



Attachment 10 : AMP's

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Wollondilly




Transport

Asset Management Plan




Document Control



IPWEA

INSTITUTE OF PUBLIC WORKS
ENGINEERING AUSTRALASIA



Document ID: mb pring draft transport am plan v 2.0

Rev No	Date	Revision Details	Author	Reviewer	Approver
1	20-11-14	Peer Review	JH	MB	JH
2	3-12-14	Minor amendments following workshop with WSC officers on 28 November 2014	JH	MB	JH
2.1	5-12-14	Minor amendments	JH	MB	JH

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1. EXECUTIVE SUMMARY

Context

Wollondilly Shire is planning for significant growth over the next 30 years. However the growth will not generate the revenue needed now by Council to enhance services and improve the levels of service that transport assets deliver to the community.

Long term financial modelling by Council currently estimates that Council faces an \$80million deficit at the end of ten years unless there is a significant change to revenue or expenditure.

A proposed Special Rate Variation is being considered to enable Council to maintain essential infrastructure and services.

Through this asset management (AM) plan, Council is seeking to plan for the most sustainable allocation of funding to transport assets, to enable service to be maintained to the community during the period of significant growth.

This AM Plan describes how the proposed Special Rate Variation will better enable Council to maintain and manage transport current and future infrastructure in line with the expectations of the community.

The Transport Service

The transport network comprises:

- Bus shelters (79)
- Central structures (31)
- Footpath
- Guard rail/ fence (177)
- Kerb and kerb crossovers
- LATM structures (307)
- Linemarking (3760)
- Pavement base layers (1347)
- Pedestrian fence (73)
- Refuse bin (42)
- Seal/ AC (1347)
- Signs (6447)
- Street seats (20)

These infrastructure assets have a replacement value of \$319,969,000.

What does it Cost?

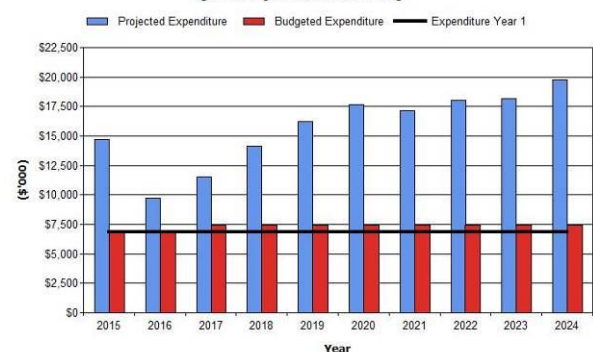
DO Nothing Option

For the “Do Nothing” Option, the projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) including operations,

maintenance, renewal and upgrade of existing assets over the 10 year planning period is \$157,177,000 or \$15,718,000 on average per year.

Estimated available funding for this period is \$73,343,000 or \$7,334,000 on average per year which is 47% of the cost to provide the service. This is a funding shortfall of -\$8,383,000 on average per year. Projected expenditure required to provide services in the AM Plan compared with planned expenditure currently included in the Long Term Financial Plan are shown in the graph following.

Wollondilly SC - Projected and Budget Expenditure for (Transport_S2_V10)

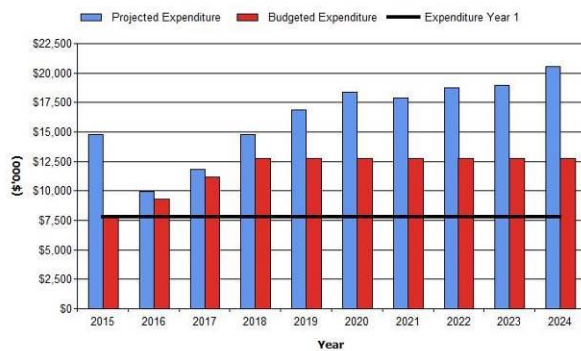


8.5% SRV

For the 8.5% SRV option, the projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) including operations, maintenance, renewal and upgrade of existing assets over the 10 year planning period is \$162,907,000 or \$16,291,000 on average per year.

Estimated available funding for this period is \$117,476,000 or \$11,748,000 on average per year which is 72% of the cost to provide the service. This is a funding shortfall of -\$4,543,000 on average per year. Projected expenditure required to provide services in the AM Plan compared with planned expenditure currently included in the Long Term Financial Plan are shown in the graph below.

Wollondilly SC - Projected and Budget Expenditure for (Transport_S2_V11)

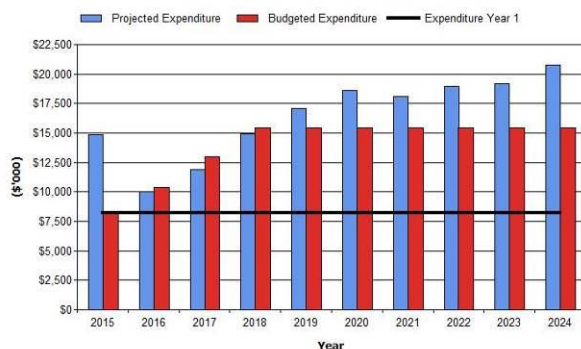


10.8% SRV

For the 10.8% SRV option, the projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) including operations, maintenance, renewal and upgrade of existing assets over the 10 year planning period is \$164,339,000 or \$16,434,000 on average per year.

Estimated available funding for this period is \$139,766,000 or \$13,977,000 on average per year which is 85% of the cost to provide the service. This is a funding shortfall of -\$2,457,000 on average per year. Projected expenditure required to provide services in the AM Plan compared with planned expenditure currently included in the Long Term Financial Plan are shown in the graph below.

Wollondilly SC - Projected and Budget Expenditure for (Transport_S2_V12)



What we will do

We plan to provide operation, maintenance, renewal and upgrade of road assets to meet the service levels set by Council in annual budgets. And subject to funding:

- Bridges, footpaths, kerb and linemarking programmed maintenance
- Construction of new footpaths and cycleways

- Road improvements, including sealing unsealed roads
- New kerb and gutter, signs and linemarking
- Improvements to traffic facilities and bus infrastructure within the 10 year planning period.

What we cannot do

We do **not** have enough funding to provide all services at the desired service levels or provide new services. Works and services that cannot be provided under present funding levels are:

- Meet all community requests for new kerb and gutter, footpaths and cycleways
- Sealing of all unsealed roads
- Take on maintenance obligations for unformed roads
- Maintain assets where contaminants impact on the cost of undertaking the work (eg specialist lead paint removal)
- Replace all sub-standard and damaged guardrail

Managing the Risks

There are risks associated with providing the service and not being able to complete these identified activities and projects. We have identified risks as:

- Many roads may never have kerb and gutter and footpaths
- Many unsealed roads will remain unsealed.
- Unformed roads will remain in their present condition
- Certain assets may continue to deteriorate as the cost of maintenance is too high.
- A small percentage of assets may not meet current standards.

We will endeavour to manage these risks within available funding by:

- Seeking external funding for major renewal projects and new works (such as cycleways) whenever opportunities arise.
- Ensuring that unsealed roads are safe for use
- Provide alternative routes to unformed roads and discourage their use.
- Assets to be maintained whenever funding permits
- Sub-standard assets, to be replaced with compliant items as funding becomes available.

Confidence Levels

This AM Plan is based on high level of confidence information.

The Next Steps

The key action resulting from this asset management plan will be the determination of funding for Wollondilly Transport Assets by the Special Rate Variation application, should Council decide to proceed down this path.

This AM Plan has been prepared in support of an application to IPART. It describes the real need for additional funding to maintain, renew and augment Wollondilly road assets. Once there is certainty regarding the funding that will be available to Wollondilly Transport Assets, this AM Plan should be amended to reflect one scenario, rather than three.

Questions you may have

What is this plan about?

This asset management plan covers the infrastructure assets that serve the Wollondilly Shire Council community's transport needs. These assets include local roads throughout the community area that enable people to reach their desired destinations.

What is an Asset Management Plan?

Asset management planning is a comprehensive process to ensure delivery of services from infrastructure is provided in a financially sustainable manner.

An asset management plan details information about infrastructure assets including actions required to provide an agreed level of service in the most cost effective manner. The plan defines the services to be provided, how the services are provided and what funds are required to provide the services.

Why is there a funding shortfall?

Most of the Council's transport network was constructed by developers and from government grants, often provided and accepted without consideration of ongoing operations, maintenance and replacement needs.

Many of these assets are approaching the later years of their life and require replacement, services from the assets are decreasing and maintenance costs are increasing.

Our present funding levels are insufficient to continue to provide existing services at current levels in the medium term.

What options do we have?

Resolving the funding shortfall involves several steps:

1. Improving asset knowledge so that data accurately records the asset inventory, how assets are performing and when assets are not able to provide the required service levels,
2. Improving our efficiency in operating, maintaining, renewing and replacing existing assets to optimise life cycle costs,
3. Identifying and managing risks associated with providing services from infrastructure,
4. Making trade-offs between service levels and costs to ensure that the community receives the best return from infrastructure,
5. Identifying assets surplus to needs for disposal to make saving in future operations and maintenance costs,

6. Consulting with the community to ensure that transport services and costs meet community needs and are affordable,
7. Developing partnership with other bodies, where available to provide services,
8. Seeking additional funding from governments and other bodies to better reflect a 'whole of government' funding approach to infrastructure services.

What happens if we don't manage the shortfall?

It is likely that we will have to reduce service levels in some areas, unless new sources of revenue are found. For transport, the service level reduction may include roads deteriorating until they are unsafe for the community.



Finns Road (Near Remembrance Drive)

What can we do?

We can develop options, costs and priorities for future transport services, consult with the community to plan future services to match the community service needs with ability to pay for services and maximise community benefits against costs.

What can you do?

We will be pleased to consider your thoughts on the issues raised in this asset management plan and suggestions on how we may change or reduce the mix of transport services to ensure that the appropriate level of service can be provided to the community within available funding.

2. INTRODUCTION

2.1 Background

This asset management plan is to demonstrate responsive management of assets (and services provided from assets), compliance with regulatory requirements, and to communicate funding needed to provide the required levels of service over a 20 year planning period.

The asset management plan follows the format for AM Plans recommended in Section 4.2.6 of the International Infrastructure Management Manual¹.

The asset management plan is to be read with the organisation's Asset Management Policy, Asset Management Strategy and the following associated planning documents:

- Wollondilly Community Strategic Plan 2033
- Wollondilly Resourcing Strategy 2013/14- 2022/23
- Wollondilly Operational Plan 2014/15

This infrastructure assets covered by this asset management plan are shown in Table 2.1. These assets are used to provide a road network to the community.

Table 2.1: Assets covered by this Plan

Asset category	Number of Items	Replacement Value
Bridges	78	\$37,449,111
BUS SHELTER-LARGE	5	\$58,845
BUS SHELTER-SMALL	74	\$1,480,000
CENTRAL STRUCTURES	31	\$138,620
Cycleway	35	\$1,054,476
FOOTPATH	336	\$6,557,232
GUARD RAIL / FENCE	177	\$7,770,300
KERB	1377	\$46,785,099
KERB CROSSOVER	37	\$11,100
LATM STRUCTURES	307	\$1,281,573
LINE MARKING (POINT)	468	\$50,648
LINEMARKING (LINEAR)	3300	\$1,063,913
Pavement Base Layers	1347	\$135,276,048
PEDESTRIAN FENCE	73	\$335,104
REFUSE BIN	42	\$34,524
Seal/AC	1347	\$75,181,806
Shared Pathway	48	\$2,842,365
SIGNS	6447	\$2,574,348
STREET SEATS	20	\$23,845
TOTAL		\$319,968,957

¹ IPWEA, 2011, Sec 4.2.6, *Example of an Asset Management Plan Structure*, pp 4 | 24 – 27.

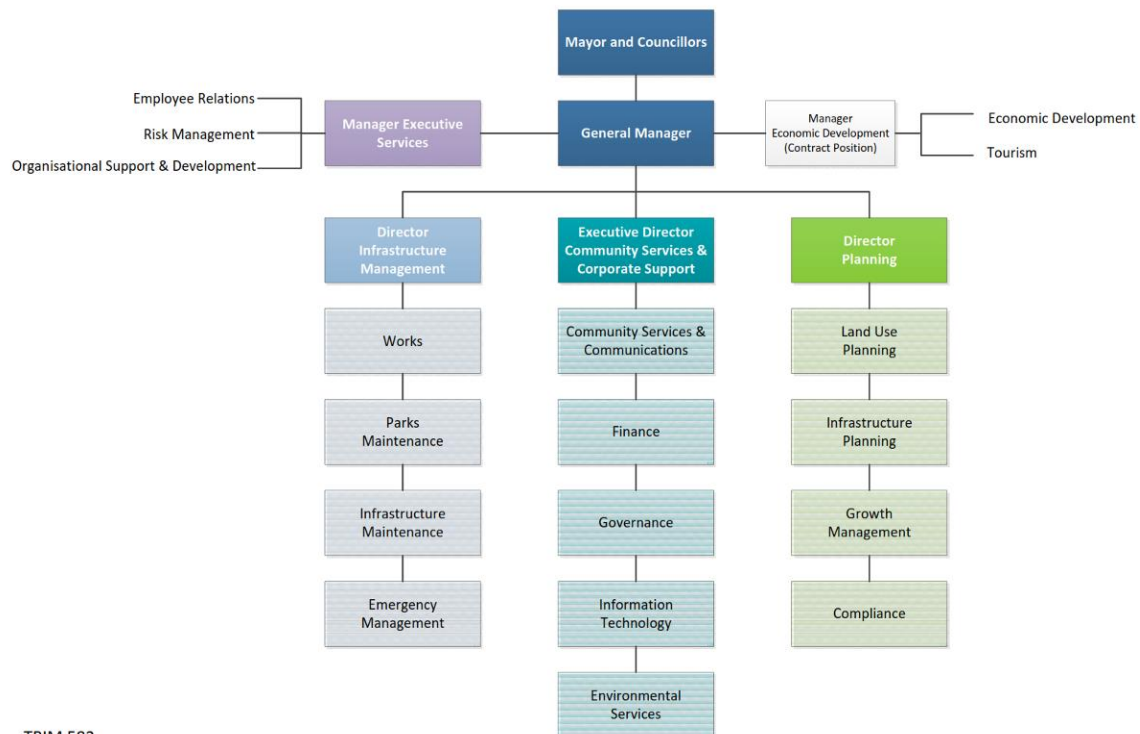
Key stakeholders in the preparation and implementation of this asset management plan are: Shown in Table 2.1.1.

Table 2.1.1: Key Stakeholders in the AM Plan

Key Stakeholder	Role in Asset Management Plan
Councillors	<ul style="list-style-type: none"> Represent needs of community/shareholders, Allocate resources to meet the organisation's objectives in providing services while managing risks, Ensure organisation is financial sustainable.
General Manager	<ul style="list-style-type: none"> Supporting implementation of best practice asset management at Wollondilly, Ensuring that staff are provided with appropriate systems, training and resources because it is difficult to develop a long term vision when crisis management and short term asset development are stretching resources.
Rate payers and residents	Consumer of the services provided by road assets
Business and industry	Consumer (and funder in some circumstances i.e. mining industry may fund some roads)
Federal Government and NSW Roads and Maritime Services	<p>Funder</p> <ul style="list-style-type: none"> Confident that their investment is secure and economic returns are being maximised Operational capability of roads is being maintained <p>Regulator -Ensuring that Council complies with service performance, risk management and network access requirements.</p>

Our organisational structure for service delivery from infrastructure assets is detailed below,

ORGANISATIONAL STRUCTURE



TRIM 582

2.2 Goals and Objectives of Asset Management

The organisation exists to provide services to its community. Some of these services are provided by infrastructure assets. We have acquired infrastructure assets by 'purchase', by contract, construction by our staff and by donation of assets constructed by developers and others to meet increased levels of service.

Our goal in managing infrastructure assets is to meet the defined level of service (as amended from time to time) in the most cost effective manner for present and future consumers. The key elements of infrastructure asset management are:

- Providing a defined level of service and monitoring performance,
- Managing the impact of growth through demand management and infrastructure investment,
- Taking a lifecycle approach to developing cost-effective management strategies for the long-term that meet the defined level of service,
- Identifying, assessing and appropriately controlling risks, and
- Having a long-term financial plan which identifies required, affordable expenditure and how it will be financed.²

2.3 Plan Framework

Key elements of the plan are

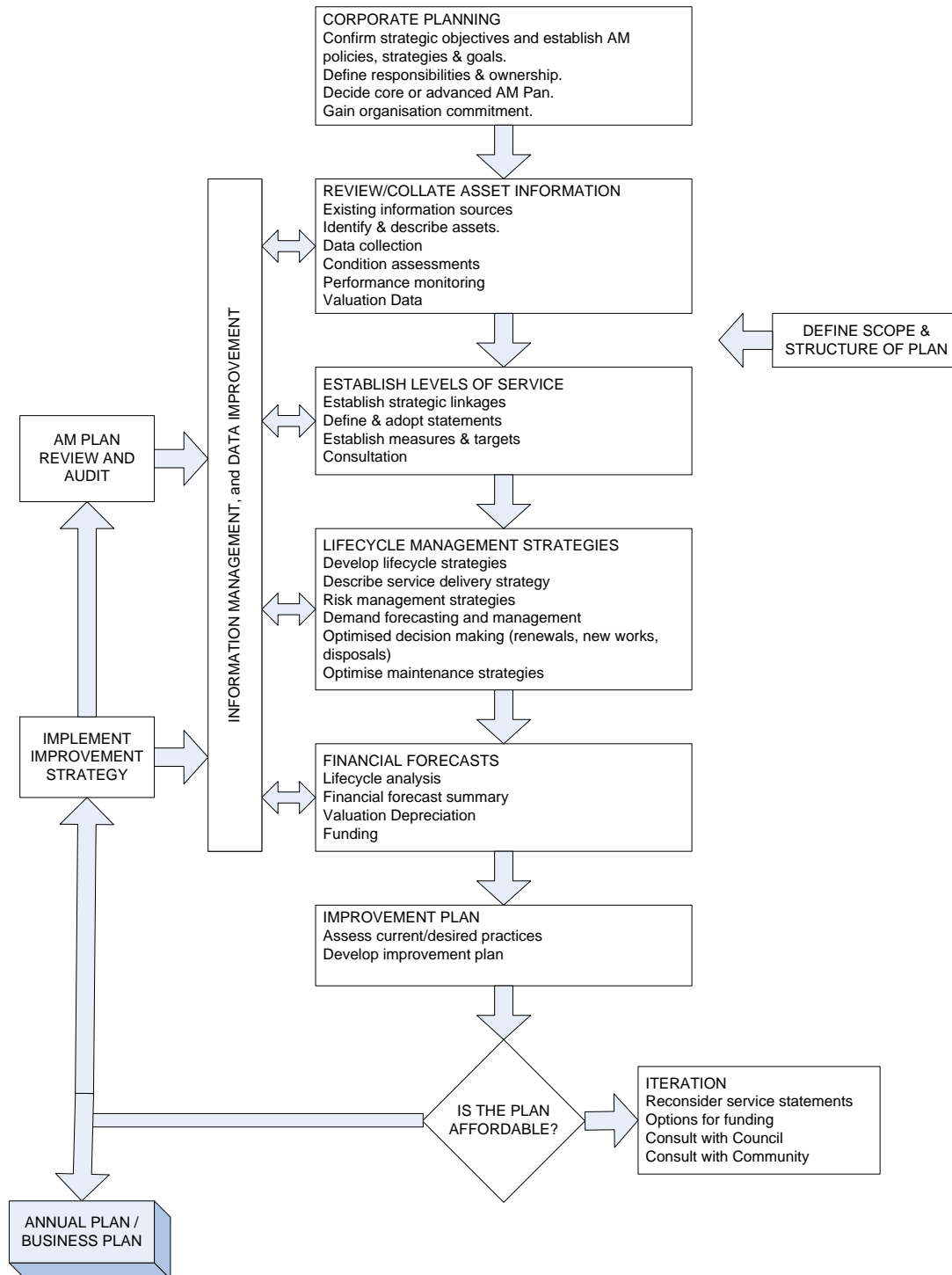
- Levels of service – specifies the services and levels of service to be provided by the organisation,
- Future demand – how this will impact on future service delivery and how this is to be met,
- Life cycle management – how Council will manage its existing and future assets to provide defined levels of service,
- Financial summary – what funds are required to provide the defined services,
- Asset management practices,
- Monitoring – how the plan will be monitored to ensure it is meeting organisation's objectives,
- Asset management improvement plan.

A road map for preparing an asset management plan is shown below.

² Based on IPWEA, 2011, IIMM, Sec 1.2 p 1|7.

Road Map for preparing an Asset Management Plan

Source: IPWEA, 2006, IIMM, Fig 1.5.1, p 1.11.



2.4 Core and Advanced Asset Management

This asset management plan is prepared as a 'core' asset management plan over a 20 year planning period in accordance with the International Infrastructure Management Manual³. It is prepared to meet minimum legislative and organisational requirements for sustainable service delivery and long term financial planning and reporting. Core asset management is a 'top down' approach where analysis is applied at the 'system' or 'network' level.

Future revisions of this asset management plan will move towards 'advanced' asset management using a 'bottom up' approach for gathering asset information for individual assets to support the optimisation of activities and programs to meet agreed service levels in a financially sustainable manner.

2.5 Community Consultation

This 'core' asset management plan is prepared to facilitate community consultation initially through feedback on public display of draft asset management plans prior to adoption by the Council/Board. Future revisions of the asset management plan will incorporate community consultation on service levels and costs of providing the service. This will assist the Council/Board and the community in matching the level of service needed by the community, service risks and consequences with the community's ability and willingness to pay for the service.

Community Consultation for the Special Rate Variation (SRV)

Since 1977, Council revenues have been regulated in NSW under "rate pegging". The Independent Pricing and Regulatory Tribunal (IPART) sets a rate peg which limits the amount by which councils can increase their rate revenue from one year to the next. For many years, the rate peg limit has not kept pace with the financial needs of councils in NSW and the resident's needs for appropriate services.

Independent modelling undertaken by Wollondilly Shire Council indicates that there will be an \$80 million deficit (across all asset classes – including Transport assets) at the end of 10 years unless there is a significant change to expenditure or revenue. Council is therefore seeking a Special Rate Variation (SRV) to obtain the funds necessary to maintain and manage current and future infrastructure.

To consult with the community, seeking feedback on the proposal to seek from IPART a SRV, Council has embarked on a comprehensive program of community conversation opportunities.

- Four drop in sessions were held in Picton
- Additional sessions were held in; Warragamba, Tahmoor and Appin
- Detailed newsletters were distributed to all residents
- Telephone survey conducted by external service provider.

In addition, residents were encouraged to make a submission by mail, email, telephone or social media.

This Transport Asset Management Plan has been developed to help demonstrate the real need for additional funding through a SRV. Modelling for this document shows that without increased funding for road assets, Wollondilly cannot maintain and renew its existing road infrastructure, let alone grow to meet anticipated demand.

³ IPWEA, 2011, IIMM.

3. LEVELS OF SERVICE

3.1 Customer Research and Expectations

Council is in the process of consulting with the community regarding the application to IPART for a Special Rate Variation.

The organisation will use the information obtained in developing its Strategic Plan and in allocation of resources in the budget.

3.2 Strategic and Corporate Goals

This asset management plan is prepared under the direction of the organisation's vision, mission, goals and objectives.

Our vision is:

Our Vision - Rural living

Council's vision reflects the Community's desire to maintain Wollondilly Shire's rural character together with the sense of belonging to caring communities that have been at its core for generations.

Our mission is:

To create opportunities in partnership with the Community and to enhance the quality of life and the environment, by managing growth and providing sustainable services and facilities

Relevant organisational goals and objectives and how these are addressed in this asset management plan are:

Table 3.2: Organisational Goals and how these are addressed in this Plan

Goal (CSP Outcome)	Objective (CSP Strategy)	How Goal and Objectives are addressed in AM Plan
Safe, maintained and effective infrastructure	Maintain road network - ensure that the road network is maintained to a standard that is achievable within the resources available. (Strategy IN1)	This AM Plan details how council will maintain and renew the road network in a financially sustainable manner.
Access to a range of transport options	Manage the road network - Manage the road network to respond to community needs, growth in the Shire, improving road safety and improving transport choices (Strategy IN2)	This AM Plan describes how Council will manage the road network to respond to community needs, particularly the challenges stemming from significant population growth.

Goals and Objectives have been extracted from Council's *Community Strategic Plan (CSP) 2033*.

The organisation will exercise its duty of care to ensure public safety is accordance with the infrastructure risk management plan prepared in conjunction with this AM Plan. Management of infrastructure risks is covered in Section 5.2

3.3 Legislative Requirements

The organisation has to meet many legislative requirements including Australian and State legislation and State regulations. These include:

Table 3.3: Legislative Requirements

Legislation	Requirement
Local Government Act	Sets out role, purpose, responsibilities and powers of local governments including the preparation of a long term financial plan supported by asset management plans for sustainable service delivery.
Roads Act, 1993	Sets out the rules to be followed and responsibilities of users of the roads system and how the rules are enforced
Work Health and Safety Act 2011	This Act aims to secure and promote the health, safety and welfare of people at work and to protect people at a place of work against risks to health or safety arising out of the activities at work.
Environmental Planning and Assessment Act, 1979	Provides for the protection of the environment, established the Department of the Environment and defines its functions and powers
Australian Standards and RTA Traffic Control at Worksites Manual, 2010	Provides guidance for transport asset managers in use of transport services such as AS 1742; Manual of Uniform Traffic Control Devices
Australian Road Rules	The Australian Roads Rules are incorporated into State Traffic Regulations under the Road Traffic Act

The organisation will exercise its duty of care to ensure public safety in accordance with the infrastructure risk management plan linked to this AM Plan. Management of risks is discussed in Section 5.2.

3.4 Community Levels of Service

Service levels are defined service levels in two terms, customer levels of service and technical levels of service. Community Levels of Service measure how the community receives the service and whether the organisation is providing community value.

Community levels of service measures used in the asset management plan are:

Quality	How good is the service?
Function	Does it meet users' needs?
Capacity/Utilisation	Is the service over or under used?

The organisation's current and expected community service levels are detailed in Tables 3.4 and 3.5. Table 3.4 shows the agreed expected community levels of service based on resource levels in the current long-term financial plan and community consultation/engagement.

Table 3.4: Community Level of Service

Service Attribute	Service Objective	Performance Measure Process	Current Performance	Expected position in 10 years based on current LTFP
COMMUNITY OUTCOMES				
To provide a safe and efficient road transport network				
COMMUNITY LEVELS OF SERVICE				
Quality	Provide a smooth ride. Potholes	Customer Service Requests	Council received 16 CRM regarding road surface (referred to as "pavement") during the months of September 2014.	Base Case –No Special Rate Variation <i>Expect More CRM</i> SRV Option 1 -8.5% for 4 years <i>CRM numbers should stay about the same</i> SRV Option2 -10.8% for 4 years <i>CRM numbers should drop</i>
Function	Adequacy - Meets user requirements for road width, accessibility, traffic control Meets user requirements for width, accessibility, use of traffic control device Traffic studies provide information.	Customer Service Requests	Council received 19 CRM regarding road related issues during the month of September 2014.	
Capacity/Utilisation	Roads meeting the needs of users	Customer requests relating to road capacity	Council received 2 CRM relating to unsealed roads during the month of September 2014.	

3.5 Technical Levels of Service

Technical Levels of Service - Supporting the community service levels are operational or technical measures of performance. These technical measures relate to the allocation of resources to service activities that the organisation undertakes to best achieve the desired community outcomes and demonstrate effective organisational performance. Technical service measures are linked to annual budgets covering:

- Operations – the regular activities to provide services such as opening hours, cleansing, mowing grass, energy, inspections, etc.
- Maintenance – the activities necessary to retain an asset as near as practicable to an appropriate service condition (eg road patching, unsealed road grading, building and structure repairs),
- Renewal – the activities that return the service capability of an asset up to that which it had originally (eg frequency and cost of road resurfacing and pavement reconstruction, pipeline replacement and building component replacement),

- Upgrade – the activities to provide a higher level of service (eg widening a road, sealing an unsealed road, replacing a pipeline with a larger size) or a new service that did not exist previously (eg a new library).

Service and asset managers plan, implement and control technical service levels to influence the customer service levels.⁴

Table 3.5 shows the technical level of service expected to be provided under this AM Plan. The agreed sustainable position in the table documents the position agreed by the Council/Board following community consultation and trade-off of service levels performance, costs and risk within resources available in the long-term financial plan.

⁴ IPWEA, 2011, IIMM, p 2.22

Table 3.5: Technical Levels of Service

Service Attribute	Service Objective	Activity Measure Process	Current Performance* CRM Response time and 2012/13 expenditure	Desired for Optimum Lifecycle Cost **	Agreed Sustainable Position ***
TECHNICAL LEVELS OF SERVICE					
Operations	Council promptly responds to identified need	Roadside grass mowing (operation of the reach arm)	92 days (\$49,898)	60 days	Agreed Sustainable Position depends on whether Council decides to pursue, and IPART subsequently grants and Special Rate Variation (SRV); 1. Do nothing (base case) option 2. 8.5% SRV for 4 years or 3. 10.8% SRV for 4 years
		Removal of illegal Dumping Removal of dumped asbestos	34 days 3 days (\$87,775)	30 days 3 days	
		Budget	\$137,673	\$304,521	
Maintenance	Ensure facilities are safe-clear signage, good traffic control devices and facilities, no major surface defects	<i>Bitumen patching</i> Edgebreak Pothole	(\$830,497) 44 days 32 days	30 days 14 days	
		<i>Culvert maintenance</i> Culverts Pits/ pipes	(\$589,323) 77 days 69 days	60 days	
		Heavy patching (all work undertaken on the road pavement rather than road seal)	(\$500,000) 41 days	30 days	
		<i>Shoulder restoration and table drains</i> Shoulder restoration Table drains	(\$347,491) 49 days 52days	30 days	
		<i>Regravelling of unsealed roads</i>	(\$189,114) 95 days	60 days	
		Budget	\$2,456,425	\$3,118,958	

CRM response time is the average age of the CRM when closed. This is the time taken from when the CRM is opened by customer service staff until it is actioned/ completed. It should be noted that all CRM are inspected within 7 days and work is prioritised according to this inspection.

CRM analysis and related costings in the Table above have been extracted from the “Maintenance Service Levels and Funding Report” developed in 2013 by Paul Draper.

Service Attribute	Service Objective	Activity Measure Process	Recent Performance		Desired for Optimum Lifecycle Cost **	Agreed Sustainable Position ***
TECHNICAL LEVELS OF SERVICE						
Renewals	Condition of road is acceptable to drivers	Number of kilometres rehabilitated each year. Rehabilitation includes reseals and other preparatory work on the road pavement.	2004 2005 2006 2007 2008 2009 2010 2011 2012 2013	36.52km 35.80km 20.61km 54.90km 43.60km 15.45km 10.13km 27.88km 12.68km 16.18km	If Wollondilly Shire’s 840kms of road are renewed every 20 years, this equates to 42km per year. Average over past 10 years is 27km per year.	Agreed Sustainable Position depends on whether Council decides to pursue, and IPART subsequently grants and Special Rate Variation (SRV); 1. Do nothing (base case) option 2. 8.5% SRV for 4 years or 3. 10.8% SRV for 4 years
		Budget	\$43M Average=\$4.3M per year		If SMEC PMS model is run for Pavement Condition Index (PCI) 6.0 and Maximum Asset Value 10 year spend will be: \$114,650,012 Average = \$11,465,000 per year	
Upgrade/New	New works to meet identified needs	Budget for new works such as cycleways, footpaths, kerb and gutter, Black Spot projects and sealing of unsealed roads.	\$700k per annum		\$1.3M per annum by 2018/19 would enable Council to meet established need.	

Note: * Current activities and costs (currently funded).

** Desired activities and costs to sustain current service levels and achieve minimum life cycle costs (not currently funded).

*** Activities and costs communicated and agreed with the community as being sustainable (funded position following trade-offs, managing risks and delivering agreed service levels).

4. FUTURE DEMAND

4.1 Demand Drivers

Drivers affecting demand include population change, changes in demographics, seasonal factors, vehicle ownership rates, consumer preferences and expectations, technological changes, economic factors, agricultural practices, and environmental awareness.

4.2 Demand Forecast

The present position and projections for demand drivers that may impact future service delivery and utilisation of assets were identified and are documented in Table 4.3.

4.3 Demand Impact on Assets

The impact of demand drivers that may affect future service delivery and utilisation of assets are shown in Table 4.3.

Table 4.3: Demand Drivers, Projections and Impact on Services

Demand drivers	Present position	Projection	Impact on services
Population change	Current population: 43,259 (2011 Census) growing to 46,295 (ABS ERP 2013)	Council's Growth Management Strategy defines population projections. TRACKS transport modelling provides impacts on road network due to growth.	Critical impact on service provision. Transport network must expand to meet anticipated growth.
Industry	Servicing of existing population, current industry includes mining, freight movement.	Some employment generating lands are planned. Retail growth will occur with residential development.	Increase in % heavy vehicles has major impact on road network, especially capacity of bridge network.
Climate change	Future weather patterns may not reflect current weather.	Increased temperature variation impacts performance of road seals. Impacts accessibility during bushfire.	Higher temperatures lead to degradation of seals
Trends in vehicle ownership	Average motor vehicles per dwelling 2.2 (2011 Census)	Increased numbers of vehicles per household	Increased road traffic

4.4 Growth Implications for Asset Management

The Wollondilly Resourcing Strategy 2013- 14 states *"Up until 2011, there was little prospect of major land releases in Wollondilly Shire, with growth predicted to grow at about 2% per year, based on historical trends. This was confirmed through Council's first Growth Management Strategy in 2010, with recognition of ongoing growth pressures in and around each of the townships, along with some rural subdivision activity, at a modest level."*

In late 2011 the State Government invited owners of lands greater than 100 hectares to nominate their sites for an accelerated housing strategy across the Sydney Metropolitan area. There were some 43 nominations across Sydney, with 11 of these proposals in Wollondilly. Subsequently, Council is now supporting a proposal for a major land release at Wilton Junction, with the potential for an additional 30,000 population over the next 30 years, along with 10,000 new jobs.

Additionally, there are a large number of other development proposals across the Shire that will sharply accelerate the population of the Shire if they are all successful and brought to market".

It is estimated in Council's draft Growth Management Strategy, that the population of the Shire may grow to 80,000 by 2026, 125,000 in the medium term and 150,000 in the long term."

The growth assumptions will impact on Council's asset management systems in several key ways:

- Existing assets such as roads will deteriorate faster due to higher traffic loads
- The need to upgrade the capacity of roads to cope with more traffic will accelerate, and funding levels will need to match the growth in order to preserve current levels of service
- There will be need to identify new roads with much of the funding coming from developer contribution levies. This funding, with the ratio of new population to existing population determining the ratio of funding available from the new developments, will be insufficient to meet the total cost of all new assets, where they service the existing population..
- The new assets will require maintenance, and will need to be funded
- The new population cannot address the existing shortfall in funding for maintaining existing assets (the infrastructure backlog).

4.5 Demand Management Plan.

Demand for new services will be managed through a combination of managing existing assets, upgrading of existing assets and providing new assets to meet demand and demand management. Demand management practices include non-asset solutions, insuring against risks and managing failures.

Non-asset solutions focus on providing the required service without the need for the organisation to own the assets and management actions including reducing demand for the service, reducing the level of service (allowing some assets to deteriorate beyond current service levels) or educating customers to accept appropriate asset failures⁵. Examples of non-asset solutions include providing services from existing infrastructure such as aquatic centres and libraries that may be in another community area or public toilets provided in commercial premises.

Opportunities identified to date for demand management are shown in Table 4.4. Further opportunities will be developed in future revisions of this asset management plan.

Table 4.4: Demand Management Plan Summary

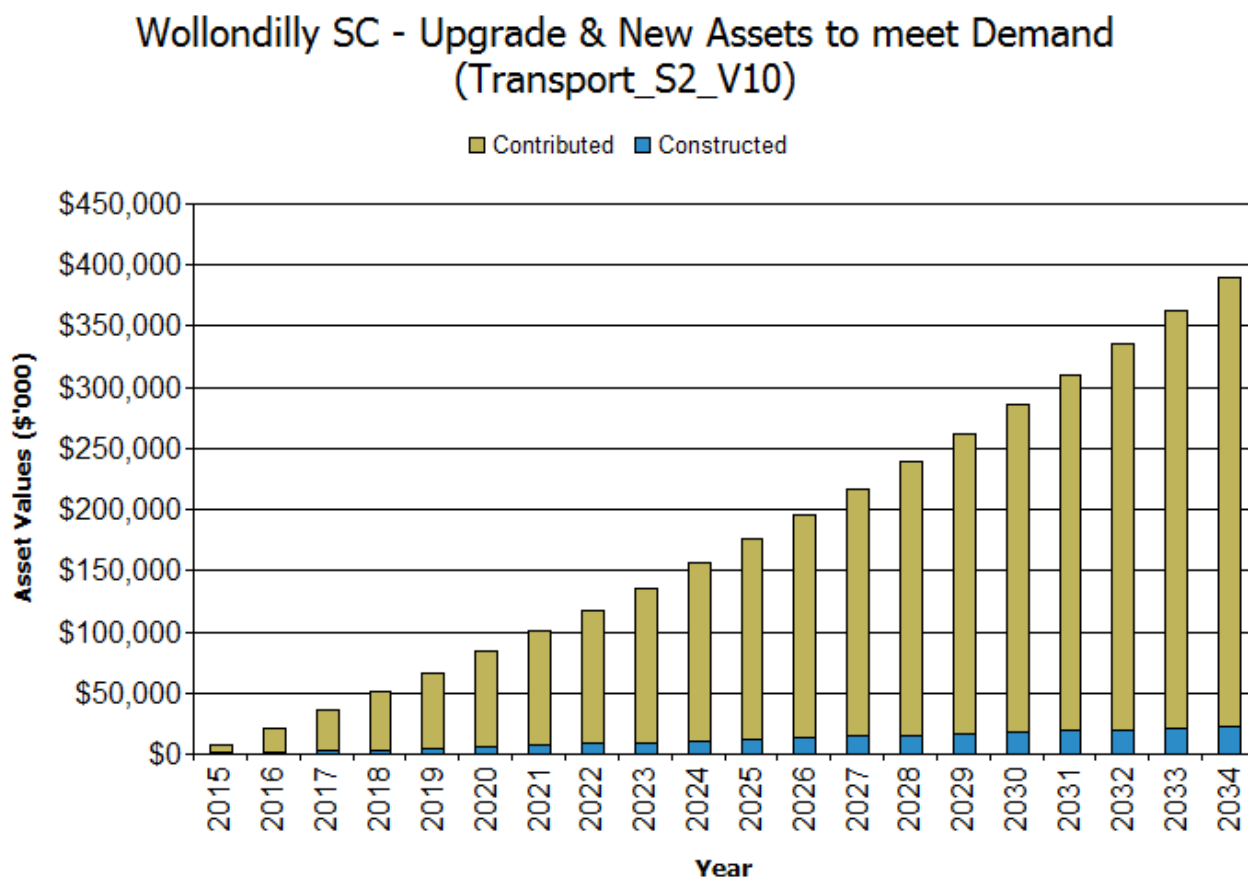
Demand Driver	Impact on Services	Demand Management Plan
Growth	Need to upgrade roads to cope with more traffic New assets acquired to accommodate growth will require maintenance	New road assets to be acquired to meet demand through a combination of developer and council construction. Council to plan for future maintenance requirements and set adequate funding aside.
Asset condition	Existing road assets will deteriorate faster due to higher traffic loads	Council to plan for the renewal of road assets before they reach end of life.
Industry	Mining and freight transportation increase the percentage of heavy vehicles on Wollondilly roads, leading to increased rates of deterioration.	Council to lobby other tiers of government and pursue all relevant grant opportunities offered to road authorities affected by these industries.

⁵ IPWEA, 2011, IIMM, Table 3.4.1, p 3|58.

4.6 Asset Programs to meet Demand

The new assets required to meet growth will be acquired free of cost from land developments and constructed/acquired by the organisation. New assets constructed/acquired by the organisation are discussed in Section 5.5. The cumulative value of new contributed and constructed asset values are summarised in Figure 1.

Figure 1: Upgrade and New Assets to meet Demand



Acquiring these new assets will commit the organisation to fund ongoing operations, maintenance and renewal costs for the period that the service provided from the assets is required. These future costs are identified and considered in developing forecasts of future operations, maintenance and renewal costs in Section 5.

5. LIFECYCLE MANAGEMENT PLAN

The lifecycle management plan details how the organisation plans to manage and operate the assets at the agreed levels of service (defined in Section 3) while optimising life cycle costs.

5.1 Background Data

5.1.1 Physical parameters

The assets covered by this asset management plan are shown in Table 2.1.

The Wollondilly Asset Management Strategy (October 2014) states:

A complete review was undertaken of all road assets in 2010, with an updated inventory, and new condition ratings and assessments of the gap in funding to maintain the road network in a satisfactory condition.

The inventory of assets had increased substantially, with the consequent implications that the changes in the inventory data will increase the long term demand for maintenance funding, while also creating an immediate backlog of works to repair damage that has accumulated over time. Examples in this regard include an additional 42km of regional and local roads arising from the declassification of former State Roads, a 56% increase in bridge assets, and a 69% increase in kerb and gutter assets.

The Pavement Condition Index, an assessment of the overall condition of all road pavements, indicates that the Shire's roads were below the average of a number of other councils, with a PCI of 7.2 compared to 7.8.

In May 2013, a validation exercise was carried out on the accuracy of the road condition data (and other related data) utilised by Councils Pavement Management System via a visual inspection of the entire sealed road network. Where deficiencies were found in the data, new estimates were determined and the problems corrected in the PMS database. Overall, there was deterioration in the overall condition of the network PCI from 7.2 to 6.52.

A summary of the road networks condition as at 2013 is summarised as;

Condition	Percentage of Total Roads Network (2013)
Condition 1 (Excellent)	9%
Condition 2 (Good)	29%
Condition 3 (Average)	42%
Condition 4 (Poor)	12%
Condition 5 (Very Poor)	4%
Condition 6 (Failed)	4%

A condition assessment of the overall network is due in 2015.

Age profile information is not currently available. An age profile will be developed in future revisions of the asset management plan.

Plans showing the transport assets are:

- Plans of individual projects are stored electronically on Council's document management system
- A plan of the road network is held on the pavement management system, and in the property reserves section of the GIS
- Paper and electronic maps of developments are being scanned and maintained through ADAC system.

5.1.2 Asset capacity and performance

The organisation's services are generally provided to meet design standards where these are available.

Locations where deficiencies in service performance are known are detailed in Table 5.1.2.

Table 5.1.2: Known Service Performance Deficiencies

Location	Service Deficiency
Backlog of service deficiencies defined in PMS system. High priority deficiencies are listed below.	Pavement deterioration, reaching end of useful life
Remembrance Drive (Regional road)	Pavement deterioration, reaching end of useful life (ex highway). Inability to expand road due to bridge constraints in Picton.
Silverdale Rd (Regional road)	Pavement deterioration, reaching end of useful life (a rural road)
Traffic network in Picton – especially Prince Street	Insufficient capacity to convey through traffic from Thirlmere, Tahmoor. Need for bypass. Prince St bridge a single lane bridge - currently an RMS responsibility and Council cannot afford to take on responsibility of heritage asset.
Land stability risks at Razorback, Barkers Lodge Rd, Douglas Park Drive	Unstable geology and topography results in landslip risk. Poor construction techniques in the past. Mine subsidence risks.
Kerb and Gutter,	Lack of services as identified by the community. Expectations of new residents moving into a rural environment from urban areas.
Guardrail	Changing standards for guardrail provision (eg chain wire fences). RMS directives to meet standards.
Footpaths and cycleways	Lack of services as identified by the community (eg Picton to Tahmoor path/cycleway). Expectations of new residents moving into a rural environment from urban areas.

The above service deficiencies were identified from community engagement.

5.1.3 Asset condition

Condition is monitored by inspections of a sample of the network. The condition of the full network will be assessed during 2015.

Routine surveillance inspections for defects are undertaken weekly by a surveillance officer. Main roads are inspected fortnightly and local roads are inspected on an 8 week rotating cycle.

Method 2, which utilised the outputs from Council's Pavement Management System (PMS) was used in the development of this AM Plan.

Condition is measured using a 1 – 5 grading system⁶ as detailed in Table 5.1.3.

Table 5.1.3: Simple Condition Grading Model

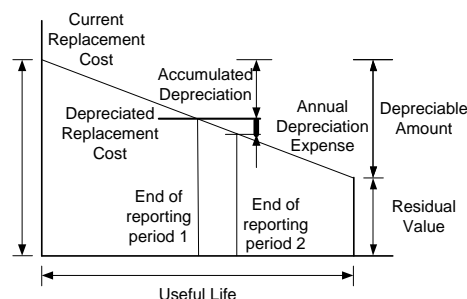
Condition Grading	Description of Condition
1	Very Good: only planned maintenance required
2	Good: minor maintenance required plus planned maintenance
3	Fair: significant maintenance required
4	Poor: significant renewal/rehabilitation required
5	Very Poor: physically unsound and/or beyond rehabilitation

⁶ IPWEA, 2011, IIMM, Sec 2.5.4, p 2 | 79.

5.1.4 Asset valuations

The value of assets recorded in the asset register as at October 2014 covered by this asset management plan is shown below. Assets were last revalued at 2010 and were updated in June 2014. Assets are valued at fair value.

Current Replacement Cost	\$319,976,000
Depreciable Amount	\$259,102,000
Depreciated Replacement Cost ⁷	\$171,773,000
Annual Depreciation Expense	\$5,773,000



Useful lives were reviewed in 2013 by SMEC.

Key assumptions made in preparing the valuations were:

- Condition data is accurate
- Adopted useful lives are appropriate
- All assets have been captured in the inventory.

Major changes from previous valuations are due to updated condition data and new assets.

Various ratios of asset consumption and expenditure have been prepared to help guide and gauge asset management performance and trends over time.

Ratios	Base Case ("Do Nothing")	8.5% SRV	10.8%SRV
Rate of Annual Asset Consumption (Depreciation/ Depreciable Amount)	2.2%	2.2%	2.2%
Rate of Annual Asset Renewal (Capital renewal Expenditure/ Depreciable amount)	0.9%	1.2%	1.3%
Rate of Asset Upgrade	0.4%	0.4%	0.4%
Rate of Asset Upgrade (Including contributed assets)	2.8%	2.8%	2.8%
Asset renewals as a percentage of consumption	41.7%	54.3%	59.2%
Percentage increase in asset stock	2.8%	2.8%	2.8%

In 2015 the rate at which the organisation plans to renew assets at will depend on the funding. In an ideal situation, asset renewals should match asset depreciation, hence the figure for *Asset renewals as a percentage of consumption*, the better. The 10.8% SRV will give the best outcome for asset renewals.

As a consequence of growth it is anticipated that the organisation will be increasing its asset stock by 2.8% in the year.

5.1.5 Historical Data

Paper maps are accessible if required however they are in the process of being scanned in the ADAC system.

⁷ Also reported as Written Down Current Replacement Cost (WDCRC).

5.2 Infrastructure Risk Management Plan

An assessment of risks associated with service delivery from infrastructure assets has identified critical risks that will result in loss or reduction in service from infrastructure assets or a 'financial shock' to the organisation. The risk assessment process identifies credible risks, the likelihood of the risk event occurring, the consequences should the event occur, develops a risk rating, evaluates the risk and develops a risk treatment plan for non-acceptable risks.

Critical risks, being those assessed as 'Very High' - requiring immediate corrective action and 'High' - requiring prioritised corrective action identified in the Infrastructure Risk Management Plan, together with the estimated residual risk after the selected treatment plan is operational are summarised in Table 5.2. These risks are reported to management and Council.

Table 5.2: Critical Risks and Treatment Plans

Service or Asset at Risk	What can Happen	Risk Rating (VH, H)	Risk Treatment Plan	Residual Risk *	Treatment Costs
Regional Roads plus Werombi Rd	Traffic accidents that may be occurring as a result of deficiencies such as sight distance at crests, intersection configuration, lack of passing lanes, poor traction & skid resistance.	H	Risk management study identifies actions to address risks.	M	Improvement plans and costs defined.
Footpath risks	Trip hazards resulting in injury to pedestrians.	M	Footpath condition assessment, risk analysis and intervention levels	L	Budget of \$50,000 for footpath improvements to address high risk deficiencies
Geotechnical risks in locations such as Razorback, Barkers Lodge Rd and Douglas Park Dr	Landslip and rockfalls	H	Action plans for each site to manage high priority risks	M	Budget allocations according to greatest need.

Note * The residual risk is the risk remaining after the selected risk treatment plan is operational.

5.3 Routine Operations and Maintenance Plan

Operations include regular activities to provide services such as public health, safety and amenity, eg cleansing, street sweeping, grass mowing and street lighting.

Routine maintenance is the regular on-going work that is necessary to keep assets operating, including instances where portions of the asset fail and need immediate repair to make the asset operational again.

5.3.1 Operations and Maintenance Plan

Operations activities affect service levels including quality and function through street sweeping and grass mowing frequency, intensity and spacing of street lights and cleaning frequency and opening hours of building and other facilities.

Maintenance includes all actions necessary for retaining an asset as near as practicable to an appropriate service condition including regular ongoing day-to-day work necessary to keep assets operating, eg road patching but excluding rehabilitation or renewal. Maintenance may be classified into reactive, planned and specific maintenance work activities.

Reactive maintenance is unplanned repair work carried out in response to service requests and management/supervisory directions.

Planned maintenance is repair work that is identified and managed through a maintenance management system (MMS). MMS activities include inspection, assessing the condition against failure/breakdown experience, prioritising, scheduling, actioning the work and reporting what was done to develop a maintenance history and improve maintenance and service delivery performance.

Specific maintenance is replacement of higher value components/sub-components of assets that is undertaken on a regular cycle including repainting, replacing air conditioning units, etc. This work falls below the capital/maintenance threshold but may require a specific budget allocation.

Actual past maintenance expenditure is shown in Table 5.3.1.

Table 5.3.1: Maintenance Expenditure Trends

Year	Maintenance Expenditure
2011/12	\$3.448M
2012/13	\$3.449M
2013/2014	\$3.716*
2015/16 without SRV	\$3.716M
With 8.5% SRV	\$3.816M
With 10.8% SRV	\$3.866M

*\$3.3M plus \$150k programmed maintenance for major roads and bridge and \$266k for signs and linemarking

At Wollondilly, planned maintenance work is currently 30% of total maintenance expenditure. This is not ideal.

Maintenance expenditure levels are considered to be inadequate to meet projected service levels, which may be less than or equal to current service levels. Where maintenance expenditure levels are such that will result in a lesser level of service, the service consequences and service risks have been identified and service consequences highlighted in this AM Plan and service risks considered in the Infrastructure Risk Management Plan.

Assessment and prioritisation of reactive maintenance is undertaken by Council staff using experience and judgement.

5.3.2 Maintenance Expenditure

Road maintenance has been identified by the community and council as an issue of concern.

In 2013, Council investigated maintenance service levels and funding. A detailed report was prepared which outlined the current service levels that Council achieves with its current maintenance resources and funds. It also provided estimates on the additional funds that would be required to improve these service levels and shift from a reactive CRM driven operation, to a proactive operation which undertakes increased, planned, scheduled maintenance work.

The report concluded that *“Council’s current maintenance expenditure is insufficient to service the assets Council owns”*. The biggest issue identified in the report for Council in responding to road maintenance needs across the Shire was the limited availability of (and limited finances to employ) the larger Construction Crews. The two Crews required to economically undertake shoulder grading, table drain grading and unsealed roads grading (three areas critical for road maintenance) are predominantly working on construction projects (which is rightly Council’s primary focus).

It was suggested that the availability of a third Construction Crew undertaking regular scheduled maintenance would improve the following:

- Improvement in asset condition (road and drainage network)
- Reduced quantity of road failure/reconstruction
- Improved Road Safety
- Reduction in CRMs.

The report recommended that recognition be given to the impact that inadequate maintenance funding has on asset condition and that consideration be given to increasing the road maintenance budget.

A special rate variation would enable additional funds to be provided for road maintenance.

5.3.3 Operations and Maintenance Strategies

Wollondilly Operations and Maintenance Strategies are driven by :

- Customer requests (CRM)
- Road Surveillance Inspector 3 days per week identifies defects and prioritises remedial works
- The Pavement Management System identifies defects, but its recommendations are only as good as the condition data
- Cost Benefit Analysis is undertaken for black spot funding to improve amenity and maintenance cost.

