

Shire of Boddington

Foreshore 'Other Structures'

Asset Management Plan

Document Control

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## Executive Summary

The Foreshore 'Other Structures' Asset Management Plan covers assets that are associated at the Foreshore long the Hotham River in Boddington.

This plan excludes the building asset types. These are captured in the 'Building and Land Asset Management Plan'.

This document is the Shire's Asset Management Plan (AMP) for Foreshore 'Other Structures.' It outlines the activities that will be carried out over the next ten years to provide and maintain the portfolio. It also details the service levels (standard) the Shire will provide and the resources required to deliver them.

While the document is comprehensive, it is also evolving with the Shire's practice maturity. As such there are a number of actions that have been identified that will improve the AMP's accuracy over time. All readers of this AMP must understand its limitations and applied assumptions before acting on any information contained within it.

In the current budget there is capital expenditure for the Civic Precinct (Foreshore Revitalisation) that include the Skate Park, Pump Track, Nature Play Space and extensive landscaping for the foreshore area.

The current Foreshore 'Other Structures' assets have significant value estimated at \$600 thousand. Evidence suggests that the general condition of the Foreshore 'Other Structures' are 'Average' the assets are in fair overall condition, deterioration in condition would be obvious and there would be some serviceability loss. This position is supported with the asset portfolio asset consumption ratio 47% which is outside the target band of 50-75%.

Some of these assets are to be retained and therefore will remain in the Foreshore 'Other Structures' asset portfolio. Looking forward, a number of key improvement actions have been identified that would enable the Shire to better manage its Foreshore 'Other Structures' asset portfolio. These have been listed within the Improvement Plan for future implementation.

## Background and Objectives

### Purpose of this Asset Management Plan

This document is an Asset Management Plan (AMP) for the Shire's 'Other Structures' associated with buildings that have corporate use. The AMP documents shows how the Shire plans to manage these assets, to deliver services of a specified quality (service levels) and what the associated long term costs are.

### Focus of this Asset Management Plan

The AMP focuses on the following asset type portfolio.

Asset Class	Number of Assets	Current Replacement Cost
Other Structures	26	\$ 624,765

**Table 1: Assets covered by AMP**

### Corporate Document Relationships

This AMP integrates with the other following Shire documents:

- = Strategic Community Plan
- = Corporate Business Plan
- = Long Term Financial Plan
- = Annual Budget.

### Time Period of the AMP and Next Review Date

The AMP covers a 10 year period and will be next reviewed by 1 July 2019.

# Service Levels

## Introduction

The level of service is the defined service quality for the asset. Understanding the level of service required of an asset is vital for its lifecycle management, as this largely determines service are pivotal in asset management as they have a direct financial impact due to their importance in both operational and risk-based prioritisation.

Service levels are divided into two types:

- Community based; and
- Operations based

Community based levels of service relate to the function of the service provided and how the customer receives the service in terms of appearance, availability, comfort and safety.

Operations based levels of service relate to the technical measures and the outputs the customer receives in terms of quality, quantity, maintainability reliability and performance, responsiveness, capacity, environmental impacts and affordability.

## Service Level Performance

Table 2 details the service level performance that the Shire provides.

Key Performance Indicator KPI	Performance	Tactic
Availability	Unknown	Monitoring performance
Safety	Unknown	Monitoring performance
Accessibility	Unknown	Monitoring performance
Function	Unknown	Monitoring performance
Responsiveness	Unknown	Monitoring performance
Condition	Unknown	Monitoring performance
Environment	Unknown	Monitoring performance
Cost/Affordability	Unknown	Monitoring performance

Table 2: Service Level Performance

The Shire of Boddington has no record of monitoring their Performance of levels of services, so is not in a position to clearly articulate what its *current* levels of service are for 'Other Structures' assets under its responsibility. New levels of service has been considered in an asset management context. These will need to be refined in further versions of this Plan.

