

**Appendix to Decision
CHI/18UK/2020/0102
Service charges demanded on account for
2020/2021**

	Budget 2020/2021	Applicant	Tribunal On Account
Accountancy- Audit Fees	750.00	750.00	750.00
Bank Charges	445.00		Nil
Rates - Council Tax			
Cleaning gardening and landscaping	41,400.00	20,500.00	20,600.00
Electricity common parts	1,300.00	1,300.00	1,300.00
General maintenance ***	6,750.00	100.00	
Health and Safety	375.00		375.00
Pumps	5,000.00	1,200.00	4,000.00
Road Resurfacing			
Refuse Removal	17,160.00		Nil
Management Fee **	4,084.00		
Site Manager			
Sinking Fund	2,000.00		Nil
Tree Surgery	6,500.00	4,000.00	6,500.00
Total	85,764.00	27,850.00	33,525.00
Adjusted Total w/o management fee	81,680.00	27,850.00	33,525.00
Adjusted Management Fee 5% of allowable SC		1,392.50	1,676.25
Adjusted Total		29,242.50	35,201.25
Lessor share 1/59	1,384.41	495.64	596.63
Service charge demanded	1,453.62		

* cleaning aggregated with gardening

** management fee added below

*** included within cleaning gardening and landscaping