



BERRIGAN SHIRE

BAROOGA • BERRIGAN • FINLEY • TOCUMWAL



# Asset Management Strategy 2023 - 2033

Resourcing Strategy 2023 – 2033

Adopted 28 June 2023



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# Executive Summary

**This Asset Management Strategy is prepared to assist Council in improving the way it delivers essential services to the public.**

The council maintains an asset register which has a record of individual assets and has information such as acquisition cost, service life, physical condition, repair and maintenance history. The fixed assets Council maintains includes:

- Roads
- Bridges
- Footpaths
- Stormwater Drainage
- Flood Protection Levees
- Corporate And Council Community Service Facilities
- Parks
- Reserves
- Pools
- Libraries
- Halls
- Council Buildings
- Commercial Facilities – Caravan Parks, Sale Yards, Quarries And Aerodrome
- Waste Management
- Sewerage network and Treatment
- Water Distribution and Treatment

In addition to service delivery from infrastructure, Council assets also include plant and Council business - technology and systems.

As at 30 June 2022 Council's infrastructure assets have a gross carrying value of about \$454 million, land and land improvements about \$64 million, all other assets about \$34 million for a total asset gross carrying amount of \$552 million.

The Asset Management Strategy is to enable Council to show:

- How its asset portfolio will meet the service delivery needs of its community into the future

- What Council's asset management policies are to be achieved, and
- Ensure the integration of Council's asset management with its long-term strategic plan.<sup>1</sup>

Adopting this Asset Management Strategy will assist council in meeting the requirements of national sustainability frameworks, New South Wales Local Government Act 1993 and the services needed by the community in a financially sustainable manner.

The Asset Management Strategy is prepared following a review of the Council's service delivery practices, financial sustainability indicators, asset management maturity and fit with Council's vision for the future outlined in the Berrigan Shire Community Strategic Plan – Berrigan Shire 2032. The strategy outlines an asset management improvement plan detailing a program of tasks to be completed and resources required to bring council to a minimum 'core' level of asset maturity and competence.

## Strategy Outlook

1. The Council uses AssetFinda software and Asset valuation reports to manage the maintenance of its assets. The council develops a well-defined program for maintaining the aggregate body of assets through performance and financial modeling, planned maintenance, repair and replacement.
2. Council's current and expected level of service is also factored in when preparing yearly capital plan. Council is in a position to maintain current service levels of service for the next ten years, if the funding levels are maintained (renewals are fully funded). This is dependent on maintenance, in real terms, of existing funding streams including Roads to Recovery funding and community contributions for maintenance and replacement of assets. There is also no capacity to improve assets to meet adopted levels of service in some areas or to upgrade assets to increase the levels of service.

3. Council's current asset management maturity is approaching 'core' level and investment is needed to continue to improve information management, lifecycle management and service management.

4. Any new assets proposed must consider whole life-cycle cost and must not be funded at the cost of existing renewals budget.

# Asset Management Strategies

Table 1: Asset Management Strategies

No.	Strategy	Desired Outcome
1	Council's decisions are made from <b>current</b> accurate and <b>complete</b> information in asset registers, on service level performance and costs and 'whole of life' costs	Improved decision making and greater value for money
2	Long Term Financial Planning informs the development of Annual budgets	The long-term implications of Council services are considered in annual budget deliberations
3	Develop and conduct in accordance with Asset Management Accounting and Asset Management Policy reviews of Asset Management Plans covering at least 10 years for all major asset classes (80% of asset value).	Identification of services needed by the community and required funding to optimise 'whole of life' costs
4	Annual desktop review of Long-Term Financial Plan includes revised expenditure projections for Asset Management Plans reviewed and adopted in the preceding year	Sustainability of funding model to provide Council services
5	Integrate review and update LTFP with the finalisation of Annual Budget	Council and the community are aware of changes to service levels and costs arising from budget decisions
6	Report on Council's infrastructure assets in accordance with Special Schedule 7	Financial sustainability information is available for Council and the community
7	Report on Council's resources and operational capability to deliver the services needed by the community in the Annual Report	Accountable and transparent management of Council's Assets in accordance with this Strategy and Council's Asset Management Policies
8	Ensure responsibilities for asset management are identified and incorporated into staff position descriptions	Key positions and personnel are aware of and responsible for asset management of Council assets in accordance with this strategy
9	Ensure that accurate and timely asset management information informs the Council's suite of Integrated Planning and Reporting documents	Improved financial and asset management capacity within Council
	Internal Audits should be conducted regularly for performance (financial/maintenance) evaluation	Confirms Asset management system confirms to the Council standards and requirements and whether it is effectively implemented and maintained.

# 1. Introduction

Assets deliver important services to communities. A key issue facing local governments throughout Australia is the management of ageing assets in need of renewal and replacement.

Infrastructure assets such as roads, drains, bridges, water and sewerage, pools and public buildings present particular challenges. Their condition and longevity can be difficult to determine. Financing needs can be large, requiring planning for large peaks and troughs in expenditure for renewing and replacing such assets. The demand for new and improved services adds to the planning and financing complexity.

The creation of new assets also presents challenges in funding the ongoing operating and replacement costs necessary to provide the needed service over the assets' full life cycle.