## Stakeholder Key Service Attributes

The Shire has considered on behalf of each key stakeholder what they value and expect from 'Other Structure' assets. These needs and wants were captured and have been presented in the table below.

Stakeholder	Expectations
Councillors	Meeting community needs, sound management and allocation of resources, good governance
Employees / Contractors	Safe working environment
Community residents and businesses	Value for money, equitable and responsible service, well maintained assets
Facility Users	Well maintained assets specific to users' needs
Insurers	Appropriate risk management policies and practices, safe working environments, well maintained assets
Tourists	Well maintained assets, accessible services, safe facilities

Table 3: Service Levels

The perception of what the customer wants will be investigated for future updates of the asset management plan.

## Service Level Targets and Performance

By considering the potential service attributes from the Strategic Community Plan and stakeholder key service attributes, a total of eight KPIs have been selected. The following table outlines the KPIs used to monitor performance delivery.

Key Performance Indicator	Level of Service	Performance Measure	Target Performance	Current Performance
Availability	Provision of appropriate levels of Foreshore assets	Community survey to measure satisfaction with facilities and distance to them.	80% of community are satisfied with the availability of assets.	Not measured.
Safety	Provide safe suitable facilities, free from hazards.	Number of hazards identified and remedied within performance guidelines. Insurance claim history. User feedback.	Appropriate action on all hazards according to risk management plan.	Quantity measured through action requests.

Key Performance Indicator	Level of Service	Performance Measure	Target Performance	Current Performance
Accessibility	Council's high use Foreshore facilities to be made accessible to all.	Feedback from community. Number of complaints received regarding lack of accessibility.	In accordance with current Disability Access and Inclusion Plan.	Not measured.
Function	Ensure that recreation facilities meet user requirements	Community survey to measure % of people satisfied with the level of Service provided by the assets.	80% of community are satisfied with the facilities.	Not measured.
Responsiveness	Responses are prompt, clear and work appropriately prioritised	% of requested responded to within defined response times	90% compliance with targets based on risk assessment.	Not measured
Condition	All Foreshore assets will meet condition standards defined by hierarchy. Facilities provide a quality experience for all users.	Ongoing condition assessments. Ongoing community feedback by various methods including surveys.	70% of Foreshore assets assessed as good condition or better.	Not measured.
Environment	To ensure that Foreshore assets are renewed and maintained and operated in an environmentally sustainable manner.	Annual review of environmental impact assessments completed for projects. Review of energy consumption based on industry indicators.	All works in Foreshore comply with relevant legislation, publications, standards and specifications.	Not measured
Cost/Affordability	Provide recreation services in a cost effective manner	% of maintenance and renewal services & projects achieved on time, on budget and to appropriate standards.	All services and goods are delivered by internal or external resources that provide best value for money service.	Not measured.

Table 4: Service Level Targets and Performance



## Demand

This section summarises likely factors that may affect the demand for assets based services over the life of the AMP. Full details of past and future demand factors are recorded in the General Guidance Notes.

### Historic Demand

A range of historical sources of service demand change have been considered. Their overall effect has been summarised as follows in Table 5.

Driver Type	Effect	Demand Change
Population	Shire population up by 441 people (+31%) from 1,401 (2001) to 1,844 (2016).	Possible <b>Increase</b> in demand.
Demographic	Population increase in all demographic age bands (2001 – 2016) except 30-39. Median age has increased from 35 to 39 years (2001 – 2016).	<b>No change</b>
Recreation Participation	Participation rates continue to fall slightly year on year across the general population. Walking remains the most popular activity for recreation, followed by fitness/gym, jogging & running, swimming/diving and cycling/BMXing.	Possible <b>Increase</b> in demand.
Tourism	Tourist numbers in the 'golden outback' region grew from 1.5m (2012) to 2.1m (2017). This growth may have increase demand on the Foreshore facilities.	Possible <b>Increase</b> in demand.
Climate	Annual rainfall has fallen from approximately 730mm to 580mm per annum (1916 to 2017). Annual monthly mean maximum temperatures up from 29.2°C to 31.8°C (1935 to 2017). Address risks from climate changes a result.	Possible <b>Increase</b> in demand.

