

ITEM **Asset Management Plan Update**

Report of the Finance Portfolio Holder

Recommended:

- 1. That the revised 2017/18 and original 2018/19 Asset Management Plan, as shown in Annexes 1 and 2 to the report, be approved.**
- 2. That the Head of Finance, after consultation with the Finance Portfolio holder and Head of Service responsible for any project, be authorised to amend the Asset Management Plan during the year, as discussed in paragraph 7.3.**

Recommendation to Council

SUMMARY:

- The report provides an update on the approved 2017/18 Asset Management Plan (AMP) and recommends the projects to be included in the 2018/19 budget.
- It provides an update on the financing of AMP projects, including a forecast of the balance on the Asset Management Reserve at 31 March 2019.

1 Introduction

- 1.1** The Council's Asset Management Strategy 2011 – 2016 was approved by Council on 11 January 2012. The strategy, which is currently under review, details the Council's approach to identifying the assets it is responsible for maintaining and the methods used in prioritising necessary works to ensure assets remain operationally effective.
- 1.2** Since the approval of the original strategy, the Council's approach has been to review annually its asset management requirement for the forthcoming financial year and report on that as a part of the budget setting process.
- 1.3** This report provides an update on the current year's progress; explains reasons for variations from the approved plan and proposes an Asset Management Plan (AMP) for 2018/19.

2 Background

- 2.1** The Council's approach to Asset Management has developed with the experience gained over the past six years since the approval of the Asset Management Strategy.
- 2.2** The Council is responsible for the ongoing maintenance and replacement of a wide range of operational assets with an estimated value of £65M. In order to make the AMP more manageable, it is split into three categories. The categories are:

- Land and Buildings
- Vehicles and Plant
- IT infrastructure

- 2.3 A condition survey was carried out on all land and buildings in the development of the Asset Management Strategy. The results of the survey were used to allocate each building into a priority category for works to be undertaken. This, combined with a review of how long the Council expects to retain individual properties, informed the development of the land and buildings' element of the AMP.
- 2.4 All vehicles and plant are regularly serviced by the Council's internal vehicle workshop. The effectiveness of all vehicles is monitored as part of the servicing programme. Among other things, this includes identifying where vehicles' workloads are different to that expected which may alter the timing of their replacement and identifying vehicles with higher / lower than expected servicing costs. Service users also keep the number of vehicles / items of plant required to deliver services under regular review.
- 2.5 The IT Service has a register of all hardware and major software systems used by the Council with profiles of their expected useful lives. From this it is possible to plan when IT infrastructure will need to be replaced. For hardware this tends to be between once every three to five years whereas software packages tend to last longer.

3 Corporate Objectives and Priorities

- 3.1 In order to deliver the key priorities identified in the Corporate Plan it is essential that the Council's underlying asset base is sufficiently maintained to be fit for purpose.
- 3.2 The Council has a significant land and property holding generating income that is a key part of the Council's revenue budget. Maintaining and improving this income stream will be a significant factor in the Council's financial strategy in the future and this has a clear link to the maintenance of the land and property assets themselves.

4 Consultations/Communications

- 4.1 Relevant Heads of Service have been consulted with regard to the investment required to maintain those assets for which they are responsible.

5 2017/18 AMP update

Land and Buildings

- 5.1 Expenditure to the end of October shows works to the value of £1.245M have been committed or completed against a budget for the year of £2.958M.

- 5.2 Three projects at The Lights, Walworth Enterprise Centre and West Portway Business Park are now expected to take place in 2018/19. These are identified in Annex 1a and cross-referenced in Annex 2a to the report.
- 5.3 There have been some changes to project budgets in the year, with some projects identified as no longer required, some savings made on completed projects and some increases required. These are shown in Annex 1a to the report.
- 5.4 One new project at Fleming Avenue has been added to the programme at a cost of £25,000. This is offset by a partial reduction in the budget for some of the works at Walworth Enterprise Centre which will not be completed this year.
- 5.5 The budget for drainage works at Knightwood Leisure Centre has been adjusted by £100,000 (shown within Sports Facilities) to more accurately reflect the true cost of the project. The original budget of £50,000 was just the element that the Council is funding of this project. There is no increase in overall cost to the Council as the additional funding is coming from Sport England and the Football Foundation.
- 5.6 Taking into account these adjustments, the AMP requirement for the year is now expected to be £425,000 less than originally estimated at £2.533M as shown in Annex 1a to the report.
- 5.7 A breakdown of expenditure on playgrounds is shown in Annex 3a to the report.