The national frameworks on asset planning and management and financial planning and reporting endorsed by the Local Government and Planning Ministers' Council (LGPMC), and used by the Berrigan Shire, requires councils to adopt a longer-term approach to service delivery and funding comprising:

- A strategic longer-term plan covering, as a minimum, the term of office of the councillors and:
  - o bringing together asset management and long-term financial plans,
  - o demonstrating how council intends to resource the plan, and
  - o consulting with communities on the plan
- Annual budget showing the connection to the strategic objectives, and
- Annual report with:
  - o explanation to the community on variations between the budget and actual results,
  - o any impact of such variances on the strategic longer-term plan,

2 LGPMC, 2009, Framework 2 Asset Planning and Management, p 2.

3 LGPMC, 2009, Framework 3 Financial Planning and Reporting, pp 2-3.

4 LGPMC, 2009, Framework 3 Financial Planning and Reporting, pp 4-5.

5 LGPMC, 2009, Framework 2 Asset Planning and Management, p 4.

6 LGPMC, 2009, Framework 2 Asset Planning and Management, p 4.

o report of operations with review on the performance of the council against strategic objectives.

Framework 2 Asset Planning and Management has seven elements to assist in highlighting key management issues, promote prudent, transparent and accountable management of local government assets and introduce a strategic approach to meet current and emerging challenges.

1. Asset management policy,
2. Strategy and planning,
  - a. asset management strategy,
  - b. asset management plan,
3. Governance and management arrangements,
4. Defining levels of service,
5. Data and systems,
6. Skills and processes, and
7. Evaluation.<sup>5</sup>

The Shire's Asset Management Strategy is to enable Council to show:

- how its asset portfolio will meet the service delivery needs of its community into the future
- what Council's asset management policies are to be achieved, and
- ensure the integration of Council's asset management with its long-term strategic plan.

The goal of asset management is to ensure that services are provided:

- in the most cost-effective manner
- through the creation, acquisition, maintenance, operation, rehabilitation and disposal of assets for present and future consumers.

The objective of the Shire's Asset Management Strategy is to establish a framework to guide the planning, construction, maintenance and operation of the infrastructure essential for Council to provide services to the community.



## 1.1 Legislation

This Asset Management Strategy has been developed cognisant of the context of local government service delivery, legislative reform and the legislative and regulatory requirements of Commonwealth and State legislation.

The Council has a legislative compliance policy which outlines the commitment to compliance with applicable legislation.

The following table provides a summary of but is not limited to the relevant legislation and requirements upon Council.

**Table 2: Legislative Framework**

Legislation	Requirements
<i>Local Government Act 1993</i> <i>Local Government (General) Regulation 2005</i>	Sets out role, purpose, responsibilities and powers of local governments including the preparation of a Community Strategic Plan and 10 year Resourcing Strategy informing the development of Council's Long term Financial Plan and Asset Management Strategy.
<i>Environmental Planning and Assessment Act 1979</i> <i>Environmental Planning and Assessment Amendment Act 2008</i>	Requirement for Local Environmental Plans and Development Control Plans. Provides for Council control of development of towns and approval of infrastructure expansion.
<i>Local Land Services Act 2017</i>	Delivery of Local Land Services in the social, economic and environmental interests of the State.
<i>Soil Conservation Act 1938</i>	Preservation of water course environment.
<i>Work Health and Safety Act 2011</i> <i>Work Health and Safety Regulations 2011</i>	Impacts all operations in relation to safety of workers and the public. Council's responsibility to ensure health, safety and welfare of workers at places of work.
<i>Workers Compensation Act 1987</i> <i>Workplace Injury Management and Workers Compensation Act 1998</i> <i>Workers Compensation Regulation 2010</i>	Sets out the return to work and rehabilitation responsibilities for employers and for injured employees.
<i>Roads Act 1993</i>	Requirements for access arrangements from public roads.
<i>Road Transport Act 2013 &amp; 2017 Amendments</i>	Requirements for vehicles and operator using roads.
<i>Transport Administration Act 1988</i>	Authorises Roads and Traffic management of roads.
<i>Australian Road Rules</i>	Requirements for vehicles and operator using roads.
<i>Food Act 2003</i>	Standard of Food Preparation Areas.
<i>National Construction Code of Australia (Vol 1,2,3)</i> Volume 1	Requirements for building construction and safety.
<i>Disability Discrimination Act 1992 (Cwlth)</i>	Provision of facilities for the disabled.
<i>Disability Inclusion Act 2014</i>	Promotes the inclusion of people with disability by requiring government departments and local councils to engage in disability inclusion action planning.

Legislation	Requirements
<i>Public Health Act 2010</i>	Promote, protect, and improve public health, promote the control and spread of infectious diseases and to control the risks to public health.
<i>Swimming Pools Act 1992</i>	Registration and safety requirements for swimming pools install on premises on which a residential building, a moveable dwelling or tourist and visitor accommodation is located.
<i>Companion Animals Act 1998</i>	Provide for the effective and responsible care and management of companion animals.
<i>Impounding Act 1993</i>	Enables impoundment of unattended, abandoned, or trespassing animals or articles.
<i>Protection of the Environment Operations Act 1997</i>	Pollution control.

