

Proposed Budget for the year 2025 - The Treasure Owners Association

		Monthly Budget	Yearly Budget	Comments
1	Operational Budget			
1.1	Lifts & Travellators Maintenance - PPM	200.00	2,400.00	AMC 6 Lifts, Monthly Service
1.2	Traffic Barriers - PPM	11.00	132.00	Quarterly Service
1.3	Fire Alarms, System & Fire Fighting Equipment - PPM	55.00	660.00	Quarterly Service
1.4	ELV Equipment Services (CCTV, Satellite & Access Sys ... etc.) - PPM	13.75	165.00	Quarterly Service
1.5	Swimming Pools, Sauna, Steam & Jacuzzi Maintenance & Services, PPM.	165.00	1,980.00	Daily
1.6	Gardening	93.50	1,122.00	Daily
1.7	Generator	13.75	165.00	Yearly Service
1.8	AC's & HVAC Maintenance	500.00	6,000.00	Common Areas only, Quarterly Service
1.10	Security Guard	990.00	11,880.00	3 Security personal, 1 daytime and 2 nighttime
1.11	Cleaners (In-door Cleaning)	1,512.50	18,150.00	5 cleaners with Materials
1.12	Façade Cleaning	284.17	3,410.00	2 times per year
1.13	Pest Control Services	137.50	1,650.00	4 times per year
1.14	Hygiene Materials	134.00	1,608.00	Common Areas
1.15	General maintenance and Spare Parts & Consumables	2,000.00	24,000.00	General Maintenance and Parts
1.16	Garbage Chute	110.00	1,320.00	Cleaning and AMC
1.17	Gym Maintenance	50.00	600.00	Quarterly Service
Total Hard Services Materials		6,270.17	75,242.00	
3	Power, Utilities, Internet & Telephone			
3.1	Power & Utilities - EWA Bill	3,166.67	38,000.00	
3.2	Internet & Telephone	15.00	180.00	
3.3	Legal and Other expenses	500.00	6,000.00	
3.4	Insurance	250.00	3,000.00	
3.5	Financial audit	55.00	660.00	
Total Power, Utilities, Internet & Telephone Budget		3,986.67	47,840.00	
4	Management Fees			
4.1	Association Manager Fees	1,708.33	20,500.00	
4.2	Receptionist	500.00	6,000.00	
Total Management Fees		2,208.33	26,500.00	
Total Operational Budget		12,465.17	149,582.00	
5.1	Reserve / Sinking Fund / Asset Capital Expenditures	1,246.52	14,958.20	Initially around 10% of the budget
Total Budget		13,711.68	164,540.20	
Services Charge - Including Sinking Funds - Per seq. m		0.50	6.00	
Total Units Areas		27,413.70		

2024 Proposed Budget	2025 Proposed Budget	Difference	Percentage
BHD 235,292.20	BHD 164,540.20	BHD 70,752.00	30%

2024 Proposed Rate	2025 Proposed Rate	Difference	Percentage
BHD 8.583	BHD 6.002	BHD 2.58	30%

We are pleased to present a revised budget for 2025, carefully prepared by members of the Owners Association who are committed to transparency, cost efficiency, and quality.

This new budget is approximately 30% lower than the one previously proposed by Real Search and was developed after a thorough review of the actual needs of the building and its facilities. Every effort has been made to ensure that the revised figures are realistic, justified, and sufficient to maintain Treasure Building at a high standard without placing unnecessary financial burdens on the owners. This revised budget is a vital step towards restoring financial integrity and rebuilding owner confidence in the management of our building.

By working together, we can safeguard our investments and improve the quality of life at Treasure, ensuring that our building investment is both valuable and attractive.

يسعدنا أن نقدم لكم الميزانية المعدلة لعام 2025، والتي تم إعدادها بعناية من قبل أعضاء اتحاد الملاك، ممن يلتزمون بمبادئ الشفافية، والكفاءة في التكاليف، وجودة الخدمات.

تُعد هذه الميزانية الجديدة أقل بحوالي 30% من الميزانية التي سبق أن اقترحها شركة البحث الحقيقي في اجتماع الجمعية العمومية الأول، وقد تم إعدادها بعد مراجعة دقيقة للاحتياجات الفعلية للمبنى ومراقبه. وقد بذل الفريق أقصى الجهود لضمان أن الأرقام الواردة في الميزانية المعدلة واقعية، مبررة، وكافية للحفاظ على مبنى تريجر بجودة عالية، دون تحميل الملاك أعباء مالية غير مبررة.

إن هذه الميزانية تمثل خطوة أساسية نحو استعادة النزاهة المالية وتعزيز ثقة الملاك في إدارة المبنى.

معاً، يمكننا حماية استثمارنا والارتقاء بمستوى السكن في مبنى تريجر، وجعل الاستثمار في المبنى مجدي وجذاب.