**Table 5: Historic Demand Drivers**

### Future Demand

Consideration was given to six possible future demand drivers (political, economic, social, technological, legal and environmental) that may influence demand on the provision of 'Other Structures' assets.

Driver Type	Service Demand Change
Political	Negligible
Economic	<b>Increase</b> from higher energy costs, and potential catastrophic funding constraints if a local mine closes.
Social	<b>Increase</b> due to tourism and vandalism. <b>Changing needs</b> due to demographic and recreation trend changes.
Technological	Opportunity to <b>decrease</b> maintenance costs through implementation of emerging technologies.
Legal	<b>Increase</b> in compliance obligations.
Environmental	<b>Increase</b> in costs due to climate change and implementation of appropriate asset management strategies.

**Table 6: Future Demand Drivers**

## Demand Management

A review of past and future demand factors shows that council does not anticipate demand change has occurred, and will also likely occur into the future. Looking forward, the following initiatives/improvements are proposed to meet demand changes.

- = Improving asset knowledge so that the data accurately records the asset inventory
- = Monitor how assets are performing and when assets are not able to provide the required service levels.
- = Improving our efficiency in operating, maintaining, replacing existing and constructing new assets to optimise life cycle costs.

## Risk Management

A risk analysis of the current asset management deficiencies identified by the AMP has been undertaken. Table 6 outlines the top identified risks.

Ref.	Risk	Level of Risk	Further Action
1	The Shire has no 'live' AMP for 'Other Structure' assets	Moderate	Develop AMP
2	A planned maintenance schedule does not exist.	Moderate	Implement the Synergy Soft AM module.
4	Shire has no long-term capital works programme.	High	Develop a 10 year works programme.
7	Shire has no monitored AMP service levels.	Low	Monitor the service levels recorded within this AMP.

**Table 7: Major Asset Management Risks**

## Lifecycle Management Plan

The lifecycle management plan details how the Shire intends to manage and operate its 'Other Structures' asset portfolio at the agreed service levels.

### Foreshore 'Other Structures' Assets Physical Parameters

Asset ID	Asset Name	Current Replacement Cost	Fair Value	Annual Depreciation
IOTFS001998	Bitumen footpath	\$ 108,000	\$ 40,770	\$ 3,757
IOTFS002998	Single brick & metal barbeque	\$ 10,400	\$ 3,900	\$ 756
IOTFS003998	Timber boardwalk	\$ 71,800	\$ 35,900	\$ 3,191
IOTFS004998	Bitumen paving & kerbing	\$ 81,200	\$ 52,293	\$ 3,789
IOTFS005998	Sub base	\$ 50,200	\$ 38,478	\$ 2,247
IOTFS006998	Floodlight	\$ 4,020	\$ 1,508	\$ 169
IOTFS007998	Metal park light	\$ 74,900	\$ 28,088	\$ 3,154
IOTFS008998	Metal and metal clad rotunda with benching	\$ 14,500	\$ 5,438	\$ 611
IOTFS009998	Metal and metal clad shelter with seating	\$ 19,250	\$ 7,219	\$ 811
IOTFS010998	Metal tourist information sign	\$ 29,275	\$ 10,978	\$ 616
IOTFS012998	Seating	\$ 17,500	\$ 6,563	\$ 737
IOTFS013998	Picnic Table And Benches	\$ 5,750	\$ 2,156	\$ 242
IOTFS014998	Picnic Table And Benches	\$ 3,680	\$ 2,484	\$ 138
IOTFS015998	Water Fountain	\$ 1,490	\$ 559	\$ 149
IOTFS016998	Red Fin Perch Sculpture	\$ 28,700	\$ 14,350	\$ 383
IOTFS017998	Stairs	\$ 13,800	\$ 6,900	\$ 425
IOTFS018998	Concrete Barriers	\$ 13,200	\$ 6,600	\$ 293

