	Amenities & Facilities	Co-Working Space Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3662	Amenities & Facilities	Co-Working Space Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3663	Amenities & Facilities	Co-Working Space Electricity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3664	Amenities & Facilities	Co-Working Space Consumables	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3665	Amenities & Facilities	Co-Working Space Heating	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3666	Amenities & Facilities	Games Room Staffing & On Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3667	Amenities & Facilities	Games Room Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3668	Amenities & Facilities	Games Room Equipment Maint	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3669	Amenities & Facilities	Games Room General Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3670	Amenities & Facilities	Games Room Electricity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3671	Amenities & Facilities	Games Room Water	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3672	Amenities & Facilities	Games Room Consumables	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3673	Amenities & Facilities	Games Room Heating	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3674	Amenities & Facilities	General Resident Amenities	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3676	Amenities & Facilities	Spa Staffing and On Costs	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3677	Amenities & Facilities	Spa Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3678	Amenities & Facilities	Spa Consumables and Chemicals	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3679	Amenities & Facilities	Spa Health and Safety	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3655	Amenities & Facilities	Play Area Maintenance	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3656	Amenities & Facilities	Play Area Cleaning	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3657	Amenities & Facilities	Play Area Health & Safety	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3658	Amenities & Facilities	Play Area Inspections	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
3659	Amenities & Facilities	Play Area Electricity	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
4400	Reserves	Contribution to Reserves	£5,000	£5,000	£0	£0	£0	£0	£4,000	£4,000	£16,000	£16,000	£2,000	£2,000	£19,300	£9,300	£18,300	£8,300	£0	£0	£0	£0	£14,300	£14,300	£2,000	£2,000	£16,500	£6,500	£39,500	£10,500	£21,300	£21,300	£0	£0	£10,000	£0	£10,000	£0	£10,000	£0	£10,000	£0	£4,000	£4,000	£202,200	£103,200	95.93%	Reserves increased to account for BSC. £10k for all blocks with the expection of C2 which estimated to be called in 2025 for review.
1100	Legal & Professional fees	Out of Hours Service	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
1300	Legal & Professional fees	Rent, Tax and Other Associated	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
4500	Legal & Professional fees	RMC/RTM Expenditure	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
4600	Legal & Professional fees	Licences	£11,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£11,000	£0	100.00%	
4700	Legal & Professional fees	Linked Charges Recovery	-£25,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	-£25,000	£0	-100.00%	This income relates to the M&E costs for the energy centre mnt & servicing collected from the tarif.
4800	Legal & Professional fees	POD Management Fees	£42,178	£38,580	£26,579	£31,200	£0	£0	£0	£0	£25,138	£23,760	£0	£0	£10,396	£5,580	£9,278	£4,980	£0	£0	£0	£0	£25,281	£24,426	£0	£0	£7,266	£3,900	£11,737	£6,300	£30,280	£29,256	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£188,132	£167,982	12.00%	3.5% increase applied to blocks live in 2025
4900	Legal & Professional fees	Accountancy Fees	£9,169	£9,645	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£9,169	£9,645	-4.93%	Updated to refect live units for 2025 and updated fees (£13 per unit)
5000	Legal & Professional fees	Audit Fees	£7,061	£5,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£7,061	£5,000	41.23%	Updated to reflect 2025 fees list and number of live schedules
5100	Legal & Professional fees	Surveyors Fees	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5101	Legal & Professional fees	Solicitors Fees	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5102	Legal & Professional fees	Specialist Consultant Fees	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£3,474	£0	£3,294	£0	£0	£0	£0	£0	£0	£0	£0	£0	£2,970	£0	£3,690	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£13,428	£0	100.00%	Resident engagement strategy costs (not applicabel for Poplar HARCA)
