

## Asset Performance Assessment

Site Name	Proposed Use	Evaluated By	Date Evaluated

### Scores

Section	Score	%
1. Strategic Objectives	0	#DIV/0!
2. Operational Objectives	0	#DIV/0!
3. Financial/Optimisation	0	#DIV/0!
<b>TOTAL %</b>	<b>0</b>	<b>#DIV/0!</b>

Evaluation Criteria	Q.No.	Question	Comments/Notes	Weighting	Score	Total Score	RAG Rating
<b>1. Strategic Objectives</b>							
<p><b>SAMP OBJECTIVES:</b> To ensure property and land assets support the Council's Borough Plan objectives including considering use of land for the council housing growth programme and ensuring council assets are used to support economic growth, regeneration and community well-being.</p> <p>To create a strategic framework for asset management to be able to support decisions about prioritising capital investment;</p> <p>To ensure the Council's assets support independence, resilience and health and wellbeing for all residents increasing provision in-Borough for those with additional needs;</p> <p>To adopt a One Public Estate approach to ensure the wider use of public sector estate for public good;</p> <p>To deliver Zero Carbon and Low Carbon Council Buildings, in line with the Council's Climate Emergency Declaration</p>	1A	How well does the building support existing service delivery?				0	#DIV/0!
	1B	What is the condition of the building? If more than 1 building then use additional rows below, as required, with this row for Building 1.				0	#DIV/0!
	1Bi	Building 2				0	#DIV/0!
	1Bii	Building 3				0	#DIV/0!
	1C	How well does the building type, size and configuration support proposed use?				0	#DIV/0!
	1D	How well does the asset support intensification, i.e. extension/redevelopment?				0	#DIV/0!
	1E	How well does the asset meet the proposed needs of the service?				0	#DIV/0!
	1F	How well does the asset help to tackle inequalities? E.g. is it well located and accessible?				0	#DIV/0!
	1G	How well does the asset encourage a healthier lifestyle and better outcomes as a beneficial facility/neighbourhood amenity for the local community?				0	#DIV/0!
<b>Strategic Total Score</b>						<b>0</b>	<b>#DIV/0!</b>

<b>2. Operational Objectives</b>							
<p><b>SAMP OBJECTIVES:</b> To ensure the Council's operational assets are fit for purpose for service delivery and that assets are reviewed at locality level with partners to improve service provision in communities;</p> <p>To reduce the Council's environmental impact arising from its asset use or development</p> <p>To ensure that Council property is in good condition and compliant with all relevant health and safety requirements, equalities and access policy and standards to ensure accessible for people with disabilities;</p>	2A	How well does the asset contribute to reducing carbon footprint to net-zero by 2041?				0	#DIV/0!
	2B	How much capital expenditure is required to bring the asset up to an acceptable quality, including compliance requirements?				0	#DIV/0!
	2C	Does the capital expenditure required to make the building suitable for the proposed use offer value for money relative to 'do nothing' or other options?				0	#DIV/0!
	2D	How accessible is the building? i.e. are extensive improvements required to satisfy the requirements of the Equalities Act?				0	#DIV/0!
	2E	What is the payback period of delivering a zero carbon performance on this site?				0	#DIV/0!
	<b>Operational Total Score</b>						<b>0</b>

<b>3. Financial/Optimisation</b>							
<p><b>SAMP OBJECTIVES:</b> Maximising income opportunities and reduce asset running costs to support the MTFS;</p> <p>To make best use of our assets to ensure our revenue spend on children's and adult's services is as cost effective as possible;</p>	3A	Would the capital investment in this building provide a revenue or capital saving for the proposed service?				0	#DIV/0!
	3B	Does the asset generate a revenue income that exceeds any capital value/repayments?				0	#DIV/0!
	3C	If not, does it provide sufficient community benefit/social value so that it costs can be offset elsewhere?				0	#DIV/0!
	3D	Does the proposal result in full utilisation of the site? If not, what is the proposed use for the remainder and does that offer good VIM?				0	#DIV/0!
	<b>Financial Total Score</b>						<b>0</b>
<b>GRAND TOTAL</b>						<b>0</b>	<b>#DIV/0!</b>

### Scoring Methodology

<b>Weighting (Priority)</b>	5	<b>Critical</b>
	4	<b>High</b>
	3	<b>Medium</b>
	2	<b>Low</b>
	1	<b>Very Low</b>
<b>Score (Status)</b>	5	(Very Good): Will perform very well, surpassing anticipated service delivery standard
	4	(Good): Will perform well, operating efficiently and supports service delivery and staff needs
	3	(Satisfactory): Has minor problems but will generally perform well, supports service delivery and staff needs
	2	(Poor): Major problems, will not operate optimally and impede service delivery and/or staff performance
	1	(Bad): Cannot deliver service without significant investment