Vehicles and Plant

- 5.8 The total requirement for 2017/18 was originally set at £717,000 against which actual spend and commitments at the end of October is £374,000.
- 5.9 One item, a van for the Public Convenience cleaners is no longer required resulting in a saving of £12,000. The second replacement van for Public Conveniences is being transferred to the Building Maintenance team.
- 5.10 A breakdown of the costs related to the 2017/18 AMP are shown in Annex 1b.

IT Infrastructure

- 5.11 Completed and committed expenditure for the year to October is £60,000 against an original estimate of £221,000.
- 5.12 There are some changes to the proposed project budgets; The replacement citrix server has been reduced to £12,000, the uninterrupted power supply to £15,000, the CCTV cameras to £4,400 and the consolidated SQL platform to £2,000.
- 5.13 One additional item is requested. This is an upgrade to citrix at a cost of £44,000.

- 5.14 Taking into account the changes above, the requirement for 2017/18 is now estimated to be £209,500.
- 5.15 A breakdown of the costs related to the 2017/18 AMP are shown in Annex 1c.

6 2018/19 AMP programme

Land and Buildings

- 6.1 The land and buildings' element of the AMP is managed across two Services; Community & Leisure and Estates & Economic Development.
- 6.2 The total amount of recommended works in 2018/19 is £1.923M (including £524,800 brought forward from 2017/18).
- 6.3 It is recommended that the works for the Playgrounds at a total of £204,000 be funded from the New Homes Bonus as these are projects that will benefit the community.
- 6.4 A summary of the items included in the AMP for 2018/19 is shown in Annex 2a to the report.
- 6.5 A breakdown of the proposed expenditure on playgrounds is shown in Annex 3b to the report.

Vehicles and Plant

- 6.6 The recommended budget for replacement of vehicles and plant in 2018/19 is £1.142M. A summary of the items included in the AMP for 2018/19 is shown in Annex 2b to the report.
- 6.7 The budget includes £100,000 for vehicle maintenance as per the Medium Term Financial Strategy (reported elsewhere on this agenda). This was previously in the Environmental Service budget and is to be funded by an additional annual revenue contribution to the AMP reserve.
- 6.8 The most significant items in the requirement are the replacement of two refuse vehicles that will be nearly eleven years old when replaced. This compares well to the estimated life of a refuse vehicle of seven years. The Council's ability to stretch the life of these assets beyond their normal lifespan, through regular preventative maintenance and effective work schedules has led to significantly reduced pressure on the asset management programme.

IT Infrastructure

- 6.9 The IT AMP requirement for 2018/19 is £112,900. A breakdown of the costs is shown in Annex 2c to the report.

7 Options

- 7.1 There are many possible ways of prioritising the individual assets that require maintenance and the extent to which work is carried out.
- 7.2 The amounts included in the annexes and recommended for inclusion in the AMP are based on the professional advice of officers from the Services concerned in the operation and management of the Council's assets.
- 7.3 If, during the year, it becomes apparent that items need to be added to the AMP as a result of unexpected deterioration of an asset or for operational expediency it is recommended that the Head of Finance, after consultation with the Finance Portfolio Holder and the Head of Service responsible for the item, be authorised to procure such works as are necessary from the AMP reserve (see paragraph 9.6) to the extent that the reserve has funds available. It may also be the case that there are good reasons for approved projects to be temporarily deferred and Heads of Service should also have the capacity to postpone items where they consider it appropriate. Any such approvals will be agreed with the Finance Portfolio Holder and reported to Cabinet as part of the following AMP update.

8 Risk Management

- 8.1 A risk assessment has been completed in accordance with the Council's Risk management process and has identified the following significant (Red or Amber) residual risks that cannot be fully minimised by existing or planned controls or additional procedures. These are shown in the risk assessment.
- 8.2 There is a risk that the projects included in the AMP will not be delivered as scheduled leading to assets falling into disrepair. This will be monitored by regular progress reviews of the AMP by responsible officers and update reports to Cabinet.
- 8.3 There is a risk that there will be insufficient funds available to meet AMP requirements. The current level of the AMP reserve is just sufficient to fund the programme included in this report; however, there continues to be the need to seek sustainable funding for the AMP.
- 8.4 There is a risk of claims resulting from loss or injury caused by / contributed to as a result of poorly maintained Council owned property. This will be monitored by regular progress reviews of the AMP by responsible officers and update reports to Cabinet.

