

Kimmeridge Close Residents Company Ltd						5.45%			4.76%		4.55%		4.35%		3.47%	
Income and Expenditure Account						To date 05/08/2025	Draft Budget		Estimate		Estimate		Estimate		Estimate	
	Actual 31/12/2020	Actual 31/12/2021	Actual 31/12/2022	Actual 31/12/2023	Actual 31/12/2024	31/12/2025	31/12/2025	Per aparmt	31/12/2026	Per aparmt	31/12/2027	Per aparmt	31/12/2027	Per aparmt	31/12/2027	Per aparmt
Income:																
Service Charges receivable from tenants																
Service Charges	36,972.00	37,152.00	38,016.00	40,608.00	42,768.00	45,360.00	45,360.00	1,260.00	47,520.00	1,320.00	49,680.00	1,380.00	51,840.00	1,440.00	53,640.00	1,490.00
Ground Rent	2,323.74	2,316.97	2,310.62	2,304.67	2,299.07	2,293.83	2,293.83	63.72	2,288.90	63.58	2,284.27	63.45	2,279.93	63.33	2,275.85	63.22
Energy discount			400.00	400.00												
Additional income	1,620.00	1,380.00	1,620.00	1,740.00	1,440.00	1,680.00	1,000.00		1,000.00		1,000.00		1,000.00		1,000.00	
Total Income	40,915.74	40,848.97	42,346.62	45,052.67	46,507.07	49,333.83	48,653.83	1,323.72	50,808.90	1,383.58	52,964.27	1,443.45	55,119.93	1,503.33	56,915.85	1,553.22
Interest receivable	606.85	427.27	493.20	1,846.94	3,754.40	1,848.31	1,000.00		1,000.00		1,000.00		1,000.00		1,000.00	
Total income	41,522.59	41,276.24	42,839.82	46,899.61	50,261.47	51,182.14	49,653.83	1,379.27	51,808.90	1,439.14	53,964.27	1,499.01	56,119.93	1,558.89	57,915.85	1,608.77
Expenditure:																
Ground Rent	2,340.00	2,340.00	2,340.00	2,340.00	2,340.00	1,170.00	2,340.00	65.00	2,340.00	65.00	2,340.00	65.00	2,340.00	65.00	2,340.00	65.00
Repairs and Maintenance:																
Maintenance - electrical		2,587.08	811.00	36.00	1,125.60	88.80	1,000.00	27.78	1,000.00	27.78	1,000.00	27.78	1,000.00	27.78	1,000.00	27.78
Window Cleaning	660.00	440.00	440.00	440.00	440.00	462.00	750.00	20.83	750.00	20.83	750.00	20.83	750.00	20.83	750.00	20.83
Cleaning	1,782.00	1,782.00	1,815.00	2,281.00	2,294.00	1,573.00	2,350.00	65.28	2,500.00	69.44	2,550.00	70.83	2,650.00	73.61	2,750.00	76.39
Maintenance	7,445.89	9,162.41	9,876.84	3,112.57	6,190.80	8,893.88	10,000.00	277.78	10,000.00	277.78	10,000.00	277.78	10,000.00	277.78	10,000.00	277.78
Roof repairs	6,886.09	312.00					1,000.00	27.78	1,000.00	27.78	1,000.00	27.78	1,000.00	27.78	1,000.00	27.78
TV reception/upgrade		235.00		235.00			400.00	11.11	400.00	11.11	400.00	11.11				
	16,773.98	14,518.49	12,942.84	6,104.57	10,050.40	11,017.68	15,500.00	430.56	15,650.00	434.72	15,700.00	436.11	15,400.00	427.78	15,500.00	430.56
Grounds Maintenance:																
Grounds Maintenance	2,795.12	2,666.43	4,285.00	2,561.48	2,714.22	1,919.68	4,800.00	133.33	5,000.00	138.89	5,000.00	138.89	5,000.00	138.89	5,000.00	138.89
Site Maintenance	4,812.05	738.48	7,686.80	5,745.40	5,639.40	4,188.00	4,500.00	125.00	4,500.00	125.00	4,500.00	125.00	5,000.00	138.89	5,000.00	138.89
Flytipping	380.00	40.00	325.00		534.39	5.00	400.00	11.11	400.00	11.11	450.00	12.50	500.00	13.89	550.00	15.28
Communal Electricity	372.03	363.18	768.56	1,508.72	1,308.20	559.02	1,350.00	37.50	1,400.00	38.89	1,450.00	40.28	1,500.00	41.67	1,550.00	43.06
	8,359.20	3,808.09	13,065.36	9,815.60	10,196.21	6,671.70	11,050.00	170.83	11,300.00	177.78	11,400.00	179.17	12,000.00	180.56	12,100.00	181.94
Professional Fees:																
Accounts	720.00	720.00	720.00	840.00	840.00		840.00	23.33	840.00	23.33	840.00	23.33	840.00	23.33	840.00	23.33
Professional fees		300.00	400.00		440.00				520.00	14.44			550.00	15.28		
Management Fees:	3,940.00	4,120.00	4,300.00	4,780.00	5,040.00	3,192.00	5,472.00	152.00	6,033.60	167.60	6,336.00	176.00	6,768.00	188.00	7,200.00	200.00
	4,660.00	5,140.00	5,420.00	5,620.00	6,320.00	3,192.00	6,312.00	175.33	7,393.60	190.93	7,176.00	199.33	8,158.00	211.33	8,040.00	223.33
Insurance																
Buildings	4,184.97	3,964.05	3,285.37	3,155.71	3,624.62	4,154.15	4,700.00	130.56	4,900.00	136.11	5,200.00	144.44	5,400.00	150.00	5,600.00	155.56
Directors and Officers	96.65	93.31	164.99	203.45	204.20	204.20	260.00	7.22	280.00	7.78	300.00	8.33	320.00	8.89	340.00	9.44
Rebuild Cost Assessment				180.00					230.00						250.00	
	4,281.62	4,057.36	3,450.36	3,539.16	3,828.82	4,358.35	4,960.00	137.78	5,410.00	143.89	5,500.00	152.78	5,720.00	158.89	6,190.00	165.00
General Expenses:																
Company registration fees	48.00	48.00	48.00	48.00	48.00		48.00	1.33	69.00	1.92	69.00	1.92	69.00	1.92	69.00	1.92
Bank charges						25.50										
Sundry	68.16	12.00	61.60	47.00	93.72	46.00	100.00	2.78	100.00	2.78	100.00	2.78	100.00	2.78	100.00	2.78
	116.16	60.00	109.60	95.00	141.72	71.50	148.00	4.11	169.00	4.69	169.00	4.69	169.00	4.69	169.00	4.69
Total Expeniture	36,530.96	29,923.94	37,328.16	27,514.33	32,877.15	26,481.23	40,310.00	983.61	42,262.60	1017.02	42,285.00	1037.08	43,787.00	1048.25	44,339.00	1070.53
Surplus/(deficit) at end of period	4,991.63	11,352.30	5,511.66	19,385.27	17,384.32	24,700.91	9,343.83	395.66	9,546.30	422.12	11,679.27	461.92	12,332.93	510.64	13,576.85	538.25
Designated reserve roof	5,500.00	5,500.00	5,500.00	5,500.00	5,500.00	5,500.00	5,500.00	152.78	5,500.00	152.78	5,500.00	152.78	5,500.00	152.78	5,500.00	152.78
To reserves	(508.37)	5,852.30	11.66	13,885.27	11,884.32	19,200.91	3,843.83	106.77	4,046.30	112.40	6,179.27	171.65	6,832.93	189.80	8,076.85	224.36