The organisation will aim to operate and maintain assets to provide the defined level of service to approved budgets in the most cost-efficient manner. The operation and maintenance activities include:

- Scheduling operations activities to deliver the defined level of service in the most efficient manner,
- Undertaking maintenance activities through a planned maintenance system to reduce maintenance costs and improve maintenance outcomes.
- Undertake cost-benefit analysis to determine the most cost-effective split between planned and unplanned maintenance activities (50 – 70% planned desirable as measured by cost),
- Maintain a current infrastructure risk register for assets and present service risks associated with providing services from infrastructure assets and reporting Very High and High risks and residual risks after treatment to management and Council/Board,
- Review current and required skills base and implement workforce training and development to meet required operations and maintenance needs,
- Review asset utilisation to identify underutilised assets and appropriate remedies, and over utilised assets and customer demand management options,
- Maintain a current hierarchy of critical assets and required operations and maintenance activities,
- Develop and regularly review appropriate emergency response capability,
- Review management of operations and maintenance activities to ensure Council is obtaining best value for resources used.

Asset hierarchy

An asset hierarchy provides a framework for structuring data in an information system to assist in collection of data, reporting information and making decisions. The hierarchy includes the asset class and component used for asset planning and financial reporting and service level hierarchy used for service planning and delivery. The organisation's service hierarchy is shown in Table 5.3.2.

Table 5.3.2: Asset Service Hierarchy

Service Hierarchy	Service Level Objective
Regional	Carries through traffic from one local government area to another (May or may not be officially classified by RMS). Must be the most direct route from one township to another.
Arterial	Designated State Road which carries through traffic from one region to another
Major Collector	Connects the arterial roads to areas of development and connects arterial roads to the local roads system
Minor Collector	Local roads that allow a minor amount of through traffic
Urban Residential	Local roads that give access to residential properties in urban areas
Rural Residential	Local roads that give access to residential properties in rural areas
Laneway	Roads that provide rear access to various land uses
Bike Path	Path for cyclists and pedestrians only

Critical Assets

Critical assets are those assets which have a high consequence of failure but not necessarily a high likelihood of failure. By identifying critical assets and critical failure modes, organisations can target and refine investigative activities, maintenance plans and capital expenditure plans at the appropriate time.

Operations and maintenance activities may be targeted to mitigate critical assets failure and maintain service levels. These activities may include increased inspection frequency, higher maintenance intervention levels, etc.

In 2011 Council engaged ARRB Group to complete a risk assessment and analysis of the Wollondilly regional road network. The assessment process identified high risk locations on regional roads (both midblock and intersection) based on the level of risk inherent in the road engineering and roadside environment features. The aim of the project was to help Council identify the scope of projects requiring road safety improvements before they became “black spots”

Whilst not a regional road, Werombi Road, a local road, was also included in the assessment and analysis, due to its importance as a link road for the Shire. Werombi Road was determined to have the highest risk score following the analysis.

Table 5.3.2.1: Analysis of Risk for Critical Road Assets

Rank	Critical Assets	Safety Triggers	Recommended Activities
1	Werombi Road	Roadside shoulder condition, shoulder width, turn provisions	The report recommended that Council: <ol style="list-style-type: none"> 1. Review the distribution of risk across the road network and consider how existing capital works, road safety and maintenance programs can target higher risk locations through site improvements. 2. Consider a program of road safety audits as a means of priorities roads and intersections 3. Further consider the prioritisation of sites for investigation and/ or works, the crash history and traffic volume along a road to ensure the best value for money and a balance between proactive and reactive road safety management.
2	Silverdale Road	Large tree within 3m, no sealed shoulder, steep embankments, shoulder width, delineation and overtaking opportunities	
3	Menangle Road	Roadside condition, horizontal alignments, overtaking opportunities and skid resistance	
4	Wilton Road	Roadside condition, horizontal alignment, shoulder width, delineation, sight distance and overtaking opportunities	

Standards and specifications

Maintenance work is carried out in accordance with the following Standards and Specifications.

- Council’s engineering specifications
- Experience and judgement.

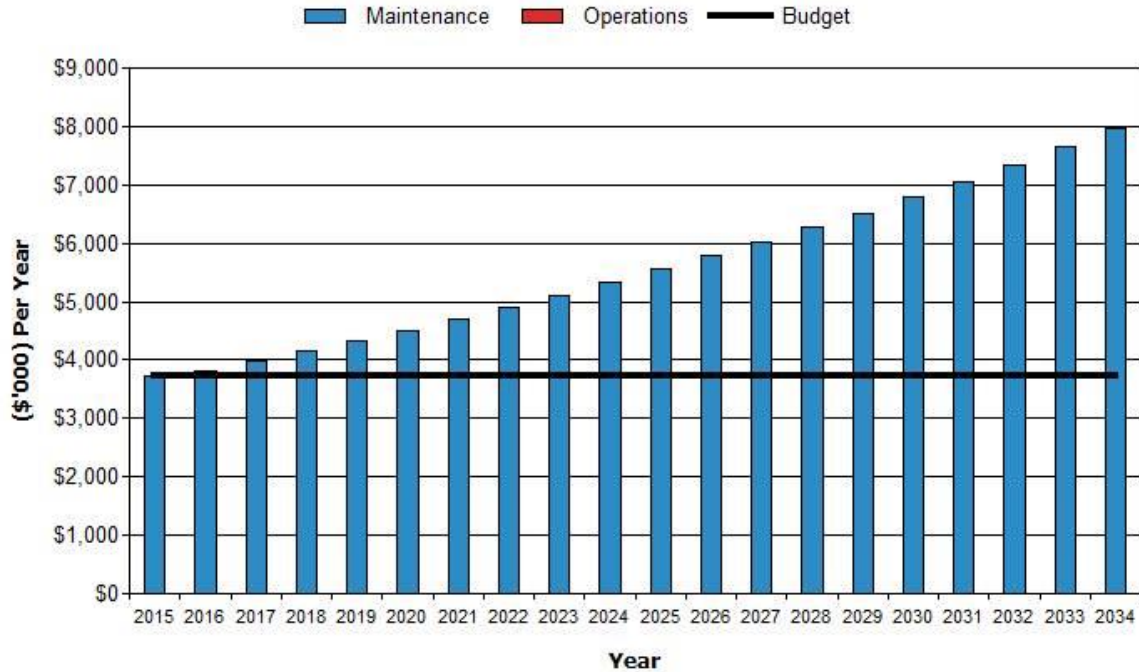
5.3.3 Summary of future operations and maintenance expenditures

Future operations and maintenance expenditure is forecast to trend in line with the value of the asset stock as shown in Figure 4. Note that all costs are shown in current 2014 dollar values (ie real values).

Figure 4: Projected Operations and Maintenance Expenditure

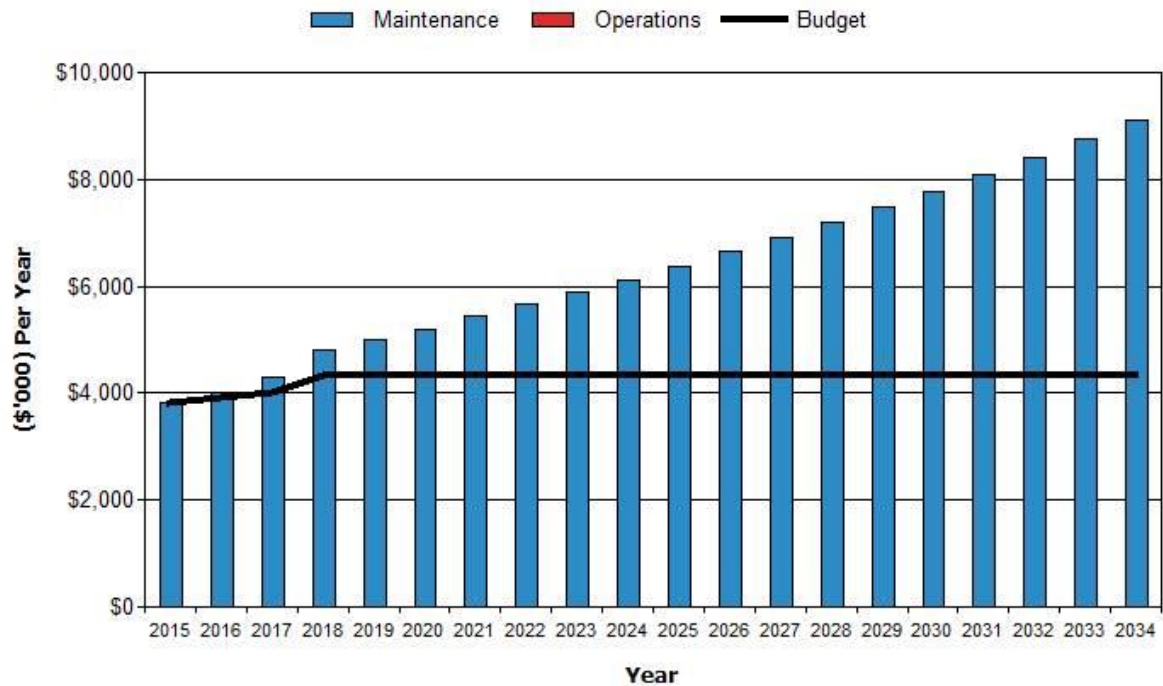
BASE CASE “DO NOTHING”

Wollondilly SC - Projected Operations & Maintenance Expenditure (Transport_S2_V10)



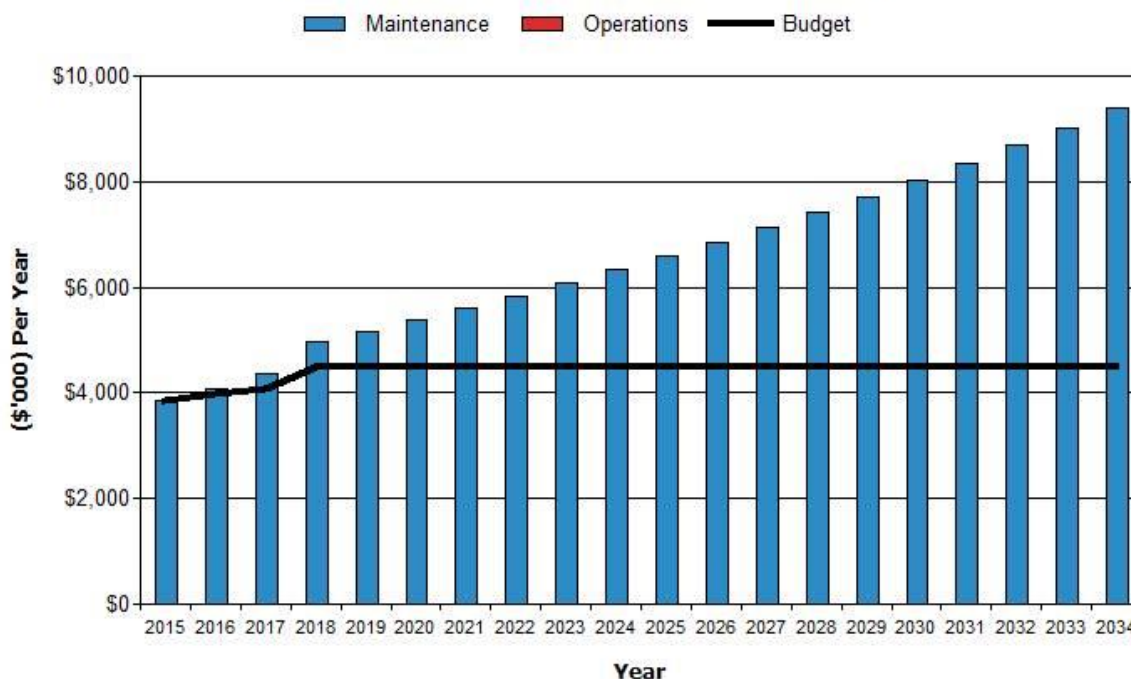
8.5% SRV

Wollondilly SC - Projected Operations & Maintenance Expenditure (Transport_S2_V11)



10.8% SRV

Wollondilly SC - Projected Operations & Maintenance Expenditure (Transport_S2_V12)



Looking at Figure 4 for the two SRV scenarios, it can be observed that the budgeted expenditure follows the required (or projected) maintenance expenditures in the first three years. After that the growth in required expenditure accelerates beyond the budgeted expenditure. It is expected however that Council's rate income will start to grow also as a natural result of growth. This is not shown in the black line as further work is required to refine the financial planning associated with growth. More rates income will enable more funds to be allocated to maintenance. It is therefore suggested that the modelling be revisited within 4 years to ensure that it accurately reflects Council's planned budget.

Deferred maintenance, i.e. works that are identified for maintenance and unable to be funded are to be included in the risk assessment and analysis in the infrastructure risk management plan. Maintenance is funded from the operating budget where available. This is further discussed in Section 6.2.

5.4 Renewal/Replacement Plan

Renewal and replacement expenditure is major work which does not increase the asset's design capacity but restores, rehabilitates, replaces or renews an existing asset to its original or lesser required service potential. Work over and above restoring an asset to original service potential is upgrade/expansion or new works expenditure.

5.4.1 Renewal plan

Assets requiring renewal/replacement are identified from one of three methods provided in the 'Expenditure Template'.

- Method 1 uses Asset Register data to project the renewal costs using acquisition year and useful life to determine the renewal year, or
- Method 2 uses capital renewal expenditure projections from external condition modelling systems (such as Pavement Management Systems), or

- Method 3 uses a combination of average *network renewals* plus *defect repairs* in the *Renewal Plan* and *Defect Repair Plan* worksheets on the 'Expenditure template'.

Method 2 was used for this asset management plan.

The useful lives of assets used to develop projected asset renewal expenditures are shown in Table 5.4.1. Asset useful lives were last reviewed in 2013.⁸

Table 5.4.1: Useful Lives of Assets

Asset (Sub)Category	Useful life
Bridges	25, 40, 50, 60, 65 and 80
Bus shelters	15
Central structures (median islands)	7
Cycleway	50
Guardrail/ fence	20
Kerb cross over	70
Local Area Traffic Management (LATM) structures	70
Linemarking	5
Pavement Base Layers	100
Pedestrian fence	20
Refuse bin	20
Seal/ AC	30
Shared pathway	50
Signs	10
Street seats	15

5.4.2 Renewal and Replacement Strategies

The organisation will plan capital renewal and replacement projects to meet level of service objectives and minimise infrastructure service risks by:

- Planning and scheduling renewal projects to deliver the defined level of service in the most efficient manner,
- Undertaking project scoping for all capital renewal and replacement projects to identify:
 - the service delivery 'deficiency', present risk and optimum time for renewal/replacement,
 - the project objectives to rectify the deficiency,
 - the range of options, estimated capital and life cycle costs for each options that could address the service deficiency,
 - and evaluate the options against evaluation criteria adopted by the organisation, and
 - select the best option to be included in capital renewal programs,
- Using 'low cost' renewal methods (cost of renewal is less than replacement) wherever possible,
- Maintain a current infrastructure risk register for assets and service risks associated with providing services from infrastructure assets and reporting Very High and High risks and residual risks after treatment to management and Council/Board,
- Review current and required skills base and implement workforce training and development to meet required construction and renewal needs,
- Maintain a current hierarchy of critical assets and capital renewal treatments and timings required ,
- Review management of capital renewal and replacement activities to ensure Council is obtaining best value for resources used.

Renewal ranking criteria

Asset renewal and replacement is typically undertaken to either:

⁸ May 2013 Validation undertaken on the road data utilised by Council's PMS

- Ensure the reliability of the existing infrastructure to deliver the service it was constructed to facilitate (eg replacing a bridge that has a 5 t load limit), or
- To ensure the infrastructure is of sufficient quality to meet the service requirements (eg roughness of a road).⁹

It is possible to get some indication of capital renewal and replacement priorities by identifying assets or asset groups that:

- Have a high consequence of failure,
- Have a high utilisation and subsequent impact on users would be greatest,
- The total value represents the greatest net value to the organisation,
- Have the highest average age relative to their expected lives,
- Are identified in the AM Plan as key cost factors,
- Have high operational or maintenance costs, and
- Where replacement with modern equivalent assets would yield material savings.¹⁰

The ranking criteria used to determine priority of identified renewal and replacement proposals is detailed in Table 5.4.2.

Table 5.4.2: Renewal and Replacement Priority Ranking Criteria

Criteria	Weighting
PMS considers:	Depends on the scenario modelled by the PMS. For this version of the AM Plan, minimise user costs and agency costs were allocated the highest priority.
• Road Hierarchy	
• Traffic Volume	
• Proportion heavy vehicles	
• Age and Condition	
• Customer Requests (including Councillor priority)	

Renewal and replacement standards

Renewal work is carried out in accordance with the following Standards and Specifications.

- Councils engineering specifications
- Relevant RMS specifications
- Geotechnical reports

5.4.3 Summary of future renewal and replacement expenditure

The expenditure is summarised in Fig 5. Note that all amounts are shown in real values.

The projected capital renewal and replacement program is shown in Appendix B.

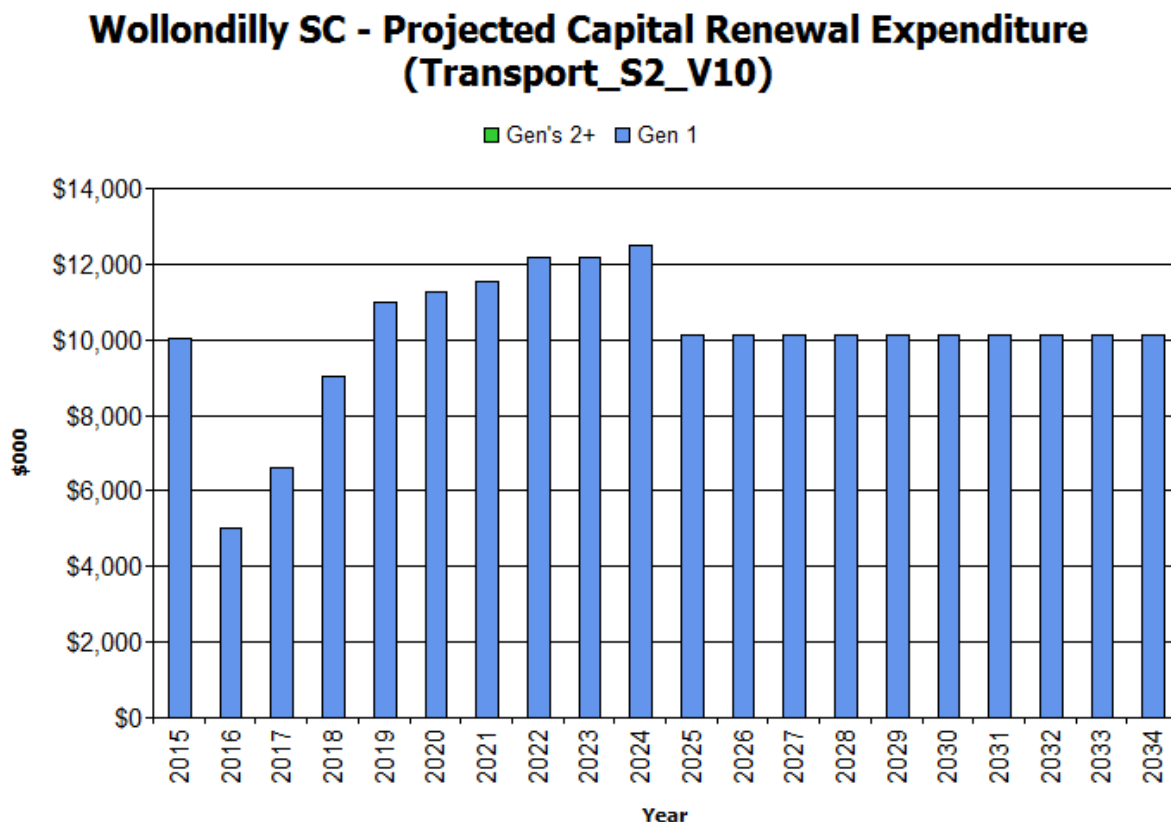
⁹ IPWEA, 2011, IIMM, Sec 3.4.4, p 3|60.

¹⁰ Based on IPWEA, 2011, IIMM, Sec 3.4.5, p 3|66.

Fig 5: Projected Capital Renewal and Replacement Expenditure

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)



Note the spike in the first year, 2015. This reflects Council's plans to expend loan funds (LIRS) in excess of \$4.5 million on road renewal projects. Renewal projects in the following years, 2016- 2018 are lower as Council endeavours to repay the loan.

Deferred renewal and replacement, ie those assets identified for renewal and/or replacement and not scheduled in capital works programs are to be included in the risk analysis process in the risk management plan.

Renewals and replacement expenditure in the organisation's capital works program will be accommodated in the long term financial plan. This is further discussed in Section 6.2.

5.5 Creation/Acquisition/Upgrade Plan

New works are those works that create a new asset that did not previously exist, or works which upgrade or improve an existing asset beyond its existing capacity. They may result from growth, social or environmental needs. Assets may also be acquired at no cost to the organisation from land development. These assets from growth are considered in Section 4.4.

5.5.1 Selection criteria

New assets and upgrade/expansion of existing assets are identified from various sources such as councillor/director or community requests, proposals identified by strategic plans or partnerships with other organisations. Candidate proposals are inspected to verify need and to develop a preliminary renewal estimate. Verified proposals are ranked by priority and available funds and scheduled in future works programmes. The priority ranking criteria is detailed below.

Table 5.5.1: New Assets Priority Ranking Criteria

Criteria	Weighting
PMS outputs	10%
Developer Servicing Plans and growth projections	40%
TRACKS Traffic modelling outputs and traffic studies	40%
CRM requests including Councillor requests	10%
Total	100%

Council is under pressure from the community and other tiers of government to take on responsibility for new assets such as the transfer of maintenance responsibilities for crown roads and water catchment authority roads. Residents often expect councils to maintain roads that are not their legal responsibility. In order for Wollondilly Council to take responsibility for a road asset, the road must be constructed to Council's standard.

5.5.2 Capital Investment Strategies

The organisation will plan capital upgrade and new projects to meet level of service objectives by:

- Planning and scheduling capital upgrade and new projects to deliver the defined level of service in the most efficient manner,
- Undertake project scoping for all capital upgrade/new projects to identify:
 - the service delivery 'deficiency', present risk and required timeline for delivery of the upgrade/new asset,
 - the project objectives to rectify the deficiency including value management for major projects,
 - the range of options, estimated capital and life cycle costs for each options that could address the service deficiency,
 - management of risks associated with alternative options,
 - and evaluate the options against evaluation criteria adopted by Council, and
 - select the best option to be included in capital upgrade/new programs,
- Review current and required skills base and implement training and development to meet required construction and project management needs,
- Review management of capital project management activities to ensure Council is obtaining best value for resources used.

Standards and specifications for new assets and for upgrade/expansion of existing assets are the same as those for renewal shown in Section 5.4.2.

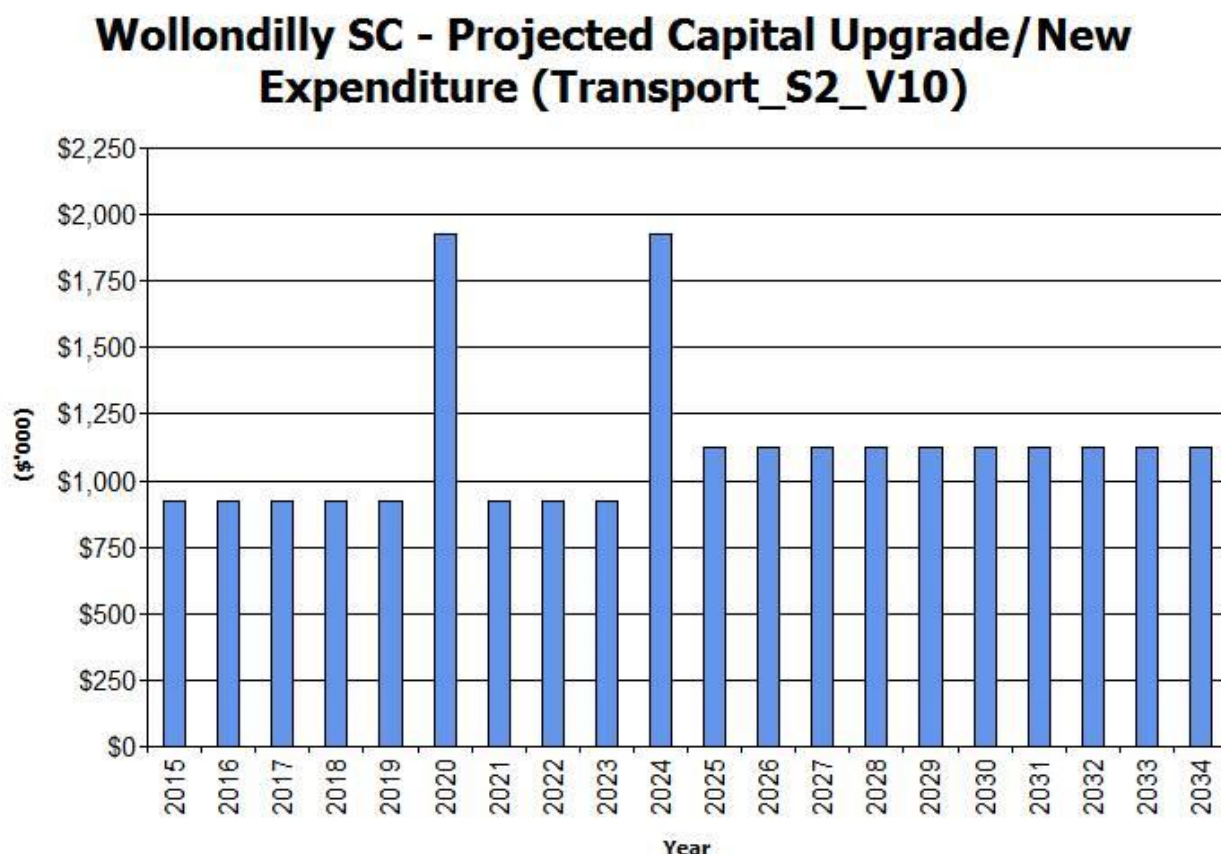
5.5.3 Summary of future upgrade/new assets expenditure

Projected upgrade/new asset expenditures are summarised in Fig 6. The projected upgrade/new capital works program is shown in Appendix C. All amounts are shown in real values.

Fig 6: Projected Capital Upgrade/New Asset Expenditure

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)



Bridge replacements (upgrades) are planned for 2020 and 2024, hence the spikes in the graph in these years.

Expenditure on new assets and services in the organisation's capital works program will be accommodated in the long term financial plan. This is further discussed in Section 6.2.

5.6 Disposal Plan

Disposal includes any activity associated with disposal of a decommissioned asset including sale, demolition or relocation. Assets identified for possible decommissioning and disposal are shown in Table 5.6, together with estimated annual savings from not having to fund operations and maintenance of the assets. These assets will be further reinvestigated to determine the required levels of service and see what options are available for alternate service delivery, if any. Any revenue gained from asset disposals is accommodated in Council's long term financial plan.

Where cashflow projections from asset disposals are not available, these will be developed in future revisions of this asset management plan.

Council rarely disposes of roads. The status of unformed rural roads is assessed as part of a development proposal. On occasions, an unformed "paper" road is disposed of as part of a development.

5.7 Service Consequences and Risks

The organisation has prioritised decisions made in adopting this AM Plan to obtain the optimum benefits from its available resources. Decisions were made based on the development of 3 scenarios of AM Plans.

Scenario 1 – Base case “Do Nothing”

Scenario 2 – 8.5% SRV over 4 years

Scenario 3 – 10.8% SRV over 4 years

The scenario adopted by the community and council will impact the funding available for road assets into the future.

5.7.1 What we cannot do

There are some operations and maintenance activities and capital projects that are unable to be undertaken within the next 10 years. These include:

- Meet all community requests for new kerb and gutter, footpaths and cycleways
- Sealing of all unsealed roads
- Take on maintenance obligations for unformed roads
- Maintain assets where contaminants impact on the cost of undertaking the work (eg specialist lead paint removal)
- Replace all sub-standard and damaged guardrail.

5.7.2 Service consequences

Operations and maintenance activities and capital projects that cannot be undertaken will maintain or create service consequences for users. These include:

- Many roads will never have kerb and gutter or footpaths
- There will be gaps in the cycleway network that cannot be plugged
- Many unsealed roads will remain unsealed.
- Unformed roads will remain in their present condition
- Certain assets may continue to deteriorate as the cost of maintenance is too high.
- A small percentage of assets may not meet current standards.

5.7.3 Risk consequences

The operations and maintenance activities and capital projects that cannot be undertaken may maintain or create risk consequences for the organisation. These include:

- Pedestrians must exercise care when walking along roads without footpath and/or kerb and gutter
- Traffic bottlenecks and longer detour routes for heavy vehicles
- Unsealed roads may be difficult to traverse and even impassable in inclement weather
- Motorists who drive on unformed roads do so at their own risk.
- Unmaintained assets may deteriorate to failure
- Sub-standard assets, such as guard rail or fencing, may contribute to the severity of a crash

These risks have been included with the Infrastructure Risk Management Plan summarised in Section 5.2 and risk management plans actions and expenditures included within projected expenditures.

6. FINANCIAL SUMMARY

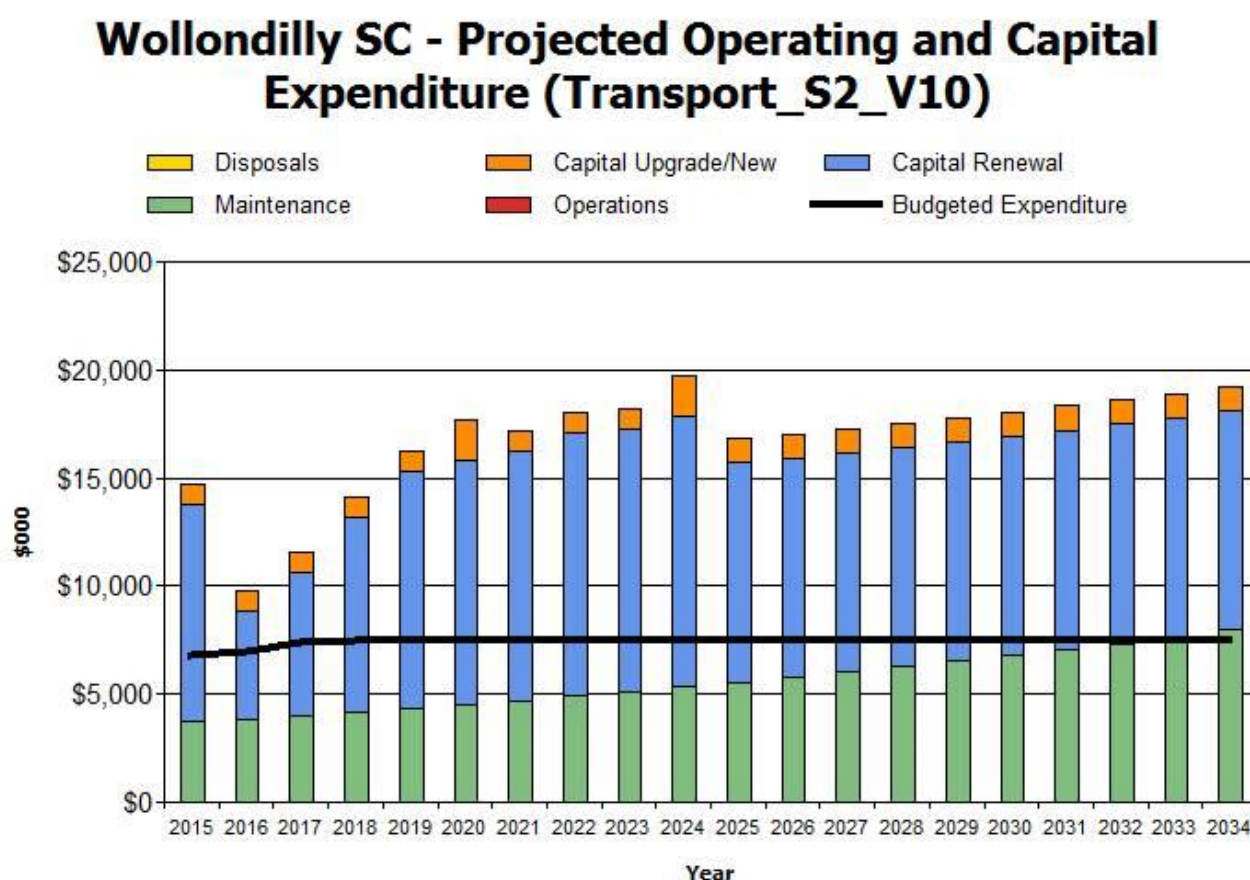
This section contains the financial requirements resulting from all the information presented in the previous sections of this asset management plan. The financial projections will be improved as further information becomes available on desired levels of service and current and projected future asset performance.

6.1 Financial Statements and Projections

The financial projections are shown in Fig 7 for projected operating (operations and maintenance) and capital expenditure (renewal and upgrade/expansion/new assets). Note that all costs are shown in real values.

Fig 7: Projected Operating and Capital Expenditure

BASE CASE “DO NOTHING”

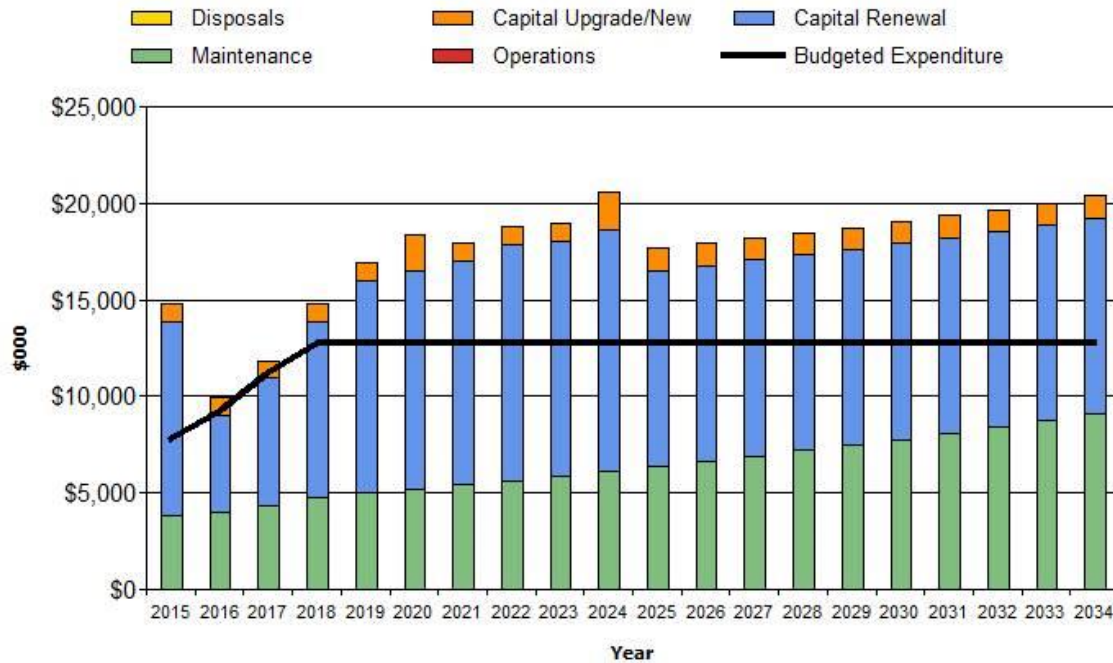


From Figure 7 Base Case “Do Nothing” it can be observed that the budgeted expenditure (the black line) does not match the coloured columns representing maintenance, renewal and upgrade expenses. This is an unsustainable financial situation.

On the following page, the two Special Rate Variation options are detailed. It can be observed that it is possible to meet projected maintenance, renewal and upgrade expenses if funding increases.

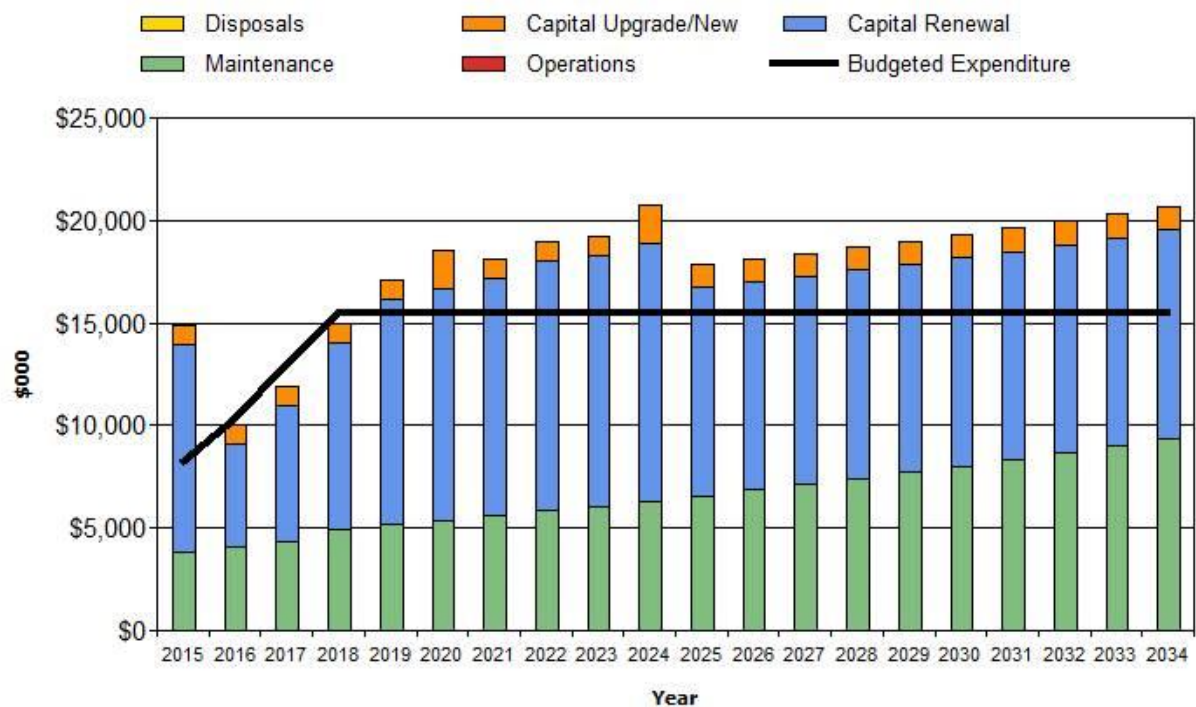
8.5% SRV

Wollondilly SC - Projected Operating and Capital Expenditure (Transport_S2_V11)



10.8% SRV

Wollondilly SC - Projected Operating and Capital Expenditure (Transport_S2_V12)



6.1.1 Sustainability of service delivery

There are four key indicators for service delivery sustainability that have been considered in the analysis of the services provided by this asset category, these being the asset renewal funding ratio, long term life cycle costs/expenditures and medium term projected/budgeted expenditures over 5 and 10 years of the planning period.

Asset Renewal Funding Ratio

Base Case “Do Nothing”

Asset Renewal Funding Ratio¹¹ 29%

8.5% SRV

Asset Renewal Funding Ratio 65%

10.8% SRV

Asset Renewal Funding Ratio 83%

The Asset Renewal Funding Ratio is the most important indicator and reveals that over the next 10 years. The higher the ratio, the better the outcome. 100% is ideal. The funds that Council is forecasting that it will have for the optimal renewal and replacement of its assets will depend on the funding scenario that is pursued.

Long term - 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 asset life cycle. Life cycle costs include operations and maintenance expenditure and asset consumption (depreciation expense). Life cycle costs can be compared to life cycle expenditure to give an initial indicator of affordability of projected service levels when considered with age profiles. Life cycle expenditure includes operations, maintenance and capital renewal expenditure. Life cycle expenditure will vary depending on the timing of asset renewals.

A shortfall between life cycle cost and life cycle expenditure is the life cycle gap. The life cycle indicator shows life cycle expenditure as a percentage of life cycle costs.

Long Term - Life Cycle Costs	Base Case “Do Nothing”	8.5% SRV	10.8% SRV
Life Cycle Cost (Average 10 years projected operations and , maintenance expenditure and depreciation)	\$10,224,000	\$10,797,000	\$10,940,000
Life Cycle Expenditure (Average 10 years Long Term Financial Plan budget for operations, maintenance and capital renewal expenditure)	\$6,601,000	\$10,828,000	\$12,741,000
Life Cycle Gap(life cycle cost- life cycle expenditure) negative = a gap	-\$3,623,000	\$31,000	\$1,801,000*
Life Cycle Indicator (life cycle expenditure/ life cycle cost)	65%	100%	116%

* Note, there is a positive Life Cycle Gap with the 10.8% SRV option. This does not indicate a potential overspend. Rather it reflects the difference between depreciation, (which is calculated using the straight line method and increases gradually), and the outputs of Council’s SMEC PMS which highlights the backlog of roads requiring renewal with a significant spike in 2015. With the “do nothing” option and the 8.5% option, the planned spend is so far below the required spend, that these effects are hidden.

¹¹ AIFMG, 2012, Version 1.3, Financial Sustainability Indicator 4, Sec 2.6, p 2.16

The life cycle costs and life cycle expenditure comparison highlights 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 that 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 will assist organisations in providing services to their communities in a financially sustainable manner. This is the purpose of the asset management plans and long term financial plan.

Medium term – 10 year financial planning period

This asset management plan identifies the projected operations, maintenance and capital renewal expenditures required to provide an agreed level of service to the community over a 10 year period. This provides input into 10 year financial and funding plans aimed at providing the required services in a sustainable manner.

These projected expenditures may be compared to budgeted expenditures in the 10 year period to identify any funding shortfall. In a core asset management plan, a gap is generally due to increasing asset renewals for ageing assets.

Medium Term - 10 Year Financial Planning Period	Base Case "Do Nothing"	8.5% SRV	10.8% SRV
10 year Operations, Maintenance and Renewal Projected Expenditure	\$14,593,000	\$15,166,000	\$15,309,000
10 year Maintenance and Renewal Long Term Financial Plan Expenditure	\$6,601,000	\$10,828,000	\$12,741,000
10 year financing shortfall (10 year projected expenditure- LTFP budget expenditure)	-\$7,991,000	-\$4,337,000	-\$2,568,000
10 year financing indicator (LTFP budget expenditure/ 10 year projected expenditure)	45%	71%	83%

The financing indicator reveals the percentage of the required expenditure Council expects to have in order to provide the services documented in this asset management plan.

In an ideal situation, Council would have 100% of the necessary funding.

If the base case "do nothing" scenario is adopted, Council will have only 45% of the required funds. Alternatively, if the 8.5% SRV is adopted, Council will have 71% and if the 10.8% SRV is adopted, Council will have 83%.

Medium Term – 5 year financial planning period

Looking at the first 5 years of the planning period:

Medium Term - 5 Year Financial Planning Period	Base Case "Do Nothing"	8.5% SRV	10.8% SRV
5 year Operations, Maintenance and Renewal Projected Expenditure	\$12,340,000	\$12,735,000	\$12,834,000
5 year Maintenance and Renewal Long Term Financial Plan Expenditure	\$6,495,000	\$9,848,000	\$11,334,000
5 year financing shortfall (10 year projected expenditure- LTFP budget expenditure)	-\$5,846,000	-\$2,887,000	-\$1,500,000
5 year financing indicator (LTFP budget expenditure/ 10 year	53%	77%	88%

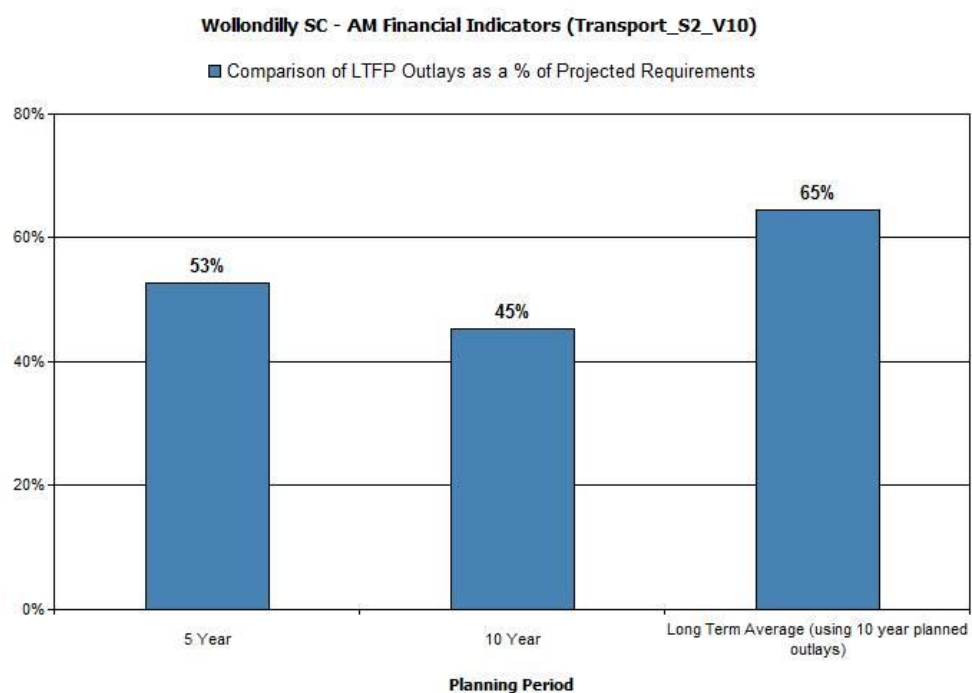
projected expenditure)			
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Asset management financial indicators

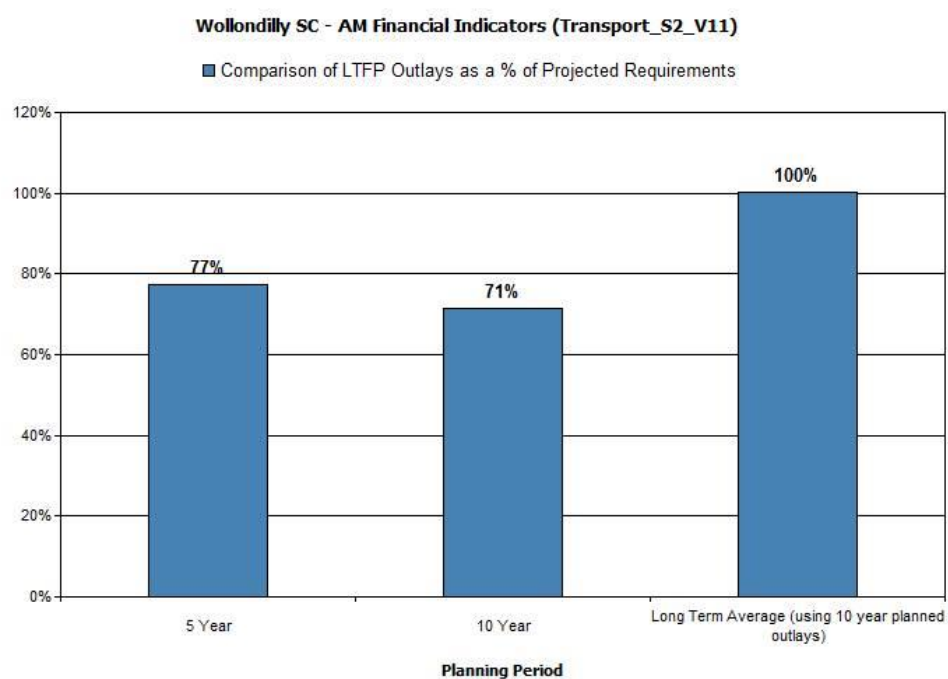
Figure 7A shows the asset management financial indicators over the 10 year planning period and for the long term life cycle.

Figure 7A: Asset Management Financial Indicators

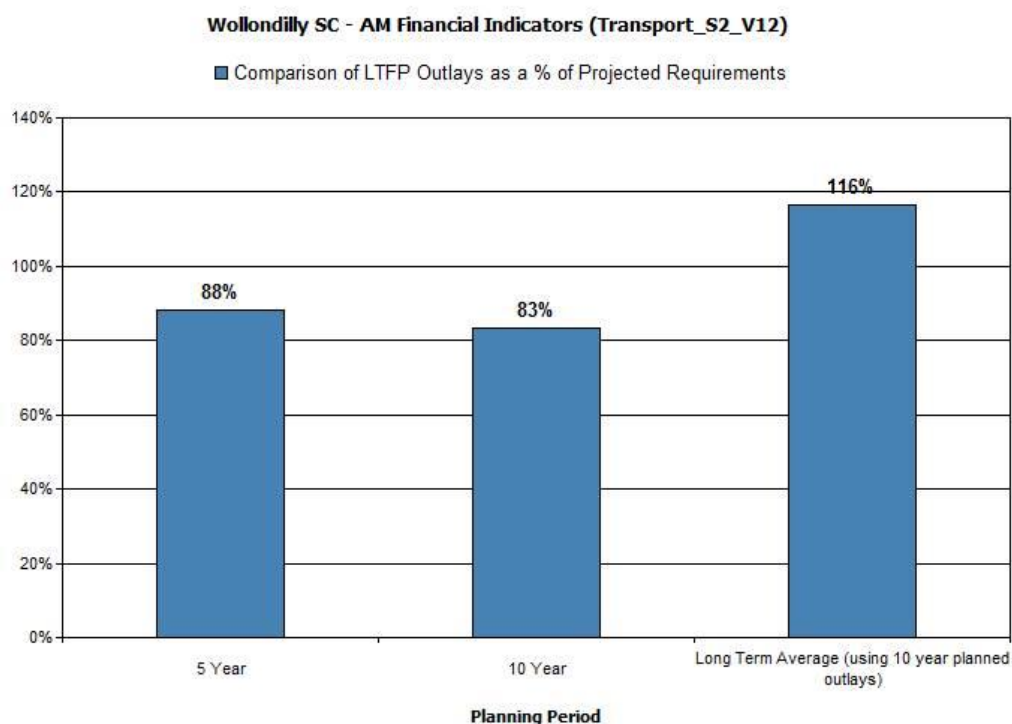
BASE CASE “DO NOTHING”



8.5% SRV



10.8% SRV



Providing services from infrastructure in a sustainable manner requires the matching and managing of service levels, risks, projected expenditures and financing to achieve a financial indicator of approximately 1.0 for the first years of the asset management plan and ideally over the 10 year life of the Long Term Financial Plan.

Figure 8 shows the projected asset renewal and replacement expenditure over the 20 years of the AM Plan. The projected asset renewal and replacement expenditure is compared to renewal and replacement expenditure in the capital works program, which is accommodated in the long term financial plan

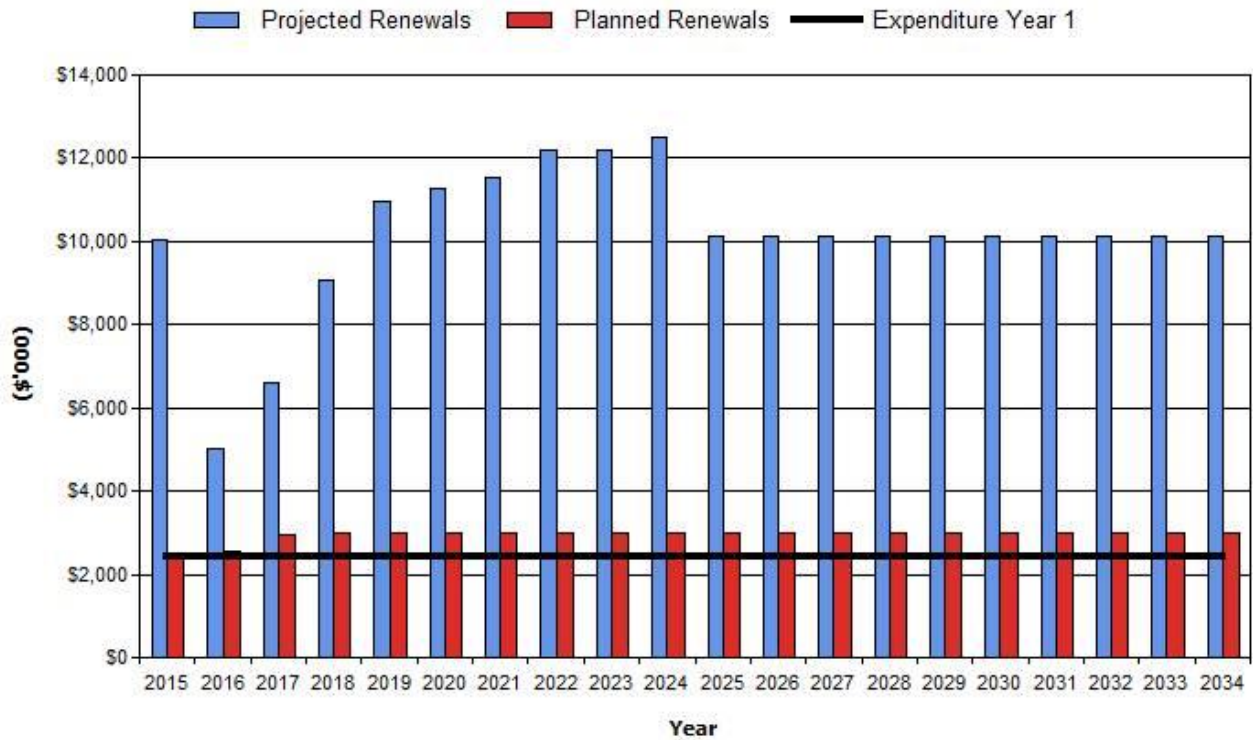
The three scenarios are shown: base case “do nothing”, 8.5% SRV and 10.8% SRV.