9 Resource Implications

- 9.1 The projected costs of the AMP in 2017/18 and 2018/19 are discussed in sections five and six above and are shown in more detail in Annexes 1 and 2 to the report. All these costs will be met from a specific reserve created to fund asset management costs.

Financing the AMP

- 9.2 It is not practical to build a base budget for AMP costs against individual services due to the highly changeable requirement from year to year. The Council's approach to funding the AMP is to hold an earmarked reserve that is allocated each year to budgets where expenditure is to be incurred.
- 9.3 The AMP is mainly funded in two ways.
- An annual contribution from the revenue budget. This contribution is currently £1.117M per annum.
 - Where the Council has a revenue variance at the end of the year an element of this can be used to top-up the reserve. In 2016/17 £206,000 was transferred into the reserve from year-end balances. However, this option cannot be relied upon as a sustainable source of funding.
- 9.4 There is additional pressure on the AMP reserve in 2018/19 which is expected to continue into 2019/20, and the Medium Term Financial Strategy (reported elsewhere on this agenda) recommends an additional contribution to the reserve of £900,000 in each of these years.
- 9.5 As per paragraph 6.7 above, the Medium Term Financial Strategy also recommends a further £100,000 annual contribution from revenue in respect of the ongoing vehicle maintenance costs.
- 9.6 At 31 March 2017 the Council's AMP reserve balance stood at £2.605M. The forecast movement in the reserve up to 31 March 2019 is shown in the table below.

	£'000
Asset Management Reserves at 31st March 2017	2,605
Transfer from revenue budget – 2017/18	1,117
Transfer from revenue budget – 2018/19	1,117
Additional transfer from revenue as per Medium Term Financial Strategy – 2018/19	1,000
Contribution from New Homes Bonus	584
External contributions towards works funded from AMP	300
Land and Buildings Requirement 2017/18 – Annex 1a	(2,533)
Vehicle and Plant Requirement 2017/18 – Annex 1b	(705)
IT Infrastructure Requirement 2017/18 – Annex 1c	(210)
Land and Buildings Requirement 2018/19 – Annex 2a	(1,923)
Vehicle and Plant Requirement 2018/19 – Annex 2b	(1,142)
IT Infrastructure Requirement 2018/19 – Annex 2c	(113)
Asset Management Reserves at 31st March 2019	97

- 9.7 The proposed AMP items comprise both revenue and capital expenditure. Expenditure is classified as capital when the total cost is over £10,000 and it is for the purchase of a new asset, materially lengthens the useful life of an existing asset or adds value to the asset being modified. All other expenditure on the routine maintenance and repair of assets will be treated as revenue expenditure. Once approved, the costs of the AMP will be kept in the Asset Management Reserve and drawn down as and when required.

10 Legal Implications

- 10.1 Those tenants occupying Council owned properties for which the Council is responsible for maintenance could, in the event of their property falling into disrepair, take action against the Council as their landlord. This is covered in the risk assessment (paragraph 8.4).

11 Equality Issues

- 11.1 An EQIA screening has been completed in accordance with the Council's EQIA methodology and no potential for unlawful discrimination or negative impact has been identified, therefore a full EQIA has not been carried out.

12 Conclusion and reasons for recommendation

- 12.1 All Council land, vehicle and IT assets have been reviewed to ensure that those included on the draft programme are the most appropriate at this time.
- 12.2 For this reason it is recommended that the items shown in Annex 1 are included in the revised AMP for 2017/18 and the items shown in Annex 2 are included in the AMP for 2018/19.
- 12.3 Asset management needs to have flexibility due to the difficulty of knowing exactly when an item will need repair or replacement. In order to ensure that operational efficiency is not impaired it is recommended that controlled safeguards are built in to the financing of the AMP to ensure that unforeseen works can be undertaken without undue delay.

Background Papers (Local Government Act 1972 Section 100D)

None

Confidentiality

It is considered that this report does not contain exempt information within the meaning of Schedule 12A of the Local Government Act 1972, as amended, and can be made public.