Asset ID	Asset Name	Current Replacement Cost	Fair Value	Annual Depreciation
IOTFS019998	Unsealed Car Park	\$ 4,260	\$ 3,621	\$ 299
IOTFS020998	Gravel Access Rd	\$ 17,800	\$ 8,900	\$ 1,780
IOTFS021998	Concrete Picnic Table	\$ 3,450	\$ 2,933	\$ 81
IOTFS022998	Bitumen Footpath	\$ 19,400	\$ 6,742	\$ 675
IOTFS023998	Concrete Picnic Tables	\$ 6,900	\$ 2,588	\$ 194
IOTFS024998	Concrete Picnic Table	\$ 3,450	\$ 1,294	\$ 97
IOTFS025998	Fencing	\$ 13,800	\$ 2,415	\$ 661
IOTRG001040	Solar LED Lighting, 2 panel	\$ 4,020	\$ 2,010	\$ 161
IOTRG002040	Solar LED Lighting, 2 panel	\$ 4,020	\$ 2,010	\$ 161

\$ 624,765

\$ 296,697

\$ 25,577

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**Table 8: Foreshore 'Other Structures' Asset Physical Parameters**

## Foreshore 'Other Structures' Assets Condition

As at 30 June 2018, the Shire holds condition ratings for all the 'Other Structures' derived from the last asset valuation. While the condition ratings provide some indication as to where renewal works may be required, these works will be put on hold until the current capital works are complete. An improvement action to revise the Asset Register and implement a programme of inspections across the portfolio has been listed.

The following section outlines the Shire's 'Other Structures' at the Foreshore as of 30 June 2018.

Asset ID	Image	Image	Asset Name	Asset Type	Asset Sub Type	Current Replacement Cost	Fair Value	Annual Depreciation	Remaining Useful Life (Years)	Condition 0-10
IOTFS001998			Bitumen footpath	Hardstand and Internal Roads	Pathways - Bitumen	\$ 108,000	\$ 40,770	\$ 3,757	4	7.0
IOTFS002998			Single brick & metal barbeque	Park Assets	BBQ	\$ 10,400	\$ 3,900	\$ 756	5	5.0
IOTFS003998			Timber boardwalk	Park Assets	Raised Platforms and Boardwalks	\$ 71,800	\$ 35,900	\$ 3,191	11	4.0
IOTFS004998			Bitumen paving & kerbing	Hardstand and Internal Roads	Hardstand - Bitumen	\$ 81,200	\$ 52,293	\$ 3,789	9	4.0

Asset ID	Image	Image	Asset Name	Asset Type	Asset Sub Type	Current Replacement Cost	Fair Value	Annual Depreciation	Remaining Useful Life (Years)	Condition 0-10
IOTFS005998			Sub base	Hardstand and Internal Roads	Hardstand - Bitumen	\$ 50,200	\$ 38,478	\$ 2,247	12	3.0
IOTFS006998			Floodlight	Lighting	Parks and Security	\$ 4,020	\$ 1,508	\$ 169	9	5.0
IOTFS007998			Metal park light	Lighting	Parks and Security	\$ 74,900	\$ 28,088	\$ 3,154	9	5.0

Asset ID	Image	Image	Asset Name	Asset Type	Asset Sub Type	Current Replacement Cost	Fair Value	Annual Depreciation	Remaining Useful Life (Years)	Condition 0-10
IOTFS008998			Metal and metal clad rotunda with benching	Park Assets	Shelter	\$ 14,500	\$ 5,438	\$ 611	9	5.0
IOTFS009998			Metal and metal clad shelter with seating	Park Assets	Shelter	\$ 19,250	\$ 7,219	\$ 811	9	5.0
IOTFS010998			Metal tourist information sign	Miscellaneous	Features and Sculptures	\$ 29,275	\$ 10,978	\$ 616	18	5.0



