
Cabinet Members' Items – Report of the Portfolio Holder for Resources and Corporate Services**179. ASSET MANAGEMENT PLAN, PROPERTY STRATEGY, PROPERTY PROGRAMME, PROCEDURE RULES AND CONSEQUENT CONSTITUTION AMENDMENTS (Report A.6)**

There was submitted a report by the Portfolio Holder for Resources and Corporate Services (Report A.6), which enabled Cabinet to consider the draft Asset Management Plan, Property Strategy, Property Programme, Procedure Rules and consequent Constitution amendments.

Cabinet was informed that the adoption of an Asset Management Plan was no longer mandatory but it was considered to be good practice. The Asset Management Plan was not a budget and policy framework document. The Asset Management Plan, Property Strategy and updated procedure rules had been outstanding Auditors' requirements for some years. Officers had therefore produced a suite of policy and procedure documents comprising a high level Asset Management Plan and subsidiary documents.

It was proposed that the Asset Management Plan would be adopted at full Council together with the necessary changes to the Council's Constitution.. Other parts of the package would be adopted, subject to the foregoing, as the documents progressed through the approvals process.

It was reported that the key proposed changes to the Constitution were to:

- Provide authority for the adoption of the Property Strategy, Property Programme and procedure rules.
- Remove detailed provisions on property procedures and provide authority for a separate suite of procedure rules.
- Update decision making and valuation thresholds.

Cabinet was reminded that the Corporate Management Committee had considered the draft documents at its meeting held on 13 March 2017 and had made comments as set out below. Where applicable the draft documents had been adjusted to reflect the Committee's comments.

The Corporate Management Committee had commented to Cabinet that:

- a) *the Council's attitude should be that "if we don't need it and its costing us money then we dispose of it";*
- b) *robust action/business plans should be put in place to deliver the aspirational aspects of the Property Programme;*
- c) *the Property Programme should cover at least a three year period in order to take into account the next District Council Elections; and*
- d) *the need for an Integrated Transport Plan should be included, where appropriate, in the documents*

The Resources and Corporate Services Portfolio Holder had responded to those comments as set out below. Where applicable the draft documents had been amended to reflect those responses.

The Portfolio Holder's responses were:

"I thank the Committee for its time and comments.

- a) The Committee is quite right in its view of the need to dispose of surplus property. This approach is in line with the draft documents prepared by officers and will help the Council to achieve a leaner property portfolio that actively contributes to our objectives and is sustainable in the light of our future financial circumstances.*
- b) The documents proposed are not the best place to expand on the detailed plans for specific projects. Instead I propose that Cabinet should request that officers prepare plans separately for the delivery of projects.*
- c) The Property Programme needs to both reflect long term aspirations and focus on immediate priorities as well as retaining flexibility to deal with changing circumstances. Cabinet will note the change of the duration of the programme attached to the report also on this agenda in line with the suggestion of the Committee.*
- d) Members will note the addition of a Transport Plan into the infrastructure section of the Property Strategy. It is likely that the Council will look towards sector partners for delivery."*

Having considered the comments of the Corporate Management Committee and the responses thereto of the Resources and Corporate Services Portfolio Holder:

It was moved by Councillor G V Guglielmi, seconded by Councillor Stock and:

RESOLVED that Cabinet -

- a) recommends and refers the Asset Management Plan and proposed Constitution amendments to full Council for adoption;
- b) subject to Council's decision on the foregoing, adopts the Property Strategy;
- c) notes the draft Property Programme and procedure rules proposed for separate adoption by the Portfolio Holder and by Officers subject to the adoption of the Asset Management Plan and Constitution changes, as detailed above; and
- d) requests that Officers bring forward delivery plans for the aspirational projects in the Property Programme as resources permit.

RECOMMENDED TO COUNCIL that the Asset Management Plan and the proposed amendments to the Council's Constitution be approved.