The SRV graphs are more favourable than the base case as the red and blue columns approach one another, particularly in the 10.8% SRV, indicating that planned funding is approaching required funding.

Figure 8: Projected and LTFP Budgeted Renewal Expenditure

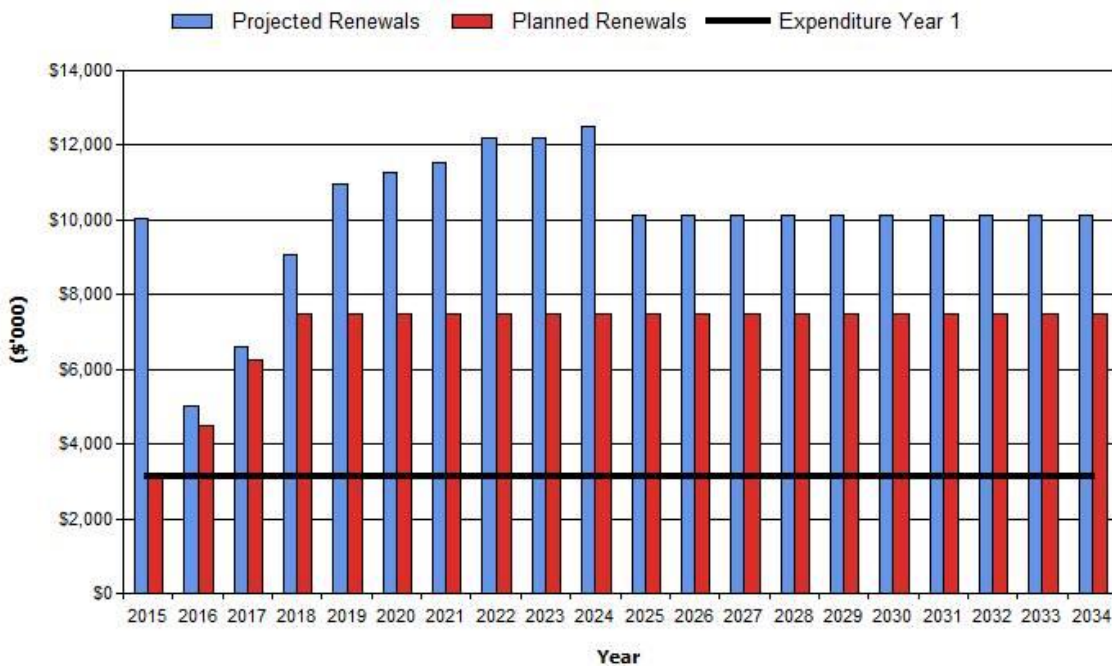
BASE CASE “DO NOTHING”

Wollondilly SC - Projected & LTFP Budgeted Renewal Expenditure (Transport_S2_V10)



8.5% SRV

Wollondilly SC - Projected & LTFP Budgeted Renewal Expenditure (Transport_S2_V11)



10.8% SRV

Wollondilly SC - Projected & LTFP Budgeted Renewal Expenditure (Transport_S2_V12)

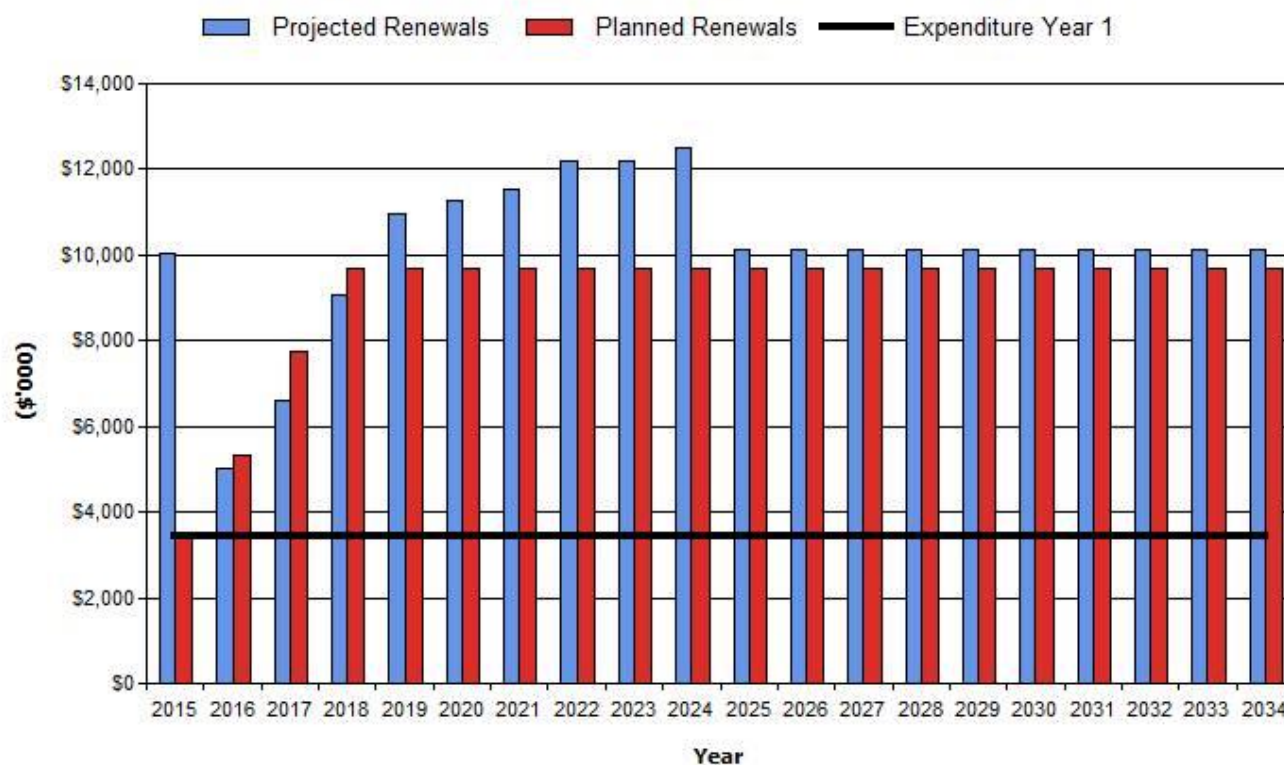


Table 6.1.1 shows the shortfall between projected renewal and replacement expenditures and expenditure accommodated in long term financial plan. Budget expenditures accommodated in the long term financial plan or extrapolated from current budgets are shown in Appendix D.

Table 6.1.1: Projected and LTFP Budgeted Renewals and Financing Shortfall

BASE CASE “DO NOTHING”

Year	Projected Renewals (\$'000)	LTFP Renewal Budget (\$'000)	Renewal Financing Shortfall (\$'000) (-ve Gap, +ve Surplus)	Cumulative Shortfall (\$'000) (-ve Gap, +ve Surplus)
2015	\$10,055	\$2,409	\$-7,646	\$-7,646
2016	\$5,023	\$2,545	\$-2,478	\$-10,124
2017	\$6,622	\$2,939	\$-3,683	\$-13,807
2018	\$9,048	\$2,976	\$-6,072	\$-19,879
2019	\$10,982	\$2,976	\$-8,006	\$-27,885
2020	\$11,272	\$2,976	\$-8,296	\$-36,181
2021	\$11,544	\$2,976	\$-8,568	\$-44,749

2022	\$12,176	\$2,976	\$-9,200	\$-53,949
2023	\$12,178	\$2,976	\$-9,202	\$-63,151
2024	\$12,516	\$2,976	\$-9,540	\$-72,691
2025	\$10,142	\$2,976	\$-7,166	\$-79,857
2026	\$10,142	\$2,976	\$-7,166	\$-87,022
2027	\$10,142	\$2,976	\$-7,166	\$-94,188
2028	\$10,142	\$2,976	\$-7,166	\$-101,353
2029	\$10,142	\$2,976	\$-7,166	\$-108,519
2030	\$10,142	\$2,976	\$-7,166	\$-115,685
2031	\$10,142	\$2,976	\$-7,166	\$-122,850
2032	\$10,142	\$2,976	\$-7,166	\$-130,016
2033	\$10,142	\$2,976	\$-7,166	\$-137,181
2034	\$10,142	\$2,976	\$-7,166	\$-144,347

Note: A negative shortfall indicates a financing gap, a positive shortfall indicates a surplus for that year.

8.5% SRV

Year	Projected Renewals (\$000)	LTFP Renewal Budget (\$000)	Renewal Financing Shortfall (\$000) (-ve Gap, +ve Surplus)	Cumulative Shortfall (\$000) (-ve Gap, +ve Surplus)
2015	\$10,055	\$3,133	\$-6,922	\$-6,922
2016	\$5,023	\$4,479	\$-544	\$-7,466
2017	\$6,622	\$6,244	\$-378	\$-7,844
2018	\$9,048	\$7,477	\$-1,571	\$-9,415
2019	\$10,982	\$7,477	\$-3,505	\$-12,920
2020	\$11,272	\$7,477	\$-3,795	\$-16,715
2021	\$11,544	\$7,477	\$-4,067	\$-20,782
2022	\$12,176	\$7,477	\$-4,699	\$-25,481
2023	\$12,178	\$7,477	\$-4,701	\$-30,182
2024	\$12,516	\$7,477	\$-5,039	\$-35,221

2025	\$10,142	\$7,477	\$-2,665	\$-37,886
2026	\$10,142	\$7,477	\$-2,665	\$-40,550
2027	\$10,142	\$7,477	\$-2,665	\$-43,215
2028	\$10,142	\$7,477	\$-2,665	\$-45,879
2029	\$10,142	\$7,477	\$-2,665	\$-48,544
2030	\$10,142	\$7,477	\$-2,665	\$-51,209
2031	\$10,142	\$7,477	\$-2,665	\$-53,873
2032	\$10,142	\$7,477	\$-2,665	\$-56,538
2033	\$10,142	\$7,477	\$-2,665	\$-59,202
2034	\$10,142	\$7,477	\$-2,665	\$-61,867

Note: A negative shortfall indicates a financing gap, a positive shortfall indicates a surplus for that year.

10.8% SRV

Year	Projected Renewals (\$000)	LTFP Renewal Budget (\$000)	Renewal Financing Shortfall (\$000) (-ve Gap, +ve Surplus)	Cumulative Shortfall (\$000) (-ve Gap, +ve Surplus)
2015	\$10,055	\$3,416	\$-6,639	\$-6,639
2016	\$5,023	\$5,308	\$285	\$-6,354
2017	\$6,622	\$7,732	\$1,110	\$-5,244
2018	\$9,048	\$9,667	\$619	\$-4,625
2019	\$10,982	\$9,667	\$-1,315	\$-5,940
2020	\$11,272	\$9,667	\$-1,605	\$-7,545
2021	\$11,544	\$9,667	\$-1,877	\$-9,422
2022	\$12,176	\$9,667	\$-2,509	\$-11,931
2023	\$12,178	\$9,667	\$-2,511	\$-14,442
2024	\$12,516	\$9,667	\$-2,849	\$-17,291
2025	\$10,142	\$9,667	\$-475	\$-17,766
2026	\$10,142	\$9,667	\$-475	\$-18,240
2027	\$10,142	\$9,667	\$-475	\$-18,715

2028	\$10,142	\$9,667	\$-475	\$-19,189
2029	\$10,142	\$9,667	\$-475	\$-19,664
2030	\$10,142	\$9,667	\$-475	\$-20,139
2031	\$10,142	\$9,667	\$-475	\$-20,613
2032	\$10,142	\$9,667	\$-475	\$-21,088
2033	\$10,142	\$9,667	\$-475	\$-21,562
2034	\$10,142	\$9,667	\$-475	\$-22,037

Note: A negative shortfall indicates a financing gap, a positive shortfall indicates a surplus for that year.

Providing services in a sustainable manner will require matching of projected asset renewal and replacement expenditure to meet agreed service levels with **the corresponding** capital works program accommodated in the long term financial plan. A gap between **projected asset renewal/replacement expenditure and amounts accommodated in the LTFP** indicates that **further work is required on reviewing service levels in the AM Plan (including possibly revising the LTFP)** before finalising the asset management plan to manage required service levels and funding **to eliminate any funding gap**. We will manage the 'gap' by developing this asset management plan to provide guidance on future service levels and resources required to provide these services, and review future services, service levels and costs with the community.

6.1.2 Projected expenditures for long term financial plan

Table 6.1.2 shows the projected expenditures for the 10 year long term financial plan. Expenditure projections are in 2014 real values.

Table 6.1.2: Projected Expenditures for Long Term Financial Plan (\$000)

BASE CASE "DO NOTHING"

Year	Maintenance (\$000)	Projected Capital Renewal (\$000)	Capital Upgrade/ New (\$000)
2015	\$3,716	\$10,055	\$925
2016	\$3,806	\$5,023	\$925
2017	\$3,975	\$6,622	\$925
2018	\$4,149	\$9,048	\$925
2019	\$4,325	\$10,982	\$925
2020	\$4,507	\$11,272	\$1,925
2021	\$4,707	\$11,544	\$925
2022	\$4,903	\$12,176	\$925

2023	\$5,106	\$12,178	\$925
2024	\$5,317	\$12,516	\$1,925
2025	\$5,548	\$10,142	\$1,125
2026	\$5,777	\$10,142	\$1,125
2027	\$6,016	\$10,142	\$1,125
2028	\$6,263	\$10,142	\$1,125
2029	\$6,520	\$10,142	\$1,125
2030	\$6,786	\$10,142	\$1,125
2031	\$7,063	\$10,142	\$1,125
2032	\$7,350	\$10,142	\$1,125
2033	\$7,648	\$10,142	\$1,125
2034	\$7,957	\$10,142	\$1,125

8.5% SRV

Year	Maintenance (\$000)	Projected Capital Renewal (\$000)	Capital Upgrade/ New (\$000)
2015	\$3,816	\$10,055	\$925
2016	\$4,017	\$5,023	\$925
2017	\$4,307	\$6,622	\$925
2018	\$4,803	\$9,048	\$925
2019	\$5,001	\$10,982	\$925
2020	\$5,206	\$11,272	\$1,925
2021	\$5,432	\$11,544	\$925
2022	\$5,654	\$12,176	\$925
2023	\$5,883	\$12,178	\$925
2024	\$6,121	\$12,516	\$1,925
2025	\$6,381	\$10,142	\$1,125

2026	\$6,641	\$10,142	\$1,125
2027	\$6,910	\$10,142	\$1,125
2028	\$7,189	\$10,142	\$1,125
2029	\$7,478	\$10,142	\$1,125
2030	\$7,779	\$10,142	\$1,125
2031	\$8,091	\$10,142	\$1,125
2032	\$8,415	\$10,142	\$1,125
2033	\$8,752	\$10,142	\$1,125
2034	\$9,101	\$10,142	\$1,125

10.8% SRV

Year	Maintenance (\$000)	Projected Capital Renewal (\$000)	Capital Upgrade/ New (\$000)
2015	\$3,866	\$10,055	\$925
2016	\$4,070	\$5,023	\$925
2017	\$4,365	\$6,622	\$925
2018	\$4,966	\$9,048	\$925
2019	\$5,170	\$10,982	\$925
2020	\$5,381	\$11,272	\$1,925
2021	\$5,614	\$11,544	\$925
2022	\$5,841	\$12,176	\$925
2023	\$6,077	\$12,178	\$925
2024	\$6,322	\$12,516	\$1,925
2025	\$6,590	\$10,142	\$1,125
2026	\$6,856	\$10,142	\$1,125
2027	\$7,133	\$10,142	\$1,125
2028	\$7,420	\$10,142	\$1,125

2029	\$7,718	\$10,142	\$1,125
2030	\$8,027	\$10,142	\$1,125
2031	\$8,349	\$10,142	\$1,125
2032	\$8,682	\$10,142	\$1,125
2033	\$9,028	\$10,142	\$1,125
2034	\$9,387	\$10,142	\$1,125

6.2 Funding Strategy

After reviewing service levels, as appropriate to ensure ongoing financial sustainability projected expenditures identified in Section 6.1.2 will be accommodated in the Council's 10 year long term financial plan.

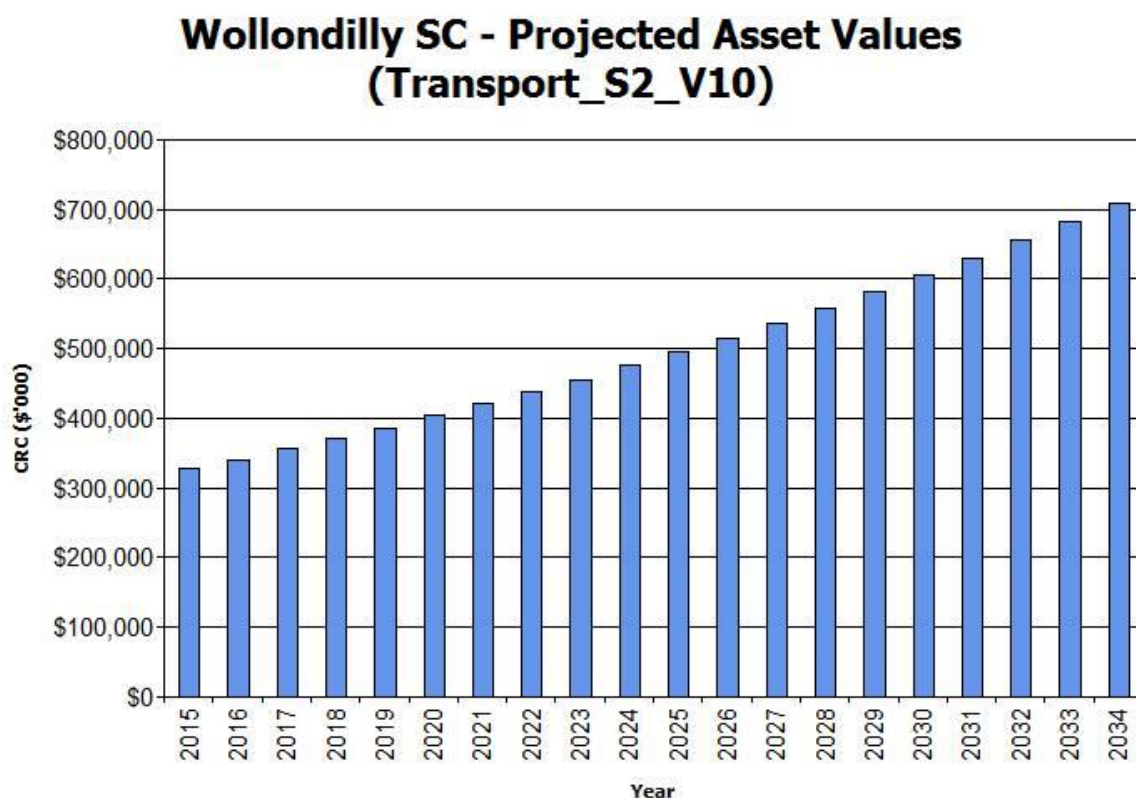
6.3 Valuation Forecasts

Asset values are forecast to increase as additional assets are added to the asset stock from construction and acquisition by Council and from assets constructed by land developers and others and donated to Council. Figure 9 shows the projected replacement cost asset values over the planning period in real values.

Figure 9: Projected Asset Values

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)

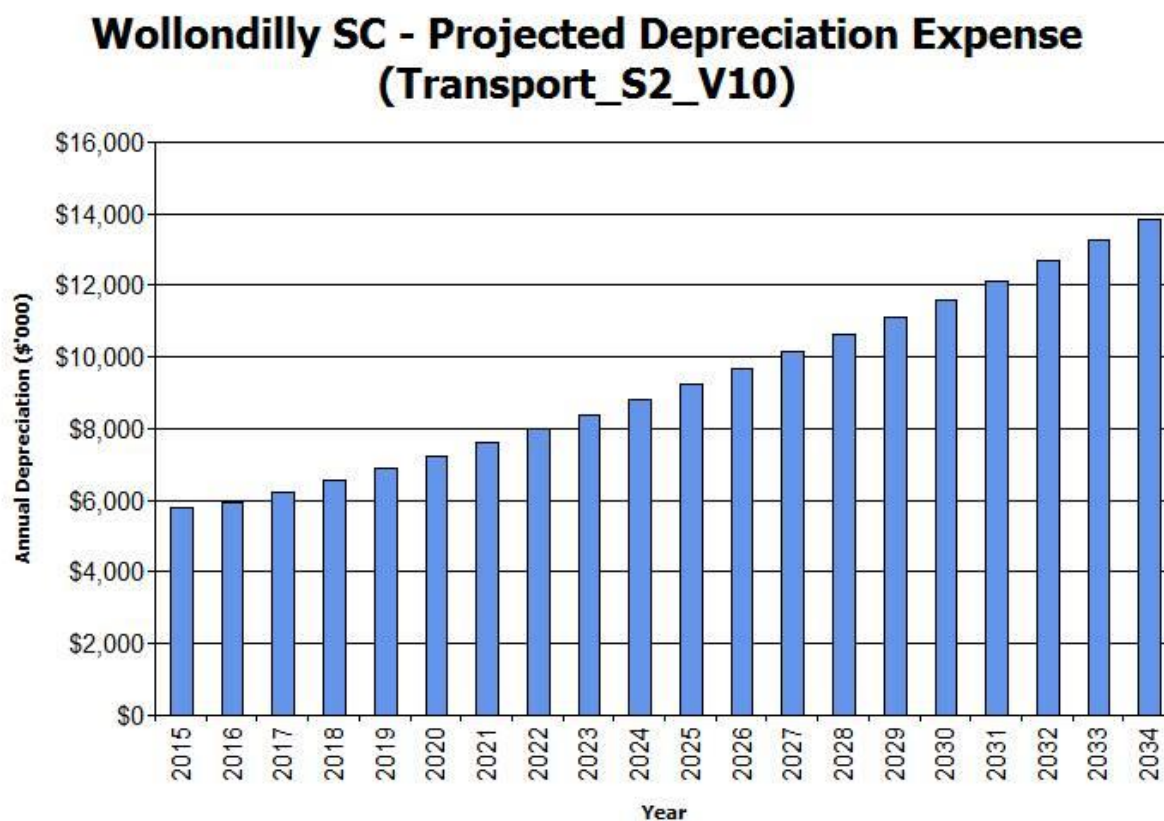


Depreciation expense values are forecast in line with asset values as shown in Figure 10.

Figure 10: Projected Depreciation Expense

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)



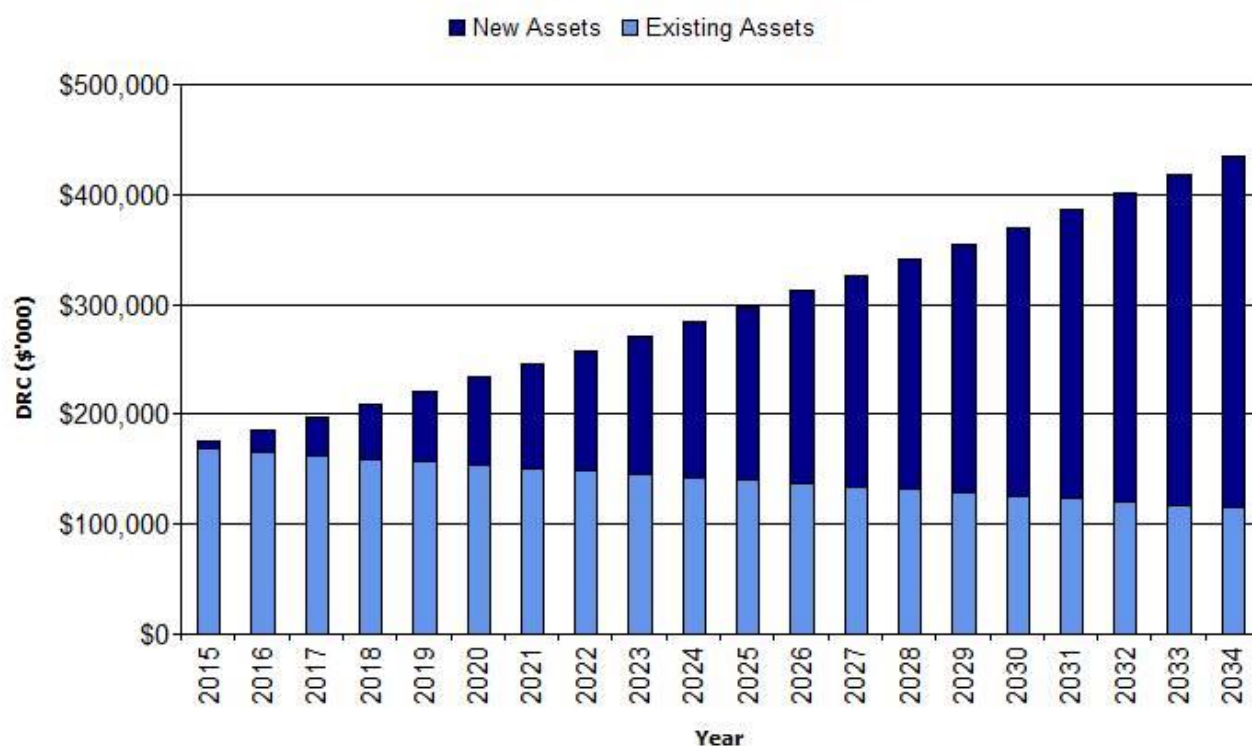
The depreciated replacement cost will vary over the forecast period depending on the rates of addition of new assets, disposal of old assets and consumption and renewal of existing assets. Forecast of the assets' depreciated replacement cost is shown in Figure 11. The depreciated replacement cost of contributed and new assets is shown in the darker colour and in the lighter colour for existing assets.

Figure 11: Projected Depreciated Replacement Cost

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)

**Wollondilly SC - Projected Depreciated Replacement Cost
(Transport_S2_V10)**



6.4 Key Assumptions made in Financial Forecasts

This section details the key assumptions made in presenting the information contained in this asset management plan and in preparing forecasts of required operating and capital expenditure and asset values, depreciation expense and carrying amount estimates. It is presented to enable readers to gain an understanding of the levels of confidence in the data behind the financial forecasts.

Key assumptions made in this asset management plan and risks that these may change are shown in Table 6.4.

Table 6.4: Key Assumptions made in AM Plan and Risks of Change

Key Assumptions	Risks of Change to Assumptions
Data used to inform Council's SMEC PMS is accurate	This AM Plan has been developed using Method 2. Method 2 uses capital renewal expenditure projections from external condition modelling systems (such as Pavement Management Systems), Method 2 does not reference an asset register, rather it relies on the outputs of Council's PMS to provide projected renewal expenditure. The accuracy of the PMS outputs is only as accurate as the data loaded in it. Consequently If the data used in the PMS is not accurate, the information it provides may not be reliable.
Growth estimates are accurate	Wollondilly Shire is poised to experience significant population growth. Three growth scenarios; low, medium and high have been examined in Council's Growth Management Strategy. It is not clear at

	this time, which of the three scenarios are most likely to occur.
Estimated upgrades and new asset may not meet demand	During the preparation of this AM Plan, Council staff have attempted to estimate all of the upgrades and new assets that are likely to be added to the transport asset portfolio in the coming ten years. Given the high rate of anticipated population growth, which will be dissimilar to historical rates, estimates may be inaccurate. Assets donated by developers may not meet demand. Council may still be required to provide unexpected/ unforeseen transport assets to meet the needs of the community
Operational Costs not itemised	The operational costs associated with stewardship of a road asset portfolio have not been analysed in the development of this Transport AM Plan. This is because Council's Finance system bundles operational costs up with maintenance costs. It assumed that there are no significant anomalies with operational costs, as they have not been closely examined.

6.5 Forecast Reliability and Confidence

The expenditure and valuations projections in this AM Plan are based on best available data. Currency and accuracy of data is critical to effective asset and financial management. Data confidence is classified on a 5 level scale¹² in accordance with Table 6.5.

Table 6.5: Data Confidence Grading System

Confidence Grade	Description
A Highly reliable	Data based on sound records, procedures, investigations and analysis, documented properly and recognised as the best method of assessment. Dataset is complete and estimated to be accurate $\pm 2\%$
B Reliable	Data based on sound records, procedures, investigations and analysis, documented properly but has minor shortcomings, for example some of the data is old, some documentation is missing and/or reliance is placed on unconfirmed reports or some extrapolation. Dataset is complete and estimated to be accurate $\pm 10\%$
C Uncertain	Data based on sound records, procedures, investigations and analysis which is incomplete or unsupported, or extrapolated from a limited sample for which grade A or B data are available. Dataset is substantially complete but up to 50% is extrapolated data and accuracy estimated $\pm 25\%$
D Very Uncertain	Data is based on unconfirmed verbal reports and/or cursory inspections and analysis. Dataset may not be fully complete and most data is estimated or extrapolated. Accuracy $\pm 40\%$
E Unknown	None or very little data held.

The estimated confidence level for and reliability of data used in this AM Plan is shown in Table 6.5.1.

Table 6.5.1: Data Confidence Assessment for Data used in AM Plan

Data	Confidence Assessment	Comment
Demand drivers	B	Depends on population growth rates, which are uncertain at this time
Growth projections	B	Not clear whether Wollondilly will experience low, medium or high growth scenario
Operations expenditures and Maintenance expenditures	A	Council has good data on recent expenditures
Projected Renewal Expenditures.	A	Council has a robust SMEC PMS operated by specialist staff, which delivers reliable outcomes.
- Asset values		
- Asset residual values	A	
- Asset useful lives	A	
- Condition modelling	A	
- Network renewals	A	
- Defect repairs	A	
Upgrade/New expenditures	B	May vary from estimates a Shire experiences growth
Disposal expenditures	B	Council unlikely to dispose of road

Over all data sources the data confidence is assessed as HIGH confidence level for data used in the preparation of this AM Plan.

¹² IPWEA, 2011, IIMM, Table 2.4.6, p 2|59.

7. PLAN IMPROVEMENT AND MONITORING

7.1 Status of Asset Management Practices

7.1.1 Accounting and financial systems

Authority

Accountabilities for financial systems

Council uses the Authority Finance System

Accounting standards and regulations

Council operates under the Australian Accounting Standards and NSW State Legislation/Regulations and Directives issued by the Division of Local Government

Capital/maintenance threshold

Council's capital threshold policy specifies a \$10,000 limit for expenditure that is expensed. Expenditure of over \$10,000 on an asset is to be classed as capital expenditure and capitalised against the asset, particularly where identified as a project in Council's strategic plans.

Required changes to accounting financial systems arising from this AM Plan

- Maintenance and operational expenditures to be split
- Clearer differentiation between planned and reactive maintenance activities

7.1.2 Asset management system

Council is in the process of implementing the Civica AIM Asset Management System.

Asset registers

Detailed asset registers are held in the SMEC PMS system.

Linkage from asset management to financial system

By implementing the Civica AIM Asset Management System, Council's AM system will be linked to the Civica Authority Finance system.

Accountabilities for asset management system and data maintenance

The Director of Infrastructure Management is responsible for the asset management system and data maintenance.

Required changes to asset management system arising from this AM Plan

Implementation of the Civica AIM Asset Management system at Wollondilly Council is a work in progress. It is anticipated that future versions of this Transport AM Plan will have greater inputs from the AM system, as Council's use of the system grows in sophistication.

7.2 Improvement Plan

The asset management improvement plan generated from this asset management plan is shown in Table 7.2.

Table 7.2: Improvement Plan

Task No	Task	Responsibility	Resources Required	Timeline
1	This plan outlines three funding options; “do nothing”, 8.5% SRV and 10.8% SRV. Once it is clear which funding option will be adopted, this Transport AM Plan should be updated to reflect the new reality.	Staff/ consultants	The input of staff across the organisation will be required.	30 June 2015
2	Growth estimates will need to be clarified as Council’s strategic planning progresses. This will allow modelling to be updated and made more accurate.			
3	This Transport Plan outlines estimates of new assets that will be required to meet future demand. It is anticipated that most of these assets will be provided by developers. Some will need to be provided by Council. The extent of the assets that Council will need to fund may not become apparent until the growth unfolds. This plan will require updating as developments are approved.			
4	The accuracy of the information provided by Council’s SMEC PMS and used to inform this Transport AM Plan, depends on the accuracy of the data used to inform the PMS. It is essential that Council perform on-going quality control to validate the road condition data and other attributes stored in the PMS.			
5	Financial information used to inform this Transport AM Plan bundles the operational costs and maintenance costs together. Splitting of these costs will allow more in-depth analysis and accurate modelling.			

7.3 Monitoring and Review Procedures

This asset management plan will be reviewed during annual budget planning processes and amended to recognise any material changes in service levels and/or resources available to provide those services as a result of budget decisions.

The AM Plan will be updated annually to ensure it represents the current service level, asset values, projected operations, maintenance, capital renewal and replacement, capital upgrade/new and asset disposal expenditures and projected expenditure values incorporated into the organisation’s long term financial plan.

The AM Plan has a life of 4 years (Council election cycle) and is due for complete revision and updating within one year of each Council election.

7.4 Performance Measures

The effectiveness of the asset management plan can be measured in the following ways:

- The degree to which the required projected expenditures identified in this asset management plan are incorporated into Council’s long term financial plan,
- The degree to which 1-5 year detailed works programs, budgets, business plans and organisational structures take into account the ‘global’ works program trends provided by the asset management plan,
- The degree to which the existing and projected service levels and service consequences (what we cannot do), risks and residual risks are incorporated into the Council’s Strategic Plan and associated plans,
- **The Asset Renewal Funding Ratio achieving the target of 1.0.**

8. REFERENCES

IPWEA, 2006, 'International Infrastructure Management Manual', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/IIMM

IPWEA, 2008, 'NAMS.PLUS Asset Management', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/namsplus.

IPWEA, 2009, 'Australian Infrastructure Financial Management Guidelines', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/AIFMG.

IPWEA, 2011, 'International Infrastructure Management Manual', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/IIMM

Wollondilly Shire Council Community Integrated Planning and Reporting Documents

Wollondilly Shire Council "Addressing Our Future Needs"

9. APPENDICES

Appendix A	Maintenance Response Levels of Service
Appendix B	Projected 10 year Capital Renewal and Replacement Works Program and Sample 2015 Capital Renewal and Replacement Works Program generated by Council's SMEC PMS
Appendix C	Projected 10 year Capital Upgrade/New Works Program
Appendix D	LTFP Budgeted Expenditures Accommodated in AM Plan
Appendix E	Abbreviations
Appendix F	Glossary

Appendix A Maintenance Response Levels of Service

To be developed in future revisions of the asset management plan.

Appendix B Projected 10 year Capital Renewal and Replacement Works Program

Year	Item No.	Network Renewals	Estimate (\$,000)
2015	1	PMS Output Pavement Condition Index 6.5	\$8,285
2015	2	Bridges	\$250
2015	3	Bus shelters	\$20
2015	4	Footpaths	\$150
2015	5	Guardrail	\$400
2015	6	Kerb	\$500
2015	7	Linemarking	\$300
2015	8	Signs	\$150
		Total Forecast Renewal Plan	\$10,055

Year	Item No.	Network Renewals	Estimate (\$,000)
2016	1	PMS Output Pavement Condition Index 6.5	\$3,703
2016	2	Bridges	\$100
2016	3	Bus shelters	\$20
2016	4	Footpaths	\$150
2016	5	Guardrail	\$100
2016	6	Kerb	\$500
2016	7	Linemarking	\$300
2016	8	Signs	\$150
		Total Forecast Renewal Plan	\$5,023

Year	Item No.	Network Renewals	Estimate (\$,000)
2017	1	PMS Output Pavement Condition Index 6.5	\$5,602
2017	2	Bridges	\$100
2017	3	Bus shelters	\$20
2017	4	Footpaths	\$150
2017	5	Guardrail	\$100
2017	6	Kerb	\$200
2017	7	Linemarking	\$300
2017	8	Signs	\$150
		Total Forecast Renewal Plan	\$6,622

Year	Item No.	Network Renewals	Estimate (\$,000)
2018	1	PMS Output Pavement Condition Index 6.5	\$8,028
2018	2	Bridges	\$100
2018	3	Bus shelters	\$20
2018	4	Footpaths	\$150
2018	5	Guardrail	\$100
2018	6	Kerb	\$200
2018	7	Linemarking	\$300
2018	8	Signs	\$150
		Total Forecast Renewal Plan	\$9,048

Year	Item No.	Network Renewals	Estimate (\$,000)
2019	1	PMS Output Pavement Condition Index 6.5	\$9,962
2019	2	Bridges	\$100
2019	3	Bus shelters	\$20
2019	4	Footpaths	\$150
2019	5	Guardrail	\$100
2019	6	Kerb	\$200
2019	7	Linemarking	\$300
2019	8	Signs	\$150
		Total Forecast Renewal Plan	\$10,982

Year	Item No.	Network Renewals	Estimate (\$,000)
2020	1	PMS Output Pavement Condition Index 6.5	\$10,252
2020	2	Bridges	\$100
2020	3	Bus shelters	\$20
2020	4	Footpaths	\$150
2020	5	Guardrail	\$100
2020	6	Kerb	\$200
2020	7	Linemarking	\$300
2020	8	Signs	\$150
		Total Forecast Renewal Plan	\$11,272

Year	Item No.	Network Renewals	Estimate (\$,000)
2021	1	PMS Output Pavement Condition Index 6.5	\$10,524
2021	2	Bridges	\$100
2021	3	Bus shelters	\$20
2021	4	Footpaths	\$150
2021	5	Guardrail	\$100
2021	6	Kerb	\$200
2021	7	Linemarking	\$300
2021	8	Signs	\$150
		Total Forecast Renewal Plan	\$11,544

Year	Item No.	Network Renewals	Estimate (\$,000)
2022	1	PMS Output Pavement Condition Index 6.5	\$10,856
2022	2	Bridges	\$100
2022	3	Bus shelters	\$20
2022	4	Footpaths	\$150
2022	5	Guardrail	\$400
2022	6	Kerb	\$200
2022	7	Linemarking	\$300
2022	8	Signs	\$150
		Total Forecast Renewal Plan	\$12,176

Year	Item No.	Network Renewals	Estimate (\$,000)
2023	1	PMS Output Pavement Condition Index 6.5	\$11,158
2023	2	Bridges	\$100
2023	3	Bus shelters	\$20
2023	4	Footpaths	\$150
2023	5	Guardrail	\$100
2023	6	Kerb	\$200
2023	7	Linemarking	\$300
2023	8	Signs	\$150
		Total Forecast Renewal Plan	\$12,178

Year	Item No.	Network Renewals	Estimate (\$,000)
2024	1	PMS Output Pavement Condition Index 6.5	\$11,496
2024	2	Bridges	\$100
2024	3	Bus shelters	\$20
2024	4	Footpaths	\$150
2024	5	Guardrail	\$100
2024	6	Kerb	\$200
2024	7	Linemarking	\$300
2024	8	Signs	\$150
		Total Forecast Renewal Plan	\$12,516

A sample 2015 Capital Renewal and Replacement Works Program that is generated by Council's PMS is reprinted below.

Road No	Block	Road Name	Block Name	Description	Cost
27	40	BELL STREET	START S - STATION	10mm BITUMEN SURFACING - SEAL	\$5,166.00
35	15	BIFFINS ROAD	START I - END SEG	10mm BITUMEN SURFACING - SEAL	\$29,015.00
35	20	BIFFINS ROAD	START S - CHANGE	10mm BITUMEN SURFACING - SEAL	\$29,484.00
53	30	BROOKS POINT ROAD	START S - START B	10mm BITUMEN SURFACING - SEAL	\$29,652.00
53	40	BROOKS POINT ROAD	START B - END ROA	10mm BITUMEN SURFACING - SEAL	\$1,785.00
116	10	DAWSON ROAD	BURRAGO - PEPPER	10mm BITUMEN SURFACING - SEAL	\$4,998.00
120	30	DONALDS RANGE ROAD	START S - END SEG	10mm BITUMEN SURFACING - SEAL	\$34,020.00
179	550	MENANGLE ROAD	NTH OF - END SEG	Rehab - with Seal + 200 FCR Unbound	\$572,670.00
179	580	MENANGLE ROAD	NEAR WO - SHIRE B	Rehab - with Seal + 200 FCR Unbound	\$458,640.00
259	60	BURRAGORANG ROAD	START A - START S	50MM AC OVERLAY	\$280,500.00
259	100	BURRAGORANG ROAD	STARTS - START B	50MM AC OVERLAY	\$301,590.00
281	35	MOUNT HERCULES ROAD	START S - END SEG	10mm BITUMEN SURFACING - SEAL	\$21,588.00
281	40	MOUNT HERCULES ROAD	START S - END SEG	10mm BITUMEN SURFACING - SEAL	\$41,454.00
281	43	MOUNT HERCULES ROAD	START S - SEAL CH	10mm BITUMEN SURFACING - SEAL	\$46,746.00
299	10	OAKS STREET	WESTBOU - OAKS RD	50MM AC OVERLAY	\$280,980.00
371	10	STATION STREET	BARGO R - END SEG	10mm BITUMEN SURFACING - SEAL	\$38,850.00
401	10	TYLERS ROAD	REMEMBR - END SEG	50MM AC OVERLAY	\$136,440.00
518	10	HARDWICKE STREET	EDWARD - CUL-DE-	10mm BITUMEN SURFACING - SEAL	\$10,710.00
586	10	DAWSONS ROAD	FINNS R - DEAD EN	10mm BITUMEN SURFACING - SEAL	\$49,350.00
610	610	WILTON (MR610) ROAD	WEST TO - BRIDGE	35 MM MILL 7 FILL AC10 OVERLAY	\$175,890.00
610	620	WILTON (MR610) ROAD	BRIDGE - END SEG	Rehab - with Seal + 200 FCR Unbound	\$472,640.00
620	190	REMEMBRANCE DRIVE	CHANGE - START P	50MM AC OVERLAY	\$266,400.00
620	230	REMEMBRANCE DRIVE	START C - START V	50MM AC OVERLAY	\$217,800.00
620	240	REMEMBRANCE DRIVE	START V - PED. BR	35 MM MILL 7 FILL AC10 OVERLAY	\$184,500.00
620	245	REMEMBRANCE DRIVE	PED. BR - BARKERS	35 MM MILL 7 FILL AC10 OVERLAY	\$143,500.00
620	315	REMEMBRANCE DRIVE	START S - START D	50MM AC OVERLAY	\$379,680.00
620	340	REMEMBRANCE DRIVE	AC CHAN - AC CHAN	Rehab - with Seal + 200 FCR Unbound	\$680,400.00
620	360	REMEMBRANCE DRIVE	START N - START N	50MM AC OVERLAY	\$117,840.00
620	380	REMEMBRANCE DRIVE	START S - NEAR GR	Rehab - with Seal + 200 FCR Unbound	\$1,005,480.00
911	10	DONOHUE WAY	SILVERD - DEAD EN	50MM AC OVERLAY	\$10,500.00
1251	10	SHERIFF ROAD	APPIN-B - COLLIER	Rehab - with Seal + 200 FCR Unbound	\$102,935.00
7638	380	THIRLMERE WAY	NEAR SP - END SEG	50MM AC OVERLAY	\$209,520.00
7640	10	SILVERDALE (MR7640) ROAD	TIMOTHY - HN 100	50MM AC OVERLAY	\$197,325.00
7641	60	MONTPELIER (MR7640) DRIVE	JOORILA - EDWARD	50MM AC OVERLAY	\$141,660.00
					\$6,679,708.00

Appendix C Projected Upgrade/Exp/New 10 year Capital Works Program

Year	Item No.	Projected Upgrade/ New	Estimate (\$,000)
2015	1	Footpaths	\$100
2015	2	Guardrail	\$100
2015	3	Kerb & Gutter	\$175
2015	4	Road Safety Upgrades	\$300
2015	5	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$925

Year	Item No.	Projected Upgrade/ New	Estimate (\$,000)
2016	1	Footpaths	\$100
2016	2	Guardrail	\$100
2016	3	Kerb & Gutter	\$175
2016	4	Road Safety Upgrades	\$300
2016	5	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$925

Year	Item No.	Projected Upgrade/ New	Estimate (\$,000)
2017	1	Footpaths	\$100
2017	2	Guardrail	\$100
2017	3	Kerb & Gutter	\$175
2017	4	Road Safety Upgrades	\$300
2017	5	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$925

Year	Item No.	Projected Upgrade/ New	Estimate (\$,000)
2018	1	Footpaths	\$100
2018	2	Guardrail	\$100
2018	3	Kerb & Gutter	\$175
2018	4	Road Safety Upgrades	\$300
2018	5	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$925

Year	Item No.	Projected Upgrade/ New	Estimate (\$,000)
2019	1	Footpaths	\$100
2019	2	Guardrail	\$100
2019	3	Kerb & Gutter	\$175
2019	4	Road Safety Upgrades	\$300
2019	5	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$925

Year	Item No.	Projected Upgrade/ New	Estimate (\$,000)
2020	1	Bridges	\$1,000
2020	2	Footpaths	\$100
2020	3	Guardrail	\$100
2020	4	Kerb & Gutter	\$175
2020	5	Road Safety Upgrades	\$300
2020	6	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$1,925

Year	Item No.	Projected Upgrade/ New	Estimate (\$,000)
2021	1	Footpaths	\$100
2021	2	Guardrail	\$100
2021	3	Kerb & Gutter	\$175
2021	4	Road Safety Upgrades	\$300
2021	5	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$925

Year	Item No.	Network Renewals	Estimate (\$,000)
2022	1	Footpaths	\$100
2022	2	Guardrail	\$100
2022	3	Kerb & Gutter	\$175
2022	4	Road Safety Upgrades	\$300
2022	5	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$925

Year	Item No.	Projected Upgrade/ New	Estimate (\$,000)
2023	1	Footpaths	\$100
2023	2	Guardrail	\$100
2023	3	Kerb & Gutter	\$175
2023	4	Road Safety Upgrades	\$300
2023	5	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$925

Year	Item No.	Projected Upgrade/ New	Estimate (\$,000)
2024	1	Bridges	\$1,000
2024	2	Footpaths	\$100
2024	3	Guardrail	\$100
2024	4	Kerb & Gutter	\$175
2024	5	Road Safety Upgrades	\$300
2024	6	Cycleways	\$250
Total Projected Capital Upgrade/ New Plan			\$1,925

Appendix D Budgeted Expenditures Accommodated in LTFP

Do Nothing Option

NAMS.PLUS3 Asset Management Wollondilly SC

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Transport_S2_V10 Asset Management Plan

First year of expenditure projections **2015** (financial yr ending)

Transport

Asset values at start of planning period

Current replacement cost	\$319,976 (000)
Depreciable amount	\$259,102 (000)
Depreciated replacement cost	\$171,773 (000)
Annual depreciation expense	\$5,773 (000)

Calc CRC from Asset Register

\$0 (000)

This is a check for you.

Operations and Maintenance Costs for New Assets

	% of asset value
Additional operations costs	0.00%
Additional maintenance	1.17%
Additional depreciation	2.23%
Planned renewal budget (information only)	

You may use these values calculated from your data or overwrite the links.

Planned Expenditures from LTFP

20 Year Expenditure Projections

Note: Enter all values in current **2015** values

Financial year ending	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Expenditure Outlays included in Long Term Financial Plan (in current \$ values)										
Operations										
Operations budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Management budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
AM systems budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Maintenance										
Reactive maintenance budget	\$2,576	\$2,581	\$2,587	\$2,592	\$2,592	\$2,592	\$2,592	\$2,592	\$2,592	\$2,592
Planned maintenance budget	\$1,140	\$1,140	\$1,140	\$1,140	\$1,140	\$1,140	\$1,140	\$1,140	\$1,140	\$1,140
Specific maintenance items budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total maintenance	\$3,716	\$3,721	\$3,727	\$3,732	\$3,732	\$3,732	\$3,732	\$3,732	\$3,732	\$3,732
Capital										
Planned renewal budget	\$2,409	\$2,545	\$2,939	\$2,976	\$2,976	\$2,976	\$2,976	\$2,976	\$2,976	\$2,976
Planned upgrade/new budget	\$717	\$724	\$730	\$737	\$737	\$737	\$737	\$737	\$737	\$737
Non-growth contributed asset value	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Asset Disposals										
Est Cost to dispose of assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Carrying value (DRC) of disposed assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Additional Expenditure Outlays Requirements (e.g from Infrastructure Risk Management Plan)										
Additional Expenditure Outlays required and not included above	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Capital Renewal	to be incorporated into Forms 2 & 2.1 (where Method 1 is used) OR Form 2B Defect Repairs (where Method 2 or 3 is used)									
Capital Upgrade	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
User Comments #2										
Forecasts for Capital Renewal using Methods 2 & 3 (Form 2A & 2B) & Capital Upgrade (Form 2C)										
Forecast Capital Renewal from Forms 2A & 2B	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Forecast Capital Upgrade from Form 2C	\$10,055	\$5,023	\$6,622	\$9,048	\$10,982	\$11,272	\$11,544	\$12,176	\$12,178	\$12,516
	\$925	\$925	\$925	\$925	\$925	\$1,925	\$925	\$925	\$925	\$1,925

8.5% SRV

NAMS.PLUS3 Asset Management

Wollondilly SC

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Transport_S2_V11 Asset Management Plan

First year of expenditure projections **2015** (financial yr ending)

Transport

Asset values at start of planning period

Current replacement cost	\$319,976 (000)
Depreciable amount	\$259,102 (000)
Depreciated replacement cost	\$171,773 (000)
Annual depreciation expense	\$5,773 (000)

Calc CRC from Asset Register

\$0 (000)

This is a check for you.

Operations and Maintenance Costs for New Assets

	% of asset value
Additional operations costs	0.00%
Additional maintenance	1.32%
Additional depreciation	2.23%

Planned renewal budget (information only)

You may use these values calculated from your data or overwrite the links.

Planned Expenditures from LTFP

20 Year Expenditure Projections

Note: Enter all values in current **2015** values

Financial year ending	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Expenditure Outlays included in Long Term Financial Plan (in current \$ values)										
Operations										
Operations budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Management budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
AM systems budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Maintenance										
Reactive maintenance budget	\$2,576	\$2,581	\$2,587	\$2,592	\$2,592	\$2,592	\$2,592	\$2,592	\$2,592	\$2,592
Planned maintenance budget	\$1,240	\$1,340	\$1,440	\$1,740	\$1,740	\$1,740	\$1,740	\$1,740	\$1,740	\$1,740
Specific maintenance items budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total maintenance	\$3,816	\$3,921	\$4,027	\$4,332	\$4,332	\$4,332	\$4,332	\$4,332	\$4,332	\$4,332
Capital										
Planned renewal budget	\$3,133	\$4,479	\$6,244	\$7,477	\$7,477	\$7,477	\$7,477	\$7,477	\$7,477	\$7,477
Planned upgrade/new budget	\$867	\$884	\$911	\$933	\$933	\$933	\$933	\$933	\$933	\$933
Non-growth contributed asset value	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Asset Disposals										
Est Cost to dispose of assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Carrying value (DRC) of disposed assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Additional Expenditure Outlays Requirements (e.g from Infrastructure Risk Management Plan)

	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Additional Expenditure Outlays required and not included above	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Capital Renewal	to be incorporated into Forms 2 & 2.1 (where Method 1 is used) OR Form 2B Defect Repairs (where Method 2 or 3 is used)									
Capital Upgrade	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
User Comments #2										

Forecasts for Capital Renewal using Methods 2 & 3 (Form 2A & 2B) & Capital Upgrade (Form 2C)

	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Forecast Capital Renewal from Forms 2A & 2B	\$10,055	\$5,023	\$6,622	\$9,048	\$10,982	\$11,272	\$11,544	\$12,176	\$12,178	\$12,516
Forecast Capital Upgrade from Form 2C	\$925	\$925	\$925	\$925	\$925	\$1,925	\$925	\$925	\$925	\$1,925

10.8% SRV

NAMS.PLUS3 Asset Management

Wollondilly SC

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JRA

Transport_S2_V12 Asset Management Plan

First year of expenditure projections **2015** (financial yr ending)

Transport

Asset values at start of planning period

Current replacement cost	\$319,976 (000)
Depreciable amount	\$259,102 (000)
Depreciated replacement cost	\$171,773 (000)
Annual depreciation expense	\$5,773 (000)

Calc CRC from Asset Register

\$0 (000)

This is a check for you.