Asset ID	Image	Image	Asset Name	Asset Type	Asset Sub Type	Current Replacement Cost	Fair Value	Annual Depreciation	Remaining Useful Life (Years)	Condition 0-10
IOTFS012998			Seating	Park Assets	Bench Seats	\$ 17,500	\$ 6,563	\$ 737	9	5.0
IOTFS013998			Picnic Table And Benches	Park Assets	Bench Seats	\$ 5,750	\$ 2,156	\$ 242	9	5.0
IOTFS014998			Picnic Table And Benches	Park Assets	Bench Seats	\$ 3,680	\$ 2,484	\$ 138	18	3.0
IOTFS015998			Water Fountain	Park Assets	Bubbler	\$ 1,490	\$ 559	\$ 149	4	5.0

Asset ID	Image	Image	Asset Name	Asset Type	Asset Sub Type	Current Replacement Cost	Fair Value	Annual Depreciation	Remaining Useful Life (Years)	Condition 0-10
IOTFS016998			Red Fin Perch Sculpture	Miscellaneous	Features and Sculptures	\$ 28,700	\$ 14,350	\$ 383	38	4.0
IOTFS017998			Stairs	Park Assets	Access Stairs - Concrete	\$ 13,800	\$ 6,900	\$ 425	16	4.0
IOTFS018998			Concrete Barriers	Retain Walls	Concrete	\$ 13,200	\$ 6,600	\$ 293	23	4.0

Asset ID	Image	Image	Asset Name	Asset Type	Asset Sub Type	Current Replacement Cost	Fair Value	Annual Depreciation	Remaining Useful Life (Years)	Condition 0-10
IOTFS019998			Unsealed Car Park	Hardstand and Internal Roads	Hardstand - Gravel	\$ 4,260	\$ 3,621	\$ 299	12	2.0
IOTFS020998			Gravel Access Rd	Hardstand and Internal Roads	Internal Road - Gravel	\$ 17,800	\$ 8,900	\$ 1,780	5	4.0
IOTFS021998			Concrete Picnic Table	Park Assets	Tables	\$ 3,450	\$ 2,933	\$ 81	36	2.0
IOTFS022998			Bitumen Footpath	Hardstand and Internal Roads	Pathways - Bitumen	\$ 19,400	\$ 6,742	\$ 675	4	7.0

Asset ID	Image	Image	Asset Name	Asset Type	Asset Sub Type	Current Replacement Cost	Fair Value	Annual Depreciation	Remaining Useful Life (Years)	Condition 0-10
IOTFS023998			Concrete Picnic Tables	Park Assets	Tables	\$ 6,900	\$ 2,588	\$ 194	13	5.0
IOTFS024998			Concrete Picnic Table	Park Assets	Tables	\$ 3,450	\$ 1,294	\$ 97	13	5.0
IOTFS025998			Fencing	Fences	Timber Post and Rail	\$ 13,800	\$ 2,415	\$ 661	4	7.0



Asset ID	Image	Image	Asset Name	Asset Type	Asset Sub Type	Current Replacement Cost	Fair Value	Annual Depreciation	Remaining Useful Life (Years)	Condition 0-10
IOTRG001040			Solar LED lighting, 2 panel	Lighting	Parks and Security	\$ 4,020	\$ 2,010	\$ 161	13	4.0
IOTRG002040			Solar LED lighting, 2 panel	Lighting	Parks and Security	\$ 4,020	\$ 2,010	\$ 161	13	4.0
						\$ 624,765	\$ 296,697	\$25,577		Ave 5

Table 9: Foreshore 'Other Structures' Assets Condition

## Data Confidence and Reliability

Table 11 details the reliability and confidence levels of the current asset data the Shire holds. It is the Shire's intention to progress towards a position whereby data confidence levels for all areas are classified as either a 1 or 2.