No of Annexes:

3

File Ref:

(Portfolio: Finance) Councillor Giddings

Officer:

Jenni Carter

Ext:

8236

Report to:

Cabinet

Date:

15 November 2017

LAND & BUILDINGS
ASSET MANAGEMENT REQUIREMENT 2017/18

<u>Property Name</u>	<u>2017/18</u> <u>Budget</u>	<u>Budget</u> <u>Changes</u>	<u>Actual Spend</u> <u>to Date</u>	<u>Carry</u> <u>Forward to</u> <u>2018/19</u>	<u>Budget</u> <u>remaining</u>
	£	£	£	£	£
<u>Estates & Economic Development</u>					
5-7 Silverbirch Road	3,324	(3,324)	0	0	0
Beech Hurst	345,233	3,566	151,630	0	197,169
Borden Gate Public Conveniences	5,000	(4,380)	620	0	0
Bourne House Depot	20,000	0	9,229	0	10,771
Broadwater Road Public Conveniences & Offices	3,500	5,480	6,980	0	2,000
Charlton Cemetery Chapel of Rest	3,000	(2,704)	296	0	0
Charlton Sports Centre	20,000	0	0	0	20,000
Crosfield Hall	27,980	0	5,692	0	22,288
Fleming Avenue	108,500	25,000	101,606	0	31,894
Former Magistrates Court, Romsey	1,000	0	0	0	1,000
Guildhall	31,718	0	13,214	0	18,504
Investment properties	200,000	0	11,325	0	188,675
King Arthurs Hall	4,000	0	0	0	4,000
King Johns Garden	3,088	3,555	6,643	0	0
London Road Cricket Pavillion	10,000	0	0	0	10,000
Longmeadow Hall	75,430	0	61,556	0	13,874
Portway Depot	125,000	(5,000)	109,245	0	10,755
Romsey Heritage Centre and Tourist Info Cen	35,000	2,812	16,062	0	21,750
Romsey Sports Centre	2,000	0	0	0	2,000
St Annes Hall	4,000	(5)	3,995	0	0
St Mary's Churchyard Wall	31,681	0	6,301	0	25,380
The Lights	278,775	0	1,000	(215,775)	62,000
Town Mill House	2,600	0	0	0	2,600
Union House	10,000	0	8,850	0	1,150
Walworth Enterprise Centre	354,000	(25,000)	5,636	(234,000)	89,364
West Portway Business Park	75,000	0	0	(75,000)	0
Various sites - surveys	60,000	0	5,170	0	54,830
Total Estates & Economic Development	1,839,829	0	525,050	(524,775)	790,004
<u>Community & Leisure</u>					
Cemeteries / Memorials	27,000	0	4,381	0	22,619
Green Spaces	548,620	4,233	216,291	0	336,562
The Lights	35,000	0	25,512	0	9,488
Playgrounds	380,000	0	350,669	0	29,331
Sports Facilities	127,233	95,767	122,857	0	100,143
Total Community & Leisure	1,117,853	100,000	719,710	0	498,143
Total Land & Buildings Requirement for 2017/18	2,957,682	100,000	1,244,760	(524,775)	1,288,147

VEHICLES & PLANT - ASSET MANAGEMENT REQUIREMENT 2017/18

<u>Unit</u>	<u>Type of Asset</u>	<u>2017/18 Budget</u>	<u>Budget Changes</u>	<u>Actual Spend to Date</u>	<u>Carry Forward to 2018/19</u>	<u>Budget remaining</u>
		£	£	£	£	£
Street Cleansing	All Terrain Vehicle	14,500				14,500
Street Cleansing	All Terrain Vehicle	14,500				14,500
Street Cleansing	Sweeper	14,976	(871)	14,105		0
Street Cleansing	Sweeper	14,976	(871)	14,105		0
Street Cleansing	Sweeper	14,976	(871)	14,105		0
Street Cleansing	Sweeper	14,976	(871)	14,105		0
Street Cleansing	Sweeper	14,976	(871)	14,105		0
Street Cleansing	Sweeper	120,000	6,525	126,525		0
Street Cleansing	All Terrain Vehicle	14,500				14,500
Street Cleansing	All Terrain Vehicle	14,500				14,500
Street Cleansing	All Terrain Vehicle	14,500				14,500
Street Cleansing	All Terrain Vehicle	14,500				14,500
Grounds Maintenance	Mower	5,600				5,600
Grounds Maintenance	Mower	4,000				4,000
Grounds Maintenance	Mower	4,000				4,000
Grounds Maintenance	Mower	56,000				56,000
Grounds Maintenance	Mower	7,800				7,800
Grounds Maintenance	Specialist Equipment	2,000				2,000
Grounds Maintenance	Van	14,500				14,500
Waste Collection	Van	12,000				12,000
Public Conveniences	Van	12,000				12,000
Public Conveniences	Van	12,000	(12,000)			0
Vehicle Workshop	Van	12,500				12,500
Waste Collection	Refuse Collection Vehicle	154,000	4,411	158,411		0
Vehicle Workshop	Specialist Equipment	50,000	(6,581)	18,825		24,594
Grounds Maintenance	Trailer	2,500				2,500
Grounds Maintenance	Trailer	2,500				2,500
Grounds Maintenance	Trailer	2,500				2,500
Building Maintenance	Van	12,000				12,000
Grounds Maintenance	Specialist Equipment	10,000				10,000
Grounds Maintenance	Mower	59,390				59,390
Total Vehicles & Plant Requirement 2017/18		717,170	(12,000)	374,286	0	330,884