Legislation	Requirements
<i>Prevention of Cruelty to Animals Act 1979</i>	Saleyards operations.
<i>Meat Industry Act 1978</i>	Saleyards operations.
<i>Civil Aviation Act 1988 (Cwlth)</i>	Requirements for construction standards, markings and maintenance of aerodromes.
<i>Civil Aviation Safety Regulations 1998 (Cwlth)</i>	Requirements for construction standards, markings and maintenance of aerodromes.
<i>Public Works Act</i>	Role of DPWS in planning and construction of new assets.
<i>Water Act 1912</i>	Water rights, licenses, allocations.
	Determining developer charges.
<i>Water Management Act 2000</i>	Sustainable and integrated management of water resources.
<i>Independent Pricing and Regulatory Tribunal Act 1992</i>	Charging guidelines.
	Trends toward a user pay system in the industry.
	Gives powers to the Independent Pricing and regulatory Tribunal to inquire into and regulate prices.
<i>Native Titles Act</i>	Provides definition of freehold zone-able land.

## 1.2 Asset Management Planning Process

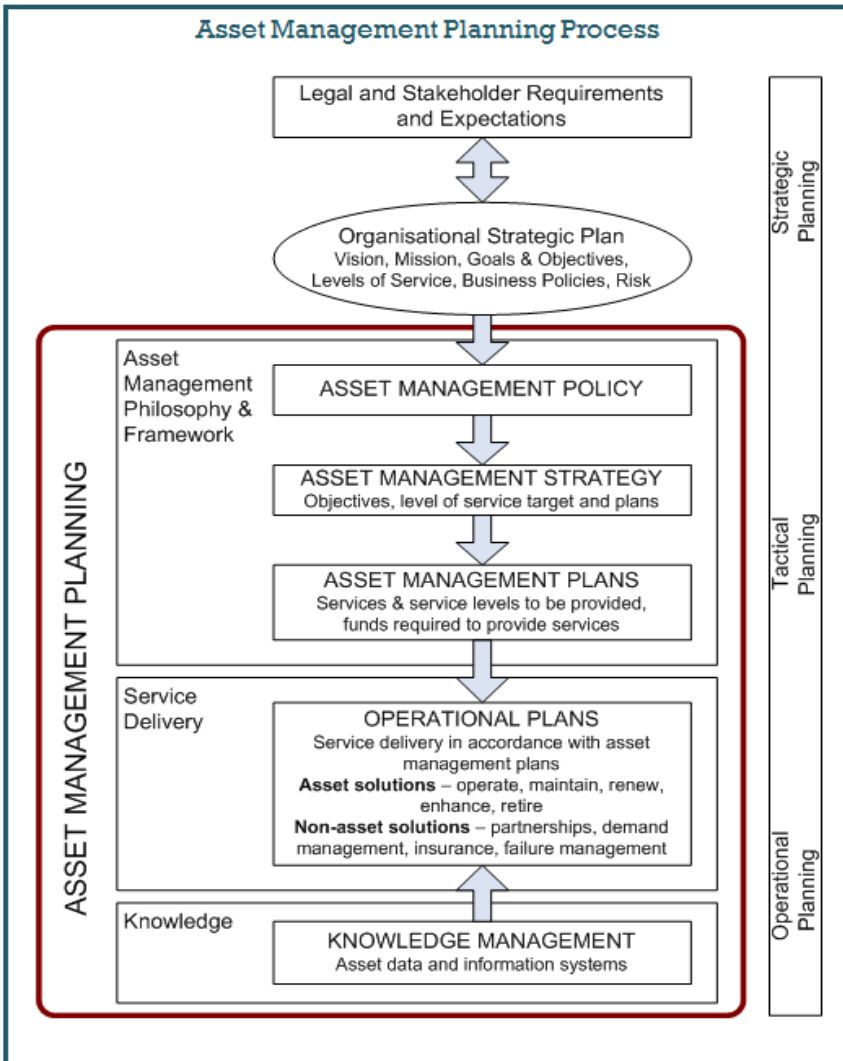


Figure 1: Asset Management Planning Process

Asset management planning is a comprehensive process which ensures that assets are managed and maintained in a way that is affordable. Moreover, the infrastructure or asset optimises the affordability and economic delivery of services. In turn, affordable service levels can only be determined by assessing Council’s financial sustainability under scenarios with different proposed service levels.

Asset management planning commences with defining stakeholder and legal requirements and needs, incorporating these needs into the organisation’s strategic plan, developing an asset management policy, strategy, asset management plan and operational plans, linked to a long-term financial plan with a funding plan.<sup>7</sup>

## 2. What Assets do we have?

Director Infrastructure has responsibility for service delivery and asset management planning. Asset and Engineering Manager coordinates asset management planning while the Development Manager, Environmental Engineer and Operations Manager are responsible to the Director for delivering the service levels adopted by Council for the associated budget.