5103	Legal & Professional fees	Debt Recovery Fees	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5200	Legal & Professional fees	Company Secretarial Fees	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5300	Legal & Professional fees	General Risk Assessment	£773	£750	£258	£250	£0	£0	£361	£350	£5,000	£0	£0	£0	£335	£325	£335	£325	£0	£0	£0	£0	£0	£0	£0	£0	£258	£250	£515	£500	£5,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£361	£350	£13,193	£3,100	325.58%	£5k added to each external schedule to cover a structural risk assessment
5301	Legal & Professional fees	Fire Risk Assessment	£0	£0	£500	£250	£0	£0	£500	£305	£2,250	£1,500	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,875	£1,250	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£500	£350	£5,625	£3,655	53.90%	
5303	Legal & Professional fees	Pool / Spa Risk Assessment	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5304	Legal & Professional fees	Gym Risk Assessment	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5305	Legal & Professional fees	Asbestos Assessment	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5306	Legal & Professional fees	Gate/Shutter Risk Assessment	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5307	Legal & Professional fees	Gas Certification	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5308	Legal & Professional fees	Water Risk Assessment	£0	£0	£0	£0	£0	£0	£1,030	£1,000	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£1,030	£1,000	3.00%	
5309	Legal & Professional fees	Water Testing	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5310	Legal & Professional fees	Sundries	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5311	Legal & Professional fees	Bank Interest/Charges	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
5312	Legal & Professional fees	Stakeholder Contribution	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	£0	0.00%	
		TOTAL	£486,452	**£447,613**	£287,084	**£236,583**	£0	**£0**	£46,744	**£51,464**	£140,340	**£132,124**	£8,404	**£19,154**	£96,856	**£68,414**	£89,091	**£63,488**	£0	**£0**	£0	**£0**	£130,001	**£130,747**	£8,404	**£9,904**	£75,963	**£51,234**	£130,350	**£80,402**	£156,304	**£165,822**	£0	**£0**	£10,000	**£0**	£10,000	**£0**	£10,000	**£0**	£10,000	**£0**	£45,539	**£42,509**	**£1,741,532**	**£1,499,458**		

				444319		288774		390109										
				2025	2024	2025	2024	2025	2024	2025	2024	2025	2024	2025	2024	2025	2024	
Block	Tenure	Sq ft		Estate		Resident Amenites		Basement Structure		External		Podium		Block		Total £psf		Variance
A1	Commercial	5386		1.09	1.01	0.00	0.00	0.00	0.00	1.09	1.03	0.00	0.00	0.00	0.00	**2.18**	**1.89**	15%
A1	Private	67896		1.09	1.01	0.99	0.82	0.12	0.13	1.09	1.03	0.07	0.16	1.43	1.01	**4.78**	**3.83**	25%
A2	Private	55525		1.09	1.01	0.99	0.82	0.12	0.13	1.09	1.03	0.07	0.16	1.60	1.14	**4.96**	**3.96**	25%
B1	Private	66913		0.00	1.01	0.00	0.82	0.00	0.13	0.00	0.00	0.00	0.00	0.00	0.00	**0.00**	**3.88**	-100%
B1	Commercial	8888		0.00	1.01	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	**0.00**	**1.88**	-100%
C1	Private	40499		1.09	1.01	0.99	0.82	0.12	0.13	1.00	1.01	0.08	0.09	1.88	1.27	**5.15**	**4.00**	29%
C1	Commercial	9654		1.09	1.01	0.00	0.00	0.00	0.00	1.00	1.01	0.00	0.00	0.00	0.00	**2.09**	**1.87**	12%
C2	Private	59006		1.09	1.01	0.99	0.82	0.12	0.13	1.00	1.01	0.08	0.09	1.88	1.16	**5.16**	**3.90**	32%
C2	Int	10302		1.09	1.01	0.99	0.82	0.12	0.13	1.00	1.01	0.08	0.09	1.88	1.16	**5.16**	**3.90**	32%
C2	Commercial	10192		1.09	1.01	0.00	0.00	0.00	0.00	1.00	1.01	0.00	0.00	0.00	0.00	**2.09**	**1.87**	12%
D1	SR	50879		1.09	1.01	0.00	0.00	0.12	0.13	0.84	0.89	0.00	0.00	0.20	0.00	**2.25**	**1.87**	20%
D1	Commercial	7851		1.09	1.01	0.00	0.00	0.00	0.00	0.84	0.89	0.00	0.00	0.00	0.00	**1.93**	**1.75**	10%
D2	Int	24238		1.09	1.01	0.99	0.82	0.12	0.13	0.84	0.89	0.00	0.00	0.41	0.00	**3.45**	**2.53**	37%
D2	Commercial	15513		1.09	1.01	0.00	0.00	0.00	0.00	0.84	0.89	0.00	0.00	0.00	0.00	**1.93**	**1.75**	10%
D3	Commercial	3896		1.09	1.01	0.00	0.00	0.00	0.00	0.84	0.89	0.00	0.00	0.00	0.00	**1.93**	**1.75**	10%
D3	SR	50455		1.09	1.01	0.00	0.00	0.12	0.13	0.84	0.89	0.00	0.00	0.20	0.00	**2.25**	**1.87**	20%
D4	Commercial	1718		1.09	1.01	0.00	0.00	0.00	0.00	0.84	0.89	0.00	0.00	0.00	0.00	**1.93**	**1.75**	10%
D4	Int	31310		1.09	1.01	0.99	0.82	0.12	0.13	0.84	0.89	0.00	0.00	0.32	0.00	**3.36**	**2.53**	33%