Operations and Maintenance Costs for New Assets

	% of asset value
Additional operations costs	0.00%
Additional maintenance	1.35%
Additional depreciation	2.23%
Planned renewal budget (information only)	

You may use these values calculated from your data or overwrite the links.

Planned Expenditures from LTFP

20 Year Expenditure Projections

Note: Enter all values in current **2015** values

Financial year ending	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Expenditure Outlays included in Long Term Financial Plan (in current \$ values)										
Operations										
Operations budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Management budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
AM systems budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Maintenance										
Reactive maintenance budget	\$2,576	\$2,581	\$2,587	\$2,592	\$2,592	\$2,592	\$2,592	\$2,592	\$2,592	\$2,592
Planned maintenance budget	\$1,290	\$1,390	\$1,490	\$1,890	\$1,890	\$1,890	\$1,890	\$1,890	\$1,890	\$1,890
Specific maintenance items budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total maintenance	\$3,866	\$3,971	\$4,077	\$4,482	\$4,482	\$4,482	\$4,482	\$4,482	\$4,482	\$4,482
Capital										
Planned renewal budget	\$3,416	\$5,308	\$7,732	\$9,667	\$9,667	\$9,667	\$9,667	\$9,667	\$9,667	\$9,667
Planned upgrade/new budget	\$967	\$1,074	\$1,191	\$1,303	\$1,303	\$1,303	\$1,303	\$1,303	\$1,303	\$1,303
Non-growth contributed asset value	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Asset Disposals										
Est Cost to dispose of assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Carrying value (DRC) of disposed assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Additional Expenditure Outlays Requirements (e.g from Infrastructure Risk Management Plan)										
Additional Expenditure Outlays required and not included above	2015 \$000	2016 \$000	2017 \$000	2018 \$000	2019 \$000	2020 \$000	2021 \$000	2022 \$000	2023 \$000	2024 \$000
Operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Capital Renewal	to be incorporated into Forms 2 & 2.1 (where Method 1 is used) OR Form 2B Defect Repairs (where Method 2 or 3 is used)									
Capital Upgrade	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
User Comments #2										
Forecasts for Capital Renewal using Methods 2 & 3 (Form 2A & 2B) & Capital Upgrade (Form 2C)										
Forecast Capital Renewal from Forms 2A & 2B	2015 \$000	2016 \$000	2017 \$000	2018 \$000	2019 \$000	2020 \$000	2021 \$000	2022 \$000	2023 \$000	2024 \$000
Forecast Capital Upgrade from Form 2C	\$10,055	\$5,023	\$6,622	\$9,048	\$10,982	\$11,272	\$11,544	\$12,176	\$12,178	\$12,516
	\$925	\$925	\$925	\$925	\$925	\$1,925	\$925	\$925	\$925	\$1,925

Appendix E Abbreviations

AAAC	Average annual asset consumption
AM	Asset management
AM Plan	Asset management plan
ARI	Average recurrence interval
ASC	Annual service cost
BOD	Biochemical (biological) oxygen demand
CRC	Current replacement cost
CWMS	Community wastewater management systems
DA	Depreciable amount
DRC	Depreciated replacement cost
EF	Earthworks/formation
IRMP	Infrastructure risk management plan
LCC	Life Cycle cost
LCE	Life cycle expenditure
LTFP	Long term financial plan
MMS	Maintenance management system
PCI	Pavement condition index
RV	Residual value
SoA	State of the Assets
SRV	Special Rate Variation
SS	Suspended solids
vph	Vehicles per hour
WDCRC	Written down current replacement cost

Appendix F Glossary

Annual service cost (ASC)

- 1) Reporting actual cost
The annual (accrual) cost of providing a service including operations, maintenance, depreciation, finance/opportunity and disposal costs less revenue.
- 2) For investment analysis and budgeting
An estimate of the cost that would be tendered, per annum, if tenders were called for the supply of a service to a performance specification for a fixed term. The Annual Service Cost includes operations, maintenance, depreciation, finance/opportunity and disposal costs, less revenue.

Asset

A resource controlled by an entity as a result of past events and from which future economic benefits are expected to flow to the entity. Infrastructure assets are a sub-class of property, plant and equipment which are non-current assets with a life greater than 12 months and enable services to be provided.

Asset category

Sub-group of assets within a class hierarchy for financial reporting and management purposes.

Asset class

A group of assets having a similar nature or function in the operations of an entity, and which, for purposes of disclosure, is shown as a single item without supplementary disclosure.

Asset condition assessment

The process of continuous or periodic inspection, assessment, measurement and interpretation of the resultant data to indicate the condition of a specific asset so as to determine the need for some preventative or remedial action.

Asset hierarchy

A framework for segmenting an asset base into appropriate classifications. The asset hierarchy can be based on asset function or asset type or a combination of the two.

Asset management (AM)

The combination of management, financial, economic, engineering and other practices applied to physical assets with the objective of providing the required level of service in the most cost effective manner.

Asset renewal funding ratio

The ratio of the net present value of asset renewal funding accommodated over a 10 year period in a long term financial plan relative to the net present value of projected capital renewal expenditures identified in an asset management plan for the same period [AIFMG Financial Sustainability Indicator No 8].

Average annual asset consumption (AAAC)*

The amount of an organisation's asset base consumed during a reporting period (generally a year). This may be calculated by dividing the depreciable amount by the useful life (or total future economic benefits/service potential) and totalled for each and every asset OR by dividing the carrying amount (depreciated replacement cost) by the remaining useful life (or remaining future economic benefits/service potential) and totalled for each and every asset in an asset category or class.

Borrowings

A borrowing or loan is a contractual obligation of the borrowing entity to deliver cash or another financial asset to the lending entity over a specified period of time or at a specified point in time, to cover both the initial capital provided and the cost of the interest incurred for providing this capital. A borrowing or loan provides the means for the borrowing entity to finance outlays (typically physical assets) when it has insufficient funds of its own to do so, and for the lending entity to make a financial return, normally in the form of interest revenue, on the funding provided.

Capital expenditure

Relatively large (material) expenditure, which has benefits, expected to last for more than 12 months. Capital expenditure includes renewal, expansion and upgrade. Where capital projects involve a combination of renewal, expansion and/or upgrade expenditures, the total project cost needs to be allocated accordingly.

Capital expenditure - expansion

Expenditure that extends the capacity of an existing asset to provide benefits, at the same standard as is currently enjoyed by existing beneficiaries, to a new group of users. It is discretionary expenditure, which increases future operations and maintenance costs, because it increases the organisation's asset base, but may be associated with additional revenue from the new user group, eg. extending a drainage or road network, the provision of an oval or park in a new suburb for new residents.

Capital expenditure - new

Expenditure which creates a new asset providing a new service/output that did not exist beforehand. As it increases service potential it may impact revenue and will increase future operations and maintenance expenditure.

Capital expenditure - renewal

Expenditure on an existing asset or on replacing an existing asset, which returns the service capability of the asset up to that which it had originally. It is periodically required expenditure, relatively large (material) in value compared with the value of the components or sub-components of the asset being renewed. As it reinstates existing service potential, it generally has no impact on revenue, but may reduce future operations and maintenance expenditure if completed at the optimum time, eg. resurfacing or resheeting a material part of a road network, replacing a material section of a drainage network with pipes of the same capacity, resurfacing an oval.

Capital expenditure - upgrade

Expenditure, which enhances an existing asset to provide a higher level of service or expenditure that will increase the life of the asset beyond that which it had originally. Upgrade expenditure is discretionary and often does not result in additional revenue unless direct user charges apply. It will increase operations and maintenance expenditure in the future because of the increase in the organisation's asset base, eg. widening the sealed area of an existing road, replacing drainage pipes with pipes of a greater capacity, enlarging a grandstand at a sporting facility.

Capital funding

Funding to pay for capital expenditure.

Capital grants

Monies received generally tied to the specific projects for which they are granted, which are often upgrade and/or expansion or new investment proposals.

Capital investment expenditure

See capital expenditure definition

Capitalisation threshold

The value of expenditure on non-current assets above which the expenditure is recognised as capital expenditure and below which the expenditure is charged as an expense in the year of acquisition.

Carrying amount

The amount at which an asset is recognised after deducting any accumulated depreciation / amortisation and accumulated impairment losses thereon.

Class of assets

See asset class definition

Component

Specific parts of an asset having independent physical or functional identity and having specific attributes such as different life expectancy, maintenance regimes, risk or criticality.

Core asset management

Asset management which relies primarily on the use of an asset register, maintenance management systems, job resource management, inventory control, condition assessment, simple risk assessment and defined levels of service, in order to establish alternative treatment options and long-term cashflow predictions. Priorities are usually established on the basis of financial return gained by carrying out the work (rather than detailed risk analysis and optimised decision-making).

Cost of an asset

The amount of cash or cash equivalents paid or the fair value of the consideration given to acquire an asset at the time of its acquisition or construction, including any costs necessary to place the asset into service. This includes one-off design and project management costs.

Critical assets

Assets for which the financial, business or service level consequences of failure are sufficiently severe to justify proactive inspection and rehabilitation. Critical assets have a lower threshold for action than non-critical assets.

Current replacement cost (CRC)

The cost the entity would incur to acquire the asset on the reporting date. The cost is measured by reference to the lowest cost at which the gross future economic benefits could be obtained in the normal course of business or the minimum it would cost, to replace the existing asset with a technologically modern equivalent new asset (not a second hand one) with the same economic benefits (gross service potential) allowing for any differences in the quantity and quality of output and in operating costs.

Deferred maintenance

The shortfall in rehabilitation work undertaken relative to that required to maintain the service potential of an asset.

Depreciable amount

The cost of an asset, or other amount substituted for its cost, less its residual value.

Depreciated replacement cost (DRC)

The current replacement cost (CRC) of an asset less, where applicable, accumulated depreciation calculated on the basis of such cost to reflect the already consumed or expired future economic benefits of the asset.

Depreciation / amortisation

The systematic allocation of the depreciable amount (service potential) of an asset over its useful life.

Economic life

See useful life definition.

Expenditure

The spending of money on goods and services.

Expenditure includes recurrent and capital outlays.

Expenses

Decreases in economic benefits during the accounting period in the form of outflows or depletions of assets or increases in liabilities that result in decreases in equity, other than those relating to distributions to equity participants.

Fair value

The amount for which an asset could be exchanged, or a liability settled, between knowledgeable, willing parties, in an arms length transaction.

Financing gap

A financing gap exists whenever an entity has insufficient capacity to finance asset renewal and other expenditure necessary to be able to appropriately maintain the range and level of services its existing asset stock was originally designed and intended to deliver. The service capability of the existing asset stock should be determined assuming no additional operating revenue, productivity improvements, or net financial liabilities above levels currently planned or projected. A current financing gap means service levels have already or are currently falling. A projected financing gap if not addressed will result in a future diminution of existing service levels.

Heritage asset

An asset with historic, artistic, scientific, technological, geographical or environmental qualities that is held and maintained principally for its contribution to knowledge and culture and this purpose is central to the objectives of the entity holding it.

Impairment Loss

The amount by which the carrying amount of an asset exceeds its recoverable amount.

Infrastructure assets

Physical assets that contribute to meeting the needs of organisations or the need for access to major economic and social facilities and services, eg. roads, drainage, footpaths and cycleways. These are typically large, interconnected networks or portfolios of composite assets. The components of these assets may be separately maintained, renewed or replaced individually so that the required level and standard of service from the network of assets is continuously sustained. Generally the components and hence the assets have long lives. They are fixed in place and are often have no separate market value.

Investment property

Property held to earn rentals or for capital appreciation or both, rather than for:

- (a) use in the production or supply of goods or services or for administrative purposes; or
- (b) sale in the ordinary course of business.

Key performance indicator

A qualitative or quantitative measure of a service or activity used to compare actual performance against a standard or other target. Performance indicators commonly relate to statutory limits, safety, responsiveness, cost, comfort, asset performance, reliability, efficiency, environmental protection and customer satisfaction.

Level of service

The defined service quality for a particular service/activity against which service performance may be measured. Service levels usually relate to quality, quantity, reliability, responsiveness, environmental impact, acceptability and cost.

Life Cycle Cost *

1. **Total LCC** The total cost of an asset throughout its life including planning, design, construction, acquisition, operation, maintenance, rehabilitation and disposal costs.
2. **Average LCC** The life cycle cost (LCC) is average cost to provide the service over the longest asset life cycle. It comprises average operations, maintenance expenditure plus asset consumption expense, represented by depreciation expense projected over 10 years. The Life Cycle Cost does not indicate the funds required to provide the service in a particular year.

Life Cycle Expenditure

The Life Cycle Expenditure (LCE) is the average operations, maintenance and capital renewal expenditure accommodated in the long term financial plan over 10 years. Life Cycle Expenditure may be compared to average Life Cycle Cost to give an initial indicator of affordability of projected service levels when considered with asset age profiles.

Loans / borrowings

See borrowings.

Maintenance

All actions necessary for retaining an asset as near as practicable to an appropriate service condition, including regular ongoing day-to-day work necessary to keep assets operating, eg road patching but excluding rehabilitation or renewal. It is operating expenditure required to ensure that the asset reaches its expected useful life.

- **Planned maintenance**
Repair work that is identified and managed through a maintenance management system (MMS). MMS activities include inspection, assessing the condition against failure/breakdown criteria/experience, prioritising scheduling, actioning the work and reporting what was done to develop a maintenance history and improve maintenance and service delivery performance.
- **Reactive maintenance**
Unplanned repair work that is carried out in response to service requests and management/supervisory directions.
- **Specific maintenance**
Maintenance work to repair components or replace sub-components that needs to be identified as a specific maintenance item in the maintenance budget.
- **Unplanned maintenance**
Corrective work required in the short-term to restore an asset to working condition so it can continue to deliver the required service or to maintain its level of security and integrity.

Maintenance expenditure *

Recurrent expenditure, which is periodically or regularly required as part of the anticipated schedule of works required to ensure that the asset achieves its useful life and provides the required level of service. It is expenditure, which was anticipated in determining the asset's useful life.

Materiality

The notion of materiality guides the margin of error acceptable, the degree of precision required and the extent of the disclosure required when preparing general purpose financial reports. Information is material if its omission, misstatement or non-disclosure has the potential, individually or collectively, to influence the economic decisions of users taken on the basis of the financial report or affect the discharge of accountability by the management or governing body of the entity.

Modern equivalent asset

Assets that replicate what is in existence with the most cost-effective asset performing the same level of service. It is the most cost efficient, currently available asset which will provide the same stream of services as the existing asset is capable of producing. It allows for technology changes and, improvements and efficiencies in production and installation techniques

Net present value (NPV)

The value to the organisation of the cash flows associated with an asset, liability, activity or event calculated using a discount rate to reflect the time value of money. It is the net amount of discounted total cash inflows after deducting the value of the discounted total cash outflows arising from eg the continued use and subsequent disposal of the asset after deducting the value of the discounted total cash outflows.

Non-revenue generating investments

Investments for the provision of goods and services to sustain or improve services to the community that are not expected to generate any savings or revenue to the Council, eg. parks and playgrounds, footpaths, roads and bridges, libraries, etc.

Operations

Regular activities to provide services such as public health, safety and amenity, eg street sweeping, grass mowing and street lighting.

Operating expenditure

Recurrent expenditure, which is continuously required to provide a service. In common use the term typically includes, eg power, fuel, staff, plant equipment, on-costs and overheads but excludes maintenance and depreciation. Maintenance and depreciation is on the other hand included in operating expenses.

Operating expense

The gross outflow of economic benefits, being cash and non cash items, during the period arising in the course of ordinary activities of an entity when those outflows result in decreases in equity, other than decreases relating to distributions to equity participants.

Operating expenses

Recurrent expenses continuously required to provide a service, including power, fuel, staff, plant equipment, maintenance, depreciation, on-costs and overheads.

Operations, maintenance and renewal financing ratio

Ratio of estimated budget to projected expenditure for operations, maintenance and renewal of assets over a defined time (eg 5, 10 and 15 years).

Operations, maintenance and renewal gap

Difference between budgeted expenditures in a long term financial plan (or estimated future budgets in absence of a long term financial plan) and projected expenditures for operations, maintenance and renewal of assets to achieve/maintain specified service levels, totalled over a defined time (e.g. 5, 10 and 15 years).

Pavement management system (PMS)

A systematic process for measuring and predicting the condition of road pavements and wearing surfaces over time and recommending corrective actions.

PMS Score

A measure of condition of a road segment determined from a Pavement Management System.

Rate of annual asset consumption *

The ratio of annual asset consumption relative to the depreciable amount of the assets. It measures the amount of the consumable parts of assets that are consumed in a period (depreciation) expressed as a percentage of the depreciable amount.

Rate of annual asset renewal *

The ratio of asset renewal and replacement expenditure relative to depreciable amount for a period. It measures whether assets are being replaced at the rate they are wearing out with capital renewal expenditure expressed as a percentage of depreciable amount (capital renewal expenditure/DA).

Rate of annual asset upgrade/new *

A measure of the rate at which assets are being upgraded and expanded per annum with capital upgrade/new expenditure expressed as a percentage of depreciable amount (capital upgrade/expansion expenditure/DA).

Recoverable amount

The higher of an asset's fair value, less costs to sell and its value in use.

Recurrent expenditure

Relatively small (immaterial) expenditure or that which has benefits expected to last less than 12 months. Recurrent expenditure includes operations and maintenance expenditure.

Recurrent funding

Funding to pay for recurrent expenditure.

Rehabilitation

See capital renewal expenditure definition above.

Remaining useful life

The time remaining until an asset ceases to provide the required service level or economic usefulness. Age plus remaining useful life is useful life.

Renewal

See capital renewal expenditure definition above.

Residual value

The estimated amount that an entity would currently obtain from disposal of the asset, after deducting the estimated costs of disposal, if the asset were already of the age and in the condition expected at the end of its useful life.

Revenue generating investments

Investments for the provision of goods and services to sustain or improve services to the community that are expected to generate some savings or revenue to offset operating costs, eg public halls and theatres, childcare centres, sporting and recreation facilities, tourist information centres, etc.

Risk management

The application of a formal process to the range of possible values relating to key factors associated with a risk in order to determine the resultant ranges of outcomes and their probability of occurrence.

Section or segment

A self-contained part or piece of an infrastructure asset.

Service potential

The total future service capacity of an asset. It is normally determined by reference to the operating capacity and economic life of an asset. A measure of service potential is used in the not-for-profit sector/public sector to value assets, particularly those not producing a cash flow.

Additional and modified glossary items shown *

Service potential remaining

A measure of the future economic benefits remaining in assets. It may be expressed in dollar values (Fair Value) or as a percentage of total anticipated future economic benefits. It is also a measure of the percentage of the asset's potential to provide services that is still available for use in providing services (Depreciated Replacement Cost/Depreciable Amount).

Specific Maintenance

Replacement of higher value components/sub-components of assets that is undertaken on a regular cycle including repainting, replacement of air conditioning equipment, etc. This work generally falls below the capital/ maintenance threshold and needs to be identified in a specific maintenance budget allocation.

Strategic Longer-Term Plan

A plan covering the term of office of councillors (4 years minimum) reflecting the needs of the community for the foreseeable future. It brings together the detailed requirements in the Council's longer-term plans such as the asset management plan and the long-term financial plan. The plan is prepared in consultation with the community and details where the Council is at that point in time, where it wants to go, how it is going to get there, mechanisms for monitoring the achievement of the outcomes and how the plan will be resourced.

Sub-component

Smaller individual parts that make up a component part.

Useful life

Either:

- (a) the period over which an asset is expected to be available for use by an entity, or
- (b) the number of production or similar units expected to be obtained from the asset by the entity.

It is estimated or expected time between placing the asset into service and removing it from service, or the estimated period of time over which the future economic benefits embodied in a depreciable asset, are expected to be consumed by the Council.

Value in Use

The present value of future cash flows expected to be derived from an asset or cash generating unit. It is deemed to be depreciated replacement cost (DRC) for those assets whose future economic benefits are not primarily dependent on the asset's ability to generate net cash inflows, where the entity would, if deprived of the asset, replace its remaining future economic benefits.

Source: IPWEA, 2009, Glossary

Wollondilly Shire Council



Open Space

Asset Management Plan



Scenario 1

Version 2

January 2015

Document Control

Document ID: 59 299 140531 nams plus3 amp template v3.1

Rev No	Date	Revision Details	Author	Reviewer	Approver
1	30 July 14	Draft	JH	MB	JH
2	January 2014	Version 2	JH	MB	JH

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1. EXECUTIVE SUMMARY

Context

Wollondilly Shire is planning for significant growth over the next 30 years. However the growth will not generate the revenue needed now to enhance services and improve the levels of service that current open space assets deliver to the community.

Long term financial modelling by Council currently estimates that Council faces an \$80 million deficit (across all asset classes) at the end of ten years unless there is a significant change to revenue or expenditure.

A proposed Special Rate Variation is being considered to enable Council to maintain essential infrastructure and services.

Through this asset management plan, Council is seeking to plan for the most sustainable allocation of funding to open space assets, to enable service to be maintained to the community during the period of projected growth.

This AM Plan describes how the proposed Special Rate Variation will better enable Council to maintain and manage current and future open space infrastructure in line with the expectations of the community.

The Open Space Service

The Open Space network comprises:

- Carparks
- Fencing
- Footbridges and footpaths
- Lighting
- Memorials
- Park furniture
- Playgrounds
- Signage
- Sports facilities

These infrastructure assets have a replacement value of \$18,227,687.

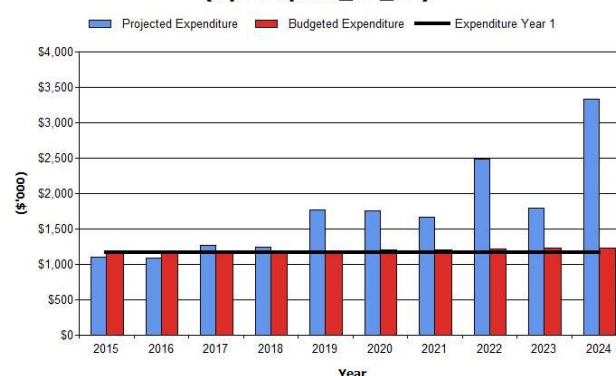
What does it Cost?

DO Nothing Option

For the “Do Nothing” Option, the projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) including operations, maintenance, renewal and upgrade of existing assets over the 10 year planning period is \$17,527,000 or \$1,753,000 on average per year.

Estimated available funding for this period is \$11,971,000 or \$1,197,000 on average per year which is 68% of the cost to provide the service. This is a funding shortfall of -\$556,000 on average per year. Projected expenditure required to provide services in the AM Plan compared with planned expenditure currently included in the Long Term Financial Plan are shown in the graph following.

Wollondilly SC - Projected and Budget Expenditure for (Open Space_S1_V2)

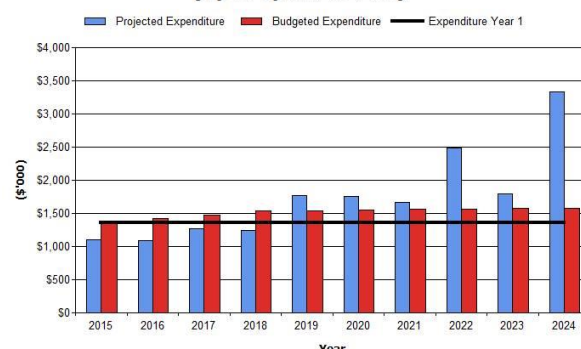


8.5% SRV

For the 8.5% SRV option, the projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) including operations, maintenance, renewal and upgrade of existing assets over the 10 year planning period is \$17,527,000 or \$1,753,000 on average per year.

Estimated available funding for this period is \$15,171,000 or \$1,517,000 on average per year which is 87% of the cost to provide the service. This is a funding shortfall of -\$236,000 on average per year. Projected expenditure required to provide services in the AM Plan compared with planned expenditure currently included in the Long Term Financial Plan are shown in the graph below.

Wollondilly SC - Projected and Budget Expenditure for (Open Space_S1_V3)

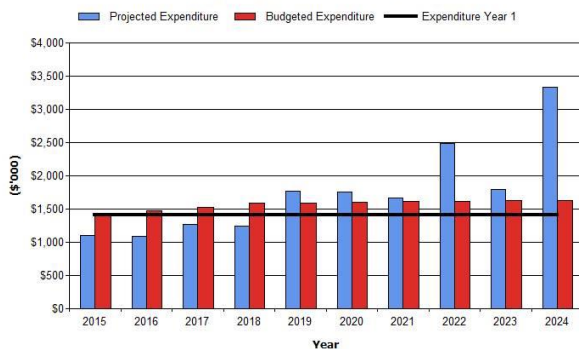


10.8% SRV

For the 10.8% SRV option, the projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) including operations, maintenance, renewal and upgrade of existing assets over the 10 year planning period is \$17,527,000 or \$1,753,000 on average per year.

Estimated available funding for this period is \$15,671,000 or \$1,567,000 on average per year which is 89% of the cost to provide the service. This is a funding shortfall of -\$186,000 on average per year. Projected expenditure required to provide services in the AM Plan compared with planned expenditure currently included in the Long Term Financial Plan are shown in the graph below.

Wollondilly SC - Projected and Budget Expenditure for (Open Space_S1_V4)



What we will do

We plan to provide open space services for the following:

- Operation, maintenance, renewal and upgrade of passive open space, sports fields and playgrounds to meet service levels set by Council in annual budgets.
- Subject to available funding, upgrade Bargo Sportsground, redevelop Wilton Recreation Reserve, construct an all abilities playground at Warragamba and progress the new sportsfield at Picton within the 10 year planning period.
- Manage the provision of open space arising within the growth precincts

What we cannot do

We do **not** have enough funding to provide all services at the desired service levels or provide new services. Works and services that cannot be provided under present funding levels are:

- Provide new “state of the art” playgrounds and sports equipment in all towns and villages

- Upgrade facilities as often as desired except where funded by grants or contributed by others.

Managing the Risks

There are risks associated with providing the service and not being able to complete all identified activities and projects. We have identified major risks as:

- Falling trees
- Unsafe playground equipment.

We will endeavour to manage these risks within available funding by:

- Undertaking a program of tree inspections and proactive tree pruning to remove dangerous tree limbs and/or dead or dying trees
- Inspecting playgrounds regularly and rectifying dangerous defects within 24 hours or closing the facility until it is able to be made safe.

Confidence Levels

This AM Plan is based on medium level of confidence information.

The Next Steps

The key action resulting from this asset management plan will be the determination of funding for Wollondilly Open Space Assets through the Special Rate Variation application, should Council decide to proceed down this path.

This AM Plan has been prepared in support of an application to IPART. It describes the real need for additional funding to maintain, renew and augment Wollondilly parks, reserves and other open space assets. Once there is certainty regarding the funding that will be available to these assets, this AM Plan should be amended to reflect one scenario, rather than three.

Questions you may have

What is this plan about?

This asset management plan covers the infrastructure assets that serve the Wollondilly community's open space needs. These assets include parks, reserves, playgrounds and sports facilities throughout the community area that enable people to enjoy active and passive recreation.

What is an Asset Management Plan?

Asset management planning is a comprehensive process to ensure delivery of services from infrastructure is provided in a financially sustainable manner.

An asset management plan details information about infrastructure assets including actions required to provide an agreed level of service in the most cost effective manner. The plan defines the services to be provided, how the services are provided and what funds are required to provide the services.

Why is there a funding shortfall?

Most of the Council's open space network was constructed by developers and by Council using government grants, often provided and accepted without consideration of ongoing operations, maintenance and replacement needs.

Many of these assets are approaching the later years of their life and require replacement, services from the assets are decreasing and maintenance costs are increasing.

Our present funding levels are insufficient to continue to provide existing services at current levels in the medium term.

What options do we have?

Resolving the funding shortfall involves several steps:

1. Improving asset knowledge so that data accurately records the asset inventory, how assets are performing and when assets are not able to provide the required service levels,
2. Improving our efficiency in operating, maintaining, renewing and replacing existing assets to optimise life cycle costs,
3. Identifying and managing risks associated with providing services from infrastructure,
4. Making trade-offs between service levels and costs to ensure that the community receives the best return from infrastructure,

5. Identifying assets surplus to needs for disposal to make savings in future operations and maintenance costs,
6. Consulting with the community to ensure that open space services and costs meet community needs and are affordable,
7. Developing partnerships with other bodies, where available to provide services,
8. Seeking additional funding from governments and other bodies to better reflect a 'whole of government' funding approach to infrastructure services.

What happens if we don't manage the shortfall?

It is likely that we will have to reduce service levels in some areas, unless new sources of revenue are found. For open space, the service level reduction may include parks and reserves that are no longer suitable for the enjoyment of leisure activities. Consider the unmaintained reserve shown in the photo below. It has limited uses and is infested with vermin.



What can we do?

We can develop options, costs and priorities for future open space services, consult with the community to plan future services to match the community service needs with ability to pay for services and maximise community benefits against costs.

What can you do?

We will be pleased to consider your thoughts on the issues raised in this asset management plan and suggestions on how we may change or reduce its open space mix of services to ensure that the appropriate level of service can be provided to the community within available funding.

2. INTRODUCTION

2.1 Background

This asset management plan is to demonstrate responsive management of assets (and services provided from assets), compliance with regulatory requirements, and to communicate funding needed to provide the required levels of service over a 20 year planning period.

The asset management plan follows the format for AM Plans recommended in Section 4.2.6 of the International Infrastructure Management Manual¹.

The asset management plan is to be read with the organisation's Asset Management Policy, Asset Management Strategy and the following associated planning documents:

- Wollondilly Community Strategic Plan 2033
- Wollondilly Resourcing Strategy 2013/14- 2022/23
- Wollondilly Operational Plan 2014/15
- Wollondilly Shire Council *Open Space, Recreation and Community Facilities Strategy* (May 2014)

This infrastructure assets covered by this asset management plan are shown in Table 2.1. These assets are used to provide recreation options to the community.

Table 2.1a: Value of Assets covered by this Plan

Asset Category	Number of Items in Asset Register	Replacement Value	Examples
Bridges	8	\$389,558	pedestrian bridges
Carparks	57	\$1,621,269	carparks at parks
Excavation	17	\$1,372,654	earthworks at parks
Fencing	357	\$2,065,786	fences around sportsfields
Footpaths	66	\$1,082,864	pedestrian paths
Lighting	132	\$2,206,621	sportsfield lighting
Memorial	64	\$193,853	war memorials
Operational	104	\$438,770	Council storage sheds
Park furniture	364	\$2,093,093	park benches, tidy bins and BBQs
Playground equipment	32	\$871,238	playground equipment
Retaining walls	22	\$643,206	retaining walls in parks
Signage	142	\$93,563	ordinance and parking signage
Skatepark	16	\$443,475	skate board ramps
Sports facilities	187	\$4,711,738	tennis courts, netball goal posts
Total	1568	\$18,227,687	

Table 2.1b: Location of Open Space Assets covered by this plan

Council's open space assets can be found in the following locations:

Location	Name of Open Space
Appin	Appin AIS Sportsground Appin Park Elizabeth Park

¹ IPWEA, 2011, Sec 4.2.6, *Example of an Asset Management Plan Structure*, pp 4 | 24 – 27.

Location	Name of Open Space
	Kennedy Creek Reserve
	Kennedy Grove Drainage Reserve
	William Wood Reserve
Bargo	Bargo Sportsground Berrico Place Reserve Community Park Rest-A-While West Reserve
	W Mauder Recreation Reserve (Girl Guide Hall)
Belimbla Park	Gundungurra Park
Buxton	Telopea Reserve
Camden Park	Barrett Reserve Casson Common Reserve Cubbitch Barta Reserve English Reserve Giribunger Reserve
	Maclean Lane Reserve
Douglas Park	Camden Road Reserve Douglas Park Sportsground
	Wrightson Way Reserve
Menangle	Dean McGrath Park St James Avenue Park
Mount Hunter	Peppercorn Park
Oakdale	Blattman Avenue Bushland Oakdale Tennis Club/ Community Centre
	Willis Park
Picton	Antill Golf Course (leased) Antill Street Reserve Apex Park Ayrshire Garden Reserve Botanic Gardens Campbell Street Reserve Davies Place Reserve Glenrock Reserve
	Hume Oval
	Koorana Road Reserve
	Picton Avenue Reserve
	Picton RSL Park
	Picton Sportsground
	Redbank Reserve Rotoract Park Stonequarry Place Reserve Victoria Park
	Wild St Reserve Wonga Road Reserve Wood Street Reserve
Silverdale	Dunbar Street Reserve
	Eugenie Byrne Park
	MaKay Drive Reserve Ridgehaven Reserve Scotchey's Creek Reserve
	Taylors Road Reserve
Tahmoor	Emmett Park
	Halls Reserve
	Ibbotson Street Reserve
	Lions Park

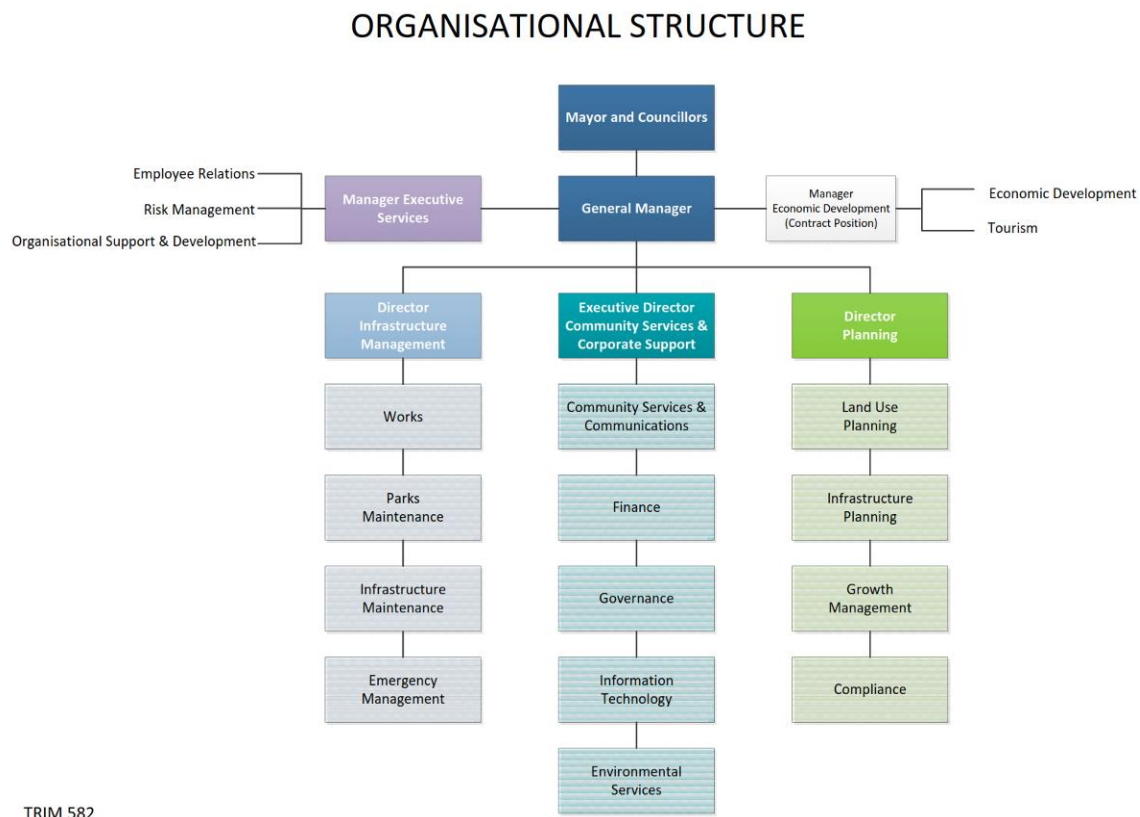
Location	Name of Open Space
	Progress Street Reserve
	Ralfe Street Reserve Remembrance Driveway Verge S Side
	Suffolk Place Reserve Tahmoor Comm. Centre
	Tahmoor Comm. Centre 2
	Tahmoor CWA HALL
	Tahmoor Park Tahmoor Pony Club
	Tahmoor Sportsground York Street Park
The Oaks	Barrallier Park Browns Road Reserve Dudley Chesham Sportsground
	Harold Noakes Park
	Montpelier Drive Park + Drain Reserve + Bike Track
	WS Williams Park
Thirlmere	Lin Gordon Reserve
	Thirlmere Memorial Park
	Thirlmere Sportsground
	Turner St Drainage Reserve
Warragamba	Kipara Crescent Reserve Ninth Street Reserve Second Street Reserve Third Street Reserve Warragamba Civic Park
	Warragamba Memorial Park Warragamba Town Hall
	Warragamba Recreation Reserve Warragamba Sportsground Warragamba Swimming Pool
	Waterboard Oval
Wilton	Wilton Community Centre (part of Wilton Recreation Reserve)
	Wilton Recreation Reserve
Yanderra	Birrahlea Park

Key stakeholders in the preparation and implementation of this asset management plan are: Shown in Table 2.1.1.

Table 2.1.1: Key Stakeholders in the AM Plan

Stakeholders	How they input into the management open space network within Wollondilly Shire Council
Council Staff	Direct management and operational responsibility.
Elected Representatives	Provide strategic planning and policy direction through regular Council and Committee meetings.
Department of Local Government	Best Practice Reviews and State Parliament Acts.
Emergency Services	Quarterly Local Emergency Management Meetings
Transport Operators	Individually contact Council staff or elected representatives
Local Business	Individually contact Council staff or elected representatives, and Chamber of Commerce Meetings
Local Residents	Individually contact Council staff or elected representatives, and annual Community Consultation Meetings
Tourists	Individually contact Council staff or elected representatives and via feedback through the Tourist Information Centre

Our organisational structure for service delivery from infrastructure assets is detailed below,



2.2 Goals and Objectives of Asset Management

Council organisation exists to provide services to its community. Some of these services are provided by infrastructure assets. We have acquired infrastructure assets by ‘purchase’, by contract, construction by our staff and by donation of assets constructed by developers and others to meet increased levels of service.

Our goal in managing infrastructure assets is to meet the defined level of service (as amended from time to time) in the most cost effective manner for present and future consumers. The key elements of infrastructure asset management are:

- Providing a defined level of service and monitoring performance,
- Managing the impact of growth through demand management and infrastructure investment,
- Taking a lifecycle approach to developing cost-effective management strategies for the long-term that meet the defined level of service,
- Identifying, assessing and appropriately controlling risks, and
- Having a long-term financial plan which identifies required, affordable expenditure and how it will be financed.²

2.3 Plan Framework

Key elements of the plan are

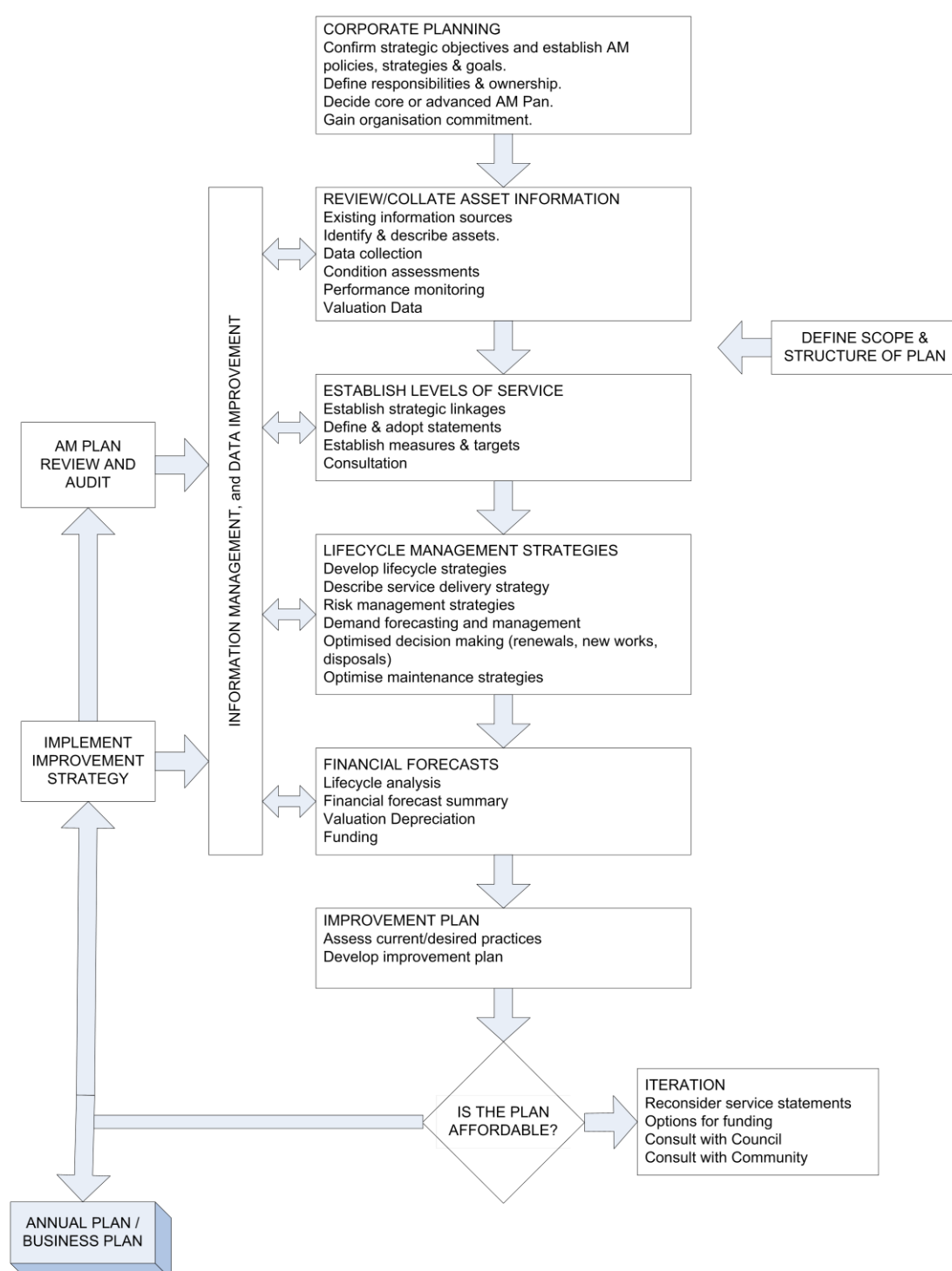
² Based on IPWEA, 2011, IIMM, Sec 1.2 p 1|7.

- Levels of service – specifies the services and levels of service to be provided by the organisation,
- Future demand – how this will impact on future service delivery and how this is to be met,
- Life cycle management – how Council will manage its existing and future assets to provide defined levels of service,
- Financial summary – what funds are required to provide the defined services,
- Asset management practices,
- Monitoring – how the plan will be monitored to ensure it is meeting organisation’s objectives,
- Asset management improvement plan.

A road map for preparing an asset management plan is shown below.

Road Map for preparing an Asset Management Plan

Source: IPWEA, 2006, IIMM, Fig 1.5.1, p 1.11.



2.4 Core and Advanced Asset Management

This asset management plan is prepared as a 'core' asset management plan over a 20 year planning period in accordance with the International Infrastructure Management Manual³. It is prepared to meet minimum legislative and organisational requirements for sustainable service delivery and long term financial planning and reporting. Core asset management is a 'top down' approach where analysis is applied at the 'system' or 'network' level.

Future revisions of this asset management plan will move towards 'advanced' asset management using a 'bottom up' approach for gathering asset information for individual assets to support the optimisation of activities and programs to meet agreed service levels in a financially sustainable manner.

2.5 Community Consultation

Since 1977, Council revenues have been regulated in NSW under "rate pegging". The Independent Pricing and Regulatory Tribunal (IPART) sets a rate peg which limits the amount by which councils can increase their rate revenue from one year to the next. For many years, the rate peg limit has not kept pace with the financial needs of councils in NSW and the resident's needs for appropriate services.

Independent modelling undertaken by Wollondilly Shire Council indicates that there will be an \$80 million deficit (across all asset classes – including Open Space assets) at the end of 10 years unless there is a significant change to expenditure or revenue. Council is therefore seeking a Special Rate Variation (SRV) to obtain the funds necessary to maintain and manage current and future infrastructure.

To consult with the community, seeking feedback on the proposal to seek from IPART a SRV, Council has embarked on a comprehensive program of community conversation opportunities.

- Four drop in sessions were held in Picton
- Additional sessions were held in; Warragamba, Tahmoor and Appin
- Detailed newsletters were distributed to all residents
- Telephone survey conducted by external service provider.

In addition, residents were encouraged to make a submission by mail, email, telephone or social media.

This Open Space Asset Management Plan has been developed to help demonstrate the real need for additional funding through a SRV. Modelling for this document shows that without increased funding for open space assets, Wollondilly cannot maintain and renew its existing parks and reserves, let alone grow to meet anticipated demand.

³ IPWEA, 2011, IIMM.

3. LEVELS OF SERVICE

3.1 Introduction

Levels of service can be seen as the link between satisfying community needs and the cost of providing a service. In general, a higher level of service costs more to deliver than a lower level of service. Service levels are measured at two levels and are linked to strategic outcomes;

- Community levels of service
- Technical levels of service

Community levels of service are the performance measures that an organisation can use to obtain feedback on its level of performance from its community. Community levels of service are from the perspective of the community who receive the service. They are considered under three themes; quality, function and safety.

Technical levels of service are the performance measures that the organisation uses in providing the service. These often use technical terms.

It is accepted asset management practice that organisations concentrate on documenting the existing levels of service in the first series of asset management plans. Once this process is complete, then incrementally improve the service level measures and investigate future service levels in consultation with the community as part of an “advanced” asset management plan.

3.2 Drivers Affecting Levels of Service

Factors affecting levels of service can broadly be broken into three categories.

- **Legislative Requirements.** These are the objectives and standards that must be met and are set by state, federal or international bodies to ensure the safety of the general public.
- **Strategic and Corporate Goals.** The lifecycle management of assets will be consistent with goals and values stated in the Corporate or Management Plan.
- **Customer Requirements.** These are the expectations of the community. These expectations must be balanced with the customer’s ability and desire to pay. These measures are subjective and may not be consistent over time.

3.3 Legislative Requirements

The organisation has to meet many legislative requirements including Australian and State legislation and State regulations. These include:

Table 3.3: Legislative Requirements

Legislation	Requirement
Local Government Act 1993	Sets out role, purpose, responsibilities and powers of local governments including the preparation of a long term financial plan supported by asset management plans for sustainable service delivery.
Work Health and Safety Act 2011	Secures and promotes health, safety and welfare of people at work
Roads Act 1993	Defines rights of passage along a public road and rights of property owners adjoining a public road. Confers the authority of the road authority and provides for road classifications
Environmental Planning & Assessment Act 1979	Encourage the proper management, development and conservation of natural and artificial resources

Legislation	Requirement
Heritage Act 1977	Define state and local heritage significance place, building, work, relic, moveable object or precinct
Native Vegetation Act 2003	Prevent broad scale clearing unless it improves or maintains environmental outcomes.
Noxious Weeds Act 1993	Prevent the establishment of new and spread of existing significant weeds. Reduce existing significant weeds.
Protection of the Environment Operations Act 1997	Protect, restore and enhance the quality of the environment in NSW, having regard to the need to maintain ecologically sustainable development. Rationalise, simplify and strengthen the regulatory framework for environment protection.
Rural Fires Act 1997	Coordinate bush fire fighting and bush fire prevention
Threatened Species Conservation Act 1995	Conserve biological diversity and promote ecologically sustainable development and protect the critical habitat of threatened species
Water Management Act 2000	Provide for sustainable and integrated management of water sources of the State for the benefit of both present and future generations. Provide for the orderly, efficient and equitable sharing of water from water sources

The organisation will exercise its duty of care to ensure public safety in accordance with the infrastructure risk management plan linked to this AM Plan. Management of risks is discussed in Section 5.2.

3.4 Strategic and Corporate Goals

This asset management plan is prepared under the direction of the organisation's vision, mission, goals and objectives.

Our vision is:

Our Vision - Rural living

Council's vision reflects the Community's desire to maintain Wollondilly Shire's rural character together with the sense of belonging to caring communities that have been at its core for generations.

Our mission is:

To create opportunities in partnership with the Community and to enhance the quality of life and the environment, by managing growth and providing sustainable services and facilities

Relevant organisational theme and objectives and how these are addressed in this asset management plan are:

Table 3.2: Organisational Themes and how these are addressed in this Plan

Theme	Performance Measure	How the theme and performance measure are addressed in AM Plan
Community	Access to facilities and services	Plan to show how Council intends to manage open space facilities to maximise community access
Governance	Financial performance measures meet industry benchmarks	Plan to detail financial performance measures for the management of open space assets
Infrastructure	Number of customer requests for repairs to infrastructure	Levels of Service to include targets vs current number of customer service requests relating to infrastructure

The organisation will exercise its duty of care to ensure public safety is accordance with the infrastructure risk management plan prepared in conjunction with this AM Plan. Management of infrastructure risks is covered in Section 5.2

3.5 Current Levels of Service

The Open Space, Recreation and Community Facilities Strategy (2014) drew the following conclusions regarding the current provision of open space assets;

- *Most sportsfields are in reasonable condition and are generally well maintained*
- *Sports lighting has been extensively upgraded over recent years*
- *Sports court facilities range from high quality to poor, with many small facility tennis courts in particular being in poor condition in many towns*
- *There is a conspicuous lack of shade and shelter for spectators at many sports facilities and few facilities offer passive recreation opportunities such as play, circuit paths for fitness walking and children bikes.*
- *Whilst many sports parks provide BBQs, picnic shelters and seating, these are often old, in poor condition and not well located.*
- *Few sports facilities are accessible by dedicated paths*

Council's current service levels for parks and open space assets are detailed as follows.

The levels of service that are currently in use by the Council are based on: historical budget allocations, reactive work, informal consultation with stakeholders, statutory requirements and customer service requests.

In this document, service level measures have been set for;

1. parks and playgrounds - mowing contracts have a full cycle every 3-4 weeks
2. irrigation – all fields have irrigation, two are in need of upgrading
3. sport fields – mown on a weekly cycle by staff, twice a week mid summer
4. sports field lighting
5. park furniture
6. footpaths and footbridges.