Asset Class	Description	Services Provided
Footpaths	Footpaths, Shared Paths and Pedestrian Bridges	Provide pedestrian and bicycle access within towns.
Roads, Streets and Bridges	Road and Street Assets within the Berrigan Shire Area other than State and Federal Highways and Forest Roads	Provide vehicular access to properties and provision for freight movement within Council area.
Sewerage System	Sewerage infrastructure for the townships of Barooga, Berrigan, Finley and Tocumwal	Provide a sewerage system to convey liquid waste from urban properties, treat and dispose of it in an environmentally friendly manner
Urban Stormwater Drainage	Stormwater pipes, pits, kerb & gutter, kerb, spoon drains, culverts and levee banks	Provide stormwater collection from urban properties and disposal in an environmentally friendly way. Levee banks to protect properties from inundation by floodwater from the Murray River
Water Supply	Water supply assets including: water treatment plants, water storage dams, water reservoirs, water mains and water pump stations for the townships of Barooga, Berrigan, Finley and Tocumwal	Provide a water supply network in four townships to enable extraction, treatment and delivery of the garden and filtered water supplies at highest standards
Corporate and Community Services	All Corporate and Community Services Assets owned by Berrigan Shire Council that are not included in specific Asset Management Plans	Recreation Reserves and Sporting Grounds, Public Parks and Gardens, Council Chambers and Offices, Public Halls, Public Swimming Pools, Public Libraries, Finley Saleyards, Aerodromes, Council Depots, Emergency Services, Waste Disposal Facilities, Quarries, Residences, Cemeteries, Transport Facilities

# 3. Council's Assets and their management

## 3.1 State of the Assets

The financial status of Council's assets, as at June 2021 is shown in the following tables and figures and is sourced from the Council's latest valuation report prepared by an external consultant (Asset Valuer Pro, 2022). This review of the Asset Management Strategy is a desk top review and will be comprehensively updated when the Council's LTFP is fully reviewed when the new Council is elected.

Table 3: Replacement Cost of Assets 30 June 2021

Asset Class	Replacement Cost (\$,000)
Buildings	63,966893.1.65
Roads Network (inc Kerb, Bridges, Footpaths)	193,344434
Water Network	63,569,046.00
Sewer Network	61,739479.0061,739,479.00
Stormwater Drainage	36,990489.00
Open Space / Recreational	34,410

