

ABERDEEN CITY COUNCIL

---

COMMITTEE	Enterprise, Planning & Infrastructure
DATE	24/5/11
DIRECTOR	Gordon McIntosh
TITLE OF REPORT	Service Asset Management Plan
REPORT NUMBER:	EPI/11/138

---

1. PURPOSE OF REPORT

To seek approval of the Service Asset Management Plans for Enterprise Planning & Infrastructure.

2. RECOMMENDATION

It is recommended that the Committee approve the Service Asset Management Plans for Enterprise Planning & Infrastructure.

3. FINANCIAL IMPLICATIONS

There are no immediate financial implications flowing from this Report. However, if implemented the Service priorities identified within the Service Asset Management Plans will have revenue and capital implications.

4. OTHER IMPLICATIONS

The Service Priorities identified may have staff time, condition and suitability implications.

5. BACKGROUND/MAIN ISSUES

**5.1 Service Asset Management Plans**

The Council's Property Asset Management Plan (PAMP) approved by the Resources Management Committee in June 2009 identifies the need for Service Asset Management Plans (AMP).

Service AMPs are an integral part of developing corporate asset management planning as they identify key asset problems facing individual services. Each Service makes an assessment of the key property issues arising from the Council's initiatives and strategies, and also from existing knowledge on issues of property condition and suitability in each area. Service Managers have analysed the available information about their portfolio so that gaps in provision and future needs are brought to the surface.

These Service AMPs will be used to inform bids for capital investment and enable the Council to develop a strategic approach for addressing property portfolio gaps through it's PAMP.

An abbreviated format for the Service AMP's has been used in line with the approved PAMP, but more detailed Asset Plans will be developed in future years. Subsequent versions will follow the full guidance, which is currently under review.

## **5.2 Scope of EP&I Service Asset Management Plan**

Within EP&I only Asset Management & Operations has any direct responsibility for assets. Accordingly a Service AMP for the Asset Management side (Appendix A) and the Operations side (Appendix B) has been produced.

It should be noted that certain EP&I assets will be dealt with out with this report. The relevant assets and the reasons why are as follows:-

- 1) Park & Ride Facilities – Will form part of a future Asset Management Plan.
- 2) Vehicle Workshop Kittybrewster – Will form part of the Fleet Asset Management Plan, which will be reported after the summer recess.
- 3) Corporate Office Accommodation – Service Asset Management Plan for this will be reported to Finance & Resources Committee on 16 June 2011.

There are a number of joint funded organisations such as Nestrans that are associated with EP&I. Their property issues are not covered in this Service AMP. This is on the basis that they are independent organisations and their property issues in the broader context are relatively insignificant.

## **5.3 Outcomes from the Service AMPs**

The outcomes from the Service AMPs are as follows:-

### Asset Management Service AMP

- 1) The Preferred Solutions will be determined by the car park Asset Review which will be undertaken by the Property Estates Manager, in late 2011.

### Operations Service AMP

- 1) Maintain the current position and identify urgent capital/revenue works required for existing depots/yards and introduce an annual maintenance programme of repairs.

- 2) Review the provision of services towards the end of the 5 year period and if service delivery would be improved by a single depot operation seek the appropriate funding.
- 3) Close the Mundurno yard moving the usable materials to other locations within the City allowing the sale or lease of the land.

#### **5.4 Next Stage**

The recognised process for approving a Service AMP is the prioritising of solutions by the service management team, followed by submission to the Corporate Asset Group and then and finally a report to the relevant Service Committee. However, due to time constraints the process has been abbreviated.

Following approval of the Service AMPs they will then be assessed corporately by the Corporate Asset Group and will help identify tasks to be addressed by the Property Asset Management Plan which is to be reported to the Finance & Resources Committee in September.

The approved Service AMP's along with all the other Directorates Service AMP's will feed into the 2011 PAMP update and help identify future capital spending demands.

#### **6. IMPACT**

Corporate - The continued implementation of the Property Asset Management Plan will ensure that the Council is utilising its property portfolios to support Services in implementing the Single Outcome Agreement. The approved property visions and asset objectives already support *Vibrant, Dynamic & Forward Looking*.

Public – Subject to Service Priorities

#### **7. BACKGROUND PAPERS**

Property Asset Management Plan 2009 (Non-Housing)

#### **8. REPORT AUTHOR DETAILS**

Alastair Reid  
Principal Technical Officer  
✉ [alareid@aberdeencity.gov.uk](mailto:alareid@aberdeencity.gov.uk)  
☎ 01224 52(2627)