Table 3.4.1: Levels of Service - Parks and Playgrounds

Key Performance Measure	Level of Service	Performance Measure Process	Performance Target
COMMUNITY LEVELS OF SERVICE			
Quality	Provide quality playground equipment that is stimulating and adventurous	Inspections and customer service requests (CRM) relating to playground quality	Service requests reducing
Function	Provide a diverse range of playgrounds, within the Shire which ensures that user requirements are met Implement the recommendations of the Open Space, Recreation and Community Facilities Strategy	Number of customer service requests relating to the range of playgrounds provided by Council	Service requests reducing
Sustainability	Playgrounds are managed for future generations Council is planning to meet the needs of population growth	Number of customer service requests relating to congestion or underuse	Service requests reducing
TECHNICAL LEVELS OF SERVICE			
Operations	Playgrounds are inspected to ensure that they are safe for use	Six monthly inspection of all playgrounds	Six monthly inspection of all playgrounds
Maintenance	Council is able to respond to any identified playground defects	Reactive service requests are completed within adopted time frame	75%
Renewal	Playground equipment meets user needs	Playgrounds are renewed before they reach end of useful life	Renewal expenditure matches depreciation
Upgrade/ New	Urban residents have access to playgrounds	Distance from urban dwellings to playgrounds	Provision of playgrounds is in accordance with the recommendations of the Open Space, Recreation and Community Facilities Strategy

Table 3.4.2: Levels of Service - Irrigation

Key Performance Measure	Level of Service	Performance Measure Process	Performance Target
COMMUNITY LEVELS OF SERVICE			
Quality	To ensure all equipment is operating efficiently	Inspection or CRMs	70-80% efficiency Equipment no longer functioning and beyond cost effective repair is replaced
Function	To maintain condition of turf to meet user needs	Inspection or CRMs	100%
Environmental	Use prevent wastage of water used for irrigation System operated away from midday to reduce levels of exposure, wind and evaporation.	Inspection or CRMs	Breakages and leaks dealt with efficiently Monitoring of irrigation times. Nil customer service request relating to irrigation systems operating at midday or in unfavourable weather conditions
Safety	No sprinkler tripping hazards.	Inspection or CRMs	All sprinklers are at ground level.
TECHNICAL LEVELS OF SERVICE			
Operations	To provide an automatic irrigation system that operates with minimal staff intervention.	Number of reactive work requests regarding non-performing irrigation	Nil
Maintenance	Where needed, to provide irrigation in a cost effective manner for the total life of the asset.	Compliance with budget	Within +/- 5% of budget
Renewal	Irrigation equipment meets user needs	Irrigation equipment is renewed before reaching end of useful life	Renewal expenditure matches depreciation
Upgrade/ New	All sports fields have irrigation if required	Percentage of sports fields with irrigation	100%

Table 3.4.3: Levels of Service - Sports Fields

Key Performance Measure	Level of Service	Performance Measure Process	Performance Target
COMMUNITY LEVELS OF SERVICE			
Quality	Sportsfields are suitable for use	Fields are mowed on schedule and prepared for the appropriate sport	100%, subject to weather conditions permitting
Function	To sporting facilities to meet the requirements of code played	Development of Plans of Management, taking into consideration existing infrastructure condition and likely futures infrastructure needs.	100% subject to budget Plans of Management in place for all sportsfields
Capacity/ Utilisation	Provide sporting fields to suit sports played in the Shire New sportsfields added to meet needs of anticipated population growth	Develop Plans of Management for all sporting facilities in the Shire by conducting an audit of sporting clubs and their activities to ascertain their current membership, training and playing locations.	100% subject to budget Implementation of the recommendations of the Open Space, Recreation and Community Facilities Strategy Plans of Management in place for all sportsfields
Sustainability	Ensure that sports fields usage and maintenance has minimal impact on neighbouring homes	Number of customer service requests relating to adverse impacts of sportsfield use and maintenance	Nil
Safety	To provide a safe hazard free environment	Reported accidents and incidents	Nil
TECHNICAL LEVELS OF SERVICE – Sports Fields			
Operations	To ensure all components are operational	Customer service requests, inspections, maintenance programs and independent audits, subject to available budget	Respond to customer service requests within adopted timeframes. Within 1 day if dangerous
Maintenance	To maintain sportsfields in a cost effective manner for the life of the asset	Compliance with budget	Within +/- 5% of budget
Renewal	Sportsfields meet user needs	Sportsfield assets are renewed before they reaching end of useful life	Renewal expenditure matches depreciation
Upgrade	Sportsfield are upgraded to meet the sporting needs of population growth	Allocated upgrade budget matches the planned expenditure	Implementation of the recommendations of the Open Space, Recreation and Community Facilities Strategy and adopted Section 94 Contribution Plan.

Table 3.4.4: Levels of Service - Sports Fields Lighting

Key Performance Measure	Level of Service	Performance Measure Process	Performance Target
COMMUNITY LEVELS OF SERVICE			
Quality	Provide quality lighting	Inspections and CRMs	Nil CRMs relating to the quality of sportsfield lighting
Function	To provide lighting at selected fields that meets the required lumens level of the code played for training and / or competition	Independent lighting audits	100% subject to budget
Capacity/ Utilisation	All fields requiring lighting for sports training and competition are lit	Number of customer service requests to increase duration and frequency of sportsfield lighting	Service requests are decreasing
TECHNICAL LEVELS OF SERVICE – Sports Field Lighting			
Operations	To ensure all components are operational	CRMs, inspections, maintenance programs and independent audits	Respond to CRMs within adopted timeframes. Within 1 day if dangerous
Maintenance	To maintain lighting in a cost effective manner for the life of the asset	Planned maintenance activities are completed on schedule	100%
Renewal	Install environmentally efficient lighting	On replacement of lights install latest environmentally efficient technology	Efficient network of lighting
	Lighting meet user needs, operates when required	Sportsfield assets are renewed before they reaching end of useful life	Renewal expenditure matches depreciation
Upgrade	All sports fields have lighting if required	Percentage of sports fields with lighting	100%

Table 3.4.5: Levels of Service - Park Furniture

Key Performance Measure	Level of Service	Performance Measure Process	Performance Target
COMMUNITY LEVELS OF SERVICE			
Quality	Provide quality park furniture	Inspection or CRMs relating to the quality of park furniture	Less than 5 CRM's per month
Function	To provide a range of park furniture within the Shire which ensures that user requirements are met	Recommendations of the Open Space, Recreation and Community Facilities Strategy	Implementation of the recommendations of the Open Space, Recreation and Community Facilities Strategy
Capacity/ Utilisation	Seating, shelter, BBQs and bins are provided as required, in locations that suit users needs	Number of customer service requests relating to the provision of park furniture	Nil
TECHNICAL LEVELS OF SERVICE			
Operations	To ensure that all provided park furniture is operational	CRMs, inspections and a replacement strategy	Respond to CRMs within adopted timeframes. Within 1 day if dangerous
Maintenance	To provide park furniture in a cost effective manner for the total life of the asset	Compliance with budget	Within +/- 5% of budget
Renewal	Park furniture is fit for use. It is in good condition. It is not at end of life.	Items of park furniture are renewed before they reaching end of useful life	Renewal expenditure matches depreciation
Upgrade	To provide safe hazard free equipment with pleasant modern park furniture for community enjoyment	Asset inspections and CRMs with park equipment upgraded as funding permits	10% of park furniture upgraded per year

Table 3.4.6 Levels of Service- Footpaths and Footbridges

Key Performance Measure	Level of Service	Performance Measure Process	Performance Target
COMMUNITY LEVELS OF SERVICE			
Quality	Provide an even footpath for pedestrians to use	Customer service requests relating to footpath condition	Nil
Function	Meets users needs for accessibility Paths encourage users to access open space without cars. Paths to encourage independent access by children	Customer service requests relating to lack of footpath and cycleway facilities	Nil Implementation of the recommendations of the Open Space and Recreation Strategy regarding path and cycleway connections
Capacity/ Utilisation	Footpaths are adequate for volume of pedestrian and bicycle usage Footbridges are provided as required	Customer service requests relating to footpath capacity and/ or usage., and the provision of footbridges	Nil
TECHNICAL LEVELS OF SERVICE			
Operation	Footpaths meet the user's needs	Annual inspection of all footpaths and footbridges	Inspections carried out. Following inspections, repairs are carried out within adopted timeframes. Within 1 day if dangerous
Maintenance	Footpaths are fit for purpose	Planned maintenance activities are completed to schedule	100%
Upgrade	New paths and footbridges are provided with new parks.	All new parks have pedestrian and cycle facilities	100%

3.6 Customer Research and Expectations

During the development of the *Open Space, Recreation and Community Facilities Strategy*, consultation processes were undertaken to determine the needs and demands of the community regarding the provision of open space by Council. In addition, previous community consultation surveys were analysed to identify perceptions and expectations of the residents in relation to open space issues.

The findings of these consultation processes (current and historical) were used to direct the Strategy and have subsequently been referred to in the development of this Open Space Asset Management Plan.

4. FUTURE DEMAND

4.1 Demand Drivers

Drivers affecting demand include population change, changes in demographics, seasonal factors, vehicle ownership rates, consumer preferences and expectations, technological changes, economic factors, agricultural practices, environmental awareness, etc.

4.2 Demand Forecast

Wollondilly Shire is expected to experience significant population growth over the next two decades as a result of its towns and villages undergoing substantial urban development.

Council is preparing growth projections based on existing rezoning and development applications and areas identified to the State Government as having potential for accelerated urban development. The growth projections are however fluid as the development scenarios unfold.

It is anticipated that Wollondilly's population may increase from 43,484 in 2011 to approximately 58,193 by 2021 and to potentially 128,000 by 2036. (source: Open Space, Recreation and Community Facilities Strategy).

The project team for the Open Space and Community Facility Strategy undertook a range of consultation processes including two workshops specifically on open space and recreation. The principle findings from the workshops included:

- The recognition that forecast growth means the needs for additional facilities
- An understanding of the need to share facilities and amenities wherever practical
- A critical need to cater for youth needs
- The need for more passive facilities at sports reserves
- Importance of conserving more of the Shire's natural environment in parks
- The need for more and better footpaths and cycle paths in and between parks
- The need to address new recreation opportunities like mountain bike riding
- The importance of retaining the Shire's rural character in the parks.

The present position and projections for demand drivers that may impact future service delivery and utilisation of assets were identified and are documented in Table 4.3.

4.3 Demand Impact on Assets

The Open Space, Recreation and Community Facility Strategy identified the key priorities for action by Council across its full range of services. The open space actions identified in the Strategy have been used in Table 4.3. The impact of demand drivers that may affect future service delivery and utilisation of assets are shown in Table 4.3.

Table 4.3: Demand Drivers, Projections and Impact on Services

Demand drivers	Present position	Projection	Impact on services
Population growth	43,484 (2011)	58,193 (2021)	Need for more footpaths Integration of Open Space Need to upgrade local parks and school parks Better bike tracks, skate park and youth facilities Weed infestations require management Better utilisation of natural assets
Demographic change	Relatively small number of children and youth	More children and youth	More sportsfields, playgrounds and other recreational opportunities must be provided to meet demands

4.4 Demand Management Plan

Demand for new services will be managed through a combination of managing existing assets, upgrading of existing assets and providing new assets to meet demand and demand management. Demand management practices include non-asset solutions, insuring against risks and managing failures.

Non-asset solutions focus on providing the required service without the need for the organisation to own the assets and management actions including reducing demand for the service, reducing the level of service (allowing some assets to deteriorate beyond current service levels) or educating customers to accept appropriate asset failures⁴. Examples of non-asset solutions include providing services from existing infrastructure such as aquatic centres and libraries that may be in another community area or public toilets provided in commercial premises.

Given that the greatest impact on demand for open space assets will be the significant population growth, it is the demand driver discussed in depth below in Table 4.4.

Better use of Council's existing open spaces is the key non-asset solution open to Council. Many of the other, traditional non-asset solutions such as reducing demand and reducing the level of service are simply not applicable in this situation where growth is paramount.

Opportunities identified to date for demand management are shown in Table 4.4. Further opportunities will be developed in future revisions of this asset management plan.

Table 4.4: Demand Management Plan Summary

Demand Driver	Impact on Services	Demand Management Plan
Population growth and resulting demographic change	Increased demand for open space facilities - how can the existing open space assets be better used?	<p>Planning for growth</p> <ul style="list-style-type: none"> • Prepare a Landscape Character Study to identify core scenic and natural values to be conserved and integrated into future development • Develop detailed Open Space Planning and Design Guidelines for Council and developers to use • Update the Open Space Contributions Plan • Review and update the Open Space inventory <p>Plan for meeting the costs of the required open space assets using the various funding mechanism available (Section 94, rates, loans, State and Federal grants, joint ventures and sponsorships)</p> <p>Acquisition, consolidation and rationalisation of open space assets across the shire to remove duplicates and resolve deficits. Augment existing open space. Possible divestment of unusable, underutilised land.</p>
Evolving consumer preferences	Demand for more walking and bike tracks Greater variety of sports clubs wanting to use sports fields	<p>Development of a <i>Pedestrian and Bicycle Plan</i> for the Shire</p> <p>Development of a <i>Sport and Recreation Plan</i> for the Shire</p>
Aging infrastructure	Demand for prompt repairs/replacement of playground equipment	Council's playgrounds are inspected six monthly by a specialist contractor who prepares a report advising on conditions, ages, required upgrades and replacements.

⁴ IPWEA, 2011, IIMM, Table 3.4.1, p 3|58.

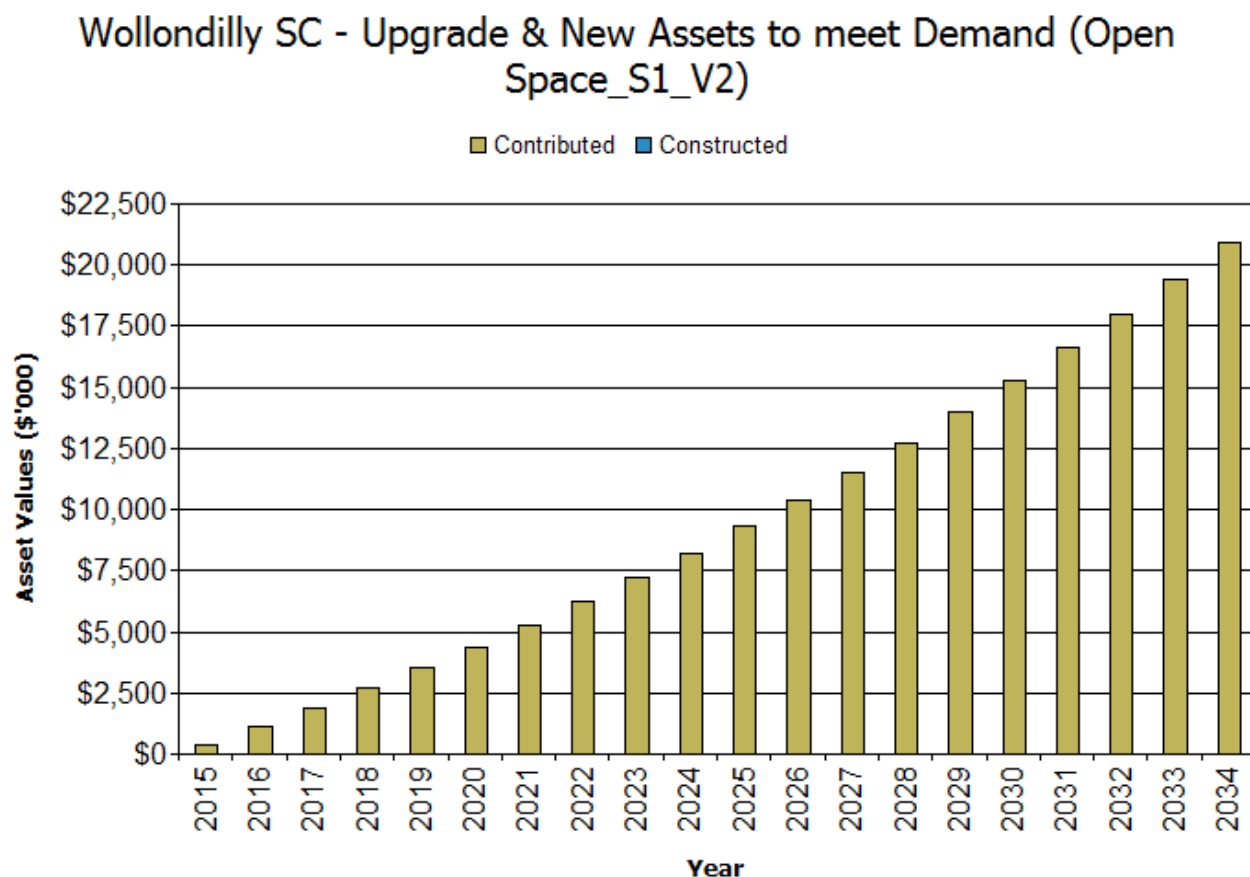
4.5 Asset Programs to meet Demand

It is anticipated that the new assets required to meet growth will be acquired free of cost from land developments. New assets acquired by the organisation are discussed in Section 5.5. The cumulative value of new contributed and constructed asset values are summarised in Figure 1.

Figure 1: Upgrade and New Assets to meet Demand

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)



Acquiring these new assets will commit the organisation to fund ongoing operations, maintenance and renewal costs for the period that the service provided from the assets is required. These future costs are identified and considered in developing forecasts of future operations, maintenance and renewal costs in Section 5.

5. LIFECYCLE MANAGEMENT PLAN

The lifecycle management plan details how the organisation plans to manage and operate the assets at the agreed levels of service (defined in Section 3) while optimising life cycle costs.

5.1 Background Data

5.1.1 Physical parameters

The assets covered by this asset management plan are shown in Table 2.1.

Wollondilly Shire offers a wide range of **passive parklands** varying in size from the Botanic Gardens in Picton to small reserves in neighbourhoods. Most of these parks are in good condition and are well maintained. Some have been the subject of recent playground equipment upgrades but would benefit from more attention, such as; more shade and shelter, a greater age range for play and better paths and cycleways.

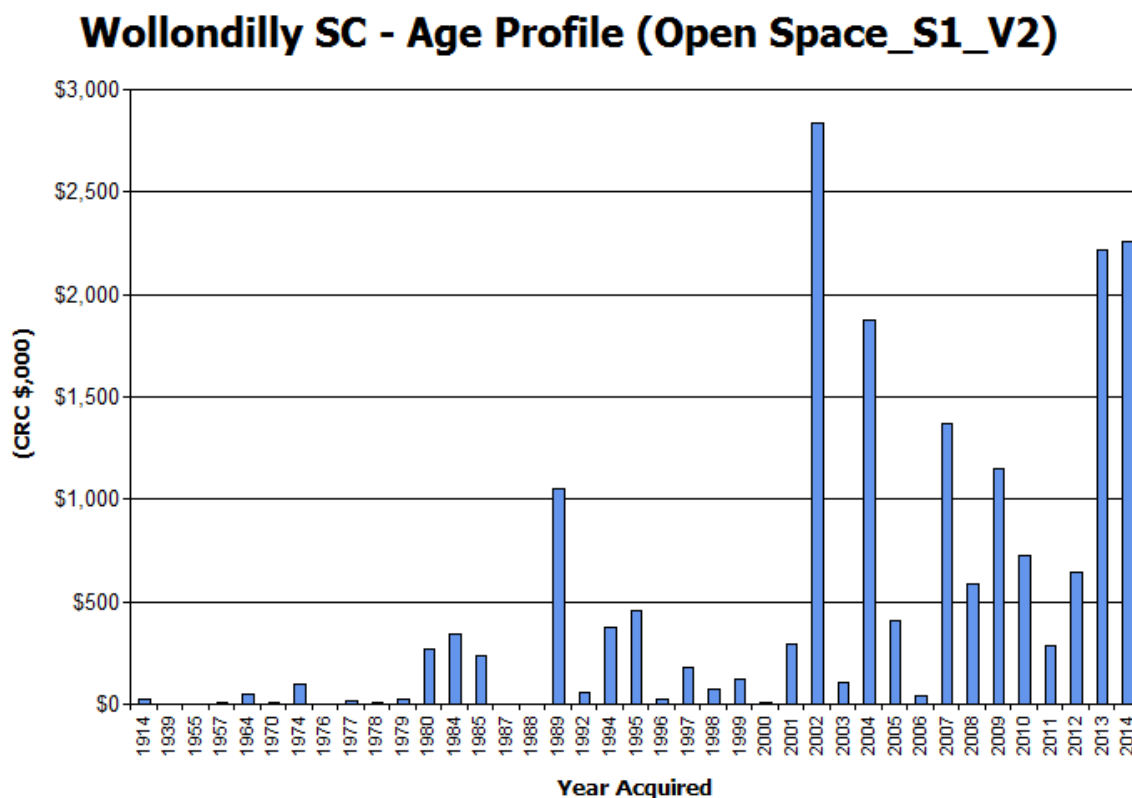
Wollondilly has **sportsfields** located across the Shire. The summer season includes cricket, athletics, BMX and tennis. In winter, rugby league, soccer and netball are the most popular sports. Rugby union, Australian rules, softball and baseball are played also but are less popular. There is presently enough capacity to meet demand but the impacts of extended winter and summer seasons in many codes means negotiations between clubs to ensure equitable access. BMX and mountain biking are very popular and the BMX circuit at Tahmoor is well used.

In recent years, Council has invested in upgrading **play equipment** and most parks now contain relatively modern equipment in sound condition. Council provides **skateboard facilities** at a number of parks. These facilities are at similar age and offer a relatively limited range of skill challenges for skaters. The age profile of the assets include in this AM Plan is shown in Figure 2.

Figure 2: Asset Age Profile

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)



It is important that Council has an inventory that accurately reflects the open space over which Council has care control and management..

The NSW Department of Planning (DoP) guidelines titled *Recreation and Open Space Planning Guidelines for Local Government* (2011) are targeted at assisting local councils to prepare comprehensive open space and recreation plans. The guidelines contain advice on the compilation of an inventory.

The Open Space, Recreation and Community Facilities Strategy, includes a draft inventory as a starting point for Council. Updating and refinement of this draft inventory is a key priority for Council in planning for the management of its open space assets.

In providing a park and open space network to the community of Wollondilly Shire, Council staff undertake a wide range of tasks.

Following is a list of typical tasks performed by Council in the management and operation of parks and open space assets;

- Sports field maintenance such as;
 - Goal posts installed at the start of the season and removed at the end
 - Seasonal weed spraying, mainly for bindii and clover
 - Occasional fertilizer application
 - Field renovations in spring/summer, aeration, top dressing, some minor returfing as required
 - Reactive maintenance as required
- Parks and gardens; mowing, slashing, whipper snipping and garden maintenance, minor tree and shrub pruning
- Playground inspections and maintenance
- Tree management
- CBD maintenance; empty bins, clean pavers, clean gutters and maintain garden beds
- Cleaning of public toilets
- BBQ cleaning and maintenance
- Maintain irrigation systems
- Cemetery surrounds are on a mowing contract however staff maintain the cemeteries, for instance; top up sunken graves after rain
- Assist in closing roads when flooding is imminent
- Respond to vandalism; inspect vandalism, report to police with photos and written explanation and arrange removal as soon as possible
- Daily removal of litter within the town limits
- Capital Works
 - Obtain quotes from contractors (e.g. fencing contractors)
 - Supervision of contractors performing capital works
- Assist rangers as required such as remove dumped garbage

5.1.2 Asset capacity and performance

The organisation's services are generally provided to meet design standards where these are available.

Locations where deficiencies in service performance are known are detailed in Table 5.1.2.

Table 5.1.2: Known Service Performance Deficiencies

Location	Service Deficiency
Tree maintenance	All tree maintenance performed by Wollondilly Council is reactive. The tree maintenance budget must be augmented to enable trees to be proactively inspected and prevent the risk of tree limbs falling onto pedestrians, vehicles and buildings.
Crown land	Council maintains some Crown land at Council's expense because the boundary of responsibility between the Crown and Council is unclear and responsibilities require clarification. This takes staff away from other tasks.

The above service deficiencies were identified from a discussion with staff during a workshop held 10 June 2014.

5.1.3 Asset condition

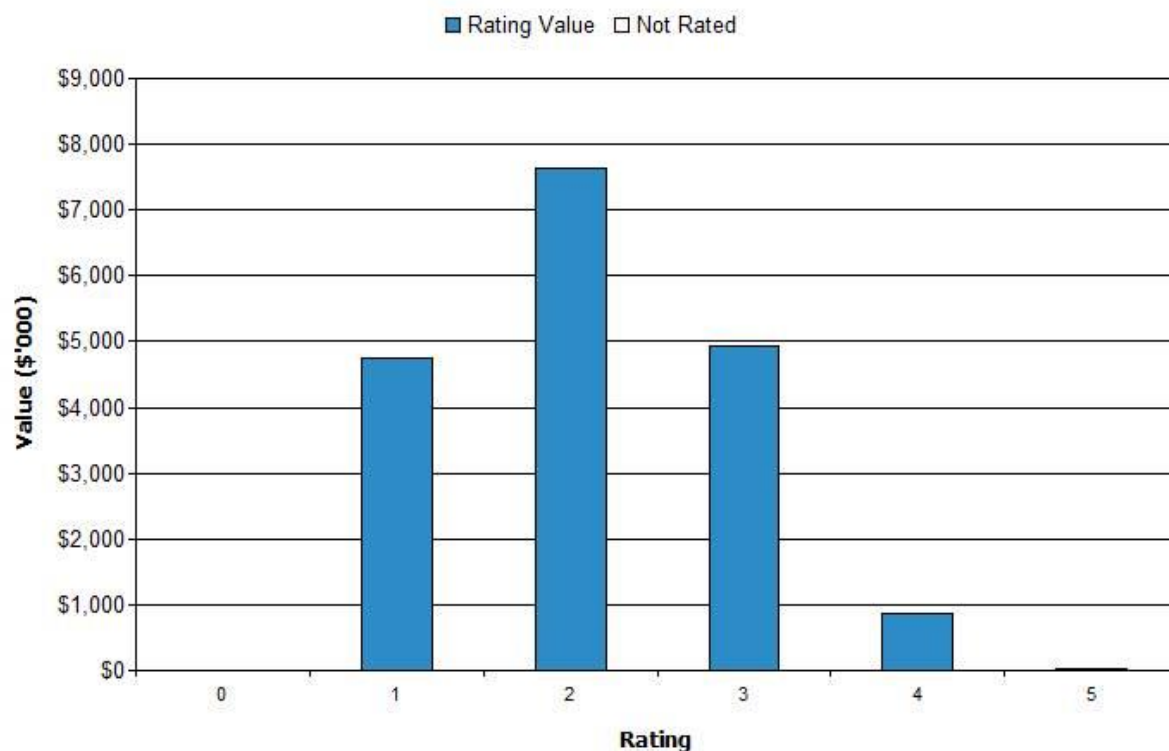
Condition is monitored to assist with valuations. The condition profile of our assets is shown in Figure 3.

Fig 3: Asset Condition Profile

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)

Wollondilly SC - Condition Profile (Open Space_S1_V2)



Condition is measured using a 1 – 5 grading system⁵ as detailed in Table 5.1.3.

Table 5.1.3: Simple Condition Grading Model

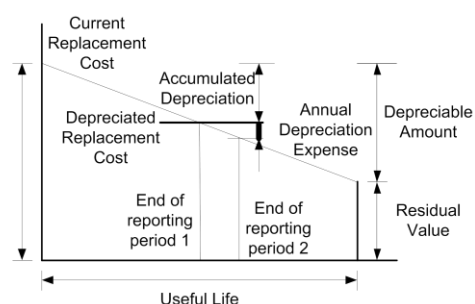
Condition Grading	Description of Condition
1	Very Good: only planned maintenance required
2	Good: minor maintenance required plus planned maintenance
3	Fair: significant maintenance required
4	Poor: significant renewal/rehabilitation required
5	Very Poor: physically unsound and/or beyond rehabilitation

5.1.4 Asset valuations

The value of assets recorded in the asset register as at March 2014 covered by this asset management plan is shown below. Assets were last revalued at June 2013. Assets are valued at fair value.

Current Replacement Cost	\$18,228,000
Depreciable Amount	\$18,228,000
Depreciated Replacement Cost ⁶	\$12,906,000
Annual Depreciation Expense	\$712,000

Useful lives were reviewed in June 2013 by comparing a range of useful lives compiled across the industry. Data from 14 council and two industry databases was used.



Key assumptions made in preparing the valuations were:

- No change in valuations from June 2013 to March 2014
- No change in asset condition since most recent assessment

Various ratios of asset consumption and expenditure have been prepared to help guide and gauge asset management performance and trends over time.

Ratios	Base Case ("Do Nothing")	8.5% SRV	10.8%SRV
Rate of Annual Asset Consumption (Depreciation/ Depreciable Amount)	3.9%	3.9%	3.9%
Rate of Annual Asset Renewal (Capital renewal Expenditure/ Depreciable amount)	0.5%	1.6%	1.9%
Rate of Asset Upgrade	0%	0%	0%
Rate of Asset Upgrade (Including contributed assets)	2%	2%	2%
Asset renewals as a percentage of consumption	14%	42.1%	49.2%
Percentage increase in asset stock	2%	2%	2%

⁵ IPWEA, 2011, IIMM, Sec 2.5.4, p 2 | 79.

⁶ Also reported as Written Down Current Replacement Cost (WDCRC).

In 2015 the rate at which the organisation plans to renew assets at will depend on the funding. In an ideal situation, asset renewals should match asset depreciation, hence the higher the figure for *Asset renewals as a percentage of consumption*, the better. The 10.8% SRV will give the best outcome for asset renewals.

As a consequence of growth it is anticipated that the organisation will be increasing its asset stock by 2% in the year.

5.1.5 Historical Data

Considerable data on the historical provision of open space in Wollondilly Shire is available in the Open Space, Recreation and Community Facilities Strategy.

5.2 Infrastructure Risk Management Plan

An assessment of risks associated with service delivery from infrastructure assets has identified critical risks that will result in loss or reduction in service from infrastructure assets or a 'financial shock' to the organisation. The risk assessment process identifies credible risks, the likelihood of the risk event occurring, the consequences should the event occur, develops a risk rating, evaluates the risk and develops a risk treatment plan for non-acceptable risks.

Critical risks, being those assessed as 'Very High' - requiring immediate corrective action and 'High' - requiring prioritised corrective action identified in the Infrastructure Risk Management Plan, together with the estimated residual risk after the selected treatment plan is operational are summarised in Table 5.2. These risks are reported to management and Council.

Table 5.2: Critical Risks and Treatment Plans

Service or Asset at Risk	What can Happen	Risk Rating (VH, H)	Risk Treatment Plan	Residual Risk *
Playgrounds	Playground equipment fails to meet current safety standards. When no money is available for replacement of playground equipment Council is forced to remove the equipment to ameliorate the risk. The community loses out.	H	Inspect playgrounds regularly and source funding to replace deteriorated items. Develop and implement a replacement program for playground assets.	L
Trees	Tree limbs can drop unexpectedly. Consequences can be serious. Regular proactive inspection of affected trees on Council land is required.	VH	Implement a program of proactive inspection of Council trees in priority locations. Undertake selective pruning of vulnerable tree limbs. Remove dead or dying trees before they fall.	L

5.3 Routine Operations and Maintenance Plan

Operations include regular activities to provide services such as public health, safety and amenity, e.g. cleansing, street sweeping, grass mowing and street lighting.

Routine maintenance is the regular on-going work that is necessary to keep assets operating, including instances where portions of the asset fail and need immediate repair to make the asset operational again.

5.3.1 Operations and Maintenance Plan

Operations activities affect service levels including quality and function through street sweeping and grass mowing frequency, intensity and spacing of street lights and cleaning frequency and opening hours of building and other facilities.

Maintenance includes all actions necessary for retaining an asset as near as practicable to an appropriate service condition including regular ongoing day-to-day work necessary to keep assets operating, eg road patching but excluding rehabilitation or renewal. Maintenance may be classified into reactive, planned and specific maintenance work activities.

Reactive maintenance is unplanned repair work carried out in response to service requests and management/supervisory directions.

Planned maintenance is repair work that is identified and managed. Planned maintenance activities; include: inspection, assessing the condition against failure/breakdown experience, prioritising, scheduling, actioning the work and reporting what was done to develop a maintenance history and improve maintenance and service delivery performance.

Specific maintenance is replacement of higher value components/sub-components of assets that is undertaken on a regular cycle including repainting, replacing air conditioning units, etc. This work falls below the capital/maintenance threshold but may require a specific budget allocation. Actual maintenance expenditure for 2013/14 is shown in Table 5.3.1.

Table 5.3.1: Maintenance Expenditure Trends

Expenditure Type	Actual Expenditure	Subtotal
Operations		\$491,549
Botanic Gardens	\$62,225	
Parks & Reserves	\$231,276	
Sportsgrounds	\$196,373	
SRV Tennis Courts	\$1,675	
Planned		\$47,409
Park Projects (Non SRV)	\$38,148	
Repair Projects (funded by previous SRV)	\$9,261	
Reactive		\$411,530
Area Maintenance	\$384,108	
General Maintenance	\$27,422	
Total		\$950,488

5.3.2 Operations and Maintenance Strategies

The organisation will endeavour to operate and maintain assets to provide the defined level of service to approved budgets in the most cost-efficient manner. The operation and maintenance activities include:

- Scheduling operations activities to deliver the defined level of service in the most efficient manner,
- Undertaking maintenance activities through a planned maintenance system to reduce maintenance costs and improve maintenance outcomes. Undertake cost-benefit analysis to determine the most cost-effective split between planned and unplanned maintenance activities.
- Maintain a current infrastructure risk register for assets and present service risks associated with providing services from infrastructure assets and reporting Very High and High risks and residual risks after treatment to management and Council,
- Review current and required skills base and implement workforce training and development to meet required operations and maintenance needs,
- Review asset utilisation to identify underutilised assets and appropriate remedies, and over utilised assets and customer demand management options,
- Maintain a current hierarchy of critical assets and required operations and maintenance activities,
- Develop and regularly review appropriate emergency response capability
- Review management of operations and maintenance activities to ensure Council is obtaining best value for resources used.

Asset hierarchy

An asset hierarchy provides a framework for structuring data in an information system to assist in collection of data, reporting information and making decisions. The hierarchy includes the asset class and component used for asset planning and financial reporting and service level hierarchy used for service planning and delivery.

The organisation's service hierarchy is shown in Table 5.3.2.

Table 5.3.2: Asset Service Hierarchy

Service Hierarchy	Service Level Objective
Regional	Regional open spaces are designed to consider the wider community and people will travel across another local government area to reach a regional open space. They can include; linear parks, open spaces for specific sporting events that attract tourism, and major adventure playgrounds. Regional open spaces are accessible by public transport, and can have multiple car parks and bus parking.
District	District level open spaces consider the wider community and the areas that people deliberately choose to visit for a specific activity. They may contain sportsfields, youth parks, dog exercise areas and significant areas for children. District open spaces may include parking to reduce the day to day impact on adjoining streets.
Local	Local facilities are accessible to all residents within the immediate locality. Local spaces are primarily passive. The duration of stay in a neighbourhood park may be brief (less than 30 minutes). Neighbourhood parks are not irrigated, contain low key planting, some seating, minimal play equipment, paths (only as required to access the park and seats) and no sports.

Critical Assets

Critical assets are those assets which have a high consequence of failure but not necessarily a high likelihood of failure. By identifying critical assets and critical failure modes, organisations can target and refine investigative activities, maintenance plans and capital expenditure plans at the appropriate time.

Operations and maintenance activities may be targeted to mitigate critical assets failure and maintain service levels. These activities may include increased inspection frequency, higher maintenance intervention levels, etc.

Critical open space assets are yet to be identified by Council. It is intended that details of critical open space assets, their failure modes and critical operations and maintenance activities be included in future versions of this AM Plan.

Standards and specifications

Maintenance work is carried out by operational staff using methods and materials established in the field over many years. Australian and international standards are used where available and appropriate. Low cost repairs are preferred as the maintenance budget is always tight.

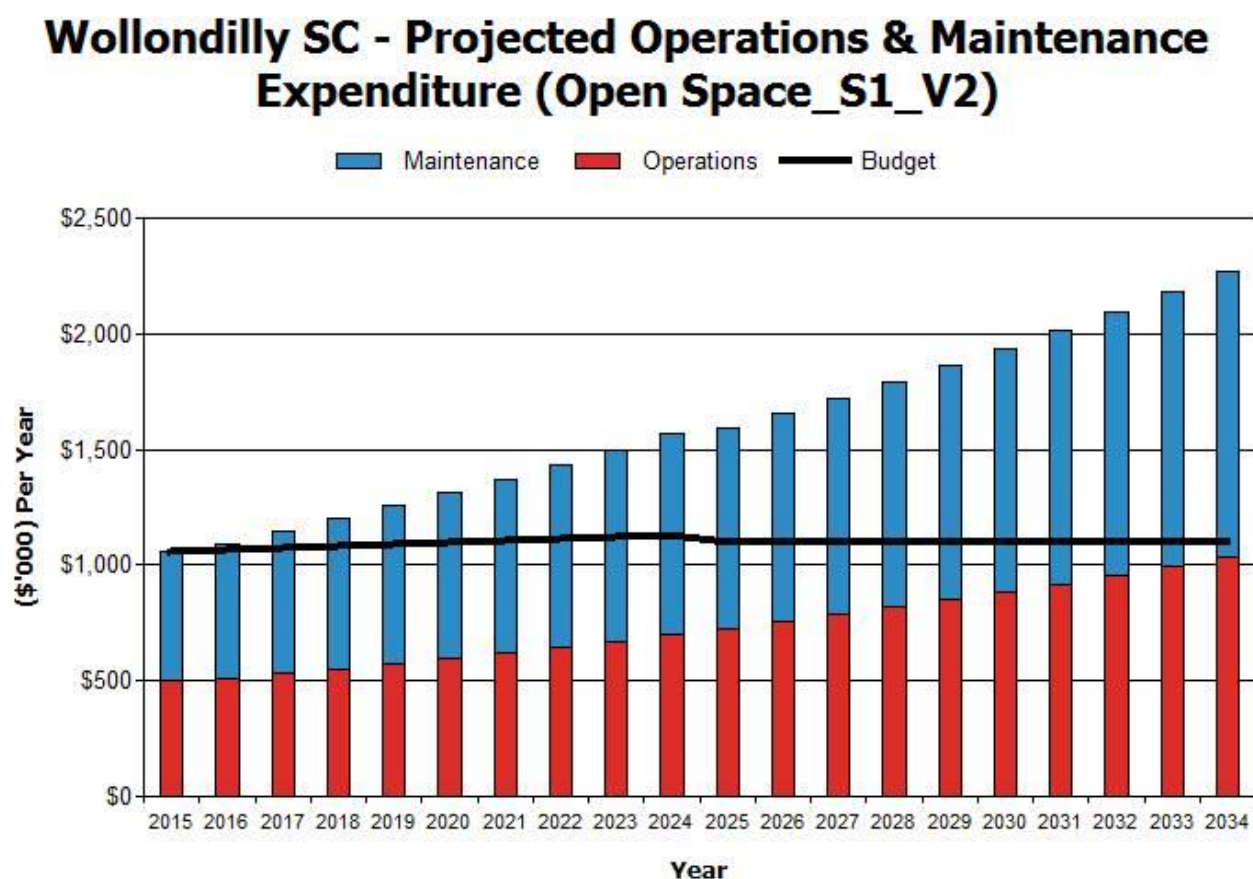
5.3.3 Summary of future operations and maintenance expenditures

Future operations and maintenance expenditure is forecast to trend in line with the value of the asset stock as shown in Figure 4. Note that all costs are shown in current 2014 dollar values (ie real values).

Figure 4: Projected Operations and Maintenance Expenditure

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)



Looking at Figure 4 for the three scenarios, it can be observed that the budgeted expenditure follows the required (or projected) maintenance expenditures in the first two years only. After that the growth in required expenditure accelerates beyond the budgeted expenditure. It is expected however that Council's rate income will start to grow also as a natural result of growth. This is not shown in the black line as further work is required to refine the financial planning associated with growth. More rates income will enable more funds to be allocated to maintenance. It is therefore suggested that the modelling be revisited within 2 years to ensure that it accurately reflects Council's planned budget.

Deferred maintenance, ie works that are identified for maintenance and unable to be funded are to be included in the risk assessment and analysis in the infrastructure risk management plan.

Maintenance is funded from the operating budget where available. This is further discussed in Section 6.2.

5.4 Renewal/Replacement Plan

Renewal and replacement expenditure is major work which does not increase the asset's design capacity but restores, rehabilitates, replaces or renews an existing asset to its original or lesser required service potential. Work over and above restoring an asset to original service potential is upgrade/expansion or new works expenditure.

5.4.1 Renewal plan

Assets requiring renewal/replacement are identified from one of three methods provided in the 'Expenditure Template'.

- Method 1 uses Asset Register data to project the renewal costs using acquisition year and useful life to determine the renewal year, or
- Method 2 uses capital renewal expenditure projections from external condition modelling systems (such as Pavement Management Systems), or
- Method 3 uses a combination of average *network renewals* plus *defect repairs* in the *Renewal Plan* and *Defect Repair Plan* worksheets on the 'Expenditure template'.

Method 1 was used for this asset management plan.

Asset useful lives were last reviewed in March 2014.

Asset / Component	IPWEA Roads Fair Value Valuation Guide	DLG Asset Accounting Manual	Adopted Useful Life (years)	Comment
Sealed surfacings for carparks at parks and sporting facilities				
Asphalt	20-30 years		25	Adopted based on local experience
Flush Seal	9-20 years		15	Adopted based on local experience
Sealed Pavement Structure	50-100 years	100	50	Reduced from maximum due to presence of older ridge gravels, which have prematurely deteriorated over time
Kerb and Gutter	60-80 years	70	70	Environmental damage by tree roots, vehicles
Paved Footpaths				
Concrete	50-60 years	50	50	Environmental damage by tree roots, vehicles
Asphalt / Seal	20-30 years		20	Environmental damage by tree roots, vehicles
Gravel	No recommendation		10	Assumed to be the same as unsealed pavement structure
Bicycle Paths		50	50	Assumed to be concrete, and matches adopted value for concrete footpaths
Unsealed pavement structure	5-20 years		10	Adopted based on local experience
Earthworks / formation	Infinite		100	
Furniture	5-20 years			
Fencing - various types			20	Based on observed life in operation
Seat - metal construction			20	Based on observed life in operation
Seat - timber slats			15	Based on observed life in operation
Seat - full timber			10	DLG recommendation adopted
Signs		10	10	Adopt DLG recommendation
Linemarking	No recommendation		4	Based on average life for water based linemarking paint
Refuse bin			20	Based on observed life in operation

Asset / Component	IPWEA Roads Fair Value Valuation Guide	DLG Asset Accounting Manual	Adopted Useful Life (years)	Comment
Bus shelter		20	20	DLG recommendation adopted
Outdoor furniture including seats		10	10	
Landscaping	20-50 years		50	Adopted maximum value
Concrete Bridges				
Structure	80-100 years	80	100	Lack of aggressive environment that would reduce the maximum life.
Deck	80-100 years	80	100	Lack of aggressive environment that would reduce the maximum life.
Guard Fences	20-40 years		20	As for normal guardrail
Lighting	20-40 years		40	
Timber Bridges				
Structure	40-60 years		60	Lack of aggressive environment that would reduce the maximum life.
Girders	20-60 years		60	Lack of aggressive environment that would reduce the maximum life.
Deck	10-30 years		30	Lack of aggressive environment that would reduce the maximum life.
Running Rails	5-10 years		10	Lack of aggressive environment that would reduce the maximum life.
Guard fences	20-60 years		20	As for normal guardrail

5.4.2 Renewal and Replacement Strategies

The organisation will plan capital renewal and replacement projects to meet level of service objectives and minimise infrastructure service risks by:

- Planning and scheduling renewal projects to deliver the defined level of service in the most efficient manner,
- Undertaking project scoping for all capital renewal and replacement projects to identify:
 - the service delivery 'deficiency', present risk and optimum time for renewal/replacement,
 - the project objectives to rectify the deficiency,
 - the range of options, estimated capital and life cycle costs for each options that could address the service deficiency,
 - and evaluate the options against evaluation criteria adopted by the organisation, and
 - select the best option to be included in capital renewal programs,
- Using 'low cost' renewal methods (cost of renewal is less than replacement) wherever possible,
- Maintain a current infrastructure risk register for assets and service risks associated with providing services from infrastructure assets and reporting Very High and High risks and residual risks after treatment to management and Council,
- Review current and required skills base and implement workforce training and development to meet required construction and renewal needs,
- Maintain a current hierarchy of critical assets and capital renewal treatments and timings required ,
- Review management of capital renewal and replacement activities to ensure Council is obtaining best value for resources used.

Renewal ranking criteria

Asset renewal and replacement is typically undertaken to either:

- Ensure the reliability of the existing infrastructure to deliver the service it was constructed to facilitate or
- To ensure the infrastructure is of sufficient quality to meet the service requirements.⁷

It is possible to get some indication of capital renewal and replacement priorities by identifying assets or asset groups that:

- Have a high consequence of failure,
- Have a high utilisation and subsequent impact on users would be greatest,
- The total value represents the greatest net value to the organisation,
- Have the highest average age relative to their expected lives,
- Are identified in the AM Plan as key cost factors,
- Have high operational or maintenance costs, and
- Where replacement with modern equivalent assets would yield material savings.⁸

Renewal and replacement standards

Renewal work is carried out in accordance with the relevant Australian and international standards and technical Specifications, such as Aus-Spec.

5.4.3 Summary of future renewal and replacement expenditure

Projected future renewal and replacement expenditures are forecast to increase over time as the asset stock increases from growth. The expenditure is summarised in Fig 5. Note that all amounts are shown in real values.

The projected capital renewal and replacement program is shown in Appendix B.

⁷ IPWEA, 2011, IIMM, Sec 3.4.4, p 3|60.

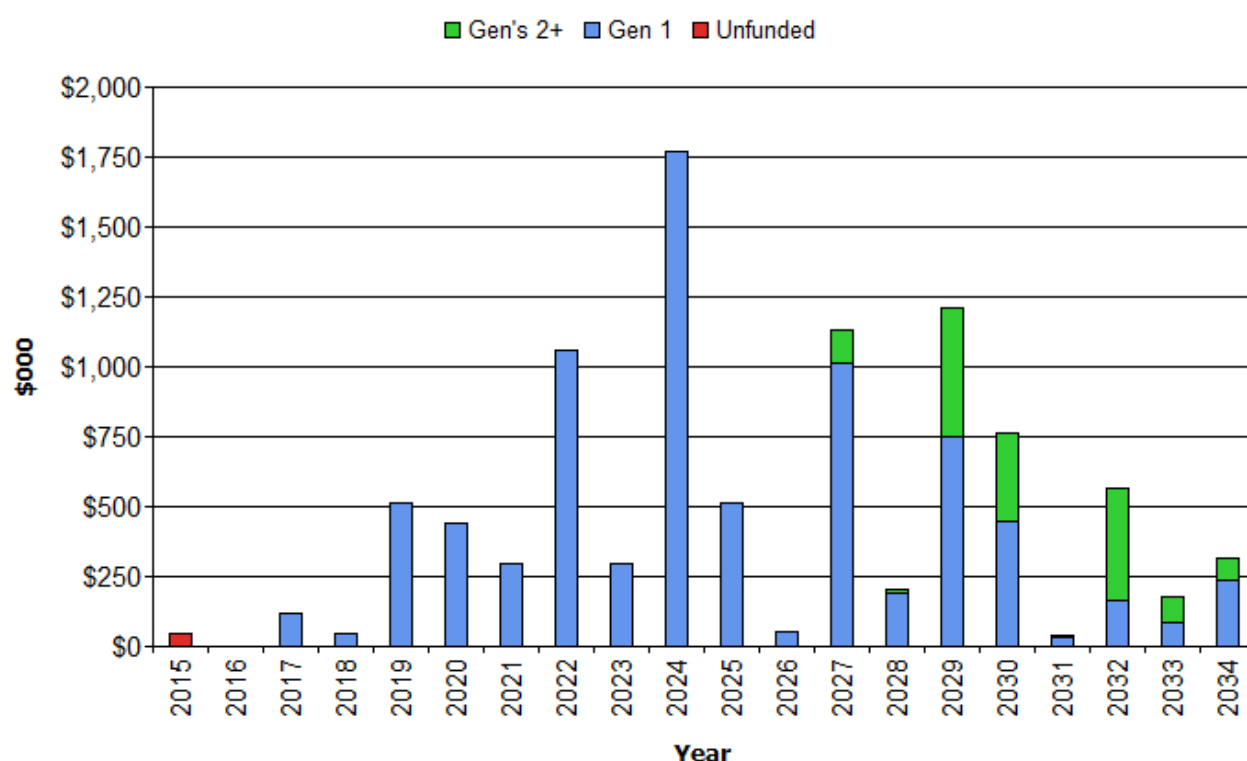
⁸ Based on IPWEA, 2011, IIMM, Sec 3.4.5, p 3|66.

Fig 5: Projected Capital Renewal and Replacement Expenditure

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)

Wollondilly SC - Projected Capital Renewal Expenditure (Open Space_S1_V2)



Consider Figure 5a above. The outstanding renewal works required prior to 2015 have been bundled up into one red column representing “unfunded” renewals. Note in the year 2024 Council has a significant portfolio of open space assets that will be reaching end of life and require renewal or replacement.

Renewals and replacement expenditure in the organisation’s capital works program will be accommodated in the long term financial plan. This is further discussed in Section 6.2.

5.5 Creation/Acquisition/Upgrade Plan

New works are those works that create a new asset that did not previously exist, or works which upgrade or improve an existing asset beyond its existing capacity. They may result from growth, social or environmental needs. Assets may also be acquired at no cost to the organisation from land development. These assets from growth are considered in Section 4.4.

5.5.1 Selection criteria

Priorities are often influenced politically, but are generally based on community requests and age and condition of infrastructure. With the development of the Open Space, Recreation and Community Facilities Strategy in mid-2014, the recommendations of this report will strongly influence the prioritisation of projects.

5.5.2 Capital Investment Strategies

The organisation will plan capital upgrade and new projects to meet level of service objectives by:

- Planning and scheduling capital upgrade and new projects to deliver the defined level of service in the most efficient manner,
- Undertake project scoping for all capital upgrade/new projects to identify:
 - the service delivery 'deficiency', present risk and required timeline for delivery of the upgrade/new asset,
 - the project objectives to rectify the deficiency including value management for major projects,
 - the range of options, estimated capital and life cycle costs for each options that could address the service deficiency,
 - management of risks associated with alternative options,
 - and evaluate the options against evaluation criteria adopted by Council, and
 - select the best option to be included in capital upgrade/new programs,
- Review current and required skills base and implement training and development to meet required construction and project management needs,
- Review management of capital project management activities to ensure Council is obtaining best value for resources used.

Standards and specifications for new assets and for upgrade/expansion of existing assets are the same as those for renewal shown in Section 5.4.2.

5.5.3 Summary of future upgrade/new assets expenditure

Projects funded in Council's Delivery Program and Operational Plan			13/14
Sportsfield Lighting			
Tahmoor Sportsground new lighting	131,000	13/14	done
Warragamba Sportsground -replacement lighting	60000	14/15	renewal
Dudley Chesham - The Oaks lighting	20000	15/16	renewal
Playground repair and upkeep			
	70000	15/16	renewal
	75000	16/17	renewal

HENCE

Very minimal upgrades are planned and funded

In the short term, Council appears to have minimal upgrade works planned and funded. It is expected however, that as Council's rate income starts to grow as a result of population growth, more rates income will become available for the upgrade of open space assets. Council will be able to progress the implementation of the recommendations of the *Open Space, Recreation and Community Facilities Strategy*. It is suggested that this AM Plan and modelling be revisited within 4 years to ensure that it accurately reflects Council's planned budget.

5.6 Disposal Plan

Disposal includes any activity associated with disposal of a decommissioned asset including sale, demolition or relocation. There may be benefit to Council to dispose of unwanted open space land parcels and related embellishments in the future. Land parcels suitable for divestment by Council must be Council owned and classified as "operational". Open Space for disposal will be of minimal importance in terms of quality, quantity and distribution and have minimal potential for improvement, such as an isolated reserve that is difficult to access and is infrequently used. The *Open Space, Recreation and Community Facilities Strategy* discusses the option of disposal of potentially unwanted sites and facilities.

5.7 Service Consequences and Risks

The organisation has prioritised decisions made in adopting this AM Plan to obtain the optimum benefits from its available resources.

Scenario 1 – Base case “Do Nothing”

Scenario 2 – 8.5% SRV over 4 years

Scenario 3 – 10.8% SRV over 4 years

The scenario adopted by the community and council will impact the funding available for open space assets into the future.

5.7.1 What we cannot do

There are some operations and maintenance activities and capital projects that are unable to be undertaken within the next 10 years. These include:

- Provide new “state of the art” playgrounds and sports equipment in all towns and villages
- Upgrade facilities as often as desired.

5.7.2 Service consequences

Operations and maintenance activities and capital projects that cannot be undertaken will maintain or create service consequences for users. These include:

- To access the newest playgrounds, residents may need to drive to another part of the shire with a regional or district park
- Some facilities (such as park shelters) may be aging and superseded but are left in use as long as they are safe and have service potential

5.7.3 Risk consequences

The operations and maintenance activities and capital projects that cannot be undertaken may maintain or create risk consequences for the organisation. These include:

- Play grounds reaching end of life may become unsafe for use. Vigilant inspection is required.
- Park furniture may become unserviceable. Removal may be required before funding for a replacement item is available.

These risks have been included with the Infrastructure Risk Management Plan summarised in Section 5.2 and risk management plans actions and expenditures included within projected expenditures.