### Infrastructure Cost as a percentage of Total Replacement Cost

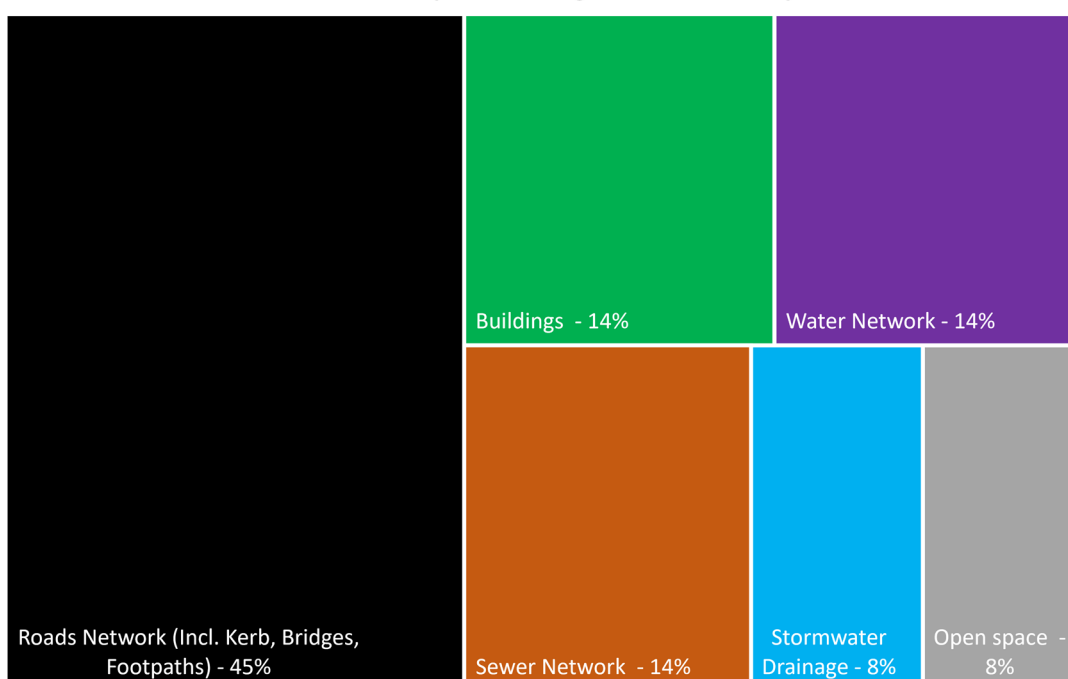


Figure 2: Assets as % of Replacement Cost

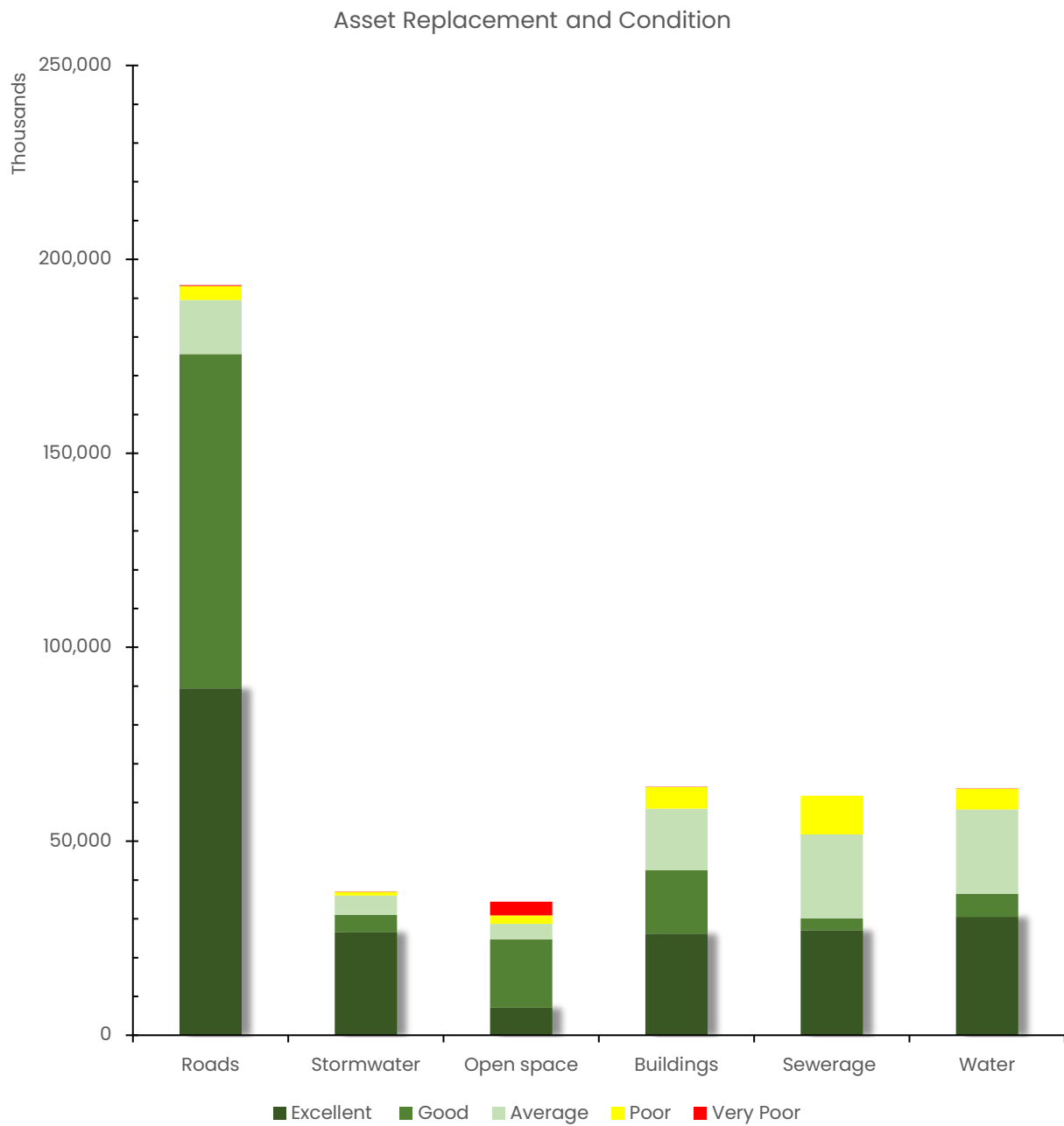


Figure 3: Asset Replacement Value and Condition 2021/22

The condition of Council’s assets is shown in Figure 3 and is derived from the ratings shown in 2021/22 financial statements for Council. The proportion of Council assets consumed or depreciated is shown in Figure 4 with the data drawn from the Council’s latest valuation report (Asset Valuer Pro, 2022).



