

Asset Management Plan (AMP)

An Asset Management Plan is an effective tool for managing premises data and identifying priorities for investment. In January 2016, the ESFA issued "Essential School Maintenance

A guide for schools" which sets out the requirement for schools and MATs to:

- Collect information through condition and other surveys so that they understand their buildings and the condition and maintenance needs within them
- Develop and keep up to date registers of their premises and assets
- Use registers and other management information to develop and deliver an asset management plan
- Use information on condition and available resources to prioritise maintenance work
- Draw up, deliver and review a programme of work to address maintenance priorities

Funding to support AMP investment can come from school condition grant and Devolved Formula Capital. Multi-academy trusts (MATs) with at least 5 academies and more than 3,000 pupils, receive a School Condition Allocation (SCA) to invest strategically across the estate for priority maintenance needs. Academies that are not part of a qualifying MAT can apply to the Condition Improvement Fund (CIF). Maintained schools can apply to the LA for School Condition Funding. All schools also receive formulaic devolved formula capital (DFC) allocations.

SCA and DFC should be used to keep buildings safe and in good working order by tackling poor building condition, building compliance, energy efficiency and health and safety issues.

Governors and Trustees need to target their SCA & DFC to:

- Carry out their duties under the Health and Safety at Work Act 1974 and comply with all relevant building regulations. This includes management of asbestos where relevant.
- Understand in detail the data relating to the current condition of your estate and develop a long-term asset management strategy
- Maintain the estate for the long-term by renewing and modernising key building elements through preventative works and replacement when they are beyond economic repair

Schools and MATs are expected to have an up to date condition survey of their buildings to enable effective asset management planning. With the announcement of the CDC Programme, the ESFA will be providing schools with information regarding the condition of their buildings but this is a high level data collection and is not intended to replace the existing work undertaken by schools and responsible bodies to collect their own, more detailed, condition data.

Once your CDC survey is issued and/or a condition survey is completed, the data can be translated in to a 3 or 5 year asset management plan to identify priorities for investment. The Schools Team have experience in developing AMPs and can support schools in developing an effective and functional plan for investment.

The TDA Property Services Team can provide a comprehensive condition survey to compliment the ESFA's CDC survey data. Please contact:

Nick Clemens, Principal Services Engineer – TDA Property Services

Tel: 01803 207377

Email: nicholas.clemens@tedcltd.com

To compliment this service and for schools who wish to maximise the potential of their assets, the TDA Estates Team can provide a strategic asset review, exploring opportunities for income generation and savings. Please contact:

Paul Palmer, TDA Estates Manager

Tel: 01803 207920

Email: paul.palmer@tedcltd.com