Confidence Grade	Description	Accuracy
1 – Excellent	Accurate	100%
2 – Good	Minor inaccuracies	± 5%
3 – Average	50% estimated	± 20%
4 – Poor	Significant data estimated	± 30%
5 – Very Poor	All data estimated	± 40%

**Table 10: Data Confidence Measures**

Asset Type	Inventory	Condition	Valuation
Corporate use	2	2	2

**Table 11: Foreshore 'Other Structures' Assets Data Confidence Levels**

## Lifecycle Management Strategies

### Maintenance Strategy

The Shire currently employs a mixture of reactive and ad-hoc planned maintenance practices. Typically, annual budgets are based on historical levels of expenditure with an applied inflation factor. The available level of budget determines the level of planned maintenance that occurs.

In the current budget there is Capital Expenditure to upgrade the whole foreshore, adequate maintenance will be necessary for the proper operation of the new Foreshore facilities.

Looking forward, the Shire wishes to improve this practice by increasing the level of planned maintenance activity and linking schedules to annual budgets. The development of a formal Foreshore 'Other Structures' maintenance programme has been listed as an improvement action.

### Foreshore 'Other Structures' AMP

This document that sets out the Shire's long term management tactics for Foreshore 'Other Structures' assets.

### Service Level Agreements

During the consultation process of the Boddington Civic Precinct the Shire should be able to formalise Service Level Agreements with users. The development of a template agreement has been listed as an improvement action.

### Renewal Strategy

The foreshore is to be upgraded this financial year, the project will take 2 years to complete. Some of the existing facilities and existing interpretive art will be retained. The space will be designed for children to play in nature surrounded by truly Australian animals in the form of megafauna.

As a main attraction to Boddington, this precinct will maintained to a high standard with an extensive works programme and reported within this AMP, any work on renewing assets would be regarded as Capital expenditure.

The renewal strategy in this plan is predominately providing for asset renewal once the asset condition is 8 or greater, as is demonstrated in the condition table. There are assets that are currently a 6 or higher and will need to be actioned on. Further work will be necessary to see if these assets are going to be retained.

### Strategic Goals

A significant high level asset data collection and condition assessment process was conducted in 2018 assets. It is recommended that Council budget for capital expenditure that focuses its spending on poor condition assets graded at level 7 or higher.

## New Strategy

The need for new and/or upgraded assets (e.g. to meet a service deficiency) are identified from several potential sources. Each potential asset is investigated by staff and where valid, often prioritised against similar projects. Approved projects are then listed onto the works programme. At present, the Shire does not have a formal prioritisation framework for upgrade/new assets, where their 'strategic fit' against the Strategic Community Plan can be determined. An improvement action to consider this has been listed.

## Disposal Strategy

Foreshore 'Other Structures' assets are not frequently disposed of (this is where the asset is not replaced/renewed). Where a potential need is identified, then this is considered by staff, and in some cases, Council. There are current assets in this plan that will be disposed of in the next two years, this has already been approved by Council.

## Financial

There are minimal funds at present in the current 10 year financial year for 'Other Structure' assets, this is in most part as a consequence that the Shire of Boddington has never had an effective Asset Management Plan in respect of these 'Other Structures' Foreshore. These assets will require further inspection and a review will be required.

## Projected Expenditure Requirements

Expense Type	Year 1 2018/19	Year 2 2019/20	Year 3 2020/21	Year 4 2021/22	Year 5 2022/23
Operations					
Maintenance					
Renewal	\$ 1,200,000	\$ 1,200,000			
Upgrade					
New					
Disposal					

Expense Type	Year 6 2023/24	Year 7 2024/25	Year 8 2025/26	Year 9 2026/27	Year 10 2027/28
Operations					
Maintenance					
Renewal					
Upgrade					
New					
Disposal					

**Table 12: Foreshore 'Other Structures' Assets Expenditure Requirements**

Planned Renewal Expenditure over the next 10 years (Renewal/Upgrade) \$ 2,400,000



## Plan Improvement and Monitoring

This Section of the AMP outlines the degree to which it is an effective and integrated tool within the Shire. It also details the future tasks required to improve its accuracy and robustness.