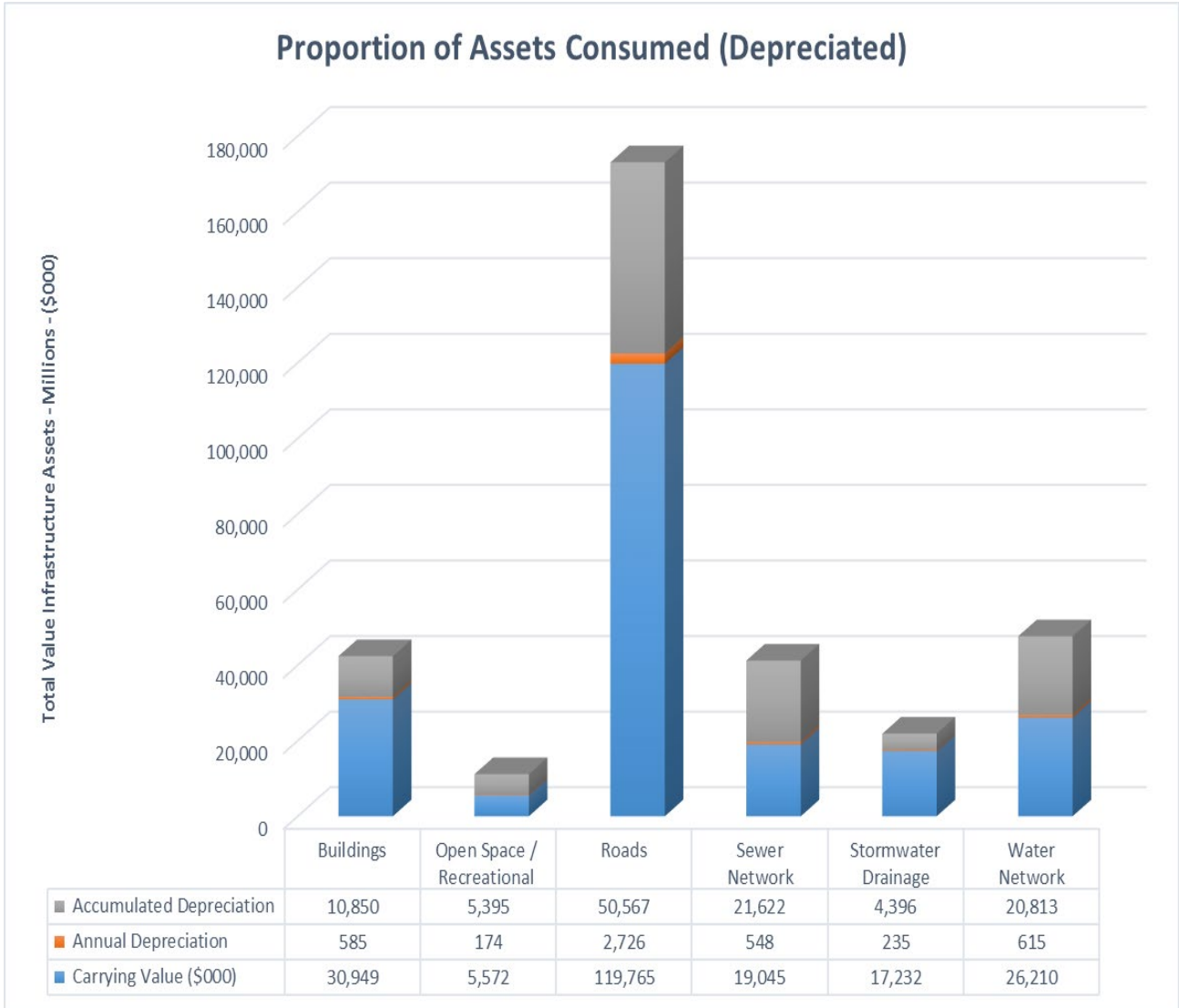


Figure 4: Proportion of Assets Consumed (Depreciated) 2021/22

### 3.2 Life Cycle Cost

Life cycle costs (or whole of life costs) are the average costs that are required to sustain the service levels over the longest asset life. For example, life cycle sustainability and associated capital expenditure for lumpy items such as water and sewer and buildings is averaged out over the expected life of an asset. Therefore, the annual expenditure for one year is not useful as this does not give a true result. In the case of the Council’s Water Assets provision the Long-Term Financial Plan accounts for lumpy assets and their management by allocating money to Reserves on an annual basis: in this example the Water Reserve.

Quarantining the capital needed for the renewal and or replacement of a Water asset when it approaches the end of its operational life. Life cycle costs include operating and maintenance expenditure and asset consumption (depreciation expense).

As, part of the (2022) review of this Asset Management Strategy the life cycle cost for the services covered in this asset management plan is shown in the following table. The costs shown in the following table are based on actual 2020/21 expenditure on operations and maintenance.

**Table 5: Life Cycle Costs, Expenditure and Gap**

		Life Cycle Costs		Life Cycle Expenditure		Life Cycle Gap	
	2020/21 Operations & Maintenance Expenditure	2020/21 Annual Depreciation	Life Cycle Cost ('000)	Capital Renewal Expense (\$/yr)	Life Cycle Expense (\$/yr)		Life Cycle Sustainability Index
Asset Class	A	B	C (A + B)	D	E (A + D)	E - C	
Buildings	394	649	1,043	207	601	442	0.58
Roads, incl Bridges & Footpaths	1,952	2,797	4,749	2,136	4088	661	0.86
Water Network	1,202	673	1,875	1,874	3076	1,201	1.64
Sewer Network	1,054	601	1,655	104	1158	497	0.70
Stormwater Drainage	92	242	334	0	92	242	0.28
Open Space / Recreational	524	287	811	1,286	1,810	999	2.23
	5,218	5,249	10,467	5,607	10,825	2,012	1.03

Life cycle costs can be compared to life cycle expenditure to give an indicator of sustainability in service provision. Life cycle expenditure includes operating, maintenance and capital renewal expenditure in the previous year or preferably averaged over the past 3 years. Life cycle expenditure varies depending on the timing of asset renewals. The life cycle cost and life cycle expenditure comparison highlight any difference between present outlays and the average cost of providing the service over the long term. If the life cycle expenditure is less than the life cycle cost, it is most likely that outlays will need to be increased or cuts in services made in the future. Knowing the extent and timing of any required increase in outlays and the service consequences if funding is not available helps the Council plan the provision of its services in a financially sustainable manner.

A shortfall between life cycle cost and life cycle expenditure gives an indication of the life cycle gap to be addressed in the Council's overall asset management and long-term financial plans.

The life cycle gap and sustainability indicator for services covered by this asset management plan is also summarised in the preceding table.

### 3.3 Asset Management Structure

Director Infrastructure has responsibility for service delivery and asset management planning. Asset and Engineering Manager coordinates asset management planning while the Development Manager, Environmental Engineer and Operations Manager are responsible to the Director for delivering the service levels adopted by Council for the associated budget.

