

The Resourcing Strategy reviews what money (Long Term Financial Plan), assets (Asset Management Plans) and people (Workforce Management Plan) are available to deliver the services, major programs and projects to the community.

The Resourcing Strategy determines what Council is able to deliver of the community's vision, priorities and needs as set out in the Fairfield City Plan (*Community Strategic Plan*).

PURPOSE

Asset Management aims to optimise resources to meet the community's expectations as identified in the Fairfield City Plan and to achieve Council's Asset Management vision, which is:

“To provide the appropriate mix of community infrastructure assets at a sustainable service level and cost that contributes to the achievement of the vision of the Fairfield City community”.

This Policy and the associated Asset Management Strategy set out the Major Asset Types (infrastructure) included and supported by Asset Management Plans. Asset Management Plans for infrastructure or fixed assets, capture an inventory of assets, set out maintenance requirements, condition assessment criteria and the intervention points where renewal is required.

Together this Policy, Strategy and Asset Management Plans framework informs strategic asset management for Infrastructure assets. As Council continues to grow its asset base and to respond to the aspirations of the community, strategic asset management seeks to provide cost effective service delivery with funding allocation to sustain its assets into the future (*Long Term Financial Plan*).

SCOPE

This Asset Management Policy covers Council's assets currently valued at approximately \$1.8billion.

DEFINITIONS

Word/Term	Definition
Asset	Infrastructure owned, leased or managed by Council that has value, enables services to be provided or has an economic life greater than 12 months
Asset Management	The combination of management, financial, economic, engineering and other practices applied to fixed assets with the objective of providing the required level of service in the most cost effective manner
Asset Management Plan (AMP)	A plan developed for the management of infrastructure assets that combines multi-disciplinary management techniques (including financial and technical) over the life cycle of the asset in the most cost effective manner to provide and appropriate level of service.
Asset Management Policy	The overall intentions and direction of an organisation relating to its infrastructure assets and the framework for the control of asset related processes.
Asset Management Strategy	Identifies infrastructure assets that are critical to the Council's operations and includes specific actions required to improve Council's asset management capability and resourcing.
Strategic Asset Management Plan (SAMP)	Sets out Fairfield City Council's long-term management for infrastructure assets under its control and any new asset solutions proposed in the City Plan and Delivery Program. Consists of (3) three components; an Asset Management Policy, an Asset Management Strategy and Asset Management Plans.
Asset Register	A record of asset information considered worthy of separate identification including inventory, historical, financial, condition and construction, technical and financial information about each.
Lifecycle Cost	The total cost of a fixed asset throughout its life including planning, design, construction, acquisition, operation, maintenance, rehabilitation and disposal costs.
Service Level	Defining and meeting community expectation about the quality and quantity of a service delivered by Council.
Long Term Financial Plan (LTFP)	Informs decision making in the Fairfield City Plan (Community Strategic Plan) and the Delivery Program. The Long Term Financial Plan covers a minimum of ten (10) years. Updated annually as part of the development of the Operational Plan.
Resourcing Strategy	The long-term resources required to achieve the objectives established by the City Plan and the Delivery Program. The Strategy includes provision of the long-term financial planning, workforce management planning and asset management planning.
Risk Management	Identification, evaluation and prioritising of risks followed by coordinated and economical application of resources to minimise, monitor and control the impact of unfortunate events in line with required Risk Management Standards (ISO 31000-2009).

LEGISLATIVE CONTEXT

Name	Location
Local Government Act 1993	NSW Legislation website
Local Government (General) Regulation 2005	NSW Legislation website
Australian Standard – Asset Management – Overview, principles and terminology	AS ISO 55000:2014
Australian Standard – Management systems - Requirements	AS ISO 55001:2014 AS ISO 55002:2014

STAKEHOLDERS

The roles and responsibilities associated with Asset Management are:

The Council

- To provide steward's for assets owned and / or controlled by Council
- To adopt the Asset Management Policy and Asset Management Strategy and monitor their outcomes on a regular basis through IP&R reporting.
- Authorise resources for asset management activities in the Delivery Program and Operational Plan
- Determine new asset provision and maintenance activities in the Delivery Program and Operational Plan

City Manager

- Has overall responsibility for effective Asset Management practices and procedures including reporting on the status and effectiveness of asset management within the Council

Leadership

- Set the vision and values to guide policy and practice and actively promote these values, inside and out of the organisation
- Define the responsibilities, accountabilities and asset management objectives and strategies
- Setting the Asset Management Policy and Objectives, aligning them with the organisational priorities
- Ensuring that the asset management system aligns to other management systems within the organisation through appropriate organisational design including risk management practices

Managers

- Ensure that appropriate resources are in place to support asset management practice
- Responsible for communicating the organisations asset management objectives and importance of its asset management practice to all employees, customers, suppliers and other stakeholders

SECTION 2 - POLICY

OBJECTIVE AND GOALS

- Safeguard Council’s assets by implementing appropriate Asset Management Plans and appropriate financial treatment of those assets
- Create an environment where Council employees take an integral part in the overall management of council assets by creating and sustaining Asset Management awareness throughout Council
- Develop medium to long term programs of works for the provision and maintenance of assets in consultation with business operators
- Meet legislative requirements for Asset Management
- Demonstrate transparent and responsible asset management processes that align with best practice and Council’s asset management systems and plans
- Ensure that Council is managing risk as part of its ongoing management of assets
- Ensure appropriate service levels are developed and implemented in consultation with the community
- Ensure that Council’s specifications and requirements are met as part of the development or handover of assets constructed by third parties

POLICY STATEMENT

Council’s assets are managed sustainably to achieve the objectives of the Fairfield City Plan (the Community’s Plan) through optimising life cycle risk and performance.