### Performance Measures

The effectiveness of the AMP will be monitored by the performance of the three statutory ratios that the Shire reports on. The Shire's current performance is recorded in Table 17.

### Asset Consumption Ratio

The ratio is a measure of the condition of the Shire's physical assets, by comparing their condition based fair value (what they're currently worth) against their current replacement cost (what their replacement asset is currently worth as new). The ratio highlights the aged condition of the portfolio and has a target band of between 50%-75%. Non-depreciating assets (e.g. land etc.) should be excluded from the calculation.

$$\text{Asset Consumption Ratio} = \frac{\text{Depreciated Replacement Cost (Fair Value) of Depreciable Foreshore 'Other Structures'}}{\text{Current Replacement Cost of Depreciable Foreshore 'Other Structures'}}$$

This ratio seeks to highlight the aged condition of a local government's stock of physical assets. If a local government is responsibly maintaining and renewing / replacing its assets in accordance with a well prepared asset management plan, then the fact that its Asset Consumption Ratio may be relatively low and/or declining should not be cause for concern – providing it is operating sustainably.

Asset ID	Asset Name	Current Replacement Cost	Fair Value	Asset Consumption Ratio %
IOTFS001998	Bitumen footpath	\$ 108,000	\$ 40,770	38%
IOTFS002998	Single brick & metal barbeque	\$ 10,400	\$ 3,900	38%
IOTFS003998	Timber boardwalk	\$ 71,800	\$ 35,900	50%
IOTFS004998	Bitumen paving & curbing	\$ 81,200	\$ 52,293	64%
IOTFS005998	Sub base	\$ 50,200	\$ 38,478	77%
IOTFS006998	Floodlight	\$ 4,020	\$ 1,508	38%
IOTFS007998	Metal park light	\$ 74,900	\$ 28,088	38%
IOTFS008998	Metal and metal clad rotunda with benching	\$ 14,500	\$ 5,438	38%

Asset ID	Asset Name	Current Replacement Cost	Fair Value	Asset Consumption Ratio %
IOTFS009998	Metal and metal clad shelter with seating	\$ 19,250	\$ 7,219	38%
IOTFS010998	Metal tourist information sign	\$ 29,275	\$ 10,978	37%
IOTFS012998	Seating	\$ 17,500	\$ 6,563	38%
IOTFS013998	Picnic Table And Benches	\$ 5,750	\$ 2,156	37%
IOTFS014998	Picnic Table And Benches	\$ 3,680	\$ 2,484	68%
IOTFS015998	Water Fountain	\$ 1,490	\$ 559	38%
IOTFS016998	Red Fin Perch Sculpture	\$ 28,700	\$ 14,350	50%
IOTFS017998	Stairs	\$ 13,800	\$ 6,900	50%
IOTFS018998	Concrete Barriers	\$ 13,200	\$ 6,600	50%
IOTFS019998	Unsealed Car Park	\$ 4,260	\$ 3,621	85%
IOTFS020998	Gravel Access Rd	\$ 17,800	\$ 8,900	50%
IOTFS021998	Concrete Picnic Table	\$ 3,450	\$ 2,933	85%
IOTFS022998	Bitumen Footpath	\$ 19,400	\$ 6,742	35%
IOTFS023998	Concrete Picnic Tables	\$ 6,900	\$ 2,588	38%
IOTFS024998	Concrete Picnic Table	\$ 3,450	\$ 1,294	38%
IOTFS025998	Fencing	\$ 13,800	\$ 2,415	18%
		\$ 624,765	\$ 296,697	Average 47%

**Table 13: Foreshore 'Other Structures' Assets Consumption Ratios**

The average Asset Consumption Ratio of the Foreshore 'Other Structures' does meet the standard range of 50% - 75%. The Average is 47%

### Asset Sustainability Ratio

The ratio is a measure of the extent to which assets managed by the Shire are being replaced as they reach the end of their useful lives. The ratio is essentially past looking, and is based upon dividing the average annual depreciation expense of the Foreshore 'Other Structures' asset portfolio by the average annual renewal expenditure, for a number of past years (e.g. 3).