### 3.4 Council's Asset Management Team

A 'whole of organisation' approach to asset management is reflected by the Shire Council's Asset Management Team. The benefits of a council asset management team include:

- Corporate and Council support for sustainable asset management
- Corporate and Council buy-in and responsibility
- Coordination of strategic planning, information technology and asset management activities
- Uniform asset management practices across the organisation
- Information sharing across IT hardware and software
- Pooling of corporate expertise
- Championing of asset management process
- Wider accountability for achieving and reviewing sustainable asset management practices

Council's Asset Management Team is

- Director Infrastructure
- Director Corporate Services
- Asset and Engineering Manager
- Enterprise Risk Manager
- Operations Manager
- Environmental Engineer
- Finance Manager
- Technical Officer Asset Management
- Asset Maintenance Officer
- Project Manager

### 3.5 Financial & Asset Management Core Competencies

The National Frameworks on Asset Planning and Management and Financial Planning and Reporting define 10 elements. Eleven (11) core competencies have been developed from these elements to assess 'core' competency under the National Frameworks. The core competencies are:

#### Financial Planning and Reporting

- Strategic Long Term Financial Plan
- Annual Budget
- Annual Report

#### Asset Planning and Management

- Asset Management Policy
- Asset Management Strategy

Council's asset management capability was assessed as part of the NSW Office of Local Government's (2013) Local Government Infrastructure Audit.

- Asset Management Plan
- Governance & Management
- Levels of Service
- Data & Systems
- Skills & processes
- Evaluation

Council's asset management capability was assessed as part of the NSW Office of Local Government's (2013) Local Government Infrastructure Audit.

## 4. Where do we want to be?

### 4.1 Council's Vision, Mission, Goals and Objectives

Council has adopted a Vision for the future in the Council's Community Strategic Plan – Berrigan Shire 2032. In 2032 we will be recognised as a Shire that builds on and promotes our natural assets and advantages to create employment and economic activity to attract residents, families and tourists.

### 3.6 Strategy Outlook

1. The Council uses AssetFinda software and Asset valuation reports to manage the maintenance of its assets. The council develops a well-defined program for maintaining the aggregate body of assets through performance and financial modeling, planned maintenance, repair and replacement.
2. Council's current and expected level of service is also factored in when preparing yearly capital plan. Council is able to maintain current service levels for the next ten years if the funding levels are maintained (renewals are fully funded). This is dependent on maintenance, in real terms, of existing funding streams including Roads to Recovery funding and community contributions for maintenance and replacement of assets. There is also no capacity to improve assets to meet adopted levels of service in some areas or to upgrade assets to increase the levels of service.
3. Council's current asset management maturity is approaching 'core' level and investment is needed to continue to improve information management, lifecycle management and service management.

Berrigan Shire 2032 sets strategic outcomes and the objectives that will frame Council decision making during the planning period. The strategic outcomes describe where Council wants to be. The objectives are the steps needed to get there. Strategic outcomes and objectives relating to the delivery of services from infrastructure are shown in Table 6.

Strategic Outcome	Strategic Objectives
Sustainable natural and built landscapes	Support sustainable use of our natural resources and built landscapes
	Connect and protect our communities
Good government	Ensure effective governance by Council of Council operations and reporting
Supported and engaged communities	Create safe, friendly and accessible communities
	Support community engagement through life-long learning, culture and recreation
Diverse and resilient business	Strengthen and diversify the local economy
	Connect local, regional and national road, rail and aviation infrastructure

**Table 6: Goals and Objectives for Infrastructure Services**

## 4.2 Asset Management Policy

Council’s Asset Management Policy defines the Council’s aim and service delivery objectives for asset management in accordance with legislative requirements, community needs and affordability.

Council’s Asset Management Policy and Asset Management Accounting Policy defines the Council’s aims and service delivery objectives for asset management and these are in accordance with Berrigan Shire 2032 and applicable legislation.

The Council’s Asset Management Strategy is developed to support its asset management policy and is to enable Council to show:

- How its asset portfolio will meet the service delivery needs of its community into the future
- What Council’s asset management policies are to be achieved, and
- Ensure the integration of Council’s asset management with its long-term financial plan and Community Strategic Plan.

## 4.3 Asset Management Aim

To ensure the long-term financial sustainability of Council, it is essential to balance the community’s expectations for services with their ability to pay for the infrastructure assets used to provide the services.

Maintenance of service levels for infrastructure services requires appropriate investment over the whole of the asset life cycle.

To assist in achieving this balance, Council aspires to:

To ensure adequate provision is made for the long-term management and replacement of major technical and physical assets, (including land and property).

In line with this aim, the objectives of the Shire’s Asset Management Policy and this Asset Management Strategy include:

- Ensuring that Council’s services and infrastructure are provided in a sustainable manner, with the appropriate levels of service to residents, visitors and the environment.
- Establishing processes that integrate asset management and community strategic planning with Council corporate and long-term financial planning.
- Creating an environment where all Council employees take an integral part in overall management of Council assets by creating and sustaining asset management awareness throughout the Council.
- Meeting legislative requirements for asset management.
- Ensuring resources and operational capabilities are identified and responsibility for asset management is allocated.
- Demonstrating transparent and responsible asset management processes that align with demonstrated best practice.

## 5. How will we get there?

The Asset Management Strategy proposes strategies to enable the objectives of the Community Strategic Plan, Asset Management Policy and Asset Management Strategy to be achieved.

