



ESTIMATED SERVICE CHARGE BUDGET: SITE WIDE COSTS

DEVELOPMENT: CHANNELS, CHELMSFORD, CM3 3PT

NUMBER OF UNITS: 725

1. Maintenance	
▪ Ground Maintenance	
▪ Lake / Ecology Maintenance	
▪ Waste Management	
▪ External Repairs & Maintenance Fund	
▪ Pest Control	
▪ Pumping Station Maintenance	
▪ Health and Safety Inspection	
2. Reserves	
▪ External Sinking Fund	
3. Insurance	
▪ Directors & Officers Insurance	
▪ Product & Public Liability Inc IPT & Terrorism	
4. Administration	
▪ Management Fees * (3)	
▪ Company Secretary Fees	
▪ Accountancy Fee	
▪ Bank Charges	
Total	<small>(VAT: All figures are inclusive of vat, a breakdown can be supplied upon request.)</small>

SITE WIDE ESTATE COSTS TO BE SPLIT BETWEEN 725 UNITS	
£	37,500.00
£	34,000.00
£	1,125.00
£	2,000.00
£	2,350.00
£	2,500.00
£	1,000.00
£	4,500.00
£	800.00
£	2,925.00
£	-
£	500.00
£	1,000.00
£	220.00
£	90,420.00

ANNUAL COSTS FOR SITE WIDE ESTATE CHARGES PER UNIT

£ 124.72

Per Month:	£ 10.39
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