

Northline Commons

CAM Reconciliation Statement • 2024

Tenant	Harborview Dental Group
Unit	2501
Rentable Sq Ft	2,466
Pro-Rata Share	19.3929% (computed)
Lease Basis	Net
Reconciliation Period	2024

CAM Expense Breakdown

Description	Building Total	Your Share (19.39%)
COMMON AREA MAINTENANCE	\$39,476.86	\$7,655.71
• Management Fees	\$10,636.21	\$2,062.67
• Repair & Maint - Misc.	\$9,601.00	\$1,861.91
• Day Porter	\$6,875.00	\$1,333.26
• HVAC Repair	\$4,115.00	\$798.02
• Locks/Keys Doors	\$3,583.25	\$694.90
• Roof R&M;	\$3,075.00	\$596.33
• Pest Control	\$912.00	\$176.86
• Licenses & Permits	\$459.40	\$89.09
• Cleaning Misc	\$150.00	\$29.09
• Legal & Professional	\$70.00	\$13.58
UTILITIES	\$17,355.02	\$3,365.64
• Electricity-Bldg	\$10,044.14	\$1,947.85
• Trash Disposal	\$6,849.01	\$1,328.22
• Water/Gas/Sewer	\$461.87	\$89.57
TAXES	\$18,458.52	\$3,579.64

INSURANCE	\$10,586.43	\$2,053.01
TOTAL RECOVERABLE EXPENSES	\$85,876.83	\$16,654.00

Reconciliation

Your share of actual expenses	\$16,654.00
Less: CAM estimates billed during the year	(\$10,949.04)
BALANCE DUE	\$5,704.96