**Table 7: Asset Management Strategies**

No.	Strategy	Desired Outcome
1	Council's decisions are made from <b>current</b> accurate and <b>complete</b> information in asset registers, on service level performance and costs and 'whole of life' costs	Improved decision making and greater value for money
2	Long Term Financial Planning informs the development of Annual budgets	The long-term implications of Council services are considered in annual budget deliberations
3	Develop and conduct in accordance with Asset Management Accounting and Asset Management Policy reviews of Asset Management Plans covering at least 10 years for all major asset classes (80% of asset value).	Identification of services needed by the community and required funding to optimise 'whole of life' costs
4	Annual desktop review of Long-Term Financial Plan includes revised expenditure projections for Asset Management Plans reviewed and adopted in the preceding year	Sustainability of funding model to provide Council services
5	Integrate review and update LTFP with the finalisation of Annual Budget	Council and the community are aware of changes to service levels and costs arising from budget decisions
6	Report on Council's infrastructure assets in accordance with Special Schedule 7	Financial sustainability information is available for Council and the community
7	Report on Council's resources and operational capability to deliver the services needed by the community in the Annual Report	Accountable and transparent management of Council's Assets in accordance with this Strategy and Council's Asset Management Policies
8	Ensure responsibilities for asset management are identified and incorporated into staff position descriptions	Key positions and personnel are aware of and responsible for asset management of Council assets in accordance with this strategy
9	Ensure that accurate and timely asset management information informs the Council's suite of Integrated Planning and Reporting documents	Improved financial and asset management capacity within Council
	Internal Audits should be conducted regularly for performance (financial/maintenance) evaluation	Confirms Asset management system confirms to the Council standards and requirements and whether it is effectively implemented and maintained.



## 6. Asset Management Improvement Plan

Actions in the Asset Management and improvement plan describe the actions Council Officers will take to implement strategies described firstly by the Council's Asset Management Policy and the Council's commitment to the asset management strategies described in Section 5 of this Strategy.

**Table 8: Asset Management Improvement Action Plan**

What we want to do	How are we going to do it?	What will be the outcome	Lead Responsibility	Cost / Other resources	Commencing
1. Ensure that planned reviews of Asset Management Plans reflect Berrigan Shire 2032 priority projects and the Council's 4- year Delivery Program	Staff with asset management responsibilities identify role and the function of an asset in the achievement of Berrigan Shire 2032 priority projects	Asset Management Plans reflect Berrigan Shire 2032 priority projects and services included in the Council's 4-year Delivery Program	Director Infrastructure Director Corporate Services	As required	Ongoing
	Improve horizontal and vertical integration of council's suite of IP&R documents	Financially sustainable management of Council Assets	Director Infrastructure Director Corporate Services Finance Manager	Asset Management Training Integration of Finance and Asset Management Systems	Ongoing
	Include state of Assets reporting in Annual Report	Community is informed about the State & Financial Sustainability of Council Assets	Director Infrastructure Director Strategic Planning and Development Finance Manager	Cost Neutral	Ongoing



What we want to do	How are we going to do it?	What will be the outcome	Lead Responsibility	Cost / Other resources	Commencing
2. Resourcing Strategy and Asset Management Strategy development and coordination	Resource Strategy integrates the Long-Term Financial Plan (LTFP) with the relevant AMP	Resourcing Strategy that meets IPR legislative requirements	CEO Director Infrastructure Finance Manager	Director Strategic Planning and Development	Ongoing
	Asset Management Strategy describes risks of current maturity of the Council's management of assets as well as service levels that can be achieved by resourcing strategy  Risk Register Reports	Maturity of Asset Management systems and processes is maintained in accordance with the Council's Asset Management Policy	Director Infrastructure	Training and Development  Asset Management Systems and Software	Ongoing
	Community – service users are engaged in reviewing and updating the Council's Asset Management Plan's and Asset Management Strategy	Asset management is informed by users experience and expectations	Director Infrastructure Director Strategic Planning and Development	Finance Manager Asset Management Team	Ongoing
	Accurate and timely review of Asset Management Plans informs Council decision making	Council decision making is informed by community expectations and the risks /costs associated with the financial sustainability and operation of an asset	Director Infrastructure Director Corporate Services		Ongoing

What we want to do	How are we going to do it?	What will be the outcome	Lead Responsibility	Cost / Other resources	Commencing
3. Integration with Long Term Financial Plan (LTFP)	Annual desktop review of Long-Term Financial Plan includes revised expenditure projections for Asset Management Plans reviewed and adopted in the preceding year  Report to the Council by CEO on development and implementation of Asset Management Strategy, AM Plans and Long-Term Financial Plans	Sustainable funding model to provide Council services  Audit Committee and Council oversight of resource allocation and performance	Director Infrastructure  Director Corporate Services  CEO	Finance Manager  Asset Management Team	Ongoing
4. Knowledge and Information Management	Responsibilities for asset management are identified and incorporated into staff position description	Key positions and personnel are aware of and responsible for management of Council assets in accordance with this Strategy and Council Policy	Director Corporate Services	Workforce Development Strategy and Action Plan	Ongoing
5. Community Engagement	As Asset Plans scheduled for Review include a Community Engagement Strategy that shares information on achievable service targets/risks	Community feedback is informed	Director Infrastructure  Director Strategic Planning and Development	Social Media	Ongoing

#### Bibliography

Asset Valuer Pro. (2022). APV Berrigan Shire Council Valuation Summary Report - Land and Building Assets. APV.






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