
SCRUTINY COMMITTEE REPORT

Date Written	21 st June 2021
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Service Area	Estates
Committee Date	5 th July 2021

To: Chair, Ladies and Gentlemen

Asset Management Plan

1.0 SUMMARY OF THE REPORT

- 1.1 This report is to give Members details of what property assets are held by the Local Authority and discusses how the Authority decides on what assets should be disposed of and how it plans the future of its assets.

2.0 RECOMMENDATION(S)

- 2.1 That the contents of this report be noted.

3.0 INTRODUCTION AND BACKGROUND

- 3.1 The current Corporate Asset Management Plan (AMP) was adopted at Full Council on 26th March 2014 and is available on the Councils Web site.
- 3.2 The AMP recognises that the effective management of property is fundamental to the Councils ability to deliver on its corporate priorities and on its ability to sustain wider service delivery. The Plan sets out the vision for Asset Management, where the property portfolio is aligned to corporate priorities and service requirements, where appropriate investment is made in capital projects and where the portfolio is efficiently maintained, is fit for purpose and meets health and safety requirements.

4.0 WHERE WE ARE NOW

- 4.1 This AMP requires updating and a new draft AMP for 2021 - 2026 is currently being drafted. This will be shared with the Corporate Asset Management Group shortly and will then be brought to Scrutiny Committee and Council to approve and to be adopted.
- 4.2 The Asset Management Group is chaired by the Chief Officer for Planning and Neighbourhood Services and the Asset Management Champion is the Portfolio Member for Planning and Neighbourhood Services, Councillor Dave Hughes.
- 4.3 The draft Asset Management Plan on a Page is attached at **Appendix 1** and outlines the main components of the new AMP. The AMP will be supported by an Action Plan and appropriate Performance Indicators.

- 4.4 Currently, the property portfolio comprises:

Total site area	8,885,990.02m ²	(888 hectares) (2195 acres)
Total number of assets	840	
Total number of buildings	270	
Total floor area of buildings	155,374m ²	
Total Asset Value	£167,619,590.34	
Total backlog maintenance	£3,908,939.68	
Total number of leases out	260	(44 Community Asset Transfers)
Total income	£385,359.08	per annum
Annual Capital Receipts target	£600,000	

- 4.5 A schedule of all the assets owned by the Council is available as a background paper.
- 4.6 As the AMP includes all the strategic property requirements, it ensures that we are corporately aware of the needs and plans of all service areas. This helps with good asset management planning as any property no longer required for one purpose can be allocated for use by another service where required.
- 4.7 When property is declared surplus to requirements by the holding department, Estates will undertake consultation with Planning and Highways, initially to determine any development potential, any issues or constraints. The outcome of these consultations will determine whether or not the surplus property could in principle be brought forward for sale or to let or should be considered for retention/alternative use by the Council.
- 4.8 The availability of the property and the potential use of the property will then be circulated to all departments within the Council to check whether or not the property can be used for another departments purposes. The Local Members and the Neighbourhood Services Portfolio Member will also be included in this consultation.

4.9 The results of the consultation process, together with consideration of condition and suitability information will determine how each property is dealt with. The property may be appropriated to another department for their use or disposed of either by sale or lease. Further details on this process can be found in the Disposal Strategy which is attached at **Appendix 2**.

5.0 CONTRIBUTION TO WELLBEING OBJECTIVES

5.1 The Asset Management Plan on a Page attached at **Appendix 1** shows how the Asset Management Plan contributes to each of the Wellbeing Objectives.

JUDITH JONES
CHIEF OFFICER PLANNING AND
NEIGHBOURHOOD SERVICES

COUNCILLOR DAVID HUGHES
PORTFOLIO MEMBER FOR PLANNING
AND NEIGHBOURHOOD SERVICES

BACKGROUND PAPERS		
Title of Document(s)	Document(s) Date	Document Location
List the Background documents which have been relied on in preparing the report. E.g. previous minutes of relevant committees		
Does the report contain any issue that may impact the Council's Constitution?		