



<b>Title of Report:</b>	<b>ASSET REALISATION OFFICER</b>
<b>Committee Report Submitted To:</b>	<b>ENVIRONMENTAL SERVICES COMMITTEE</b>
<b>Date of Meeting:</b>	<b>8<sup>th</sup> September 2020</b>
<b>For Decision or For Information</b>	<b>FOR DECISION</b>

<b>Linkage to Council Strategy (2019-23)</b>	
Strategic Theme	Infrastructure
Outcome	The Council will continuously examine and introduce ways to provide services in a more accessible and efficient way.
Lead Officer	Head of Capital Works, Energy and Infrastructure

<b>Budgetary Considerations</b>	
Cost of Proposal	£0 – Income generation
Included in Current Year Estimates	<b>YES/NO</b>
Capital/Revenue	
Code	To be agreed
Staffing Costs	None

<b>Screening Requirements</b>	Required for new or revised Policies, Plans, Strategies or Service Delivery Proposals.		
Section 75 Screening	Screening Completed:	Yes/No	Date:
	EQIA Required and Completed:	Yes/No	Date:
Rural Needs Assessment (RNA)	Screening Completed	Yes/No	Date:
	RNA Required and Completed:	Yes/No	Date:
Data Protection Impact Assessment (DPIA)	Screening Completed:	Yes/No	Date:
	DPIA Required and Completed:	Yes/No	Date:

## **1.0 Purpose of Report**

The purpose of this report is to request permission to re-organise staffing structure to create and recruit an Asset Realisation Officer. This would not be an additional resource within the Infrastructure department as a post remains vacant within the capital project team and this would be a reallocation in line with Members priorities to realise the potential of our assets.

## **2.0 Background**

Members requested that an emphasis be placed on asset realisations across Council estate to maximise - asset efficiency, asset potential and to commence disposal where necessary. The Estates Strategy ratified this year in March by Council also identified that asset realisation is essential to - generate capital and improve revenue efficiencies. The strategy also identified the necessity of having a champion or lead to have a single point of ownership for issues relating to any changes in relation to any Council asset and to consolidate multi departmental efforts. The strategy also recommended an adaption and re-configuration of governance structures.

## **3.0 Proposals**

Infrastructure has been identified as the department to lead on the delivery of these opportunities given the multi-disciplinary skills within the department. The Head of Capital Works, Energy & Infrastructure has previously reported updates and progress to the finance committee on current opportunities in line with the terms of reference where the responsibility & lead rests with the finance committee for asset realisation - Appendix 1 shows the process from the finance committee through to realisation. Appendix 2 shows the position of this new post within the structure.