6. FINANCIAL SUMMARY

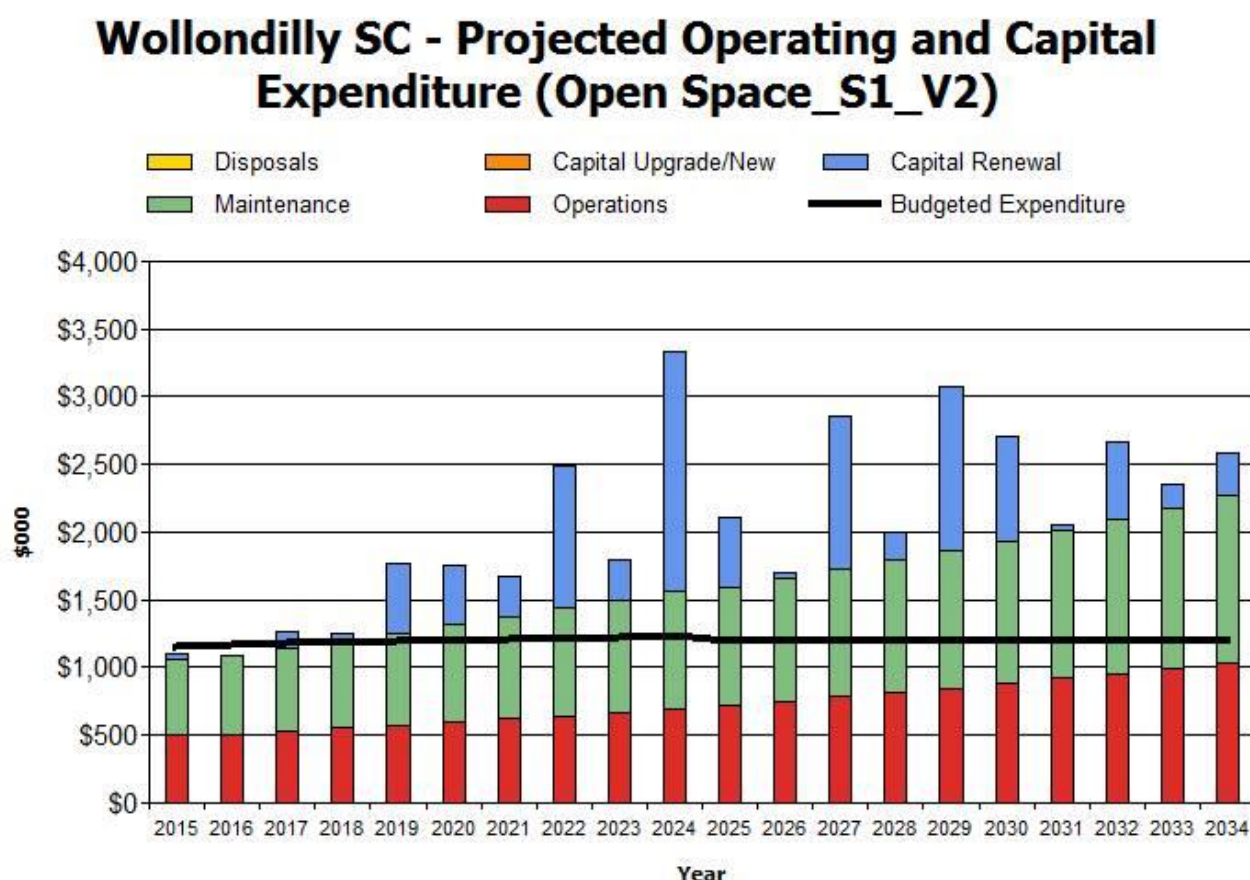
This section contains the financial requirements resulting from all the information presented in the previous sections of this asset management plan. The financial projections will be improved as further information becomes available on desired levels of service and current and projected future asset performance.

6.1 Financial Statements and Projections

The financial projections are shown in Fig 7 for projected operating (operations and maintenance) and capital expenditure (renewal and upgrade/expansion/new assets). Note that all costs are shown in real values.

Fig 7: Projected Operating and Capital Expenditure

BASE CASE “DO NOTHING”

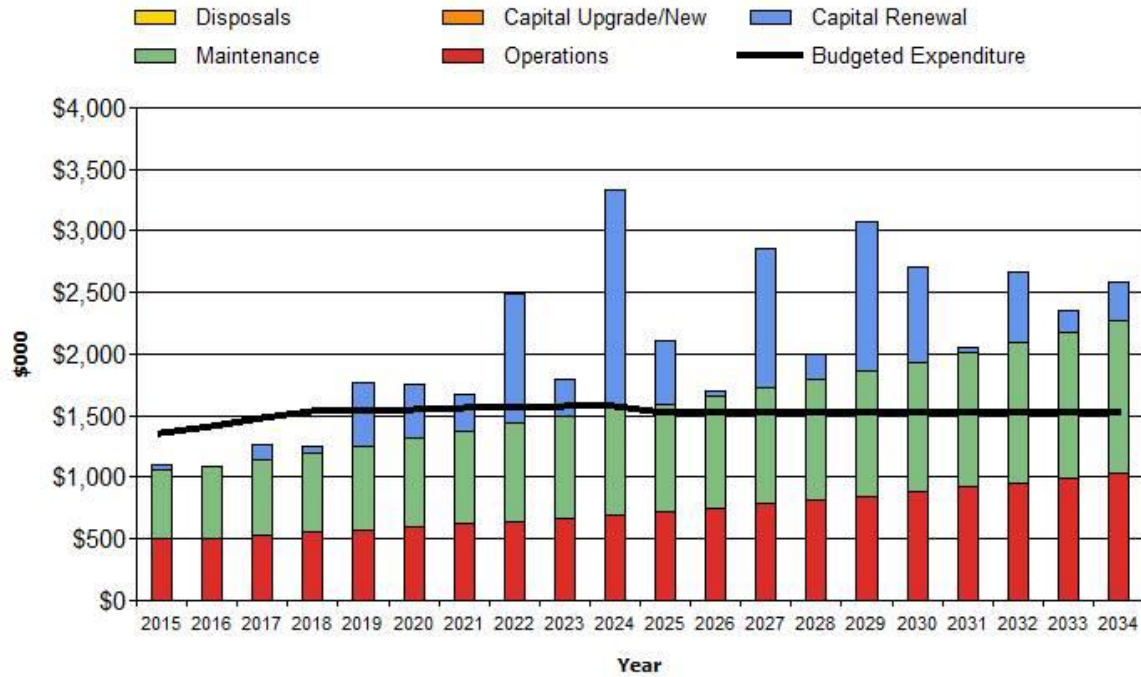


Note that the budgeted expenditure in the base case “do nothing” scenario meets is satisfactory in the short term only. It does not permit Council to commence the impending renewal burden due to hit by 2024.

The additional funding for open space assets flowing from the SRV options (detailed on the following page) will enable Council to start renewing and replacing the assets that are reaching end of life before they fail.

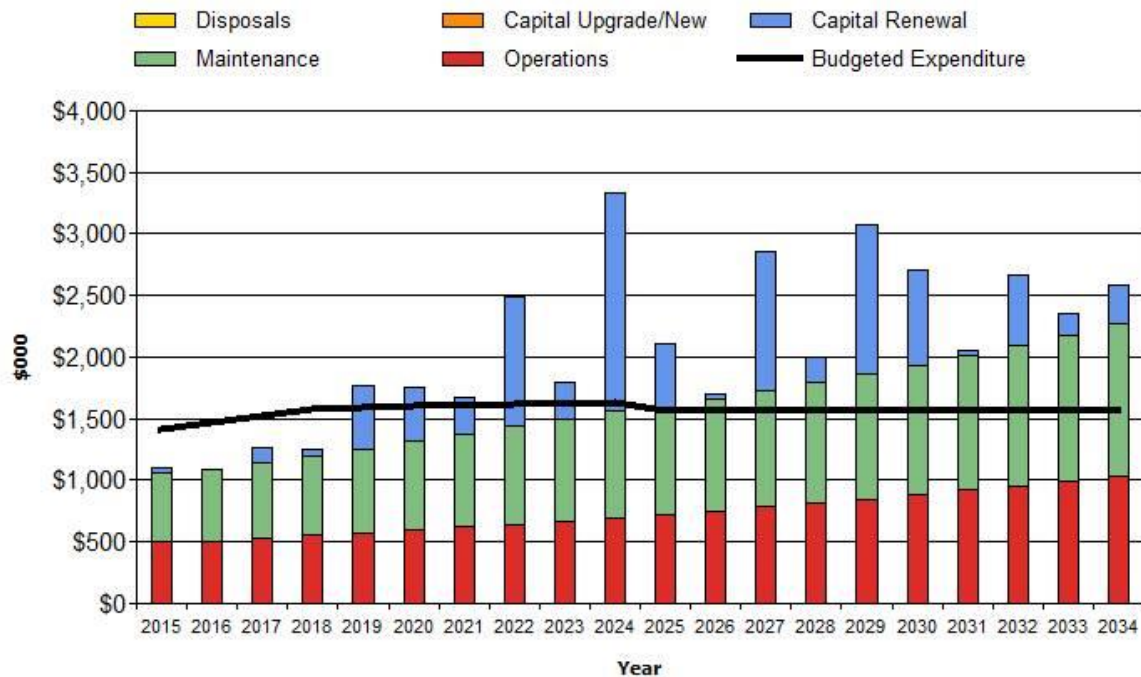
8.5% SRV

Wollondilly SC - Projected Operating and Capital Expenditure (Open Space_S1_V3)



10.8% SRV

Wollondilly SC - Projected Operating and Capital Expenditure (Open Space_S1_V4)



6.1.1 Sustainability of service delivery

There are four key indicators for service delivery sustainability that have been considered in the analysis of the services provided by this asset category, these being the asset renewal funding ratio, long term life cycle costs/expenditures and medium term projected/budgeted expenditures over 5 and 10 years of the planning period.

Asset Renewal Funding Ratio

Base Case “Do Nothing”

Asset Renewal Funding Ratio⁹ 24%

8.5% SRV

Asset Renewal Funding Ratio 99%

10.8% SRV

Asset Renewal Funding Ratio 111%

The Asset Renewal Funding Ratio is the most important indicator and reveals that over the next 10 years. The higher the ratio, the better the outcome. 100% is ideal. The funds that Council is forecasting that it will have for the optimal renewal and replacement of its assets will depend on the funding scenario that is pursued. The two SRV options will give Council the ability to tackle the renewal of aging open space assets before they fail.

Long term - 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 asset life cycle. Life cycle costs include operations and maintenance expenditure and asset consumption (depreciation expense). Life cycle costs can be compared to life cycle expenditure to give an initial indicator of affordability of projected service levels when considered with age profiles. Life cycle expenditure includes operations, maintenance and capital renewal expenditure. Life cycle expenditure will vary depending on the timing of asset renewals.

A shortfall between life cycle cost and life cycle expenditure is the life cycle gap. The life cycle indicator shows life cycle expenditure as a percentage of life cycle costs.

Long Term - Life Cycle Costs	Base Case “Do Nothing”	8.5% SRV	10.8% SRV
Life Cycle Cost (Average 10 years projected operations and , maintenance expenditure and depreciation)	\$2,006,000	\$2,006,000	\$2,006,000
Life Cycle Expenditure (Average 10 years Long Term Financial Plan budget for operations, maintenance and capital renewal expenditure)	\$1,197,000	\$1,517,000	\$1,567,000
Life Cycle Gap (life cycle cost- life cycle expenditure) negative = a gap	-\$809,000	-\$489,000	-\$439,000
Life Cycle Indicator (life cycle expenditure/ life cycle cost)	60%	76%	78%

⁹ AIFMG, 2012, Version 1.3, Financial Sustainability Indicator 4, Sec 2.6, p 2.16

The life cycle costs and life cycle expenditure comparison highlights 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 that 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 will assist organisations in providing services to their communities in a financially sustainable manner. This is the purpose of the asset management plans and long term financial plan.

Medium term – 10 year financial planning period

This asset management plan identifies the projected operations, maintenance and capital renewal expenditures required to provide an agreed level of service to the community over a 10 year period. This provides input into 10 year financial and funding plans aimed at providing the required services in a sustainable manner.

These projected expenditures may be compared to budgeted expenditures in the 10 year period to identify any funding shortfall. In a core asset management plan, a gap is generally due to increasing asset renewals for ageing assets.

Medium Term - 10 Year Financial Planning Period	Base Case "Do Nothing"	8.5% SRV	10.8% SRV
10 year Operations, Maintenance and Renewal Projected Expenditure	\$1,757,000	\$1,757,000	\$1,757,000
10 year Maintenance and Renewal Long Term Financial Plan Expenditure	\$1,197,000	\$1,157,000	\$1,567,000
10 year financing shortfall (10 year projected expenditure- LTFP budget expenditure)	-\$550,000	-\$240,000	-\$190,000
10 year financing indicator (LTFP budget expenditure/ 10 year projected expenditure)	68%	86%	89%

The financing indicator reveals the percentage of the required expenditure Council expects to have in order to provide the services documented in this asset management plan. In an ideal situation, Council would have 100% of the necessary funding. If the base case "do nothing" scenario is adopted, Council will have only 68% of the required funds. Alternatively, if the 8.5% SRV is adopted, Council will have 87% and if the 10.8% SRV is adopted, Council will have 89%.

Medium Term – 5 year financial planning period

Looking at the first 5 years of the planning period:

Medium Term - 5 Year Financial Planning Period	Base Case "Do Nothing"	8.5% SRV	10.8% SRV
5 year Operations, Maintenance and Renewal Projected Expenditure	\$1,296,000	\$1,296,000	\$1,296,000
5 year Maintenance and Renewal Long Term Financial Plan Expenditure	\$1,177,000	\$1,467,000	\$1,517,000
5 year financing shortfall (10 year projected expenditure- LTFP budget expenditure)	-\$118,000	\$172,000	\$222,000
5 year financing indicator (LTFP budget expenditure/ 10 year projected expenditure)	91%	113%	117%

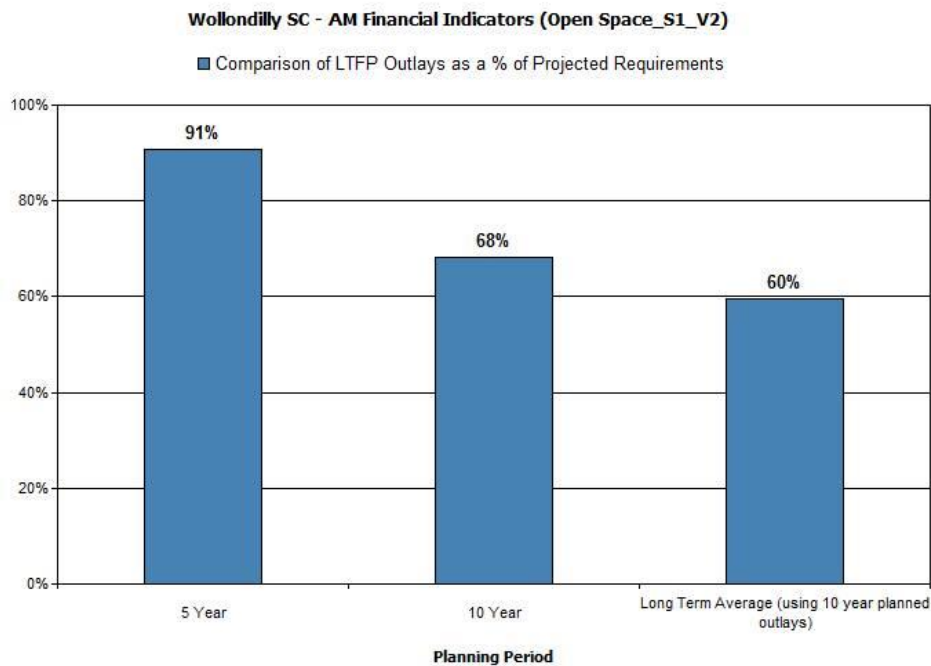
Looking at the Medium Term (5 year) financing indicators, in the two SRV options, the figure exceeds 100%. This does not indicate an overspend, rather the opportunity Council has to renew assets before they reach end of life.

Asset management financial indicators

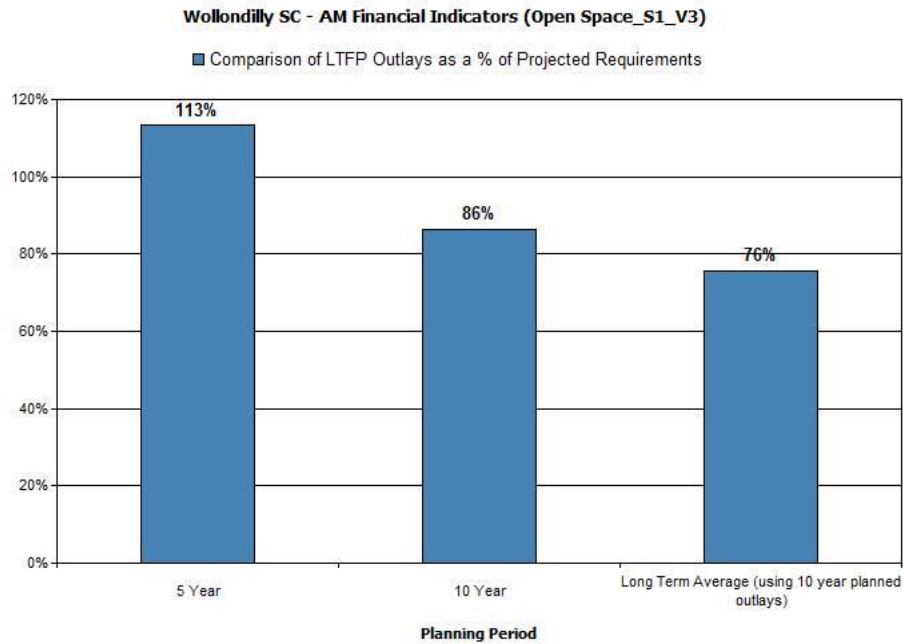
Figure 7A shows the asset management financial indicators over the 10 year planning period and for the long term life cycle.

Figure 7A: Asset Management Financial Indicators

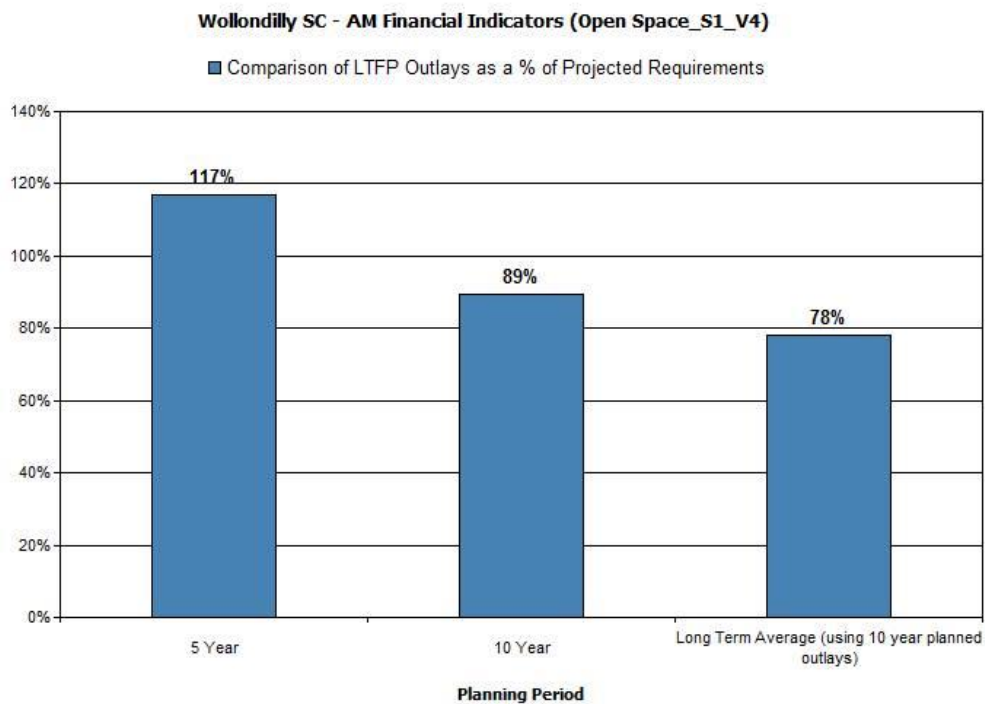
BASE CASE “DO NOTHING”



8.5% SRV



10.8% SRV



Providing services from infrastructure in a sustainable manner requires the matching and managing of service levels, risks, projected expenditures and financing to achieve a financial indicator of approximately 1.0 for the first years of the asset management plan and ideally over the 10 year life of the Long Term Financial Plan.

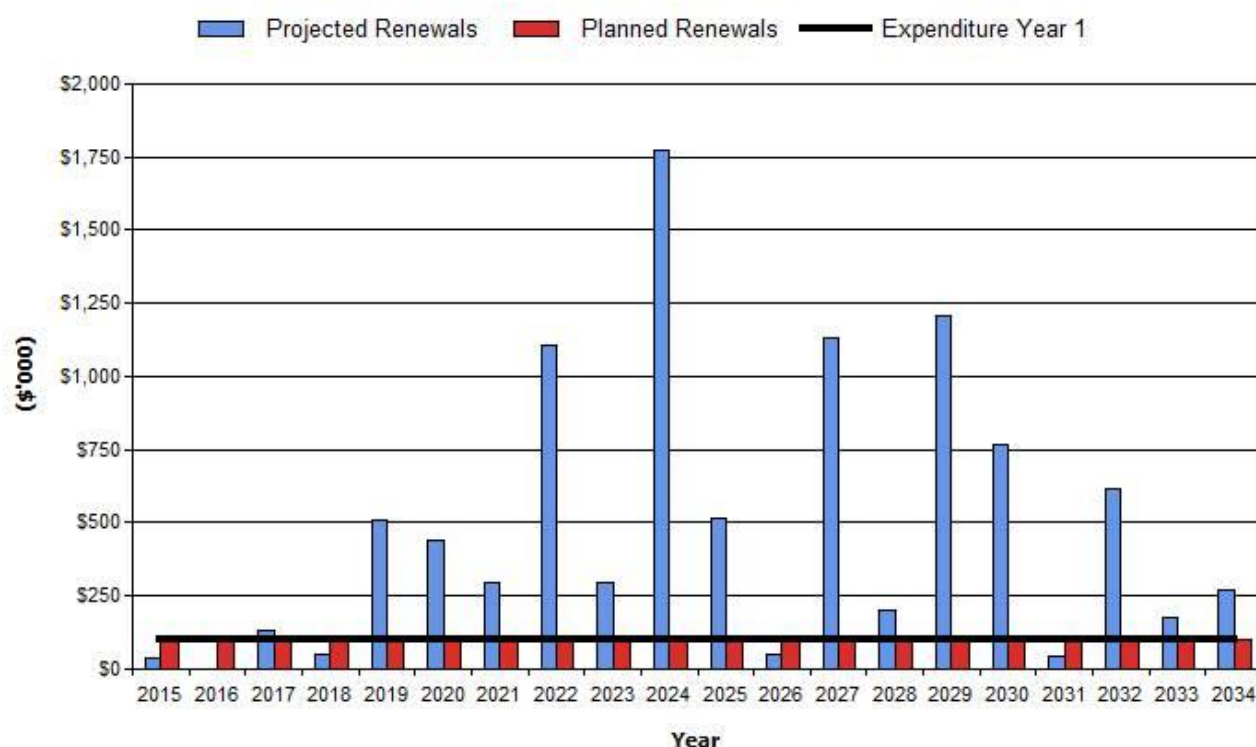
Figure 8 shows the projected asset renewal and replacement expenditure over the 20 years of the AM Plan. The projected asset renewal and replacement expenditure is compared to renewal and replacement expenditure in the capital works program, which is accommodated in the long term financial plan.

Note the discrepancy between the blue and the red columns. The blue lines represent projected renewal expenditure – what the modelling indicates should be allocated towards funding asset renewals. The red lines represent planned renewals – what Council plans to spend on open space asset renewal and replacement.

Figure 8: Projected and LTFP Budgeted Renewal Expenditure

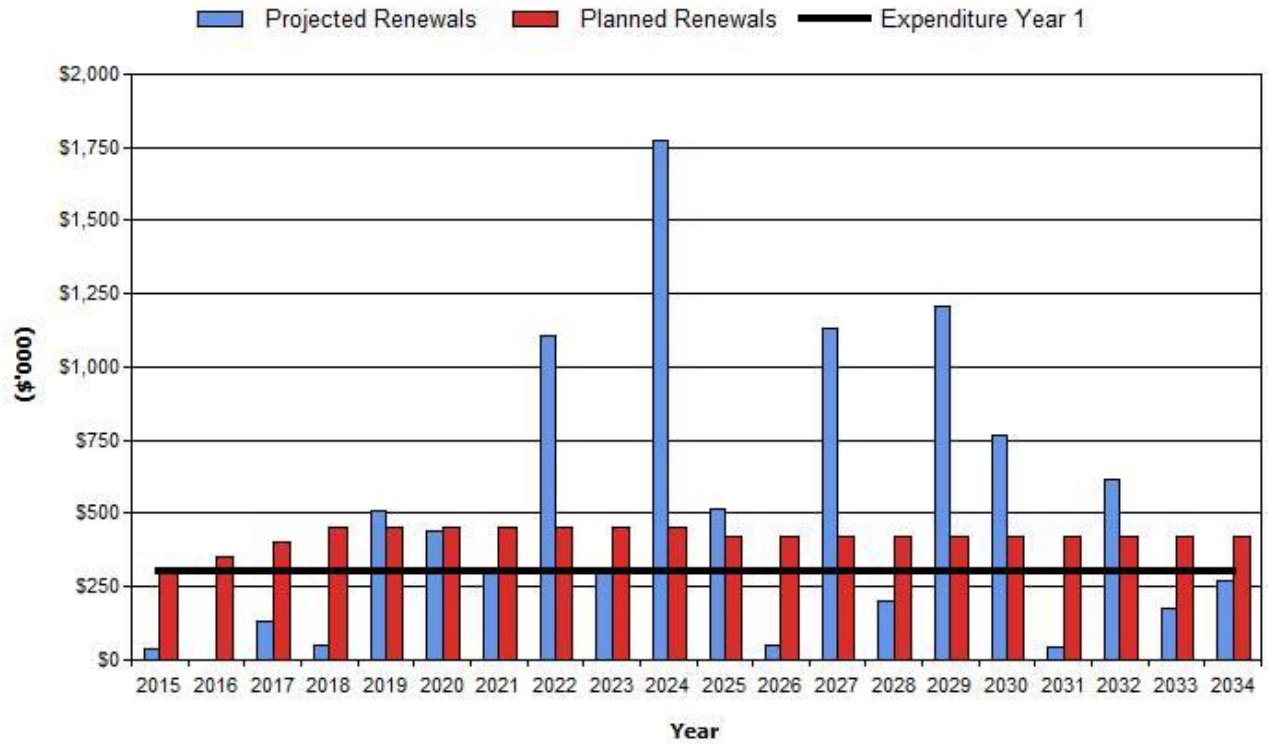
BASE CASE “DO NOTHING”

Wollondilly SC - Projected & LTFP Budgeted Renewal Expenditure (Open Space_S1_V2)



8.5% SRV

Wollondilly SC - Projected & LTFP Budgeted Renewal Expenditure (Open Space_S1_V3)



10.8% SRV

Wollondilly SC - Projected & LTFP Budgeted Renewal Expenditure (Open Space_S1_V4)

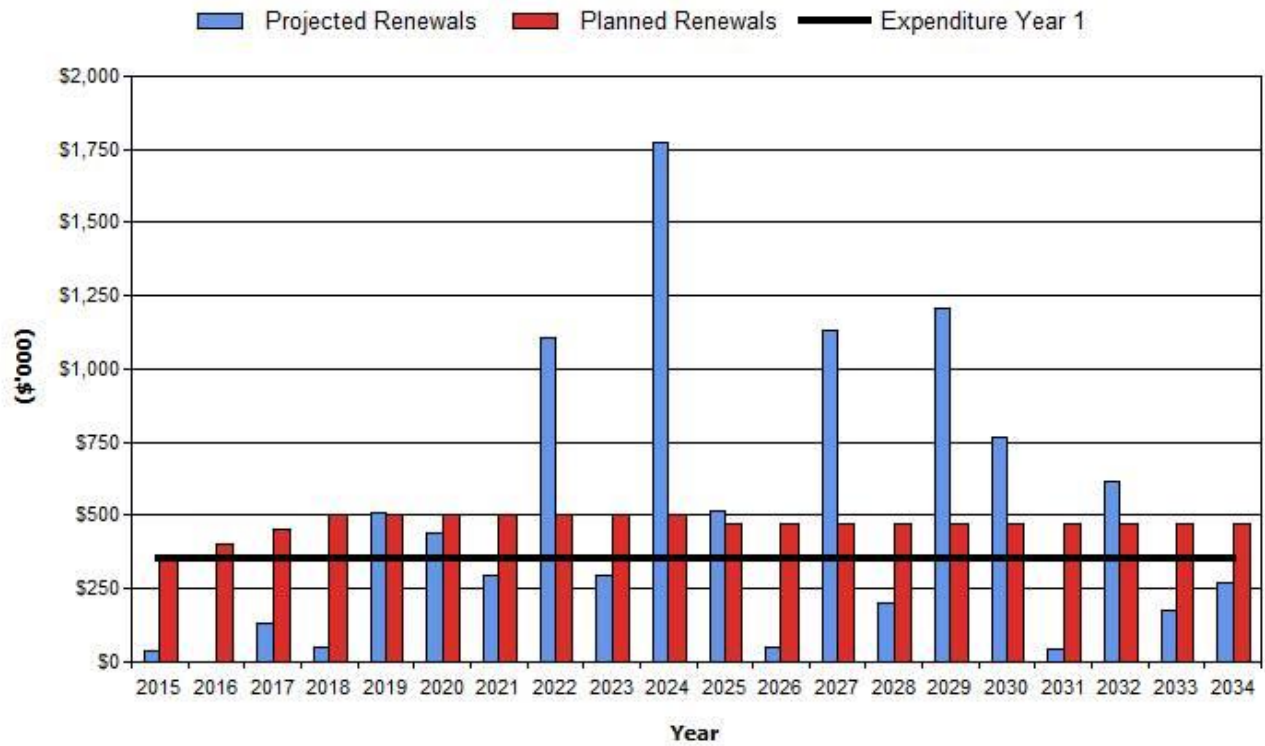


Table 6.1.1 shows the shortfall between projected renewal and replacement expenditures and expenditure accommodated in long term financial plan. Budget expenditures accommodated in the long term financial plan or extrapolated from current budgets are shown in Appendix D.

Table 6.1.1: Projected and LTFP Budgeted Renewals and Financing Shortfall

BASE CASE “DO NOTHING”

Year End June 30	Projected Renewals (\$'000)	LTFP Renewal Budget (\$'000)	Renewal Financing Shortfall (- gap, + surplus) (\$'000)	Cumulative Shortfall (- gap, + surplus) (\$'000)
2015	\$37	\$100	\$63	\$63
2016	\$2	\$100	\$98	\$162
2017	\$130	\$100	-\$30	\$131
2018	\$49	\$100	\$51	\$183
2019	\$511	\$100	-\$411	-\$228
2020	\$443	\$100	-\$343	-\$571
2021	\$294	\$100	-\$194	-\$765
2022	\$1,104	\$100	-\$1,004	-\$1,769
2023	\$295	\$100	-\$195	-\$1,964
2024	\$1,771	\$100	-\$1,671	-\$3,635
2025	\$518	\$100	-\$418	-\$4,053
2026	\$50	\$100	\$50	-\$4,002
2027	\$1,131	\$100	-\$1,031	-\$5,033
2028	\$203	\$100	-\$103	-\$5,136
2029	\$1,210	\$100	-\$1,110	-\$6,246
2030	\$765	\$100	-\$665	-\$6,912
2031	\$41	\$100	\$59	-\$6,853
2032	\$615	\$100	-\$515	-\$7,368
2033	\$176	\$100	-\$76	-\$7,444
2034	\$268	\$100	-\$168	-\$7,612

8.5% SRV

Year End June 30	Projected Renewals (\$'000)	LTFP Renewal Budget (\$'000)	Renewal Financing Shortfall (- gap, + surplus) (\$'000)	Cumulative Shortfall (- gap, + surplus) (\$'000)
2015	\$37	\$300	\$263	\$263
2016	\$2	\$350	\$348	\$612
2017	\$130	\$400	\$270	\$881
2018	\$49	\$450	\$401	\$1,283
2019	\$511	\$450	-\$61	\$1,222
2020	\$443	\$450	\$7	\$1,229
2021	\$294	\$450	\$156	\$1,385
2022	\$1,104	\$450	-\$654	\$731
2023	\$295	\$450	\$155	\$886
2024	\$1,771	\$450	-\$1,321	-\$435
2025	\$518	\$420	-\$98	-\$533
2026	\$50	\$420	\$370	-\$162
2027	\$1,131	\$420	-\$711	-\$873
2028	\$203	\$420	\$217	-\$656
2029	\$1,210	\$420	-\$790	-\$1,446
2030	\$765	\$420	-\$345	-\$1,792
2031	\$41	\$420	\$379	-\$1,413
2032	\$615	\$420	-\$195	-\$1,608
2033	\$176	\$420	\$244	-\$1,364
2034	\$268	\$420	\$152	-\$1,212

10.8% SRV

Year End June 30	Projected Renewals (\$'000)	LTFP Renewal Budget (\$'000)	Renewal Financing Shortfall (- gap, + surplus) (\$'000)	Cumulative Shortfall (- gap, + surplus) (\$'000)
2015	\$37	\$350	\$313	\$313
2016	\$2	\$400	\$398	\$712
2017	\$130	\$450	\$320	\$1,031
2018	\$49	\$500	\$451	\$1,483
2019	\$511	\$500	-\$11	\$1,472
2020	\$443	\$500	\$57	\$1,529
2021	\$294	\$500	\$206	\$1,735
2022	\$1,104	\$500	-\$604	\$1,131
2023	\$295	\$500	\$205	\$1,336
2024	\$1,771	\$500	-\$1,271	\$65
2025	\$518	\$470	-\$48	\$17
2026	\$50	\$470	\$420	\$438
2027	\$1,131	\$470	-\$661	-\$223
2028	\$203	\$470	\$267	\$44
2029	\$1,210	\$470	-\$740	-\$696
2030	\$765	\$470	-\$295	-\$992
2031	\$41	\$470	\$429	-\$563
2032	\$615	\$470	-\$145	-\$708
2033	\$176	\$470	\$294	-\$414
2034	\$268	\$470	\$202	-\$212

Note: A negative shortfall indicates a financing gap, a positive shortfall indicates a surplus for that year.

Providing services in a sustainable manner will require matching of projected asset renewal and replacement expenditure to meet agreed service levels with **the corresponding** capital works program accommodated in the long term financial plan.

A gap between **projected asset renewal/replacement expenditure and amounts accommodated in the LTFP** indicates that **further work is required on reviewing service levels in the AM Plan (including possibly revising the LTFP)** before finalising the asset management plan to manage required service levels and funding **to eliminate any funding gap**.

Council will manage the 'gap' by developing this asset management plan to provide guidance on future service levels and resources required to provide these services, and review future services, service levels and costs with the community.

6.1.2 Projected expenditures for long term financial plan

Table 6.1.2 shows the projected expenditures for the 10 year long term financial plan.

Expenditure projections are in 2014 real values.

Table 6.1.2: Projected Expenditures for Long Term Financial Plan (\$'000)

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)

Year	Operations	Maintenance	Projected Capital Renewal	Capital Upgrade/New	Disposals
2015	\$500	\$562	\$37	\$0	\$0
2016	\$510	\$581	\$2	\$0	\$0
2017	\$530	\$613	\$130	\$0	\$0
2018	\$552	\$647	\$49	\$0	\$0
2019	\$574	\$681	\$511	\$0	\$0
2020	\$597	\$716	\$443	\$0	\$0
2021	\$620	\$753	\$294	\$0	\$0
2022	\$645	\$791	\$1,104	\$0	\$0
2023	\$671	\$829	\$295	\$0	\$0
2024	\$698	\$869	\$1,771	\$0	\$0
2025	\$726	\$867	\$518	\$0	\$0
2026	\$755	\$902	\$50	\$0	\$0
2027	\$785	\$938	\$1,131	\$0	\$0
2028	\$817	\$975	\$203	\$0	\$0
2029	\$849	\$1,014	\$1,210	\$0	\$0
2030	\$883	\$1,055	\$765	\$0	\$0
2031	\$918	\$1,097	\$41	\$0	\$0
2032	\$955	\$1,141	\$615	\$0	\$0
2033	\$993	\$1,186	\$176	\$0	\$0
2034	\$1,033	\$1,234	\$268	\$0	\$0

All dollar values are in (\$'000)

6.2 Funding Strategy

After reviewing service levels, as appropriate to ensure ongoing financial sustainability projected expenditures identified in Section 6.1.2 will be accommodated in the Council's 10 year long term financial plan.

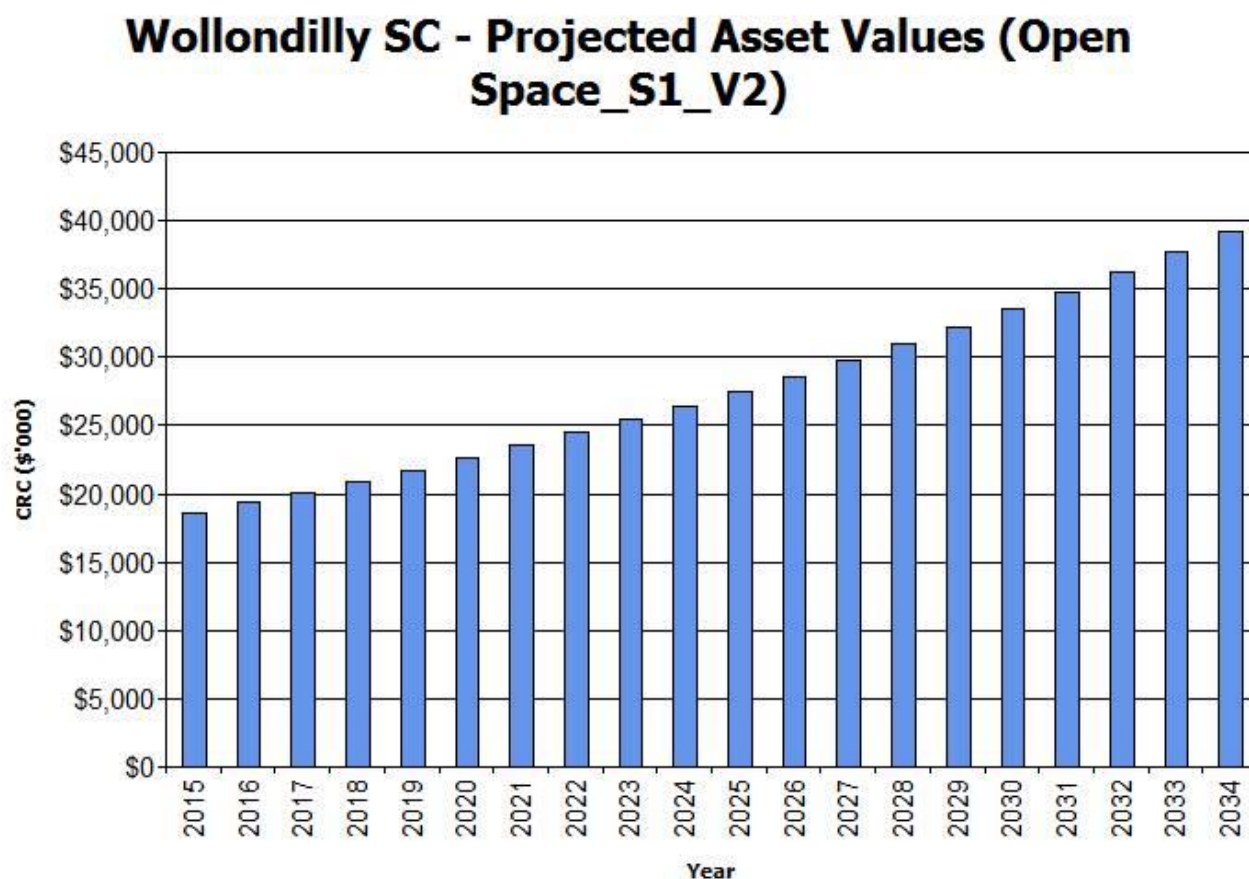
6.3 Valuation Forecasts

Asset values are forecast to increase as additional assets are added to the asset stock from construction and acquisition by Council and from assets constructed by land developers and others and donated to Council. Figure 9 shows the projected replacement cost asset values over the planning period in real values.

Figure 9: Projected Asset Values

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)



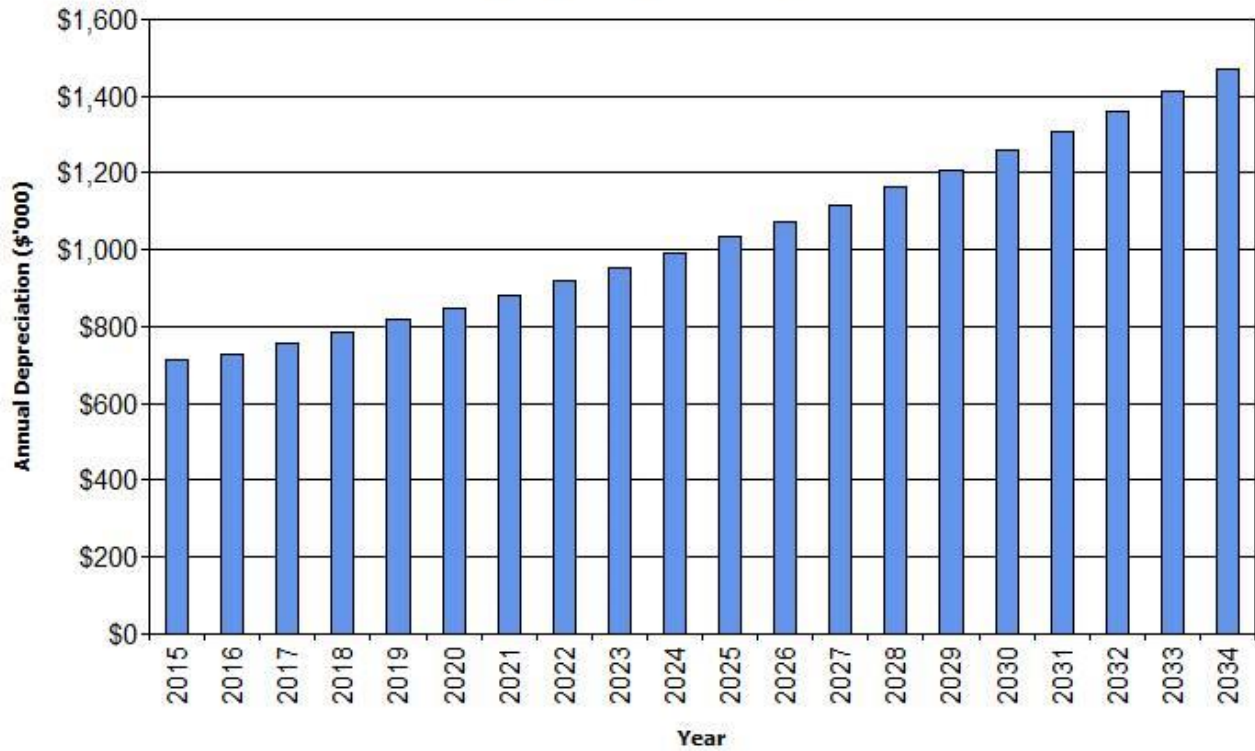
Depreciation expense values are forecast in line with asset values as shown in Figure 10.

Figure 10: Projected Depreciation Expense

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)

Wollondilly SC - Projected Depreciation Expense (Open Space_S1_V2)



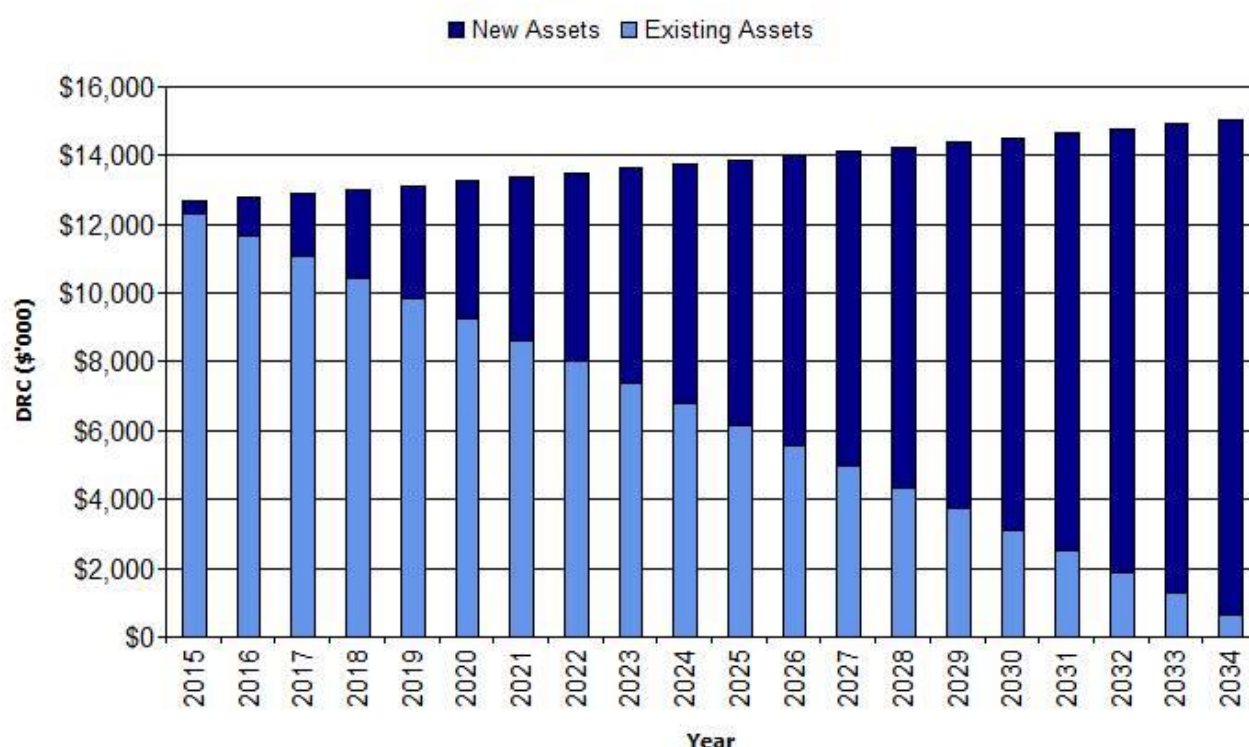
The depreciated replacement cost will vary over the forecast period depending on the rates of addition of new assets, disposal of old assets and consumption and renewal of existing assets. Forecast of the assets' depreciated replacement cost is shown in Figure 11. The depreciated replacement cost of contributed and new assets is shown in the darker colour and in the lighter colour for existing assets.

Figure 11: Projected Depreciated Replacement Cost

BASE CASE, 8.5% SRV and 10.8% SRV

(all three graphs the same)

Wollondilly SC - Projected Depreciated Replacement Cost (Open Space_S1_V2)



6.4 Key Assumptions made in Financial Forecasts

This section details the key assumptions made in presenting the information contained in this asset management plan and in preparing forecasts of required operating and capital expenditure and asset values, depreciation expense and carrying amount estimates. It is presented to enable readers to gain an understanding of the levels of confidence in the data behind the financial forecasts.

Key assumptions made in this asset management plan and risks that these may change are shown in Table 6.4.

Table 6.4: Key Assumptions made in AM Plan and Risks of Change

Key Assumptions	Risks of Change to Assumptions
Valuations performed in June 2013 are still correct	Assets may be undervalued
Condition data is accurate	Some repairs and renewals will have been performed since data was compiled
Historical financial data is relevant in a high growth situation	Wollondilly Shire is expected to experience significant growth. In the absence of more reliable information, historical expenditures have been analysed to estimate future expenditure. May not be accurate.

6.5 Forecast Reliability and Confidence

The expenditure and valuations projections in this AM Plan are based on best available data. Currency and accuracy of data is critical to effective asset and financial management. Data confidence is classified on a 5 level scale¹⁰ in accordance with Table 6.5.

Table 6.5: Data Confidence Grading System

Confidence Grade	Description
A Highly reliable	Data based on sound records, procedures, investigations and analysis, documented properly and recognised as the best method of assessment. Dataset is complete and estimated to be accurate $\pm 2\%$
B Reliable	Data based on sound records, procedures, investigations and analysis, documented properly but has minor shortcomings, for example some of the data is old, some documentation is missing and/or reliance is placed on unconfirmed reports or some extrapolation. Dataset is complete and estimated to be accurate $\pm 10\%$
C Uncertain	Data based on sound records, procedures, investigations and analysis which is incomplete or unsupported, or extrapolated from a limited sample for which grade A or B data are available. Dataset is substantially complete but up to 50% is extrapolated data and accuracy estimated $\pm 25\%$
D Very Uncertain	Data is based on unconfirmed verbal reports and/or cursory inspections and analysis. Dataset may not be fully complete and most data is estimated or extrapolated. Accuracy $\pm 40\%$
E Unknown	None or very little data held.

The estimated confidence level for and reliability of data used in this AM Plan is shown in Table 6.5.1.

Table 6.5.1: Data Confidence Assessment for Data used in AM Plan

Data	Confidence Assessment	Comment
Demand drivers	High	High quality, contemporary strategic planning document for reference during development of this AM Plan
Growth projections	Medium	Based on best available information which concedes that figures may be “fluid”
Operations expenditures	Medium	Based on analysis of historical expenditures
Maintenance expenditures	Medium	Based on analysis of historical expenditures
Projected Renewal exps. - Asset values	Medium	Relatively accurate asset register
- Asset residual values	High	Based on condition analysis
- Asset useful lives	High	Based on a thorough review of other organisations and industry texts
- Condition modelling	Medium	As per NAMS.PLUS3
- Network renewals	Medium	As per NAMS.PLUS 3
- Defect repairs	Low	Need more data
Upgrade/New expenditures	High	Provided by Recreation Planner
Disposal expenditures	Low	No data provided

Over all data sources the data confidence is assessed as medium confidence level for data used in the preparation of this AM Plan.

¹⁰ IPWEA, 2011, IIMM, Table 2.4.6, p 2|59.

7. PLAN IMPROVEMENT AND MONITORING

7.1 Status of Asset Management Practices

Council is in the process of implementing the Civica Asset Management System is undertaking an Asset Management Improvement Program, with a view to moving towards asset management best practice.

7.2 Improvement Plan

The asset management improvement plan generated from this asset management plan is shown in Table 7.2.

Table 7.2: Improvement Plan

Task No	Task	Responsibility	Resources Required	Timeline
1	This plan outlines three funding options; “do nothing”, 8.5% SRV and 10.8% SRV. Once it is clear which funding option will be adopted, this Open Space AM Plan should be updated to reflect the new reality.	Staff/ consultants	The input of staff across the organisation will be required.	30 June 2015
2	Growth estimates will need to be clarified as Council's strategic planning progresses. This will allow modelling to be updated and made more accurate.			
3	This Open Space AM Plan outlines estimates of new assets that will be required to meet future demand. It is anticipated that most of these assets will be provided by developers. Some will need to be provided by Council. The extent of the assets that Council will need to fund may not become apparent until the growth unfolds. This plan will require updating as developments are approved.			
5	Financial information used to inform this Open Space AM Plan is based on projections of operational costs and maintenance costs. Reviewing these costs will allow more in-depth analysis and accurate modelling.			

7.3 Monitoring and Review Procedures

This asset management plan will be reviewed during annual budget planning processes and amended to recognise any material changes in service levels and/or resources available to provide those services as a result of budget decisions.

The AM Plan will be updated annually to ensure it represents the current service level, asset values, projected operations, maintenance, capital renewal and replacement, capital upgrade/new and asset disposal expenditures and projected expenditure values incorporated into the organisation's long term financial plan.

The AM Plan has a life of 4 years (Council election cycle) and is due for complete revision and updating within one year of each Council election.

7.4 Performance Measures

The effectiveness of the asset management plan can be measured in the following ways:

- The degree to which the required projected expenditures identified in this asset management plan are incorporated into Council's long term financial plan,

- The degree to which 1-5 year detailed works programs, budgets, business plans and organisational structures take into account the 'global' works program trends provided by the asset management plan,
- The degree to which the existing and projected service levels and service consequences (what we cannot do), risks and residual risks are incorporated into the Council's Strategic Plan and associated plans,
- **The Asset Renewal Funding Ratio achieving the target of 1.0.**

8. REFERENCES

Clouston Associates, 2014, 'Wollondilly Shire Council Open Space, Recreation and Community Facilities Strategy'

IPWEA, 2006, 'International Infrastructure Management Manual', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/IIMM

IPWEA, 2008, 'NAMS.PLUS Asset Management', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/namsplus.

IPWEA, 2009, 'Australian Infrastructure Financial Management Guidelines', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/AIFMG.

IPWEA, 2011, 'International Infrastructure Management Manual', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/IIMM

Wollondilly Shire Council Community Strategic Plan 2033

Wollondilly Resourcing Strategy 2013/14-2022/23

Wollondilly Shire Council Operational Plan 2014/15

9. APPENDICES

Appendix A	Maintenance Response Levels of Service
Appendix B	Projected 10 year Capital Renewal and Replacement Works Program
Appendix C	Projected 10 year Capital Upgrade/New Works Program
Appendix D	LTFP Budgeted Expenditures Accommodated in AM Plan
Appendix E	Abbreviations
Appendix F	Glossary

Appendix A Maintenance Response Levels of Service

To be developed.

