
Report to: Clackmannanshire Council

Date of Meeting: 29 September 2011

**Subject: Forth Valley Property Asset Management Strategy -
Partnership Agreement**

Report by: Head of Facilities Management

1.0 Introduction

- 1.1 This report seeks formal agreement to the principles of working together with other public sector bodies in the development and implementation of a joint asset management strategy across the Forth Valley.

2.0 Recommendations

- 2.1 Council is recommended to approve:
- a) the partnership principles of joint property and asset management as detailed in Section 3 of this report between Forth Valley public sector bodies.

3.0 Background

- 3.1 Since 2009 Clackmannanshire Council has been involved in a Forth Valley Public Sector Property Group and 2010 a Forth Valley Property and Asset Management Group.
- 3.2 The 'Making the Most of Property and Assets' Report of June 2010 identified opportunities across the Forth Valley. This report endorsed the Property Asset Management Plan 2010-2015 approved by Council on 23 September 2010.
- 3.3 The following partnership principles are proposed to set the basis for ongoing partnership working:
- Develop overarching protocols for the acquisition, management and disposal of property looking always to maximise opportunities for joint working and to benefit the public sector as a whole in terms of service provision and costs;
 - Initiate and maintain a database of property/land, including cost information, that this available to all;
 - Develop, implement and review a joint Property and Asset Management Strategy;

- Consider all partner public sector service requirements when making property decisions - investment and disinvestment;
- Look to assist with the joint working and integrated service agenda by co-location wherever possible;
- Work together where joint opportunities for developments involving asset acquisition/disposal are involved to ensure best value and consistency with the Scottish Public Finance Manual;
- Work together where inconsistencies between organisations' governance arrangements or regulations create barriers to development in order to overcome these whilst still achieving best value and compliance;
- Agree that in cases of leased accommodation, the landlord will do no more than recover the cost of leasing/owning the asset from their partner(s);
- Develop and implement generic lease/occupation agreements, introducing consistency and avoiding the need for continued professional advisors' fees;
- Draft and implement project specific development agreements outlining roles, responsibilities and governance arrangements.

3.4 There are no direct financial or legal implications of this report.

4.0 Sustainability Implications

4.1 This report endorses the Council's Property Asset Management Plan report approved by Council on 23 September 2010. The rationalisation/reduction and better use of property within Clackmannanshire will have a direct effect of reducing the Council's and public sector's carbon footprint.

5.0 Resource Implications

5.1 Financial Details

5.2 The full financial implications of the recommendations are set out in the report. This includes a reference to full life cycle costs where appropriate. Yes ☒

5.3 Finance have been consulted and have agreed the financial implications as set out in the report. Yes ☒

5.4 Staffing

This report has no additional staffing implications.

6.0 Exempt Reports

6.1 Is this report exempt? Yes ☐ (please detail the reasons for exemption below) No ☒

7.0 Declarations

The recommendations contained within this report support or implement our Corporate Priorities and Council Policies.

(1) **Our Priorities 2008 - 2011** (Please double click on the check box ☒)

The area has a positive image and attracts people and businesses	<input checked="" type="checkbox"/>
Our communities are more cohesive and inclusive	<input checked="" type="checkbox"/>
People are better skilled, trained and ready for learning and employment	<input checked="" type="checkbox"/>
Our communities are safer	<input checked="" type="checkbox"/>
Vulnerable people and families are supported	<input checked="" type="checkbox"/>
Substance misuse and its effects are reduced	<input checked="" type="checkbox"/>
Health is improving and health inequalities are reducing	<input checked="" type="checkbox"/>
The environment is protected and enhanced for all	<input checked="" type="checkbox"/>
The Council is effective, efficient and recognised for excellence	<input checked="" type="checkbox"/>

(2) **Council Policies** (Please detail)

N/A

8.0 Equalities Impact

8.1 Have you undertaken the required equalities impact assessment to ensure that no groups are adversely affected by the recommendations?

Yes ☒ No ☐

9.0 Legality

9.1 It has been confirmed that in adopting the recommendations contained in this report, the Council is acting within its legal powers. Yes ☒

10.0 Appendices

10.1 Please list any appendices attached to this report. If there are no appendices, please state "none".

None.

11.0 Background Papers

11.1 Have you used other documents to compile your report? (All documents must be kept available by the author for public inspection for four years from the date of meeting at which the report is considered)

Yes ☒ (please list the documents below) No ☐

Making the Most of Property and Assets - Achieving 'Best in Class' productivity from property and assets in publicly supported organisations in Forth Valley.

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Approved by

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