IT INFRASTRUCTURE - ASSET MANAGEMENT REQUIREMENT 2017/18

<u>Description</u>	<u>2017/18 Budget</u>	<u>Budget Changes</u>	<u>Actual Spend to Date</u>	<u>Carry Forward to 2018/19</u>	<u>Budget remaining</u>
	£	£	£	£	£
Desk Top Replacement	30,000		6,909		23,091
Replacement Servers	10,000		5,730		4,270
Replacement Citrix Server	25,000	(13,000)			12,000
Uninterrupted Power Supply	20,000	(5,000)			15,000
ArcServe replacement	42,500				42,500
CCTV Cameras	27,000	(22,644)	4,356		0
Consolidated SQL Platform	15,974	(13,974)			2,000
Corporate Printers	23,949	(600)	16,949		6,400
Finance system upgrade	26,200	125	26,325		0
Citrix upgrade	0	44,000			44,000
Total IT Infrastructure requirement 2017/18	220,623	(11,093)	60,269	0	149,261

LAND & BUILDINGS
ASSET MANAGEMENT REQUIREMENT 2018/19

<u>Property Name</u>	<u>Estimated Cost</u> £	<u>B/f from 2017/18</u> £	<u>2018/19 Budget</u> £
<u>Estates & Economic Development</u>			
Andover Bus Station	55,000		55,000
Beech Hurst	340,000		340,000
Broadwater Road Public Toilets	10,000		10,000
Broadwater Road CEO Office	5,000		5,000
Charlton Sports Centre	7,000		7,000
Romsey Heritage Centre and Tourist Info Cen	35,000		35,000
Guildhall	125,000		125,000
The Lights	0	215,775	215,775
Portway Depot	60,000		60,000
St Mary's Churchyard	25,000		25,000
Walworth Enterprise Centre	48,000	234,000	282,000
Portway Business Park	25,000	75,000	100,000
Valley Park Community Centre	15,000		15,000
Total Estates & Economic Development	750,000	524,775	1,274,775
<u>Community & Leisure</u>			
Beech Hurst	10,000		10,000
Cemeteries / Memorials	23,000		23,000
Green Spaces	372,226		372,226
The Lights	15,000		15,000
Playgrounds	204,000		204,000
Sports Facilities	24,000		24,000
Total Community & Leisure	648,226	0	648,226
Total Land & Buildings Requirement for 2018/19	1,398,226	524,775	1,923,001

VEHICLES & PLANT - ASSET MANAGEMENT REQUIREMENT 2018/19

<u>Unit</u>	<u>Type of Asset</u>	<u>Estimated Cost</u>	<u>B/f from 2017/18</u>	<u>2018/19 Budget</u>
		£	£	£
Grounds Maintenance	Tipper	27,000		27,000
Dog Warden	Van	15,000		15,000
Street Cleansing	Van	18,000		18,000
Grounds Maintenance	Van	18,000		18,000
Grounds Maintenance	Tipper	27,000		27,000
Street Cleansing	Tipper	27,000		27,000
Street Cleansing	Tipper	27,000		27,000
Street Cleansing	Tipper	25,000		25,000
Grounds Maintenance	Tipper	27,000		27,000
Grounds Maintenance	Tipper	27,000		27,000
Building Maintenance	Van	22,000		22,000
Building Maintenance	Van	24,000		24,000
Building Maintenance	Van	14,500		14,500
Building Maintenance	Van	22,000		22,000
Building Maintenance	Van	25,000		25,000
Grounds Maintenance	Mower	63,000		63,000
Street Cleansing	Sweeper	126,000		126,000
Grounds Maintenance	Mower	28,000		28,000
Grounds Maintenance	Mower	20,000		20,000
Grounds Maintenance	Mower	4,300		4,300
Waste Collection	Refuse Collection Vehicle	158,411		158,411
Waste Collection	Refuse Collection Vehicle	158,411		158,411
Building Maintenance	Van	13,000		13,000
Grounds Maintenance	Tipper	28,000		28,000
Grounds Maintenance	Tipper	15,500		15,500
Grounds Maintenance	Trailer	3,800		3,800
Grounds Maintenance	Trailer	3,500		3,500
Grounds Maintenance	Trailer	3,800		3,800
Grounds Maintenance	Trailer	3,800		3,800
Grounds Maintenance	Mower	4,100		4,100
Grounds Maintenance	Mower	3,800		3,800
Grounds Maintenance	Mower	7,000		7,000
Grounds Maintenance	Mower	3,200		3,200
Grounds Maintenance	Trailer	4,000		4,000
Grounds Maintenance	Mower	9,500		9,500
Grounds Maintenance	Mower	30,000		30,000
Vehicle Workshop	Specialist Equipment	5,500		5,500
Vehicle Workshop	Vehicle Maintenance	100,000		100,000
Total Vehicles & Plant Requirement 2018/19		1,142,122	0	1,142,122