Appendix B Projected 10 year Capital Renewal and Replacement Works Program (Priority List)

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
1026	fencing	Gate 1.2 m wide 1.2 m weldmesh (Missing)	Emmett Park	Tahmoor	-1	2014	\$232	15
1392	lighting	Floodlight (1 damaged)	Bargo Sportsground	Bargo	-1	2014	\$900	10
399	park furniture	"Otto" Bins 240 L	Victoria Park	Picton	-1	2014	\$200	10
990	park furniture	Water Bubbler (defunct)	Eugenie Byrne Park	Silverdale	-1	2014	\$1,113	20
1434	signage	Timber Park Sign "Tahmoor Lions Club" "Community Park" posts rotted lying flat	Bargo Community Park	Bargo	-1	2014	\$1,500	10
1103	sports facilities	Netball Goalposts and hoop (missing, but probably on site, removed during cricket and not replaced)	Dudley Chesham Sportsground	The Oaks	-1	2014	\$325	20
1503	sports facilities	Tennis Court surface sand and synthetic (too rough to play on, net removed)	Appin Park	Appin	-1	2014	\$31,270	20
Subtotal							\$35,541	
826	park furniture	Bench - Timber Double part missing	Lin Gordon Reserve	Thilmermere	0	2015	\$1,000	10
Subtotal							\$1,000	
1436	fencing	gate 4m vehicle - pipe frame - Bent no longer meets latch	Bargo Community Park	Bargo	1	2016	\$1,820	15
Subtotal							\$1,820	
210	carpark	Carpark Gravel (some areas of old seal under gravel) NW of Oval	Waterboard Oval Precinct	Warragamba	2	2017	\$23,667	10
287	carpark	Carpark Gravel + dirt inside oval Fence - from bitumen to skatepark area	Warragamba Oval + Swim Pool	Warragamba	2	2017	\$14,363	10
892	carpark	Carpark gravel, mud, 1/2 area old seal with mud washed over	Hume Oval	Picton	2	2017	\$19,472	10
1513	fencing	Fence - Pool type security (most post only)	Appin AIS	Appin	2	2017	\$2,616	20
949	lighting	Lights - "Streetlights" one full of dirt	Halls Reserve	Tahmoor	2	2017	\$700	10
214	lighting	Streetlight - 1 bugs and water in globe, flickering in daylight	Waterboard Oval Precinct	Warragamba	2	2017	\$350	10

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
158	operational	Timber Power Poles - no wires connecting	Waterboard Oval Precinct	Warragamba	2	2017	\$10,000	20
422	park furniture	Bench half log	Turner St Drainage Reserve	Thirlmere	2	2017	\$400	10
636	park furniture	Benches - Half Log 3m long each	Tahmoor Pony Club	Tahmoor	2	2017	\$4,800	10
1368	park furniture	Benches Aluminium 6m long 4 posts at rear across creek damaged	Bargo Sportsground	Bargo	2	2017	\$450	20
309	park furniture	Benches Timber treated pine	Warragamba Oval + Swim Pool	Warragamba	2	2017	\$2,400	10
611	signage	Nathan Teddy Oval Sign - Timber + picket Fence	Tahmoor Sportsground	Tahmoor	2	2017	\$1,350	10
135	signage	Sign - Ordinance	Willis Park	Oakdale	2	2017	\$260	10
1185	signage	Sign - Ordinance (red bars faded out)	Douglas Park Sportsground	Douglas Park	2	2017	\$260	10
620	signage	Sign - Ordinance all red, barred circles completely faded	Tahmoor Sportsground	Tahmoor	2	2017	\$260	10
150	signage	Sign - Ordinance all red, barred circles completely faded	Wild St Reserve	Picton	2	2017	\$260	10
476	signage	Sign - Ordinance single post 1 dirty I red faded	Thirlmere Sportsground	Thirlmere	2	2017	\$460	10
622	signage	Sign - Skateboard Hours etc (nailed on tree)	Tahmoor Sportsground	Tahmoor	2	2017	\$230	10
962	signage	Sign 2 post Large Park Name and WSC (Graffiti)	Gundungurra Park	Belimbla Park	2	2017	\$690	10
1291	signage	Sign 2 post Reserve Name + WSC (Faded)	Botanic Gardens	Picton	2	2017	\$630	10
950	signage	Sign 2 post Timber routed name Sign	Halls Reserve	Tahmoor	2	2017	\$460	10
855	signage	Sign 2 post WSC	Ibbotson Street Reserve	Tahmoor	2	2017	\$630	10
89	signage	Sign Hannaford Oval worn faded	Wilton Rec Reserve	Wilton	2	2017	\$630	10
1258	signage	Sign Ordinance (on same Posts) (Smeared)	Camden Rd Reserve	Douglas Park	2	2017	\$230	10
82	signage	Sign Ordinance (red faded out) at rear of Oval	Wilton Rec Reserve	Wilton	2	2017	\$260	10
1052	signage	Sign Ordinance (Text Smeared)	Dunbar Street Reserve	Silverdale	2	2017	\$520	10
833	signage	Sign Ordinance Damaged single post	Lin Gordon Reserve	Thirlmere	2	2017	\$230	10
994	signage	Sign Ordinance obscured by discolouring coating	English Reserve	Camden Park	2	2017	\$260	10
26	signage	Sign ordinance Red Bars Faded out	Wilton Rec Reserve	Wilton	2	2017	\$260	10

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
161	signage	Sign Ordinance red faded out completely	Waterboard Oval Precinct	Warragamba	2	2017	\$260	10
528	signage	Sign WSC + Reserve Name - Large 2 Post faded	Thirlmere Memorial Park	Thirlmere	2	2017	\$630	10
951	signage	Sign WSC 2 post (faded/dirty)	Halls Reserve	Tahmoor	2	2017	\$460	10
834	signage	Sign WSC and Reserve Name 2 post	Lin Gordon Reserve	Thirlmere	2	2017	\$630	10
849	signage	Signboard information re Kennedy Creek Walk (Perspex damaged)	Kennedy Creek Reserve	Appin	2	2017	\$1,340	10
1566	signage	Signpost + damaged	Apex Park	Picton	2	2017	\$250	10
249	signage	Signs Bus Parking	Waterboard Oval Precinct	Warragamba	2	2017	\$696	10
128	sports facilities	Goalposts Soccer metal single (lying flat)	Willis Park	Oakdale	2	2017	\$1,648	20
1086	sports facilities	Tennis Court surface east court	Dudley Chesham Sportsground	The Oaks	2	2017	\$7,700	10
1036	sports facilities	Tennis Court surface green artificial turf (Aged)	Emmett Park	Tahmoor	2	2017	\$29,455	10
Subtotal							\$130,166	
401	carpark	Bitumen pavement (Carpark to Clubhouse area)	Victoria Park	Picton	3	2018	\$8,395	15
390	carpark	Bitumen pavement (Roadway from Webster Gate)	Victoria Park	Picton	3	2018	\$3,990	15
897	park furniture	Benches double Timber	Hume Oval	Picton	3	2018	\$3,500	10
1494	park furniture	Benches Metal Frame + Timber Slat	Appin Park	Appin	3	2018	\$2,366	15
1495	park furniture	Benches Metal Frame + Timber Slat	Appin Park	Appin	3	2018	\$1,183	15
1194	park furniture	Pine Shelter and Benches	Dean McGrath Park (Station St Reserve)	Menangle	3	2018	\$3,360	10
1256	playground equipment	Playground Equipment	Camden Rd Reserve	Douglas Park	3	2018	\$7,650	15
701	playground equipment	Playground Equipment	Picton RSL Park	Picton	3	2018	\$14,998	15
710	signage	Sign - Caution Mowing + machines	Picton RSL Park	Picton	3	2018	\$230	10
93	signage	Sign - Ordinance red barred circles faded	Willis Park	Oakdale	3	2018	\$260	10
477	signage	Sign 3 post Large "Home vs Visitors"	Thirlmere Sportsground	Thirlmere	3	2018	\$2,000	10
985	signage	Sign Ordinance (Red Fading)	Eugenie Byrne Park	Silverdale	3	2018	\$260	10

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
261	signage	Sign pedestrians - minor graffiti - 2 blade 1 post	Waterboard Oval Precinct	Warragamba	3	2018	\$320	10
Subtotal							\$48,512	
179	carpark	Bitumen sealed area of carpark and driveway off Production Ave	Waterboard Oval Precinct	Warragamba	4	2019	\$2,312	15
860	carpark	Bitumen sealed Roadway from carpark to gate at basketball court	Hume Oval	Picton	4	2019	\$5,399	15
288	carpark	Gravel + dirt Perimeter roadway around oval	Warragamba Oval + Swim Pool	Warragamba	4	2019	\$9,008	10
178	carpark	Gravel Carpark and driveway off Production Ave	Waterboard Oval Precinct	Warragamba	4	2019	\$42,505	10
137	carpark	Gravel driveway and carpark	Willis Park	Oakdale	4	2019	\$80,282	10
1293	carpark	Gravel pathways (1.5 m) + service access driveway (3m)	Botanic Gardens	Picton	4	2019	\$54,750	10
1384	fencing	Fence - Gal Pipe 1.8 m no top rail chain link 2 sections top damaged	Bargo Sportsground	Bargo	4	2019	\$437	20
409	fencing	Fence 1.8 m Chainlink top rail damaged	Victoria Park	Picton	4	2019	\$1,180	20
426	fencing	Gate - Double 4 m	Thirlmere Sportsground	Thirlmere	4	2019	\$1,830	15
635	fencing	Gate 2m wide in wire Fence	Tahmoor Pony Club	Tahmoor	4	2019	\$526	15
837	fencing	Gate 4m boom gate - corrosion	Lin Gordon Reserve	Thirlmere	4	2019	\$1,564	15
432	fencing	Gate Boom type with mesh in Galvanised pipe frame on track 8m	Thirlmere Sportsground	Thirlmere	4	2019	\$4,000	15
861	footpaths	Gravel Footpath 2.5 m wide	Hume Oval	Picton	4	2019	\$13,703	10
1444	lighting	Floodlight Medium on streetlight pole leash free area	Appin Park	Appin	4	2019	\$1,000	10
411	lighting	Floodlights - smaller (500w?)	Victoria Park	Picton	4	2019	\$1,500	10
124	lighting	Fluoro area streetlight	Willis Park	Oakdale	4	2019	\$500	10
823	operational	Water Tap	Lions Reserve	Tahmoor	4	2019	\$400	15
397	park furniture	Bench Aluminium 4m x 1m, 4 posts, no back	Victoria Park	Picton	4	2019	\$1,350	20
389	park furniture	Bins "Dog Tidy"	W Mauder Recreation Res (Girl Guide Hall)	Bargo	4	2019	\$100	10

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
398	park furniture	"Otto" Bins 120 L	Victoria Park	Picton	4	2019	\$80	10
400	park furniture	"Otto" Bins 240 L	Victoria Park	Picton	4	2019	\$600	10
825	park furniture	Bench - Timber Double	Lin Gordon Reserve	Thirlmere	4	2019	\$1,000	10
1015	park furniture	Bench Timber Slat on wall along front of Clubhouse	Emmett Park	Tahmoor	4	2019	\$561	15
537	park furniture	Benches Double Koppers Log	Telopea Reserve	Buxton	4	2019	\$1,000	10
564	park furniture	Benches Koppers Log 2.4 m long	Tahmoor Sportsground	Tahmoor	4	2019	\$656	10
500	park furniture	Benches Metal Frame + Timber Slat	Thirlmere Memorial Park	Thirlmere	4	2019	\$1,183	15
43	park furniture	Bessel block wood burning barbecue (damaged)	Wilton Rec Reserve	Wilton	4	2019	\$2,500	20
1357	park furniture	Notice Board (Perspex almost opaque)	Birralee Park	Yanderra	4	2019	\$1,340	20
1263	park furniture	Picnic Table Steel Post Concrete top, Benches Timber slat on steel posts	Camden Rd Reserve	Douglas Park	4	2019	\$4,600	15
1514	park furniture	Table Shelter Koppers log bench and table	Appin AIS	Appin	4	2019	\$3,862	10
1445	park furniture	Timber Double Bench	Appin Park	Appin	4	2019	\$500	10
349	park furniture	Timber table 3m long in team dugout area	Warragamba Oval + Swim Pool	Warragamba	4	2019	\$800	10
1477	park furniture	Water Bubbler (mothballed)	Appin Park	Appin	4	2019	\$1,113	20
23	playground equipment	Playground Equipment	Wilton Rec Reserve 1	Wilton	4	2019	\$22,200	15
1415	signage	No Stopping Signs+ Posts Except Emerg Vehicles at gate to track	Bargo Sportsground	Bargo	4	2019	\$260	10
1254	signage	Ordinance Sign (2 post)	Casson Common	Camden Park	4	2019	\$520	10
475	signage	Sign - 2 Post Frame Braced Only	Thirlmere Sportsground	Thirlmere	4	2019	\$370	10
1129	signage	Sign - 2 Post Large - WSC + Reserve Name + 7 added boards Braced Only	Douglas Park Sportsground	Douglas Park	4	2019	\$1,435	10
896	signage	Sign - 2 post Reserve name	Hume Oval	Picton	4	2019	\$630	10
351	signage	Sign - 2 post WSC + Reserve Name	Warragamba Ninth St	Warragamba	4	2019	\$630	10
709	signage	Sign - Alcohol free zone	Picton RSL Park	Picton	4	2019	\$230	10
621	signage	Sign - Parking "P" and arrow 1 graffiti'd	Tahmoor Sportsground	Tahmoor	4	2019	\$690	10
1420	signage	Sign - Track Sign 2 post	Bargo Sportsground	Bargo	4	2019	\$630	10

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
1188	signage	Sign - WSC + Douglas Park Canteen OPEN 2 post	Douglas Park Sportsground	Douglas Park	4	2019	\$630	10
1257	signage	Sign 2 post (med) WSC + Reserve Name	Camden Rd Reserve	Douglas Park	4	2019	\$630	10
204	signage	Sign 2 post large	Waterboard Oval Precinct	Warragamba	4	2019	\$2,820	10
283	signage	Sign 2 post large Sportsground name	Warragamba Oval + Swim Pool	Warragamba	4	2019	\$960	10
660	signage	Sign 2 post Timber routed name Sign	Tahmoor CWA HALL	Tahmoor	4	2019	\$1,350	10
700	signage	Sign 2 post WSC	Progress St Reserve	Tahmoor	4	2019	\$630	10
661	signage	Sign 2 post WSC	Tahmoor CWA HALL	Tahmoor	4	2019	\$630	10
478	signage	Sign Alcohol Free zone	Thirlmere Sportsground	Thirlmere	4	2019	\$230	10
625	signage	Sign Cyclist give Way	Tahmoor Sportsground	Tahmoor	4	2019	\$230	10
251	signage	Sign Disabled Parking	Waterboard Oval Precinct	Warragamba	4	2019	\$232	10
1479	signage	Sign 'Give Way'	Appin Park	Appin	4	2019	\$230	10
238	signage	Sign grounds open - 2 post	Waterboard Oval Precinct	Warragamba	4	2019	\$630	10
479	signage	Sign Large 2 Post WSC + Reserve Name	Thirlmere Sportsground	Thirlmere	4	2019	\$630	10
629	signage	Sign Notice 2 post	Tahmoor Sportsground	Tahmoor	4	2019	\$1,340	10
1446	signage	Sign Ordinance	Appin Park	Appin	4	2019	\$260	10
1033	signage	Sign Ordinance	Emmett Park	Tahmoor	4	2019	\$260	10
1009	signage	Sign Ordinance	English Reserve	Camden Park	4	2019	\$520	10
746	signage	Sign Ordinance	Picton Ave Reserve	Picton	4	2019	\$360	10
303	signage	Sign Ordinance	Warragamba Oval + Swim Pool	Warragamba	4	2019	\$230	10
140	signage	Sign Ordinance	William Wood Reserve	Appin	4	2019	\$1,040	10
425	signage	Sign Ordinance 1 post	Turner St Drainage Reserve	Thirlmere	4	2019	\$260	10
807	signage	Sign ordinance, discoloured, at west end	Maclean Lane Reserve	Camden Park	4	2019	\$260	10
1558	signage	Sign Oval Name Gordon Lewis Oval - 2 Post	Appin AIS	Appin	4	2019	\$630	10
707	signage	Sign Reserve Name + WSC 2 post	Picton RSL Park	Picton	4	2019	\$630	10
1363	signage	Sign Reserve Name Koppers log	Birralee Park	Yanderra	4	2019	\$600	10
974	signage	Sign Routed Timber Name " Glenbrook Reserve"	Glenrock Reserve	Picton	4	2019	\$460	10
139	signage	Sign WSC + Reserve Name 2 post	William Wood Reserve	Appin	4	2019	\$630	10

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87	signage	Sign WSC + Reserve name 2 post Large	Wilton Rec Reserve	Wilton	4	2019	\$1,410	10
557	signage	Sign WSC 2 post no reserve name	Taylor Rd Reserve	Silverdale	4	2019	\$630	10
760	signage	Sign WSC and OAKDALE Tennis Club 2 post	Oakdale Tennis Club	Oakdale	4	2019	\$630	10
844	signage	Signs Pedestrian/Bicycle shared path	Kennedy Creek Reserve	Appin	4	2019	\$920	10
72	sports facilities	Cricket synthetic surface	Wilton Rec Reserve	Wilton	4	2019	\$775	10
1380	sports facilities	Cricket Wicket Synthetic Turf	Bargo Sportsground	Bargo	4	2019	\$2,993	10
41	sports facilities	Synthetic court surface	Wilton Rec Reserve	Wilton	4	2019	\$53,363	10
1087	sports facilities	Tennis Court surface Mideast court	Dudley Chesham Sportsground	The Oaks	4	2019	\$7,700	10
1037	sports facilities	Tennis Court surface red rubber?, green on court	Emmett Park	Tahmoor	4	2019	\$29,455	10
1365	sports facilities	Tennis Court Surface synthetic surface	Birralee Park	Yanderra	4	2019	\$15,014	10
923	sports facilities	Tennis Court surfaces - west court	Hume Oval	Picton	4	2019	\$86,950	10
1138	sports facilities	Tennis Court synthetic surface (sanded)	Douglas Park Sportsground	Douglas Park	4	2019	\$24,510	10
Subtotal							\$511,397	
1074	carpark	Bituminous paved access roads + carpark	Dudley Chesham Sportsground	The Oaks	5	2020	\$7,875	15
1076	carpark	Gravel Roadways and carpark	Dudley Chesham Sportsground	The Oaks	5	2020	\$108,385	10
491	fencing	Fence outer track Fence - wire mesh + star pickets (rough)	Thirlmere Sportsground	Thirlmere	5	2020	\$509	20
643	fencing	Fence Timber rail structure single rail	Tahmoor Pony Club	Tahmoor	5	2020	\$3,600	20
1082	fencing	Gate 2 panels 1.8x2m each	Dudley Chesham Sportsground	The Oaks	5	2020	\$1,906	15
904	fencing	Gate 5m Boom (Post bent)	Hume Oval	Picton	5	2020	\$1,820	15
874	fencing	Gate Farm style 5 m (Grid pushed in at one end)	Hume Oval	Picton	5	2020	\$770	15
1064	fencing	Gate single pipe rail removable 5m	Dudley Chesham Sportsground	The Oaks	5	2020	\$640	15
631	lighting	Streetlights - 1 shattered	Tahmoor Sportsground	Tahmoor	5	2020	\$1,400	10
493	operational	Bin 45 Gal Drum Rusted	Thirlmere Sportsground	Thirlmere	5	2020	\$150	20
757	park furniture	Bench - Metal Frame Timber slat needs paint	Peppercorn Park	Mount Hunter	5	2020	\$1,183	15
1453	park furniture	Benches Concrete Support + Timber Slat	Appin Park	Appin	5	2020	\$3,592	15

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
673	park furniture	Benches Large Timber seat	Rest-A-While West Reserve	Bargo	5	2020	\$8,982	10
769	park furniture	Chairs 4 piece Unit Steel Frame + Plastic chairs (aged)	Oakdale Tennis Club	Oakdale	5	2020	\$898	15
829	park furniture	Concrete Slabs (1) badly cracked	Lin Gordon Reserve	Thirlmere	5	2020	\$936	50
1459	park furniture	Concrete support metal top table no benches	Appin Park	Appin	5	2020	\$898	20
346	park furniture	Picnic table + benches + shelter + 2 posts + roof treated pine	Warragamba Oval + Swim Pool	Warragamba	5	2020	\$3,862	10
1093	park furniture	Picnic Table -Treated Pine	Dudley Chesham Sportsground	The Oaks	5	2020	\$3,200	10
941	park furniture	Picnic Tables - Metal Frame Timber slat	Harold Noakes Park	The Oaks	5	2020	\$1,600	15
1195	park furniture	Picnic tables and benches metal frame and Timber slat	Dean McGrath Park (Station St Reserve)	Menangle	5	2020	\$3,136	15
1534	park furniture	Table Shelter Koppers log bench and table (well repaired)	Appin AIS	Appin	5	2020	\$11,587	10
1504	playground equipment	Playground Equipment	Appin AIS	Appin	5	2020	\$15,000	15
1416	playground equipment	Playground Equipment	Bargo Sportsground	Bargo	5	2020	\$21,457	15
854	playground equipment	Playground Equipment	Ibbotson Street Reserve	Tahmoor	5	2020	\$16,840	15
751	playground equipment	Playground Equipment	Peppercorn Park	Mount Hunter	5	2020	\$26,489	15
787	signage	Sign	Montpelier Drive Park + Drain Res + Bike Track	The Oaks	5	2020	\$230	10
1269	signage	Sign - ordinance very minor fading	Browns Rd Reserve	The Oaks	5	2020	\$230	10
98	signage	Sign - Park Name 1 post	Willis Park	Oakdale	5	2020	\$260	10
942	signage	Sign (2 post med.) WSC + Res. Name	Harold Noakes Park	The Oaks	5	2020	\$630	10
1481	signage	Sign Large WSC + Reserve Name on 2 posts	Appin Park	Appin	5	2020	\$1,130	10
671	signage	Sign Ordinance	Ridgehaven Reserve (Scotchey's Creek)	Silverdale	5	2020	\$260	10
890	signage	Sign Ordinance (little faded)	Hume Oval	Picton	5	2020	\$260	10
527	signage	Sign Ordinance single post	Thirlmere Memorial Park	Thirlmere	5	2020	\$230	10
984	signage	Sign Res name +WSC 2 post	Eugenie Byrne Park	Silverdale	5	2020	\$630	10

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
1199	signage	Sign WSC + Reserve Name 2 post	Dean McGrath Park (Station St Reserve)	Menangle	5	2020	\$630	10
1051	signage	Sign WSC 2 post	Dunbar Street Reserve	Silverdale	5	2020	\$1,260	10
1062	signage	Signs - 'lead horses across bridge'	Dudley Chesham Sportsground	The Oaks	5	2020	\$520	10
845	signage	Signs Flood Zone	Kennedy Creek Reserve	Appin	5	2020	\$920	10
50	sports facilities	Concrete Practice Cricket wicket (?) (badly cracked)	Wilton Rec Reserve	Wilton	5	2020	\$7,560	50
169	sports facilities	Team benches roof corrugated colourbond (damaged)	Waterboard Oval Precinct	Warragamba	5	2020	\$2,671	20
530	sports facilities	Tennis Court Surface synthetic surface	Thirlmere Memorial Park	Thirlmere	5	2020	\$51,170	10
1088	sports facilities	Tennis Court surface west + Midwest court	Dudley Chesham Sportsground	The Oaks	5	2020	\$15,400	10
926	sports facilities	Tennis Court surfaces - NE court	Hume Oval	Picton	5	2020	\$55,351	10
925	sports facilities	Tennis Court surfaces - SE court	Hume Oval	Picton	5	2020	\$53,612	10
1137	sports facilities	Umpire Chair/Stand (needs Seat And Back)	Douglas Park Sportsground	Douglas Park	5	2020	\$1,000	20
1524	sports facilities	Umpire chair/stands Tennis (seats missing)	Appin AIS	Appin	5	2020	\$2,000	20
Subtotal							\$442,671	
1531	fencing	Benches Double Koppers Log	Appin AIS	Appin	6	2021	\$3,500	10
1430	fencing	Fence - single pipe rail along Radnor St (some posts corroding badly)	Bargo Community Park	Bargo	6	2021	\$1,496	20
407	fencing	Fence 1.8 m Chainlink no top rail	Victoria Park	Picton	6	2021	\$8,742	20
893	fencing	Fence 1.8 m Chainlink NTR from stand shelter east to boundary	Hume Oval	Picton	6	2021	\$3,366	20
832	fencing	Fence Koppers Log 2 rail	Lin Gordon Reserve	Thirlmere	6	2021	\$2,480	20
946	fencing	Fence Timber 2 rail (some fallen)	Halls Reserve	Tahmoor	6	2021	\$1,880	20
458	fencing	Fence West of Dog Track, along Oaks to carpark, and along Mason sty to Fields, Chainlink 1.8 m + 3 strand barb wire + top rail	Thirlmere Sportsground	Thirlmere	6	2021	\$37,175	20
394	fencing	Gate 1.8 m Chainlink x 3.6	Victoria Park	Picton	6	2021	\$1,936	15

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
602	fencing	Koppers Logs 30+cm diam carpark barriers 3.6m long	Tahmoor Sportsground	Tahmoor	6	2021	\$1,008	20
1452	lighting	Timber Telegraph pole + Street Light	Appin Park	Appin	6	2021	\$10,382	20
1079	lighting	Timber Telegraph pole + Street Light	Dudley Chesham Sportsground	The Oaks	6	2021	\$20,764	20
824	park furniture	Barbeques - Steel For Wood burning BBQ	Lin Gordon Reserve	Thirlmere	6	2021	\$1,600	20
734	park furniture	Bench (aluminium posts and slats 1x2.5m long, no back)	Picton Ave Reserve	Picton	6	2021	\$800	20
827	park furniture	Bin - Dog Tidy	Lin Gordon Reserve	Thirlmere	6	2021	\$200	20
786	park furniture	Bins	Montpelier Drive Park + Drain Res + Bike Track	The Oaks	6	2021	\$822	20
436	park furniture	Bins	Thirlmere Sportsground	Thirlmere	6	2021	\$822	20
696	park furniture	Picnic Table + 2 Benches Fibreglass + Fibreglass bench, table tops, Roof and frame	Remembrance Driveway Verge S Side	Tahmoor	6	2021	\$1,138	20
697	park furniture	Picnic Table + 2 Benches Fibreglass + Fibreglass bench, table tops, Roof and frame	Remembrance Driveway Verge S Side	Tahmoor	6	2021	\$2,276	20
1455	park furniture	Picnic Table Shelter Fibreglass	Appin Park	Appin	6	2021	\$5,524	20
1142	park furniture	Picnic Tables - Koppers Log bench + Frame - treated Pine tabletop large	Douglas Park Sportsground	Douglas Park	6	2021	\$1,800	10
518	park furniture	Picnic Tables Concrete supports, table tops, Timber bench slats, with two benches	Thirlmere Memorial Park	Thirlmere	6	2021	\$1,568	20
272	sports facilities	1 basketball backboard no hoop	Warragamba Oval + Swim Pool	Warragamba	6	2021	\$250	20
47	sports facilities	Basketball Backboard + hoop (aged and worn)	Wilton Rec Reserve	Wilton	6	2021	\$250	20
1501	sports facilities	Basketball Hoop + Backboard	Appin Park	Appin	6	2021	\$250	20
130	sports facilities	Cricket pitch synthetic surface - worn and patched	Willis Park	Oakdale	6	2021	\$2,329	20
1381	sports facilities	Cricket Wicket Synthetic Turf	Bargo Sportsground	Bargo	6	2021	\$1,176	20
1546	sports facilities	Goalpost Soccer metal single	Appin AIS	Appin	6	2021	\$1,648	20
489	sports facilities	Goalposts - padded pair	Thirlmere Sportsground	Thirlmere	6	2021	\$4,000	20
1403	sports facilities	Goalposts Aussie Rules (2 sets of 4 posts)	Bargo Sportsground	Bargo	6	2021	\$4,745	20

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
461	sports facilities	Goalposts some corrosion	Thirlmere Sportsground	Thirlmere	6	2021	\$3,295	20
483	sports facilities	Lure Track (inside racetrack)	Thirlmere Sportsground	Thirlmere	6	2021	\$10,000	20
545	sports facilities	Netball Practice Post + Goal	Telopea Reserve	Buxton	6	2021	\$325	20
472	sports facilities	Pitch adjoining dugout outdoor carpet 11m x 5 m	Thirlmere Sportsground	Thirlmere	6	2021	\$1,595	20
1522	sports facilities	Tennis Courts synthetic surface / sand (worn uneven out side playing area)	Appin AIS	Appin	6	2021	\$153,940	20
653	sports facilities	Water Trough/ Bathtub	Tahmoor Pony Club	Tahmoor	6	2021	\$450	20
Subtotal							\$293,530	
285	carpark	Bitumen Driveway to Swim Pool Carpark	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$9,585	15
568	carpark	Bitumen paved Carpark and driveway access	Tahmoor Sportsground	Tahmoor	7	2022	\$57,730	15
286	carpark	Carpark + Bitumen Sealed area inside Oval Fence	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$15,980	15
55	carpark	Carpark + Driveways bitumen surface	Wilton Rec Reserve	Wilton	7	2022	\$14,940	15
206	carpark	Carpark Bitumen Seal Main -North of oval	Waterboard Oval Precinct	Warragamba	7	2022	\$39,115	15
1528	carpark	Carpark Sealed Bitumen Surface	Appin AIS	Appin	7	2022	\$19,775	15
284	carpark	Carpark Swim Pool Bitumen	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$26,615	15
1428	fencing	Bollards Koppers Log ~ 60 cm above ground	Bargo Community Park	Bargo	7	2022	\$770	16
183	fencing	Boom gates 5m to east tennis court carpark	Waterboard Oval Precinct	Warragamba	7	2022	\$3,129	15
266	fencing	fence - 1.8 m Chainlink no top rail with 3 stand barb wire + damage	Waterboard Oval Precinct	Warragamba	7	2022	\$2,061	20
116	fencing	Fence 1.8 m Chainlink NTR N Side of field (Mesh pushed down in part)	Willis Park	Oakdale	7	2022	\$6,819	20
241	fencing	Fence 1.8m chainlink no top rail but 3 strand barb wire along Production, west of Oval	Waterboard Oval Precinct	Warragamba	7	2022	\$13,783	20
876	fencing	Fence 2.4 m Weldmesh along east side basketball court	Hume Oval	Picton	7	2022	\$3,258	20
903	fencing	Fence 3.0m chainlink NTR with one wire above NE Court +12.6 m with top rail	Hume Oval	Picton	7	2022	\$14,124	20

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
905	fencing	Fence 3.0m chainlink NTR with one wire above SE Court	Hume Oval	Picton	7	2022	\$13,719	20
1111	fencing	Fence 3.0m Chainlink with top rail (2 panels damaged) Roof sections	Dudley Chesham Sportsground	The Oaks	7	2022	\$8,359	20
28	fencing	Fence 4 Strand smooth wire (one section/post down between Netball and Tennis Courts)	Wilton Rec Reserve	Wilton	7	2022	\$1,284	20
455	fencing	Fence Chainlink 1.8 m no top rail	Thirlmere Sportsground	Thirlmere	7	2022	\$21,855	20
1097	fencing	Fence Colourbond Tennis Court east section 1.5 m high (many kicked dents) cross bar reinforced in part	Dudley Chesham Sportsground	The Oaks	7	2022	\$1,926	20
759	fencing	Fence Koppers log 2 rail 10 cm posts + 7.5cm rails	Peppercorn Park	Mount Hunter	7	2022	\$4,600	20
1071	fencing	Fence Koppers Log Single rail and Tape - Corral	Dudley Chesham Sportsground	The Oaks	7	2022	\$6,469	20
1542	fencing	Gate - 1 single 1.5 m wide	Appin AIS	Appin	7	2022	\$189	15
1521	fencing	Gate - 1.8m high single	Appin AIS	Appin	7	2022	\$367	15
1124	fencing	Gate - 5m Boom Vehicles at/near entrance	Dudley Chesham Sportsground	The Oaks	7	2022	\$6,257	15
205	fencing	Gate - Boom 5 m	Waterboard Oval Precinct	Warragamba	7	2022	\$3,129	15
1543	fencing	Gate - Double 2 m wide	Appin AIS	Appin	7	2022	\$1,260	15
1519	fencing	Gate - Double 3 m high, 2.4 m wide x 2	Appin AIS	Appin	7	2022	\$1,700	15
632	fencing	Gate - Gal Pipe boom Gate 4m	Tahmoor Sportsground	Tahmoor	7	2022	\$3,129	15
1398	fencing	Gate - Gal top + bottom Rail chain link mesh 4m	Bargo Sportsground	Bargo	7	2022	\$920	15
1518	fencing	Gate - Single 2.1x1.2 wide	Appin AIS	Appin	7	2022	\$1,239	15
634	fencing	Gate - Single 4 m	Tahmoor Pony Club	Tahmoor	7	2022	\$990	15
1013	fencing	Gate - Single Pipe Vehicle 4 m	Emmett Park	Tahmoor	7	2022	\$1,500	15
1435	fencing	Gate - vehicle 4m pipe frame	Bargo Community Park	Bargo	7	2022	\$1,820	15
1118	fencing	Gate - Weldmesh 1.2 m (2 x 3m)	Dudley Chesham Sportsground	The Oaks	7	2022	\$540	15
1366	fencing	Gate (2.1 x 1.2m)	Birralee Park	Yanderra	7	2022	\$1,239	15
777	fencing	Gate 1 pair double 3.6 m high w top rail	Oakdale Tennis Club	Oakdale	7	2022	\$1,620	15

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1126	fencing	Gate 1.2 m high double each 2m wide	Douglas Park Sportsground	Douglas Park	7	2022	\$929	15
1443	fencing	Gate 1.2 m single	Appin Park	Appin	7	2022	\$232	15
153	fencing	Gate 1.2 m Weldmesh single	Waterboard Oval Precinct	Warragamba	7	2022	\$1,626	15
1193	fencing	Gate 1.2 x 1	Dean McGrath Park (Station St Reserve)	Menangle	7	2022	\$232	15
358	fencing	Gate 1.2 x 1.2 m chainlink with top + bottom rails	Warragamba Civic Park	Warragamba	7	2022	\$697	15
1192	fencing	Gate 1.2 x 3.0 Farm style	Dean McGrath Park (Station St Reserve)	Menangle	7	2022	\$696	15
704	fencing	Gate 1.2m double 2m wide by 2 round capped security 'pool' style	Picton RSL Park	Picton	7	2022	\$1,469	15
705	fencing	Gate 1.2m double 1.5m wide by 2 round capped security 'pool' style	Picton RSL Park	Picton	7	2022	\$977	15
703	fencing	Gate 1.2m x 1.2m round capped security 'pool' style	Picton RSL Park	Picton	7	2022	\$336	15
553	fencing	Gate 1.4 m high x 1.5 m pipe rail tubular	Telopea Reserve	Buxton	7	2022	\$1,036	15
656	fencing	Gate 1.8 m double	Tahmoor CWA HALL	Tahmoor	7	2022	\$882	15
495	fencing	Gate 1.8 m high 4m double Gate	Thirlmere Sportsground	Thirlmere	7	2022	\$3,640	15
430	fencing	Gate 1.8 m Single Chainlink	Thirlmere Sportsground	Thirlmere	7	2022	\$1,101	15
877	fencing	Gate 1.8 m Weldmesh	Hume Oval	Picton	7	2022	\$305	15
280	fencing	Gate 1.8 m x 5 m wide chainlink with 3 strand barb wire above	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$998	15
342	fencing	Gate 1.8 x 1.2 wide WTR	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$232	15
1399	fencing	Gate 2 x 4 m single Gal. Pipe around track perimeter	Bargo Sportsground	Bargo	7	2022	\$3,640	15
154	fencing	Gate 2.4m Weldmesh Double	Waterboard Oval Precinct	Warragamba	7	2022	\$957	15
216	fencing	Gate 3.0 m high with top rail coated black - 6m wide	Waterboard Oval Precinct	Warragamba	7	2022	\$1,928	15
498	fencing	Gate 4 m boom	Thirlmere Memorial Park	Thirlmere	7	2022	\$1,564	15
83	fencing	Gate 4m boom	Wilton Rec Reserve	Wilton	7	2022	\$3,129	15
654	fencing	Gate 4m Single 2 wood posts	Tahmoor Pony Club	Tahmoor	7	2022	\$1,033	15
1063	fencing	Gate 4m x 1.4 m ' farm gate'	Dudley Chesham Sportsground	The Oaks	7	2022	\$688	15

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97	fencing	Gate Boom 3m	Willis Park	Oakdale	7	2022	\$939	15
118	fencing	Gate Boom 4m vehicle	Willis Park	Oakdale	7	2022	\$1,564	15
237	fencing	Gate boom pair 4m	Waterboard Oval Precinct	Warragamba	7	2022	\$3,129	15
359	fencing	Gate double 1.2 x 3 m chainlink with top + bottom rails	Warragamba Civic Park	Warragamba	7	2022	\$540	15
1054	fencing	Gate Double 2m wide x 1.2 m high	Dunbar Street Reserve	Silverdale	7	2022	\$1,469	15
1170	fencing	Gate double weldmesh (2m x 2m)	Douglas Park Sportsground	Douglas Park	7	2022	\$1,052	15
1066	fencing	Gate Double width 2 rail Gal Pipe 4 m	Dudley Chesham Sportsground	The Oaks	7	2022	\$1,820	15
1171	fencing	Gate double width 4m	Douglas Park Sportsground	Douglas Park	7	2022	\$893	15
1290	fencing	Gate Farm style 4 m	Botanic Gardens	Picton	7	2022	\$688	15
1492	fencing	Gate Pair 4m x 1.2 - 2 rail Galvanised pipe painted (perimeter)	Appin Park	Appin	7	2022	\$3,640	15
73	fencing	Gate Single 1.2m in field perimeter Fence	Wilton Rec Reserve	Wilton	7	2022	\$929	15
1053	fencing	Gate Single 1.4 wide x 1.2 m high	Dunbar Street Reserve	Silverdale	7	2022	\$734	15
1169	fencing	Gate Single weldmesh 1.2 m	Douglas Park Sportsground	Douglas Park	7	2022	\$697	15
1065	fencing	Gate Single width 2 rail Gal Pipe 1.5 m	Dudley Chesham Sportsground	The Oaks	7	2022	\$910	15
1400	fencing	Gate vehicle access 4m Gal Pipe	Bargo Sportsground	Bargo	7	2022	\$1,820	15
1072	fencing	Gate Vehicle entry boom 5 m	Dudley Chesham Sportsground	The Oaks	7	2022	\$1,820	15
663	fencing	Gate Weldmesh 1.2 m single 1.2 m wide	Tahmoor CWA HALL	Tahmoor	7	2022	\$465	15
427	fencing	Gate with filter cloth in Galvanised pipe frame on track 8m	Thirlmere Sportsground	Thirlmere	7	2022	\$3,500	15
928	fencing	Gates 1.8 m high double 2m wide black coated with top rail	Hume Oval	Picton	7	2022	\$954	15
929	fencing	Gates 1.8 m high single 1.2m wide black coated with top rail	Hume Oval	Picton	7	2022	\$1,166	15
933	fencing	Gates 1.8 m high single 1.2m wide with top rail	Hume Oval	Picton	7	2022	\$1,469	15
931	fencing	Gates 1.8 m high single 1.5m wide with top rail	Hume Oval	Picton	7	2022	\$377	15
776	fencing	Gates 2.1 m Single Tennis Fence	Oakdale Tennis Club	Oakdale	7	2022	\$1,652	15

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932	fencing	Gates 3.0 m high single 1.2m wide with top rail	Hume Oval	Picton	7	2022	\$1,520	15
930	fencing	Gates 3.6 m high double 1.5m wide black coated with top rail	Hume Oval	Picton	7	2022	\$1,674	15
927	fencing	Gates 3.6 m high double 3m wide black coated with top rail	Hume Oval	Picton	7	2022	\$3,856	15
343	fencing	Gates 6 m pair Chainlink with top rail 1.8m + 3 strand wire	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$1,996	15
248	fencing	Gates Boom 5m	Waterboard Oval Precinct	Warragamba	7	2022	\$3,129	15
1105	fencing	Gates Weldmesh 1.2 m	Dudley Chesham Sportsground	The Oaks	7	2022	\$697	15
387	footpaths	Footpath - Asphalt Concrete 1.5 m x 75 m	Warragamba Civic Park	Warragamba	7	2022	\$4,950	20
1393	lighting	Floodlight medium	Bargo Sportsground	Bargo	7	2022	\$700	10
133	lighting	Floodlight small	Willis Park	Oakdale	7	2022	\$500	10
1339	lighting	Floodlight small (on rear of streetlight pole)	Botanic Gardens	Picton	7	2022	\$500	10
1394	lighting	Floodlights	Bargo Sportsground	Bargo	7	2022	\$700	10
1395	lighting	Floodlights	Bargo Sportsground	Bargo	7	2022	\$350	10
1396	lighting	Floodlights	Bargo Sportsground	Bargo	7	2022	\$3,600	10
1024	lighting	Floodlights	Emmett Park	Tahmoor	7	2022	\$4,800	10
508	lighting	Floodlights	Thirlmere Memorial Park	Thirlmere	7	2022	\$4,000	10
588	lighting	Floodlights - large (1000w?)	Tahmoor Sportsground	Tahmoor	7	2022	\$8,000	10
589	lighting	Floodlights - large (1000w?)	Tahmoor Sportsground	Tahmoor	7	2022	\$4,000	10
542	lighting	Floodlights - large (1000w?)	Telopea Reserve	Buxton	7	2022	\$2,000	10
410	lighting	Floodlights - large (1000w?)	Victoria Park	Picton	7	2022	\$24,000	10
590	lighting	Floodlights - smaller (500w?)	Tahmoor Sportsground	Tahmoor	7	2022	\$2,000	10
591	lighting	Floodlights - smaller (500w?)	Tahmoor Sportsground	Tahmoor	7	2022	\$2,000	10
592	lighting	Floodlights - smaller (500w?)	Tahmoor Sportsground	Tahmoor	7	2022	\$600	10
1152	lighting	Floodlights (med)	Douglas Park Sportsground	Douglas Park	7	2022	\$4,000	10
1136	lighting	Floodlights (med)	Douglas Park Sportsground	Douglas Park	7	2022	\$4,000	10
1538	lighting	Floodlights Large	Appin AIS	Appin	7	2022	\$18,000	10
1121	lighting	Floodlights Large	Dudley Chesham Sportsground	The Oaks	7	2022	\$28,000	10

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459	lighting	Floodlights Large	Thirlmere Sportsground	Thirlmere	7	2022	\$32,000	10
275	lighting	Floodlights large	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$2,000	10
77	lighting	Floodlights large	Wilton Rec Reserve	Wilton	7	2022	\$48,000	10
1555	lighting	Floodlights Med	Appin AIS	Appin	7	2022	\$3,000	10
108	lighting	Floodlights Med	Willis Park	Oakdale	7	2022	\$2,000	10
38	lighting	Floodlights Med	Wilton Rec Reserve	Wilton	7	2022	\$4,000	10
1539	lighting	Floodlights Medium	Appin AIS	Appin	7	2022	\$5,000	10
1526	lighting	Floodlights Medium	Appin AIS	Appin	7	2022	\$2,500	10
1488	lighting	Floodlights Medium	Appin Park	Appin	7	2022	\$12,000	10
1122	lighting	Floodlights Medium	Dudley Chesham Sportsground	The Oaks	7	2022	\$4,000	10
1096	lighting	Floodlights Medium	Dudley Chesham Sportsground	The Oaks	7	2022	\$8,000	10
774	lighting	Floodlights Medium	Oakdale Tennis Club	Oakdale	7	2022	\$4,000	10
223	lighting	Floodlights medium	Waterboard Oval Precinct	Warragamba	7	2022	\$12,000	10
125	lighting	Floodlights medium	Willis Park	Oakdale	7	2022	\$1,000	10
122	lighting	Floodlights medium	Willis Park	Oakdale	7	2022	\$2,000	10
1451	lighting	Floodlights small	Appin Park	Appin	7	2022	\$1,000	10
775	lighting	Floodlights Small	Oakdale Tennis Club	Oakdale	7	2022	\$2,000	10
460	lighting	Floodlights Small	Thirlmere Sportsground	Thirlmere	7	2022	\$3,000	10
276	lighting	Floodlights small	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$1,500	10
1473	lighting	Garden lights and steel posts	Appin Park	Appin	7	2022	\$6,500	20
486	lighting	Large Floodlights	Thirlmere Sportsground	Thirlmere	7	2022	\$18,000	10
317	lighting	Large Floodlights (2 kinds)	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$42,000	10
723	lighting	Timber light pole (7m) and light (along footpath to Hume Oval)	Picton RSL Park	Picton	7	2022	\$10,382	20
418	operational	paper recycling skip bin (Mesh)	Victoria Park	Picton	7	2022	\$600	10
421	operational	Waste skip bin	Victoria Park	Picton	7	2022	\$700	10
185	operational	Water taps	Waterboard Oval Precinct	Warragamba	7	2022	\$800	20
196	park furniture	BBQ (Landmark KB101) twin electric double back to back	Waterboard Oval Precinct	Warragamba	7	2022	\$10,038	20

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1333	park furniture	Bench - Metal Frame + Timber Slat	Botanic Gardens	Picton	7	2022	\$822	15
369	park furniture	Bench Concrete Frame Timber slat, painted	Warragamba Civic Park	Warragamba	7	2022	\$898	15
327	park furniture	Bench Metal Frame + Timber Slat Painted	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$2,426	15
862	park furniture	Benches Aluminium 2.5m long on 2 posts each (some with minor damage)	Hume Oval	Picton	7	2022	\$2,400	20
966	park furniture	Benches Double Koppers Log	Glenrock Reserve	Picton	7	2022	\$500	10
1493	park furniture	Benches Metal Frame + Timber Slat	Appin Park	Appin	7	2022	\$9,464	15
1275	park furniture	Benches Metal Frame + Timber Slat	Browns Rd Reserve	The Oaks	7	2022	\$2,366	15
1261	park furniture	Benches Metal Frame + Timber Slat	Camden Rd Reserve	Douglas Park	7	2022	\$1,183	15
939	park furniture	Benches Metal Frame + Timber Slat	Harold Noakes Park	The Oaks	7	2022	\$2,366	15
850	park furniture	Benches Metal Frame + Timber Slat	Ibbotson Street Reserve	Tahmoor	7	2022	\$2,366	15
565	park furniture	Benches Metal Frame + Timber Slat	Tahmoor Sportsground	Tahmoor	7	2022	\$3,549	15
145	park furniture	Benches Metal Frame + Timber Slat	William Wood Reserve	Appin	7	2022	\$2,366	15
1301	park furniture	Benches metal frame and Timber slat	Botanic Gardens	Picton	7	2022	\$2,366	15
1012	park furniture	Benches on path, Metal Frame + Timber slat	English Reserve	Camden Park	7	2022	\$1,796	15
1370	park furniture	Benches pipe frame + Timber Slat	Bargo Sportsground	Bargo	7	2022	\$2,366	15
1163	park furniture	Benches pipe frame + Timber Slat	Douglas Park Sportsground	Douglas Park	7	2022	\$3,549	15
1208	park furniture	Benches Timber 7m long on Concrete bleachers at Tennis Court	Cubbitch Barta Reserve	Camden Park	7	2022	\$1,400	10
765	park furniture	Picnic Table Long - Metal Frame Timber Slats Painted	Oakdale Tennis Club	Oakdale	7	2022	\$1,920	20
1342	park furniture	Picnic Table Metal frame + Timber slat wide bench	Botanic Gardens	Picton	7	2022	\$4,800	15
100	park furniture	Picnic table Metal Frame fibreglass bench + tabletop	Willis Park	Oakdale	7	2022	\$1,138	20
514	park furniture	Picnic Table with metal shelter, metal frame, Timber slats + tabletop	Thirlmere Memorial Park	Thirlmere	7	2022	\$2,276	20
1161	park furniture	Picnic Tables - Metal Frame Timber slat (chunks missing from tabletops)	Douglas Park Sportsground	Douglas Park	7	2022	\$3,200	20
240	park furniture	Picnic Tables Concrete Top + Posts, Timber benches + slab (ex SCA) (2.3x 2.2) Graffiti	Waterboard Oval Precinct	Warragamba	7	2022	\$1,568	20

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752	park furniture	Tables - Round Fibreglass table and metal post	Peppercorn Park	Mount Hunter	7	2022	\$1,620	20
791	park furniture	Water Bubbler Stainless Steel + Concrete	Montpelier Drive Park + Drain Res + Bike Track	The Oaks	7	2022	\$1,613	20
1286	playground equipment	Playground Equipment	Botanic Gardens	Picton	7	2022	\$51,691	15
1125	playground equipment	Playground Equipment	Douglas Park Sportsground	Douglas Park	7	2022	\$12,000	15
352	playground equipment	Playground Equipment	Warragamba Civic Park	Warragamba	7	2022	\$12,400	15
1326	retaining walls	Retaining Wall Koppers log ~1.75 m high x 50 m long	Botanic Gardens	Picton	7	2022	\$16,275	20
1559	signage	Appin AIS Large 2 post Signboard	Appin AIS	Appin	7	2022	\$1,260	10
1407	signage	Hall Sign	Bargo Sportsground	Bargo	7	2022	\$500	10
1358	signage	Ordinance Sign (2 post)	Birrahlee Park	Yanderra	7	2022	\$630	10
1186	signage	Sign - Clean up after Dogs	Douglas Park Sportsground	Douglas Park	7	2022	\$230	10
134	signage	Sign - Dog on leash + clean it up	Willis Park	Oakdale	7	2022	\$260	10
304	signage	Sign 'leash your dog'	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$230	10
370	signage	Sign - ordinance	Warragamba Civic Park	Warragamba	7	2022	\$230	10
891	signage	Sign - 'Police your dog'	Hume Oval	Picton	7	2022	\$260	10
623	signage	Sign - Speed Hump Warning	Tahmoor Sportsground	Tahmoor	7	2022	\$230	10
1187	signage	Sign - Toilets	Douglas Park Sportsground	Douglas Park	7	2022	\$230	10
1432	signage	Sign (2 post) Ordinance	Bargo Community Park	Bargo	7	2022	\$630	10
624	signage	Sign 2 post	Tahmoor Sportsground	Tahmoor	7	2022	\$1,260	10
289	signage	Sign Ambulance entry no parking	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$230	10
1447	signage	Sign Dogs must be leashed	Appin Park	Appin	7	2022	\$260	10
626	signage	Sign Give Way	Tahmoor Sportsground	Tahmoor	7	2022	\$230	10
627	signage	Sign memorial 2 post 'DNA Dirt Track'	Tahmoor Sportsground	Tahmoor	7	2022	\$1,890	10
1472	signage	Sign No Parking	Appin Park	Appin	7	2022	\$460	10
480	signage	Sign No Parking Emergency Vehicles excepted single post	Thirlmere Sportsground	Thirlmere	7	2022	\$230	10
628	signage	Sign 'no smoking'	Tahmoor Sportsground	Tahmoor	7	2022	\$460	10