The reallocated position shall bring the following additional resource to;-

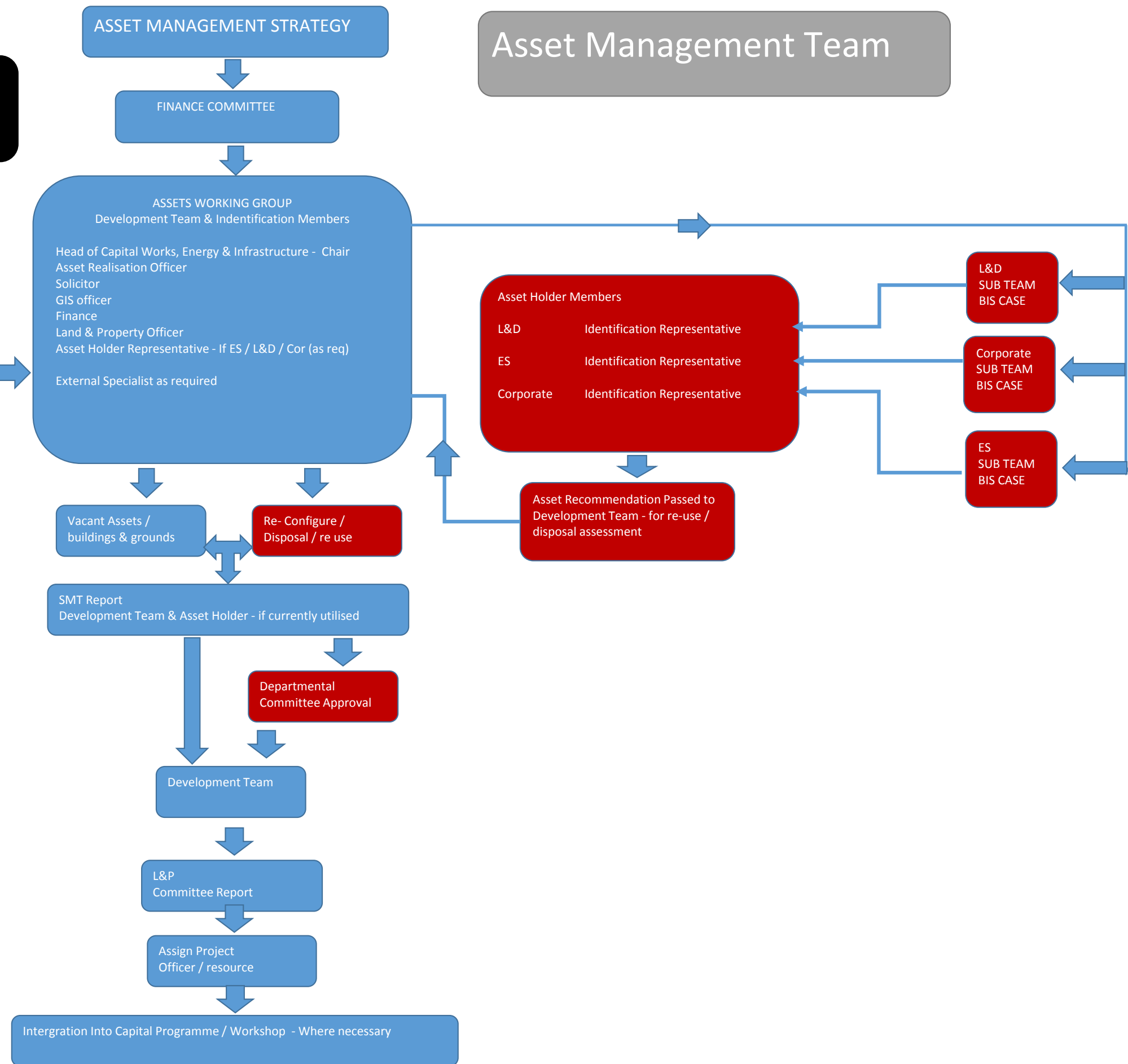
- Set up an asset realisation register in line with the estates strategy to support corporate objectives and improved social outcomes.
- Prioritise identified these assets in order for maximum realisation in terms of adaption ease – inclusive of title, planning development zone, site value and cost.
- To ensure the best value for public expenditure, examining alternative uses of asset resource, focusing on assessment of needs, objectives, options, costs, benefits, risks, funding, affordability and other factors relevant to decisions on assets.
- Consolidate efforts from various departments including the land and property, legal, capital project and the GIS department.
- Manage each stage of asset transformation from identification to completion.

- Develop an asset management strategy in line with the Estates Strategy recommendation
- Manage the capital asset realisation accrument budget. Assess financial trends to assist maximum advantage with further identifications.
- Assist, manage and implement an asset challenge process (as per estates strategy recommendation) to identify and assess opportunities within existing business models to maximise asset return.
- Carryout “in house” valuations and procurement of necessary professional services
- To provide a robust basis for Councils investment decisions and property transactions.
- Provide a solid basis that defines surplus assets and other commercial opportunities
- Promote innovation and development in asset management.

#### **4.0 Recommendation**

It is recommended that the Members grant permission to re-structure and to recruit an Asset Realisation Officer.

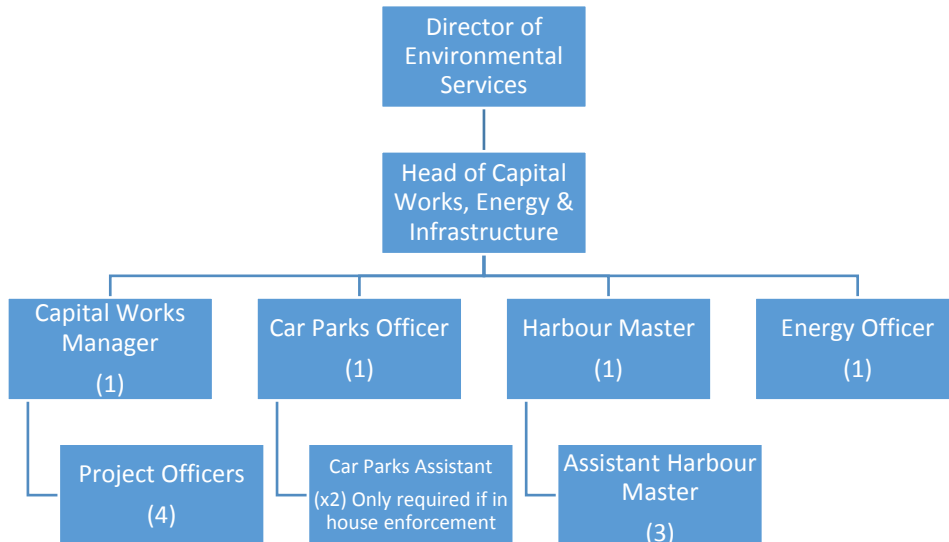
# Appendix 1



## Appendix 2

### Proposed new Infrastructure Structure – Incorporating Asset Realisation

#### Existing Structure



#### Proposed new structure – With Asset Realisation

