

**Morning Star Budget
Strata NES**

Effective From: Jan 1st 2009
Effective To: Dec. 31, 2009

EXPENSES

Strata Management	9,000.00
Janitorial	9,000.00
Building Maintenance	3,000.00
Building Insurance	10,000.00
Bank charges	800.00
Electricity - Fortis	7,500.00
Gas - Terasen	4,000.00
Sewer/Water/Garbage	1,500.00
LawnCare/Landscape	2,850.00
Window Cleaning	2,000.00
Elevators	3000.00
Security & Alarm	1,600.00
Snow Removal	4,000.00
Supplies	3,000.00
Legal and Accounting	3,000.00
Miscellaneous	495.97
Subtotal of General Expenses	64,745.97
Reserve Contingency	7,194.00
Total Expenses	\$ 71,939.97