IT INFRASTRUCTURE - ASSET MANAGEMENT REQUIREMENT 2018/19

<u>Description</u>	<u>Estimated</u> <u>Cost</u>	<u>B/f from</u> <u>2017/18</u>	<u>2018/19</u> <u>Budget</u>
	£	£	£
Laptops, PC, Wyse ,etc...	45,000		45,000
Operating Software	10,000		10,000
Backup Hardware/Technology	15,000		15,000
Tape Library Upgrade	12,000		12,000
Capita Upgrade	16,000		16,000
Information at Work Upgrade	14,900		14,900
Total IT Infrastructure requirement 2018/19	112,900	0	112,900

Playgrounds - Asset Management and Capital Programme 17/18

<u>Asset Management</u>	2017/18 Budget £
Playgrounds (South) Violet Close (Woodend Way), Valley Park - Full refurbishment	70,000
Playgrounds (South) Lavington Junior	25,000
Playgrounds (North) Winton Chase / Palmer (L0170) Replace delapidated play area	10,000
Playgrounds (North) St Birstan Gardens (Saxon Fields) - New Multi Play	10,000
Playgrounds (North) Duncan Court/ADMIRALS WAY EXTENSION	50,000
Playgrounds (North) Bury Hill Close - Full refurbishment	30,000
Playgrounds (North) Artists Way, Lowry Court & Hogarth Court	70,000
Playgrounds (North) Stone Close - full refurbishment	20,000
Playgrounds (North) Celtic Drive - full refurbishment	20,000
Playgrounds (North) Barnfield Rise - spinning equipment and surfacing	20,000
Playgrounds (North) Kingston Close - full refurbishment	20,000
Playgrounds (North) Kings Chase - refurbishment	35,000
Total per Asset Management Plan	<u>380,000</u>
<u>Capital Programme</u>	
Playgrounds (South) Upgrade War Memorial Park play area	60,000
Playgrounds (North) Picket Twenty Way and Urban Park	114,000
Total per Capital Programme	<u>174,000</u>

Playgrounds - Asset Management and Capital Programme 18/19

<u>Asset Management</u>		2018/19 Budget £
Playgrounds (North)	Colenzo Drive - safety surface improvements	20,000
Playgrounds (North)	Highlands Road - part refurbishment	30,000
Playgrounds (North)	Anton Lakes - surface replacement	10,000
Playgrounds (North)	Winton Chase - full refurbishment	30,000
Playgrounds (North)	Sand and bark for Charlton Lakes, Anton Lakes, Quicksilver Way	15,000
Playgrounds (North)	Pilgrims Way (Phoenix Park) replace rotten sleeper walls around MUGA and pla	20,000
Playgrounds (South)	Wicklow Drive Slide unit, replace swing and renew safety surface	27,000
Playgrounds (South)	Hunts Farm - skate ramp repaint	2,000
Playgrounds (South)	Botley Rd - New slide unit and safety surfacing	15,000
Playgrounds (South)	Bark supplies - south	10,000
Playgrounds (South)	Woodley - equipment paint and surface improvements	20,000
Playgrounds (South)	Romsey Sports Centre - safety surface improvements	5,000
Total per Asset Management Plan		<u>204,000</u>
<u>Capital Programme</u>		
Playgrounds (North)	MUGA Picket Twenty	155,000
Playgrounds (North)	Picket Twenty Way and Urban Park	60,000
Playgrounds (South)	Play areas - Jubilee Park, Rownhams	70,000
Total per Capital Programme		<u>285,000</u>