

	2020	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010	2009	2008	2007	2006	2005
Managing Agents	STRANGFORD	STRANGFORD	MAUNDER	MAUNDER	MHML_5	MHML_4	MHML_3	MHML_2	MHML_1	KFH	KFH	KFH	KFH	Haywards	Haywards	Haywards
Cleaning Contract	2239	3365	3124	2740	2542	2,566	2,571	2,290	2,480	2,193	2,284	2,056	2,029	1963	1850	1768
Electricity - Common Parts	2982	715	627	595	475	514	235	124	546	705	900	934	1,794	619	192	219
General Repairs	2992	1111	2940	695	1905	1,925	-	172	1,458	2,891	329	3,221	4,165	1232	1039	93
Door Entry System	269	-	254	178	246	244	239	233	227	211	304	230	194	303	183	179
Drain Clean & Maintenance	-	-	-	-	326	235	257	130	130	216	1,303	1,366	458	130	113	1653
TV Equipment Maintenance	-	-	608	-	-	-	-	-	-	-	-	-	-	-	-	-
Fire Equipment	306	-	817	109	588	243	-	-	330	243	302	357	288	278	267	197
Insurance (x2)	3055	4405	2911	2594	2427	2,337	2,302	1,863	2,204	2,053	1,790	875	2,233	1008	1778	1585
Health & Safety (multi)	-	345	822	390	-	-	540	216	-	-	-	-	411	-	492	-846
Water Hygiene	1728	-	1296	433	-	-	-	-	-	-	-	-	-	-	-	-
Asbestos Management	-	-	240	420	-	-	-	-	-	-	-	-	-	-	-	-
Lift	1689	1470	1484	869	2147	1,552	2,764	2,163	984	1,958	2,738	1,243	927	1475	1812	1187
Lift Telephone	567	546	289	263	317	296	281	266	241	286	284	-48	210	244	193	145
Lift Health & Safety	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Sundries	-	17	27	128	19	-	39	87	142	120	48	150	139	29	72	-
Legal Fees	-	-	-	-	-	-	-	-	-	-	-	271	-	-	-	-
Professional Fees	150	117	-	337	673	1,365	-	100	-	-	745	-	-	-	-	176
Postage & Shipping	-	-	-	-	-	-	-	-	23	-	-	-	-	-	-	-
Bank Charges	-	-	-21	-	87	284	197	74	-	-	-	-	-	-	-	-
Accounting Fees	1050	750	720	720	775	835	695	825	695	1,365	1,300	1,344	1,200	1274	1208	1150
Managing Agents Fees	6000	6478	7800	6398	4995	4,850	4,320	4,320	4,320	3,915	3,740	3,644	3,525	3476	3360	3200
<b>Sub Total</b>	<b>23,027</b>	<b>19,319</b>	<b>23,940</b>	<b>16,868</b>	<b>17,520</b>	<b>17,246</b>	<b>14,440</b>	<b>12,863</b>	<b>13,780</b>	<b>16,156</b>	<b>16,067</b>	<b>15,643</b>	<b>17,573</b>	<b>12,031</b>	<b>12,559</b>	<b>10,706</b>
Transfer To Reserves	55000	55000	15000	10800	14400	14,400	10,800	10,362	8,965	15,000	10,000	10,000	10,000	7778	8000	8000
L&T Act Interest	-21	-	-1	-1	-30	-16	-87	-89	-73	-13	-19	-4	-53	-110	-72	-143
Major Works	-	-	-	-	-	-	136,735	-	-	-	-	-	-	-	-	50731
Surveyor's Fees	-	-	-	-	-	-	-	-	-	236	-	1,913	-	-	-	-
Surplus Refunded (Debited)	-	-	-	-	770	565	-	4,826	-	2,333	921	-2,333	1,219	1,288	2,617	-
Via Quarterly Credit	-	-	-	1590	-	-	-	-	-	-2,333	-921	2,333	-	-1,288	-2,617	-
Reserves Utilised_WHAT FOR ???	-4890 4890	-6144 6,144	-	-1590	-770	-565	-136,735	-4,826	-	-236	-	-1,913	-1,219	-	-	-50731
<b>Total</b>	<b>78,006</b>	<b>74,319</b>	<b>38,939</b>	<b>27,667</b>	<b>31,890</b>	<b>31,630</b>	<b>25,153</b>	<b>23,136</b>	<b>22,672</b>	<b>31,143</b>	<b>26,048</b>	<b>25,639</b>	<b>27,520</b>	<b>19,699</b>	<b>20,487</b>	<b>18,563</b>
<i>Notes:</i>																
Annual Cost per Flat	8,667	8,258	4,327	3,074	3,543	3,514	2,795	2,571	2,519	3,460	2,894	2,849	3,058	2,189	2,276	2,063
Annual movement				-469	29	719	224	52	-941	585	26	-209	869	-87	213	-
Surplus / (Deficit)	3737	15803	78	668	510	770	-1,753	1,188	1,758	3,068	2,161	921	-2,333	582	1288	2617
RESERVES BALANCE YE	164,700	114,445	65,589	50,491	41,770	25,987	16,201	92,702	82,110	73,145	58,145	48,777	38,804	26483	17945	9702

Please Note: 2011 (KFH) totallina £31.143 versus MHML 2016 totallina £31.890 - an increase of only £747 over the 5 year period -  
or even more impressively an increase of only £83 per annum per flat/lessee over the 4 year period

#### Quarterly Demands

	2020	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010	2009	2008	2007	2006	2005
Managing Agents	STRANGFORD	STRANGFORD	MAUNDER	MAUNDER	MHML_5	MHML_4	MHML_3	MHML_2	MHML_1	KFH	KFH	KFH	KFH	Haywards	Haywards	Haywards
Service Charge Element	740	972	663	450	500	500	350	350	500	533	506	450	450	350	350	350
Reserve Charge Element	1527	1527	416	300	400	400	300	300	250	416	278	278	278	222	222	222
<b>Total Quarterlies per lessee</b>	<b>2267</b>	<b>2499</b>	<b>1079</b>	<b>750</b>	<b>900</b>	<b>900</b>	<b>650</b>	<b>650</b>	<b>750</b>	<b>949</b>	<b>784</b>	<b>728</b>	<b>728</b>	<b>572</b>	<b>572</b>	<b>572</b>

#### Year Ended

Managing Agents	2020	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010	2009	2008	2007	2006	2005
Managing Agents	STRANGFORD	STRANGFORD	MAUNDER	MAUNDER	MHML_5	MHML_4	MHML_3	MHML_2	MHML_1	KFH	KFH	KFH	KFH	Haywards	Haywards	Haywards