Asset Management is a disciplined approach to managing the life cycle of an asset from project proposal to asset disposal.

Council is committed to whole of life costing when considering the development of new assets and the upgrade of existing assets to ensure the resourcing of operational and ongoing maintenance requirements is sustainable

APPLICATION & IMPLEMENTATION

Whole of Council

To achieve asset management best practice, industry standards and guidelines have been adopted with a requirement to ensure that assets are planned, created, operated, inspected, renewed and disposed of in accordance with Council’s service delivery priorities.

This requires a “whole of Council” approach and commitment to strategic asset management for infrastructure (fixed) assets as well as information technology, security and environmental (green) assets.

“Whole of Life”

“Whole of life cost’ will be the basis of decision making by Council in the acquisition of new assets specifically considering the implications for maintenance and renewal budgets.

Council’s assets will be utilised to their optimum potential to maximise usage and economic performance. An inspection regime and consistent condition rating will be used to ensure agreed service levels, intervention methods and renewal priorities can be determined across all asset classes.

Holistic Planning

Council’s Asset Management Strategy and Asset Management Plans cover a minimum timeframe of ten (10) years and integrate with the IPR Framework (City Plan, Delivery Program, Operational Plan and Long Term Financial Plan).

Asset Management Plans are specified for each Major Asset Type. Council’s Asset Management Division maintains Council’s Asset Management System for fixed infrastructure assets providing regular financial reports to update Council’s Financial System.

Council infrastructure (fixed) Asset Management System is subject to audit and revaluation to ensure the accuracy of inventory, condition assessment, unit rates and depreciation calculations and drive the financial planning for assets to inform the Long Term Financial Plan (LTFFP).

Council’s Asset Management Plans will maintain an inventory of fixed assets that include service levels, inspection schedules, maintenance requirements and condition assessments.

Site-specific Asset Management Plans for key assets including Town Centres, Aquatopia, Leisure Centres, the Showground Sports Hub and Fairfield Youth and Community Centre are needed to deal with complex high-risk assets groups.

SECTION 3 - GOVERNANCE

RELATED POLICIES/PROCEDURES

Authority/Policy No.	Policy/Guideline Title
NSW Government	Office of Local Government Integrated Planning and Reporting Guidelines
NSW Government	Office of Local Government Integrated Planning and Reporting Manual
Office of Local Government	Financial Reporting Asset Management
Office of Local Government	Local Government Code of Accounting Practice and Financial Reporting (Update 22)
Office of Local Government	Auditing of the Report on Infrastructure Assets (Special Schedule 7)
LGAM/national	National Asset Management Assessment Framework NAMAF
IPWEA	National Asset Management Strategy (NAMS) Framework

Federal Register of Legislation Australian Accounting Standards	Accounting Regulations: <ul style="list-style-type: none"> - AASB 116 Property, Plant and Equipment - AASB 5 Noncurrent Assets held for Sale and Discontinued Operations - AASB 136 Impairment of Assets - AAS 27 Financial Reporting by Local Governments
	Fairfield City Resourcing Strategy
2022 - 2032	Fairfield City Plan – Community Strategic Plan
2022/23-2024/25	Fairfield City Council Delivery Program
2021/22-2024/25	Fairfield City Council Operational Plan
2021/22-2030/31	Fairfield City Council Asset Management Strategy
Fairfield City Council 2017	Disability Inclusion Action Plan (DIAP)
Fairfield City Policy 0-042	Disposal of Assets

RESPONSIBILITY

Policy Owner	Manager City Assets
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RISK

Failure to adequately manage infrastructure assets is a key risk that could prevent Council from achieving its long term strategic goals and impact directly on service delivery levels.

Failure to have corporate visibility and management reporting for fixed assets maintenance may result in damage to Councils reputation associated with the failure of a fixed asset.

VERSION CONTROL AND CHANGE HISTORY

Version Number	Approval Date	Approved by	Amendment
03	XX/06/2022	Council	Ordinary Council Item No.

The management of Council reserves the right to cease, modify or vary this Policy and will do so in accordance with Council’s established consultation processes.

REVIEW DATE

This Policy shall be reviewed not less than every four (4) years or considered within the first year of each newly elected Council.

AUTHORISATION

This Policy was adopted by Council Resolution at the Ordinary Council Meeting on XX JUNE 2022 as Item No. XXX in Council Minutes.