Asset	Renewal Expenditure			Average Renewal Expenditure
	2015/16	2016/17	2017/18	
2018/2019	\$ 0	\$ 0	\$ 0	\$ 0

**Table 14: Foreshore 'Other Structures' Assets Sustainability Ratios**

Asset Sustainability Ratio =  $\frac{\text{Past Foreshore 'Other Structures' Renewal Expenditure}}{\text{Foreshore 'Other Structures' Asset Depreciation}}$

$$= \frac{\$ 0}{\$ 25,577}$$

$$= 0\%$$

### Asset Renewal Funding Ratio

The ratio is a measure as to whether the Shire has the financial capacity to fund asset renewal as and when it is required over the future 10 year period. The ratio is calculated by dividing the net present value of planned renewal expenditure over the next 10 years in the LTFP, by the net present value of planned renewal expenditure over the next 10 years in the AMP. The same net present value discount must be applied in both calculations.

Planned Renewal Expenditure					
2018/19	2019/20	2020/21	2021/22	2022/23	2023/24
Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0

Planned Renewal Expenditure				
2024/25	2025/26	2026/27	2027/28	Total sum
Year 7	Year 8	Year 9	Year 10	Year 1 - 10
\$ 0	\$ 0	\$ 0	\$ 0	\$ 0

**Table 15: Foreshore 'Other Structures' Assets Planned Renewal Expenditure at 0% per year**

Required Renewal Expenditure					
2018/19	2019/20	2020/21	2021/22	2022/23	2018/19
Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
\$ 25,577	\$ 26,089	\$ 26,610	\$ 27,143	\$ 27,685	\$ 28,239

Required Renewal Expenditure				
2019/20	2020/21	2021/22	2022/23	Total sum
Year 7	Year 8	Year 9	Year 10	Year 1-10
\$ 28,804	\$ 29,380	\$ 29,968	\$ 30,567	\$ 280,061

**Table 16: Foreshore 'Other Structures' Assets Required Renewal Expenditure at 2% per year**

Asset Renewal Funding Ratio =  $\frac{\text{NPV of LTFP Planned Renewal Expenditure over the next 10 years}}{\text{NPV of AMP Required Renewal Expenditure over the next 10 years}}$

$$= \frac{\$ 2,400,000}{\$ 280,061}$$

$$= 857\%$$

Year	Asset Consumption Ratio	Asset Sustainability Ratio	Asset Renewal Funding Ratio
2018/19	47%	0%	857%

**Table 17: AMP Performance Measures**

## Improvement Plan

The asset management improvement plan generated from this AMP is shown in Table 18.

Task No.	Task	Responsibility	Timeline
1	Complete the implementation of the Synergy Soft AM module.		
2	Update new assets when handed over to the council.		
3	Identify future technologies that can facilitate more effective and cost-efficient asset management practices.		
4	Provision of detailed work program for renewal		
5	Monitor the service levels recorded within this AMP.		
6	Implement an ongoing programme of Foreshore 'Other Structures' condition inspections.		
7	Develop a Foreshore 'Other Structures' maintenance schedule, with associated budgets.		
8	Develop an upgrade/new project evaluation and prioritisation framework.		

**Table 18: AMP Improvement Plan**

## Monitoring and Review Procedures

This AMP will be reviewed during annual budget preparation and amended to recognise any changes in service level and/or resources available to provide those services as a result of the budget decision process.