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230	signage	Sign One way	Waterboard Oval Precinct	Warragamba	7	2022	\$230	10
1471	signage	Sign Ordinance	Appin Park	Appin	7	2022	\$1,040	10
1341	signage	Sign ordinance	Botanic Gardens	Picton	7	2022	\$460	10
481	signage	Sign ordinance 1 post	Thirlmere Sportsground	Thirlmere	7	2022	\$260	10
9	signage	Sign Reserve Name + WSC 2 post	WS Williams Park	The Oaks	7	2022	\$630	10
86	signage	Sign Sewerage scheme 2 post	Wilton Rec Reserve	Wilton	7	2022	\$630	10
1433	signage	Sign Shire 2 post	Bargo Community Park	Bargo	7	2022	\$630	10
1034	signage	Sign Shire 2 post	Emmett Park	Tahmoor	7	2022	\$1,260	10
1560	signage	Sign Sports Ground CLOSED	Appin AIS	Appin	7	2022	\$230	10
1292	signage	Sign Warning mowing + Maint during day hrs	Botanic Gardens	Picton	7	2022	\$230	10
94	signage	Sign WSC + Park Name 2 post	Willis Park	Oakdale	7	2022	\$630	10
84	signage	Sign WSC + reserve name + 6 more on 2 post	Wilton Rec Reserve	Wilton	7	2022	\$1,410	10
281	signage	Signs - No Stopping + No Parking	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$1,380	10
188	signage	Signs - No Stopping + No Parking	Waterboard Oval Precinct	Warragamba	7	2022	\$2,530	10
846	signage	Signs Kennedy Creek Walk Res name Sign - 2 post	Kennedy Creek Reserve	Appin	7	2022	\$1,260	10
1540	signage	Signs No Stopping Emergency Vehicles excepted	Appin AIS	Appin	7	2022	\$460	10
1491	signage	Signs No Stopping Emergency Vehicles excepted	Appin Park	Appin	7	2022	\$460	10
1116	signage	Signs No Stopping Emergency Vehicles excepted	Dudley Chesham Sportsground	The Oaks	7	2022	\$520	10
239	signage	Signs No Stopping, no parking, one way, no entry + 20 km/hr	Waterboard Oval Precinct	Warragamba	7	2022	\$2,760	10
259	signage	Signs Toilets, keep left, no parking	Waterboard Oval Precinct	Warragamba	7	2022	\$1,380	10
44	sports facilities	Asphalt Concrete Netball / Basketball half courts	Wilton Rec Reserve	Wilton	7	2022	\$37,752	25
322	sports facilities	Basketball backboard + hoop	Warragamba Oval + Swim Pool	Warragamba	7	2022	\$250	20
534	sports facilities	Basketball goalpost backboard and hoop	Telopea Reserve	Buxton	7	2022	\$810	15
541	sports facilities	Cricket Wicket Synthetic Turf	Telopea Reserve	Buxton	7	2022	\$812	10

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
1181	sports facilities	Fence Discus /Hammer Backstop 3.6 m high w/top rail	Douglas Park Sportsground	Douglas Park	7	2022	\$2,292	20
648	sports facilities	Jump beams 5 m	Tahmoor Pony Club	Tahmoor	7	2022	\$450	15
1061	sports facilities	Metal Grandstand - 5 Benches - 4 m wide (some rust)	Dudley Chesham Sportsground	The Oaks	7	2022	\$6,000	20
1102	sports facilities	Netball Post + Goal	Dudley Chesham Sportsground	The Oaks	7	2022	\$2,275	20
1172	sports facilities	Netball Posts + goals (1 hoop bent down)	Douglas Park Sportsground	Douglas Park	7	2022	\$650	20
1089	sports facilities	Tennis Court surface east court Asphalt	Dudley Chesham Sportsground	The Oaks	7	2022	\$19,800	25
1423	sports facilities	Tennis Court Surface synthetic surface	Bargo Sportsground	Bargo	7	2022	\$43,258	10
924	sports facilities	Tennis Court surfaces - mid court	Hume Oval	Picton	7	2022	\$53,425	10
531	sports facilities	Umpire Chair/Stand	Thirlmere Memorial Park	Thirlmere	7	2022	\$2,000	20
781	sports facilities	Upper courts painted playing surface	Oakdale Tennis Club	Oakdale	7	2022	\$13,447	20
Subtotal							\$1,103,945	
1372	carpark	Bitumen Pavement in front of Hall to carpark	Bargo Sportsground	Bargo	8	2023	\$23,736	15
1283	carpark	Carpark Seal	Botanic Gardens	Picton	8	2023	\$4,900	15
439	carpark	Carpark Sealed	Thirlmere Sportsground	Thirlmere	8	2023	\$16,968	15
181	fencing	Boom gate 6.5 m entrance from Warradale Rd	Waterboard Oval Precinct	Warragamba	8	2023	\$2,034	15
8	fencing	Gate - 1.4 m Weldmesh pair 2m each	WS Williams Park	The Oaks	8	2023	\$540	15
556	fencing	Gate 1 boom 4m vehicles	Taylor Rd Reserve	Silverdale	8	2023	\$1,820	15
900	fencing	Gate 1.2 m weldmesh off carpark	Hume Oval	Picton	8	2023	\$465	15
391	fencing	Gate 1.2 m weldmesh x 3 m	Victoria Park	Picton	8	2023	\$810	15
392	fencing	Gate 1.2 m weldmesh X 5 m	Victoria Park	Picton	8	2023	\$2,880	15
1025	fencing	Gate 1.2 m wide 1.2 m weldmesh	Emmett Park	Tahmoor	8	2023	\$465	15
633	fencing	Gate 1.8 Chain link w/top rail 5 m wide	Tahmoor Sportsground	Tahmoor	8	2023	\$5,718	15
120	fencing	Gate 1.8 m single chain mesh	Willis Park	Oakdale	8	2023	\$367	15
429	fencing	Gate 1.8 m Single Chainlink	Thirlmere Sportsground	Thirlmere	8	2023	\$1,101	15
1270	fencing	Gate 4 m wide farm gate style	Browns Rd Reserve	The Oaks	8	2023	\$688	15

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
670	fencing	Gate Boom 4m vehicle	Ridgehaven Reserve (Scotchey's Creek)	Silverdale	8	2023	\$1,820	15
74	fencing	Gate Double 1.2m x 2.4 in field perimeter Fence	Wilton Rec Reserve	Wilton	8	2023	\$957	15
856	fencing	Gate double 2.4m each	Ibbotson Street Reserve	Tahmoor	8	2023	\$882	15
1084	fencing	Gate in north Fence 1.8m chainlink single	Dudley Chesham Sportsground	The Oaks	8	2023	\$367	15
1085	fencing	Gate in Tennis Courts Single 2.1 m	Dudley Chesham Sportsground	The Oaks	8	2023	\$2,065	15
496	fencing	Gate on track 4m x 4	Thirlmere Sportsground	Thirlmere	8	2023	\$3,920	15
1271	fencing	Gate Single	Browns Rd Reserve	The Oaks	8	2023	\$367	15
857	fencing	Gate single 1.2 m	Ibbotson Street Reserve	Tahmoor	8	2023	\$1,008	15
1402	fencing	Gate vehicle entry 5m 10 cm diam Galvanised pipe	Bargo Sportsground	Bargo	8	2023	\$3,000	15
1067	fencing	Gate Vehicle entry boom 5 m	Dudley Chesham Sportsground	The Oaks	8	2023	\$1,820	15
1099	fencing	Gates - in colourbond 1.5 m high	Dudley Chesham Sportsground	The Oaks	8	2023	\$620	15
735	park furniture	Bench (Timber Slats on Concrete Legs)	Picton Ave Reserve	Picton	8	2023	\$898	15
719	park furniture	Bench Metal Frame + Timber Slat	Picton RSL Park	Picton	8	2023	\$3,549	15
310	park furniture	Benches - Metal frame + Timber slat painted	Warragamba Oval + Swim Pool	Warragamba	8	2023	\$3,639	15
1010	park furniture	Benches in rotunda - metal frame, Timber slat, no back	English Reserve	Camden Park	8	2023	\$5,898	15
1548	park furniture	Benches Metal Frame + Timber Slat	Appin AIS	Appin	8	2023	\$10,647	15
32	park furniture	Benches Metal Frame + Timber Slat	Wilton Rec Reserve	Wilton	8	2023	\$2,366	15
1268	playground equipment	Playground Equipment	Browns Rd Reserve	The Oaks	8	2023	\$20,000	15
1190	playground equipment	Playground Equipment	Dean McGrath Park (Station St Reserve)	Menangle	8	2023	\$15,479	15
1044	playground equipment	Playground Equipment	Dunbar Street Reserve	Silverdale	8	2023	\$15,330	15
668	playground equipment	Playground Equipment	Tahmoor Comm. Centre	Tahmoor	8	2023	\$23,000	15
523	playground equipment	Playground Equipment	Thirlmere Memorial Park	Thirlmere	8	2023	\$30,550	15
138	playground equipment	Playground Equipment	William Wood Reserve	Appin	8	2023	\$15,940	15

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
90	playground equipment	Playground Equipment	Wilton Community Center	Wilton	8	2023	\$16,000	15
717	signage	2 Signs - Respect " keep children off"	Picton RSL Park	Picton	8	2023	\$460	10
1189	signage	Sign - Cub Sign 2 sided	Douglas Park Sportsground	Douglas Park	8	2023	\$860	10
1308	signage	Sign 2 post large Bubalamai	Botanic Gardens	Picton	8	2023	\$1,260	10
282	signage	Sign 2 post Res name + Pool name	Warragamba Oval + Swim Pool	Warragamba	8	2023	\$1,260	10
1557	signage	Sign ordinance	Appin AIS	Appin	8	2023	\$230	10
988	signage	Sign Ordinance	Eugenie Byrne Park	Silverdale	8	2023	\$230	10
177	signage	Sign Ordinance	Waterboard Oval Precinct	Warragamba	8	2023	\$260	10
85	signage	Sign ordinance	Wilton Rec Reserve	Wilton	8	2023	\$260	10
1230	signage	Sign Ordinance - opposite Tullet St	Cubbitch Barta Reserve	Camden Park	8	2023	\$260	10
1165	signage	Sign Ordinance I post	Douglas Park Sportsground	Douglas Park	8	2023	\$260	10
21	signage	Sign -WSC + Reserve - 2 post	Wrightson Way Reserve	Douglas Park	8	2023	\$630	10
978	signage	Sign WSC +Reserve Name + Story (large 2 post)	Giribunger Reserve	Camden Park	8	2023	\$890	10
1211	sports facilities	Synthetic court surface over Concrete	Cubbitch Barta Reserve	Camden Park	8	2023	\$46,010	10
Subtotal							\$295,484	
895	carpark	Carpark and cul-de-sac at Tennis Court sealed	Hume Oval	Picton	9	2024	\$13,193	20
497	carpark	Gravel road from boundary gate to clubhouse	Thirlmere Sportsground	Thirlmere	9	2024	\$28,925	20
1158	fencing	Barrier Koppers log (10 cm diam) at carparks	Douglas Park Sportsground	Douglas Park	9	2024	\$5,293	20
569	fencing	Bollards (Timber 10 cm x 10 cm White)	Tahmoor Sportsground	Tahmoor	9	2024	\$1,960	20
202	fencing	Bollards Galvanised pipe 150 mm diam metal pipe	Waterboard Oval Precinct	Warragamba	9	2024	\$739	20
1373	fencing	Bollards Koppers Log ~ 60 cm above ground	Bargo Sportsground	Bargo	9	2024	\$9,660	20
1073	fencing	Bollards Koppers Log ~ 60 cm above ground every 2 m	Dudley Chesham Sportsground	The Oaks	9	2024	\$14,000	20
538	fencing	Bollards Treated Pine	Telopea Reserve	Buxton	9	2024	\$490	20

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
162	fencing	Concrete Bollards	Waterboard Oval Precinct	Warragamba	9	2024	\$2,955	20
25	fencing	Fence - 1.2 m Chainlink top + bottom Rail - Field Perimeter	Wilton Rec Reserve	Wilton	9	2024	\$36,791	20
639	fencing	Fence - 4 strand smooth wire 1.4 m high	Tahmoor Pony Club	Tahmoor	9	2024	\$918	20
1059	fencing	Fence - Double rail Gal pipe around equestrian area north of 'bridge'	Dudley Chesham Sportsground	The Oaks	9	2024	\$25,139	20
1264	fencing	Fence - front Boundary only 2 rail Koppers Log 10 cm diam + chain Link mesh - 1.2 m high	Camden Rd Reserve	Douglas Park	9	2024	\$1,243	20
1383	fencing	Fence - Gal Pipe 1.8 m no top rail chain link	Bargo Sportsground	Bargo	9	2024	\$15,517	20
1355	fencing	Fence - Tennis Court 3.6 m no top rail chain link	Birralee Park	Yanderra	9	2024	\$12,021	20
1021	fencing	Fence - Timber Single Rail 4x4 - 2 wire below East + North sides of Park only	Emmett Park	Tahmoor	9	2024	\$10,340	20
640	fencing	Fence (equivalent for jump structure) Timber single rail	Tahmoor Pony Club	Tahmoor	9	2024	\$2,000	20
641	fencing	Fence (equivalent) Pipe Rail Structure 1.2 m height	Tahmoor Pony Club	Tahmoor	9	2024	\$6,960	20
1386	fencing	Fence 1.2 m Chainlink + Timber posts above headwall	Bargo Sportsground	Bargo	9	2024	\$870	20
1387	fencing	Fence 1.2 m Chainlink and 2 strand wire on top	Bargo Sportsground	Bargo	9	2024	\$6,365	20
1045	fencing	Fence 1.2 m Chainlink with top rail South + east Boundary	Dunbar Street Reserve	Silverdale	9	2024	\$8,316	20
968	fencing	Fence 1.2 m Koppers log posts every 4m - 19 posts	Glenrock Reserve	Picton	9	2024	\$1,425	20
969	fencing	Fence 1.2 m Koppers log posts every 4m -Chainlink	Glenrock Reserve	Picton	9	2024	\$1,095	20
1441	fencing	Fence 1.2 m weldmesh	Appin Park	Appin	9	2024	\$3,359	20
742	fencing	Fence 1.2 m Weldmesh	Picton Ave Reserve	Picton	9	2024	\$444	20
406	fencing	Fence 1.2 m Weldmesh (Around Oval)	Victoria Park	Picton	9	2024	\$24,401	20
131	fencing	Fence 1.2 m weldmesh along carpark - (intermittent 66% Fence 33% gap)	Willis Park	Oakdale	9	2024	\$2,748	20

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
761	fencing	Fence 1.2 m weldmesh east side	Oakdale Tennis Club	Oakdale	9	2024	\$1,538	20
152	fencing	Fence 1.2 m weldmesh field perimeter	Waterboard Oval Precinct	Warragamba	9	2024	\$24,084	20
706	fencing	Fence 1.2 m weldmesh west boundary	Picton RSL Park	Picton	9	2024	\$3,150	20
319	fencing	Fence 1.2 m Weldmesh west of oval	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$7,206	20
341	fencing	Fence 1.8 m Chainlink no top rail with 3 strands barb wire	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$10,304	20
408	fencing	Fence 1.8 m Chainlink top rail	Victoria Park	Picton	9	2024	\$25,373	20
144	fencing	Fence 12 m White Headwall Koppers log + Chainlink 2 rail	William Wood Reserve	Appin	9	2024	\$888	20
505	fencing	Fence 2 log rails ~30cm diam Koppers log + 10 cm square wire mesh	Thirlmere Memorial Park	Thirlmere	9	2024	\$8,878	20
1287	fencing	Fence 2 rail Koppers log	Botanic Gardens	Picton	9	2024	\$3,100	20
970	fencing	Fence 2 rail Koppers log	Glenrock Reserve	Picton	9	2024	\$930	20
30	fencing	Fence 3 m Tennis Chainlink no top rail	Wilton Rec Reserve	Wilton	9	2024	\$16,996	20
910	fencing	Fence 3.6m chainlink NTR with one wire above mid Court	Hume Oval	Picton	9	2024	\$14,014	20
4	fencing	Fence 4 strand barbed wire 1.8 m (along road only)	Picton Sportsground	Picton	9	2024	\$2,430	20
581	fencing	Fence Backstop Chain Link 3.6 high with top rail	Tahmoor Sportsground	Tahmoor	9	2024	\$4,209	20
1146	fencing	Fence between courts (rear) 1.4 m chainlink w/ top rail	Douglas Park Sportsground	Douglas Park	9	2024	\$1,884	20
582	fencing	Fence Chainlink 1.8 m no top rail	Tahmoor Sportsground	Tahmoor	9	2024	\$26,663	20
1083	fencing	Fence Chainlink 1.8 m no top rail + 3 strand barb wire along north of fields to Tennis Courts	Dudley Chesham Sportsground	The Oaks	9	2024	\$9,225	20
1080	fencing	Fence Chainlink 3.6 m no top rail	Dudley Chesham Sportsground	The Oaks	9	2024	\$24,021	20
92	fencing	Fence Chainlink top + bottom rail 1.4 m painted front boundary	Willis Park	Oakdale	9	2024	\$4,358	20
1541	fencing	Fence field Perimeter 1.2 m weldmesh	Appin AIS	Appin	9	2024	\$30,738	20
944	fencing	Fence Koppers 2 rail Fence	Harold Noakes Park	The Oaks	9	2024	\$8,587	20
1356	fencing	Fence Koppers Log 2 rail	Birralee Park	Yanderra	9	2024	\$2,170	20

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831	fencing	Fence Koppers Log 2 rail	Lin Gordon Reserve	Thirlmere	9	2024	\$744	20
490	fencing	Fence outer track Fence Southwest colourbond 1.4 m	Thirlmere Sportsground	Thirlmere	9	2024	\$6,255	20
492	fencing	Fence outer track Fence star picket wire and metal panels (rough)	Thirlmere Sportsground	Thirlmere	9	2024	\$9,266	20
584	fencing	Fence Pipe single pipe	Tahmoor Sportsground	Tahmoor	9	2024	\$19,952	20
1549	fencing	Fence playground perimeter swim pool style Galvanised unpainted 1.4 m	Appin AIS	Appin	9	2024	\$7,269	20
1390	fencing	Fence single rail Timber Fence around track perimeter	Bargo Sportsground	Bargo	9	2024	\$54,000	20
586	fencing	Fence Weldmesh 1.0 m (partially disassembled in addition to this)	Tahmoor Sportsground	Tahmoor	9	2024	\$9,568	20
1391	fencing	Fence Weldmesh 1.2 m	Bargo Sportsground	Bargo	9	2024	\$3,486	20
658	fencing	Fence Weldmesh 1.2 m	Tahmoor CWA HALL	Tahmoor	9	2024	\$3,720	20
1104	fencing	Fence Weldmesh 1.2 m perimeter ARL field	Dudley Chesham Sportsground	The Oaks	9	2024	\$25,732	20
457	fencing	Fence Weldmesh 1.2 m perimeter east field	Thirlmere Sportsground	Thirlmere	9	2024	\$26,048	20
644	fencing	Fenced enclosure - single pipe rail metal & 1 smooth wire	Tahmoor Pony Club	Tahmoor	9	2024	\$8,120	20
645	fencing	Fenced enclosure - single rail metal and tape	Tahmoor Pony Club	Tahmoor	9	2024	\$10,788	20
119	fencing	Gate 1.4 m high 2.5 m chainmesh with top + bottom rail (pair)	Willis Park	Oakdale	9	2024	\$929	15
431	fencing	Gate and shed Timber post + beam Metal roof + 1 wall + 1 gate	Thirlmere Sportsground	Thirlmere	9	2024	\$3,900	20
1550	fencing	Gate playground swim pool style Galvanised unpainted	Appin AIS	Appin	9	2024	\$450	20
42	fencing	Gate single 2.1 m tall x 1.2 m	Wilton Rec Reserve	Wilton	9	2024	\$1,239	20
839	fencing	Handrail 2 pipe rail Gal	Kennedy Grove Drainage Res	Appin	9	2024	\$1,536	20
494	fencing	Handrail 2 rail Gal Pipe	Thirlmere Sportsground	Thirlmere	9	2024	\$1,792	20
947	fencing	Handrail Gal pipe 2 rail	Halls Reserve	Tahmoor	9	2024	\$1,152	20
647	fencing	Handrail Gal Pipe 2 rail	Tahmoor Pony Club	Tahmoor	9	2024	\$1,920	20
1408	fencing	Handrail Gal Pipe 2 Rail Grandstand	Bargo Sportsground	Bargo	9	2024	\$2,560	20

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972	fencing	Handrail Gal Pipe 2 rail with mesh posts in Concrete in stone (Viewpoint)	Glenrock Reserve	Picton	9	2024	\$2,686	20
659	fencing	Handrail Galvanised pipe 2 rail	Tahmoor CWA HALL	Tahmoor	9	2024	\$794	20
743	fencing	Koppers log barrier	Picton Ave Reserve	Picton	9	2024	\$184	20
245	fencing	Koppers Log Barrier - west of oval, west of carpark and along roadway	Waterboard Oval Precinct	Warragamba	9	2024	\$11,898	20
599	fencing	Koppers Log Barrier ~10 cm logs	Tahmoor Sportsground	Tahmoor	9	2024	\$673	20
1527	fencing	Koppers log Barrier around carpark 4 m beam + 2 posts	Appin AIS	Appin	9	2024	\$3,916	20
180	fencing	Koppers log barrier around carpark from production way at Waterboard oval	Waterboard Oval Precinct	Warragamba	9	2024	\$8,885	20
313	fencing	Koppers log barrier Swim pool to log barrier	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$10,168	20
184	fencing	Koppers log barriers along roadways to tennis court carpark + along Warradale Rd	Waterboard Oval Precinct	Warragamba	9	2024	\$24,650	20
600	fencing	Koppers Log Bollards ~ 66 cm above ground	Tahmoor Sportsground	Tahmoor	9	2024	\$4,690	20
907	fencing	Koppers Log Bollards/posts painted	Hume Oval	Picton	9	2024	\$335	20
543	fencing	Koppers log Fence (2 rails + posts every 4 m)	Telopea Reserve	Buxton	9	2024	\$19,840	20
424	fencing	Koppers Log Posts 1.4 m above ground	Turner St Drainage Reserve	Thirlmere	9	2024	\$152	20
601	fencing	Koppers Log Rails ~2.4 m long	Tahmoor Sportsground	Tahmoor	9	2024	\$4,906	20
859	fencing	Koppers log single rail Fence oval perimeter	Hume Oval	Picton	9	2024	\$12,514	20
314	fencing	Log barrier between roadway and oval	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$3,610	20
27	fencing	Posts Koppers 60 cm above ground	Wilton Rec Reserve	Wilton	9	2024	\$10,816	20
1449	fencing	Posts white reflector	Appin Park	Appin	9	2024	\$680	20
482	fencing	Timber - Koppers log barrier	Thirlmere Sportsground	Thirlmere	9	2024	\$5,084	20
894	fencing	Timber post 7m + Streetlight over carpark	Hume Oval	Picton	9	2024	\$10,382	20
1335	fencing	Timber Post/bollard @ carpark	Botanic Gardens	Picton	9	2024	\$871	20
268	footpaths	Footpath area near shelter AC	Waterboard Oval Precinct	Warragamba	9	2024	\$29,287	20
957	footpaths	Gravel paths (212 x 1.5)	Gundungurra Park	Belimbla Park	9	2024	\$6,678	20
160	lighting	Floodlights Large	Waterboard Oval Precinct	Warragamba	9	2024	\$34,000	10
745	lighting	Light Pole Timber + light	Picton Ave Reserve	Picton	9	2024	\$2,000	20

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1412	lighting	Light Pole Timber 10 m	Bargo Sportsground	Bargo	9	2024	\$5,000	20
1413	lighting	Light Pole Timber 6 m	Bargo Sportsground	Bargo	9	2024	\$2,500	20
1414	lighting	Light Pole Timber 8 m	Bargo Sportsground	Bargo	9	2024	\$8,000	20
416	lighting	Light Standard Timber (10-15m)	Victoria Park	Picton	9	2024	\$12,000	20
1487	lighting	Light standards Timber 10-15 m	Appin Park	Appin	9	2024	\$36,000	20
19	lighting	Park Light pole + Light	WS Williams Park	The Oaks	9	2024	\$2,000	20
350	lighting	Park light posts	Warragamba Ninth St	Warragamba	9	2024	\$4,000	20
213	lighting	Timber Light Pole east of tennis court	Waterboard Oval Precinct	Warragamba	9	2024	\$1,650	20
273	lighting	Timber Light Posts 10-12 m	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$18,000	20
315	lighting	Timber light standards ~15 m	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$12,000	20
316	lighting	Timber light standards ~20 m	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$18,000	20
1070	operational	Bin 45 Gal Drum Rusted	Dudley Chesham Sportsground	The Oaks	9	2024	\$150	20
1130	operational	Pipe Arch Barrier / Baulk over water meter	Douglas Park Sportsground	Douglas Park	9	2024	\$800	20
1031	operational	Pole Timber 6 m	Emmett Park	Tahmoor	9	2024	\$2,000	20
1497	operational	Power Box	Appin Park	Appin	9	2024	\$1,800	20
1417	operational	Power Box	Bargo Sportsground	Bargo	9	2024	\$3,600	20
1295	operational	Power box	Botanic Gardens	Picton	9	2024	\$1,800	20
1032	operational	Power Box	Emmett Park	Tahmoor	9	2024	\$3,600	20
549	operational	Power Box	Telopea Reserve	Buxton	9	2024	\$1,800	20
419	operational	Power Box	Victoria Park	Picton	9	2024	\$3,600	20
354	operational	Power Box	Warragamba Civic Park	Warragamba	9	2024	\$1,800	20
247	operational	Power box	Waterboard Oval Precinct	Warragamba	9	2024	\$1,800	20
172	operational	Power Box	Waterboard Oval Precinct	Warragamba	9	2024	\$1,800	20
36	operational	Power Box	Wilton Rec Reserve	Wilton	9	2024	\$3,600	20
1077	operational	Power boxes	Dudley Chesham Sportsground	The Oaks	9	2024	\$5,400	20
906	operational	Power Boxes	Hume Oval	Picton	9	2024	\$7,200	20
290	operational	Power Boxes	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$9,000	20
550	operational	Power pole	Telopea Reserve	Buxton	9	2024	\$1,000	20
355	operational	Power pole 7 m Timber	Warragamba Civic Park	Warragamba	9	2024	\$2,000	20

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619	operational	Power pole Timber	Tahmoor Sportsground	Tahmoor	9	2024	\$2,000	20
35	operational	Power Pole Timber	Wilton Rec Reserve	Wilton	9	2024	\$2,000	20
474	operational	Power Poles Treated Timber ~7m	Thirlmere Sportsground	Thirlmere	9	2024	\$6,000	20
1303	operational	Solar panel on post	Botanic Gardens	Picton	9	2024	\$1,000	20
986	operational	Timber Power Poles 7m	Eugenie Byrne Park	Silverdale	9	2024	\$2,000	20
908	operational	Timber Power Poles 7m one with light	Hume Oval	Picton	9	2024	\$12,382	20
1424	operational	Timber Telegraph pole	Bargo Sportsground	Bargo	9	2024	\$2,000	20
1078	operational	Timber Telegraph Power pole 7m	Dudley Chesham Sportsground	The Oaks	9	2024	\$2,000	20
1304	operational	Water tap	Botanic Gardens	Picton	9	2024	\$800	20
1310	operational	Water Tap	Botanic Gardens	Picton	9	2024	\$1,200	20
1196	operational	Water Tap	Dean McGrath Park (Station St Reserve)	Menangle	9	2024	\$400	20
1055	operational	Water Tap	Dunbar Street Reserve	Silverdale	9	2024	\$400	20
386	operational	Water tap	Warragamba Civic Park	Warragamba	9	2024	\$400	20
143	operational	Water Tap	William Wood Reserve	Appin	9	2024	\$400	20
88	operational	Water Tap	Wilton Rec Reserve	Wilton	9	2024	\$400	20
396	park furniture	Bench Aluminium 4m x 1m, 4 posts, no back	Victoria Park	Picton	9	2024	\$24,750	20
1448	park furniture	1 bin 'dog tidy'	Appin Park	Appin	9	2024	\$200	20
101	park furniture	Barbecue electric Single	Willis Park	Oakdale	9	2024	\$4,960	20
242	park furniture	BBQ (Landmark KB101) twin electric Quad back to back	Waterboard Oval Precinct	Warragamba	9	2024	\$20,076	20
536	park furniture	Bench - Wood with large tubular steel frame + post	Telopea Reserve	Buxton	9	2024	\$1,183	20
434	park furniture	Bench 6 m long Aluminium 4 post	Thirlmere Sportsground	Thirlmere	9	2024	\$6,300	20
367	park furniture	Bench Metal Frame + metal mesh seat (pink)	Warragamba Civic Park	Warragamba	9	2024	\$3,549	20
360	park furniture	Bench Metal Frame + metal mesh seat (pink)	Warragamba Civic Park	Warragamba	9	2024	\$1,183	20
952	park furniture	Bench Timber	Gundungurra Park	Belimbla Park	9	2024	\$898	10
562	park furniture	Benches Aluminium 4m long 3 posts	Tahmoor Sportsground	Tahmoor	9	2024	\$700	20
563	park furniture	Benches Aluminium 6m long 4 posts	Tahmoor Sportsground	Tahmoor	9	2024	\$9,900	20

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
1367	park furniture	Benches Aluminium 6m long 4 posts at rear across creek	Bargo Sportsground	Bargo	9	2024	\$1,350	20
1346	park furniture	Benches Concrete bench and supports	Botanic Gardens	Picton	9	2024	\$3,436	20
785	park furniture	Benches Concrete bench and supports	Montpelier Drive Park + Drain Res + Bike Track	The Oaks	9	2024	\$2,577	20
753	park furniture	Benches Fibreglass Arcs, metal posts to suit metal picnic table	Peppercorn Park	Mount Hunter	9	2024	\$3,600	20
674	park furniture	Benches Fibreglass Arcs, metal posts to suit metal picnic table	Rest-A-While West Reserve	Bargo	9	2024	\$3,000	20
812	park furniture	Benches in rotunda - metal frame, Timber slat, no back	Maclean Lane Reserve	Camden Park	9	2024	\$5,898	15
1457	park furniture	Bin	Appin Park	Appin	9	2024	\$822	20
1069	park furniture	Bin	Dudley Chesham Sportsground	The Oaks	9	2024	\$3,288	20
1050	park furniture	Bin	Dunbar Street Reserve	Silverdale	9	2024	\$822	20
989	park furniture	Bin	Eugenie Byrne Park	Silverdale	9	2024	\$822	20
871	park furniture	Bin	Hume Oval	Picton	9	2024	\$12,330	20
148	park furniture	bin	Wild St Reserve	Picton	9	2024	\$822	20
1198	park furniture	Bin (Dog tidy style)	Dean McGrath Park (Station St Reserve)	Menangle	9	2024	\$200	20
1371	park furniture	Bins	Bargo Sportsground	Bargo	9	2024	\$6,576	20
1280	park furniture	bins	Botanic Gardens	Picton	9	2024	\$4,110	20
1004	park furniture	Bins	English Reserve	Camden Park	9	2024	\$1,644	20
851	park furniture	Bins	Ibbotson Street Reserve	Tahmoor	9	2024	\$822	20
737	park furniture	Bins	Picton Ave Reserve	Picton	9	2024	\$822	20
708	park furniture	bins	Picton RSL Park	Picton	9	2024	\$3,288	20
699	park furniture	Bins	Progress St Reserve	Tahmoor	9	2024	\$822	20
676	park furniture	Bins	Rest-A-While West Reserve	Bargo	9	2024	\$1,644	20
566	park furniture	Bins	Tahmoor Sportsground	Tahmoor	9	2024	\$22,194	20
567	park furniture	Bins	Tahmoor Sportsground	Tahmoor	9	2024	\$3,288	20
501	park furniture	Bins	Thirlmere Memorial Park	Thirlmere	9	2024	\$4,110	20
363	park furniture	Bins	Warragamba Civic Park	Warragamba	9	2024	\$1,644	20

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
66	park furniture	Bins	Wilton Rec Reserve	Wilton	9	2024	\$3,288	20
437	park furniture	Bins - 45 Gal Drums Painted	Thirlmere Sportsground	Thirlmere	9	2024	\$3,150	20
692	park furniture	Bins - Dog Tidy	Remembrance Driveway Verge S Side	Tahmoor	9	2024	\$400	20
726	park furniture	Double BBQ Electric (Christie)	Picton RSL Park	Picton	9	2024	\$4,960	20
255	park furniture	Electric BBQ grill + stainless exhaust hood	Waterboard Oval Precinct	Warragamba	9	2024	\$20,076	20
1001	park furniture	Picnic table - Metal Frame and Timber slat	English Reserve	Camden Park	9	2024	\$1,600	20
686	park furniture	Picnic Table + Shade Roof + 2 Benches Metal + Timber bench + table tops	Rest-A-While West Reserve	Bargo	9	2024	\$9,032	20
615	park furniture	Picnic Table metal frame + posts, colourbond roof , Timber benches and tabletop	Tahmoor Sportsground	Tahmoor	9	2024	\$9,032	20
1360	park furniture	Picnic Table: Koppers post+beam, Gal Roof + Timber Benches	Birralee Park	Yanderra	9	2024	\$1,473	20
515	park furniture	Picnic Tables Concrete supports, table tops, Timber bench slats, Benches metal supports, with two benches, with 2 checkerboards set into tabletop	Thirlmere Memorial Park	Thirlmere	9	2024	\$2,900	20
516	park furniture	Picnic Tables Concrete supports, table tops, Timber bench slats, with one bench	Thirlmere Memorial Park	Thirlmere	9	2024	\$4,704	20
517	park furniture	Picnic Tables Concrete supports, table tops, Timber bench slats, with two benches	Thirlmere Memorial Park	Thirlmere	9	2024	\$6,272	20
186	park furniture	Picnic Tables Concrete Top + Posts, Timber benches + slab (ex SCA) (2.3x 2.2)	Waterboard Oval Precinct	Warragamba	9	2024	\$109,760	20
79	park furniture	Picnic tables metal frame - metal mesh bench + tabletop	Wilton Rec Reserve	Wilton	9	2024	\$9,507	20
252	park furniture	Picnic tables, Concrete top, Timber Bench, Metal Post	Waterboard Oval Precinct	Warragamba	9	2024	\$28,224	20
65	park furniture	Rotunda - Timber Frame + Bench + Concrete base + corrugated, coloured metal roof	Wilton Rec Reserve	Wilton	9	2024	\$22,584	20
551	park furniture	Shelter (steel posts and colourbond roof) (12 x 3 m)	Telopea Reserve	Buxton	9	2024	\$6,869	20
1362	park furniture	shelter metal post + frame, colorbound Roof	Birralee Park	Yanderra	9	2024	\$900	20

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
526	park furniture	Shelter Timber Frame + Posts, Colourbond roof 4 x 4m	Thirlmere Memorial Park	Thirlmere	9	2024	\$3,056	20
552	park furniture	Shelters (steel posts and colourbond roof) (8 x 3 m)	Telopea Reserve	Buxton	9	2024	\$4,579	20
835	park furniture	Table - Koppers Log (Rough)	Lin Gordon Reserve	Thirlmere	9	2024	\$400	20
688	park furniture	Tables - Round Fibreglass table and metal post	Rest-A-While West Reserve	Bargo	9	2024	\$1,620	20
1281	park furniture	Water Bubbler	Botanic Gardens	Picton	9	2024	\$1,113	20
532	park furniture	Water Bubbler	Thirlmere Memorial Park	Thirlmere	9	2024	\$1,113	20
264	park furniture	Water tap	Waterboard Oval Precinct	Warragamba	9	2024	\$400	20
258	park furniture	Water taps Stainless (Faucets) + plumbing	Waterboard Oval Precinct	Warragamba	9	2024	\$3,300	20
664	playground equipment	Playground Equipment	Tahmoor Comm. Centre 2	Tahmoor	9	2024	\$23,000	15
1220	signage	Sign - WSC + Reserve Name + Story (Large 2 post)	Cubbitch Barta Reserve	Camden Park	9	2024	\$890	10
1221	signage	Sign Ordinance	Cubbitch Barta Reserve	Camden Park	9	2024	\$260	10
1228	signage	Sign ordinance (east end)	Cubbitch Barta Reserve	Camden Park	9	2024	\$260	10
804	signage	Sign ordinance at Tullet end	Maclean Lane Reserve	Camden Park	9	2024	\$260	10
1008	signage	Sign WSC + Reserve Name and story (large 2 post)	English Reserve	Camden Park	9	2024	\$890	10
339	skatepark	Total ramp handrails - 2 rail Galvanised pipe	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$1,280	20
879	sports facilities	Asphalt Concrete Surface of Basketball court	Hume Oval	Picton	9	2024	\$27,280	25
878	sports facilities	Basketball Backboard + hoop, twin posts (posts 50 yr, rest 20 yr)	Hume Oval	Picton	9	2024	\$3,140	20
574	sports facilities	Cricket practice cage ~2m high pipe + mesh 'Fence' structure	Tahmoor Sportsground	Tahmoor	9	2024	\$1,490	20
575	sports facilities	Cricket practice cage ~3m high pipe + mesh 'Fence' structure	Tahmoor Sportsground	Tahmoor	9	2024	\$5,950	20
576	sports facilities	Cricket practice cage >3m high pipe + mesh 'Fence' structure	Tahmoor Sportsground	Tahmoor	9	2024	\$8,014	20

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
540	sports facilities	Cricket practice cage >3m high pipe + mesh 'Fence' structure	Telopea Reserve	Buxton	9	2024	\$4,419	20
445	sports facilities	Cricket synthetic surface	Thirlmere Sportsground	Thirlmere	9	2024	\$1,722	20
70	sports facilities	Fence Cricket Practice Pitch 3m high chain link with light reo mesh at rear and roof	Wilton Rec Reserve	Wilton	9	2024	\$3,864	20
864	sports facilities	Goalpost - Soccer junior	Hume Oval	Picton	9	2024	\$2,745	20
1112	sports facilities	Goalpost ARL 1 pair	Dudley Chesham Sportsground	The Oaks	9	2024	\$4,000	20
1498	sports facilities	Goalposts - Rugby League	Appin Park	Appin	9	2024	\$4,000	20
462	sports facilities	Goalposts Aussie Rules (1 pair)	Thirlmere Sportsground	Thirlmere	9	2024	\$4,745	20
863	sports facilities	Goalposts -Full size Soccer	Hume Oval	Picton	9	2024	\$3,295	20
412	sports facilities	Goalposts League/Union	Victoria Park	Picton	9	2024	\$9,230	20
78	sports facilities	Goalposts pair	Wilton Rec Reserve	Wilton	9	2024	\$4,000	20
126	sports facilities	Goalposts Soccer metal (pairs)	Willis Park	Oakdale	9	2024	\$3,295	20
595	sports facilities	Goalposts Soccer/Hockey metal (pairs)	Tahmoor Sportsground	Tahmoor	9	2024	\$13,180	20
783	sports facilities	Lower court Synthetic playing surface	Oakdale Tennis Club	Oakdale	9	2024	\$23,676	20
110	sports facilities	Mini Hockey goals (?) Gal Pipe	Willis Park	Oakdale	9	2024	\$1,500	20
1359	sports facilities	Netball Post + Goal	Birrahlee Park	Yanderra	9	2024	\$650	20
612	sports facilities	Netball Post + Goal	Tahmoor Sportsground	Tahmoor	9	2024	\$7,800	20
468	sports facilities	Netball Post + Goal	Thirlmere Sportsground	Thirlmere	9	2024	\$650	20
49	sports facilities	Netball Post + Goal	Wilton Rec Reserve	Wilton	9	2024	\$325	20
469	sports facilities	Netball Post + no Goal	Thirlmere Sportsground	Thirlmere	9	2024	\$250	20
473	sports facilities	Pitch adjoining dugout outdoor carpet 11m x 5 m	Thirlmere Sportsground	Thirlmere	9	2024	\$1,595	20
484	sports facilities	Sand track surface	Thirlmere Sportsground	Thirlmere	9	2024	\$58,415	20
1175	sports facilities	Soccer Goalposts	Douglas Park Sportsground	Douglas Park	9	2024	\$3,295	20
271	sports facilities	Steel Post + Netball Goal hoops	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$1,300	20
1108	sports facilities	Synthetic Turf for cricket wicket	Dudley Chesham Sportsground	The Oaks	9	2024	\$3,198	20
324	sports facilities	Team Dugout Colourbond + plywood walls, Metal posts, Corrugated colourbond roof	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$3,438	20

Asset ID	Sub Category	Asset Name	From	To	Rem Life (years)	Planned Renewal Year	Renewal Cost (\$)	Standard Useful Life in Years
325	sports facilities	Team Shelter Tall Area Metal posts + Frame, Corrugated colourbond roof + short walls	Warragamba Oval + Swim Pool	Warragamba	9	2024	\$3,725	20
649	sports facilities	Timber Corral / Jump / hurdle structure	Tahmoor Pony Club	Tahmoor	9	2024	\$1,000	20
650	sports facilities	Timber Post + 2 rail Corral	Tahmoor Pony Club	Tahmoor	9	2024	\$2,435	20
651	sports facilities	Timber Post 1.4 m painted white	Tahmoor Pony Club	Tahmoor	9	2024	\$2,170	20
1178	sports facilities	Track and field run up tracks Synthetic Turf 25 x 1.3m	Douglas Park Sportsground	Douglas Park	9	2024	\$1,528	20
1092	sports facilities	Umpire Chair/Stand	Dudley Chesham Sportsground	The Oaks	9	2024	\$3,000	20
1038	sports facilities	Umpire Chair/Stand	Emmett Park	Tahmoor	9	2024	\$1,000	20
921	sports facilities	Umpire Chair/Stand	Hume Oval	Picton	9	2024	\$7,000	20
770	sports facilities	Umpire chair/stand	Oakdale Tennis Club	Oakdale	9	2024	\$1,000	20
39	sports facilities	Umpire Chair/Stand	Wilton Rec Reserve	Wilton	9	2024	\$2,000	20
771	sports facilities	Umpire chair/stand Double	Oakdale Tennis Club	Oakdale	9	2024	\$1,500	20
							Subtotal	\$1,770,914
							Program Total	\$4,634,979

Appendix C Projected Upgrade/Exp/New 10 year Capital Works Program

To be developed

Appendix D Budgeted Expenditures Accommodated in LTFP

Projected Expenditure	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Capital Expenditure on Renewal/Replacement of existing assets	\$37	\$2	\$130	\$49	\$511	\$443	\$294	\$1,104	\$295	\$1,771
Capital Expenditure on Upgrade/New assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Operational cost of existing assets	\$500	\$500	\$500	\$500	\$500	\$500	\$500	\$500	\$500	\$500
Maintenance cost of existing assets	\$562	\$569	\$577	\$585	\$593	\$601	\$609	\$617	\$625	\$633
Operational cost of New assets	\$0	\$10	\$30	\$52	\$74	\$97	\$120	\$145	\$171	\$198
Maintenance cost of New assets	\$0	\$12	\$36	\$62	\$88	\$115	\$144	\$174	\$204	\$236
Disposal of Surplus assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

All dollar values are in (\$'000) in nominal (current year 1) values.

Appendix E Abbreviations

AAAC	Average annual asset consumption
AM	Asset management
AM Plan	Asset management plan
ARI	Average recurrence interval
ASC	Annual service cost
BOD	Biochemical (biological) oxygen demand
CRC	Current replacement cost
CWMS	Community wastewater management systems
DA	Depreciable amount
DRC	Depreciated replacement cost
EF	Earthworks/formation
IRMP	Infrastructure risk management plan
LCC	Life Cycle cost
LCE	Life cycle expenditure
LTFP	Long term financial plan
MMS	Maintenance management system
PCI	Pavement condition index
RV	Residual value
SoA	State of the Assets
SS	Suspended solids
vph	Vehicles per hour
WDCRC	Written down current replacement cost

Appendix F Glossary

Annual service cost (ASC)

- 1) Reporting actual cost
The annual (accrual) cost of providing a service including operations, maintenance, depreciation, finance/opportunity and disposal costs less revenue.
- 2) For investment analysis and budgeting
An estimate of the cost that would be tendered, per annum, if tenders were called for the supply of a service to a performance specification for a fixed term. The Annual Service Cost includes operations, maintenance, depreciation, finance/opportunity and disposal costs, less revenue.

Asset

A resource controlled by an entity as a result of past events and from which future economic benefits are expected to flow to the entity. Infrastructure assets are a sub-class of property, plant and equipment which are non-current assets with a life greater than 12 months and enable services to be provided.

Asset category

Sub-group of assets within a class hierarchy for financial reporting and management purposes.

Asset class

A group of assets having a similar nature or function in the operations of an entity, and which, for purposes of disclosure, is shown as a single item without supplementary disclosure.

Asset condition assessment

The process of continuous or periodic inspection, assessment, measurement and interpretation of the resultant data to indicate the condition of a specific asset so as to determine the need for some preventative or remedial action.

Asset hierarchy

A framework for segmenting an asset base into appropriate classifications. The asset hierarchy can be based on asset function or asset type or a combination of the two.

Asset management (AM)

The combination of management, financial, economic, engineering and other practices applied to physical assets with the objective of providing the required level of service in the most cost effective manner.

Asset renewal funding ratio

The ratio of the net present value of asset renewal funding accommodated over a 10 year period in a long term financial plan relative to the net present value of projected capital renewal expenditures identified in an asset management plan for the same period [AIFMG Financial Sustainability Indicator No 8].

Average annual asset consumption (AAAC)*

The amount of an organisation's asset base consumed during a reporting period (generally a year). This may be calculated by dividing the depreciable amount by the useful life (or total future economic benefits/service potential) and totalled for each and every asset OR by dividing the carrying amount (depreciated replacement cost) by the remaining useful life (or remaining future economic benefits/service potential) and totalled for each and every asset in an asset category or class.

Borrowings

A borrowing or loan is a contractual obligation of the borrowing entity to deliver cash or another financial asset to the lending entity over a specified period of time or at a specified point in time, to cover both the initial capital provided and the cost of the interest incurred for providing this capital. A borrowing or loan provides the means for the borrowing entity to finance outlays (typically physical assets) when it has insufficient funds of its own to do so, and for the lending entity to make a financial return, normally in the form of interest revenue, on the funding provided.

Capital expenditure

Relatively large (material) expenditure, which has benefits, expected to last for more than 12 months. Capital expenditure includes renewal, expansion and upgrade. Where capital projects involve a combination of renewal, expansion and/or upgrade expenditures, the total project cost needs to be allocated accordingly.

Capital expenditure - expansion

Expenditure that extends the capacity of an existing asset to provide benefits, at the same standard as is currently enjoyed by existing beneficiaries, to a new group of users. It is discretionary expenditure, which increases future operations and maintenance costs, because it increases the organisation's asset base, but may be associated with additional revenue from the new user group, eg. extending a drainage or road network, the provision of an oval or park in a new suburb for new residents.

Capital expenditure - new

Expenditure which creates a new asset providing a new service/output that did not exist beforehand. As it increases service potential it may impact revenue and will increase future operations and maintenance expenditure.

Capital expenditure - renewal

Expenditure on an existing asset or on replacing an existing asset, which returns the service capability of the asset up to that which it had originally. It is periodically required expenditure, relatively large (material) in value compared with the value of the components or sub-components of the asset being renewed. As it reinstates existing service potential, it generally has no impact on revenue, but may reduce future operations and maintenance expenditure if completed at the optimum time, eg. resurfacing or resheeting a material part of a road network, replacing a material section of a drainage network with pipes of the same capacity, resurfacing an oval.

Capital expenditure - upgrade

Expenditure, which enhances an existing asset to provide a higher level of service or expenditure that will increase the life of the asset beyond that which it had originally. Upgrade expenditure is discretionary and often does not result in additional revenue unless direct user charges apply. It will increase operations and maintenance expenditure in the future because of the increase in the organisation's asset base, eg. widening the sealed area of an existing road, replacing drainage pipes with pipes of a greater capacity, enlarging a grandstand at a sporting facility.

Capital funding

Funding to pay for capital expenditure.

Capital grants

Monies received generally tied to the specific projects for which they are granted, which are often upgrade and/or expansion or new investment proposals.

Capital investment expenditure

See capital expenditure definition

Capitalisation threshold

The value of expenditure on non-current assets above which the expenditure is recognised as capital expenditure and below which the expenditure is charged as an expense in the year of acquisition.

Carrying amount

The amount at which an asset is recognised after deducting any accumulated depreciation / amortisation and accumulated impairment losses thereon.

Class of assets

See asset class definition

Component

Specific parts of an asset having independent physical or functional identity and having specific attributes such as different life expectancy, maintenance regimes, risk or criticality.

Core asset management

Asset management which relies primarily on the use of an asset register, maintenance management systems, job resource management, inventory control, condition assessment, simple risk assessment and defined levels of service, in order to establish alternative treatment options and long-term cashflow predictions. Priorities are usually established on the basis of financial return gained by carrying out the work (rather than detailed risk analysis and optimised decision-making).

Cost of an asset

The amount of cash or cash equivalents paid or the fair value of the consideration given to acquire an asset at the time of its acquisition or construction, including any costs necessary to place the asset into service. This includes one-off design and project management costs.

Critical assets

Assets for which the financial, business or service level consequences of failure are sufficiently severe to justify proactive inspection and rehabilitation. Critical assets have a lower threshold for action than non-critical assets.

Current replacement cost (CRC)

The cost the entity would incur to acquire the asset on the reporting date. The cost is measured by reference to the lowest cost at which the gross future economic benefits could be obtained in the normal course of business or the minimum it would cost, to replace the existing asset with a technologically modern equivalent new asset (not a second hand one) with the same economic benefits (gross service potential) allowing for any differences in the quantity and quality of output and in operating costs.

Deferred maintenance

The shortfall in rehabilitation work undertaken relative to that required to maintain the service potential of an asset.

Depreciable amount

The cost of an asset, or other amount substituted for its cost, less its residual value.

Depreciated replacement cost (DRC)

The current replacement cost (CRC) of an asset less, where applicable, accumulated depreciation calculated on the basis of such cost to reflect the already consumed or expired future economic benefits of the asset.

Depreciation / amortisation

The systematic allocation of the depreciable amount (service potential) of an asset over its useful life.

Economic life

See useful life definition.

Expenditure

The spending of money on goods and services. Expenditure includes recurrent and capital outlays.

Expenses

Decreases in economic benefits during the accounting period in the form of outflows or depletions of assets or increases in liabilities that result in decreases in equity, other than those relating to distributions to equity participants.

Fair value

The amount for which an asset could be exchanged, or a liability settled, between knowledgeable, willing parties, in an arms length transaction.

Financing gap

A financing gap exists whenever an entity has insufficient capacity to finance asset renewal and other expenditure necessary to be able to appropriately maintain the range and level of services its existing asset stock was originally designed and intended to deliver. The service capability of the existing asset stock should be determined assuming no additional operating revenue, productivity improvements, or net financial liabilities above levels currently planned or projected. A current financing gap means service levels have already or are currently falling. A projected financing gap if not addressed will result in a future diminution of existing service levels.

Heritage asset

An asset with historic, artistic, scientific, technological, geographical or environmental qualities that is held and maintained principally for its contribution to knowledge and culture and this purpose is central to the objectives of the entity holding it.

Impairment Loss

The amount by which the carrying amount of an asset exceeds its recoverable amount.

Infrastructure assets

Physical assets that contribute to meeting the needs of organisations or the need for access to major economic and social facilities and services, eg. roads, drainage, footpaths and cycleways. These are typically large, interconnected networks or portfolios of composite assets. The components of these assets may be separately maintained, renewed or replaced individually so that the required level and standard of service from the network of assets is continuously sustained. Generally the components and hence the assets have long lives. They are fixed in place and are often have no separate market value.

Investment property

Property held to earn rentals or for capital appreciation or both, rather than for:

- (a) use in the production or supply of goods or services or for administrative purposes; or
- (b) sale in the ordinary course of business.

Key performance indicator

A qualitative or quantitative measure of a service or activity used to compare actual performance against a standard or other target. Performance indicators commonly relate to statutory limits, safety, responsiveness, cost, comfort, asset performance, reliability, efficiency, environmental protection and customer satisfaction.

Level of service

The defined service quality for a particular service/activity against which service performance may be measured. Service levels usually relate to quality, quantity, reliability, responsiveness, environmental impact, acceptability and cost.

Life Cycle Cost *

1. **Total LCC** The total cost of an asset throughout its life including planning, design, construction, acquisition, operation, maintenance, rehabilitation and disposal costs.
2. **Average LCC** The life cycle cost (LCC) is average cost to provide the service over the longest asset life cycle. It comprises average operations, maintenance expenditure plus asset consumption expense, represented by depreciation expense projected over 10 years. The Life Cycle Cost does not indicate the funds required to provide the service in a particular year.

Life Cycle Expenditure

The Life Cycle Expenditure (LCE) is the average operations, maintenance and capital renewal expenditure accommodated in the long term financial plan over 10 years. Life Cycle Expenditure may be compared to average Life Cycle Cost to give an initial indicator of affordability of projected service levels when considered with asset age profiles.

Loans / borrowings

See borrowings.

Maintenance

All actions necessary for retaining an asset as near as practicable to an appropriate service condition, including regular ongoing day-to-day work necessary to keep assets operating, eg road patching but excluding rehabilitation or renewal. It is operating expenditure required to ensure that the asset reaches its expected useful life.

- **Planned maintenance**

Repair work that is identified and managed through a maintenance management system (MMS). MMS activities include inspection, assessing the condition against failure/breakdown criteria/experience, prioritising scheduling, actioning the work and reporting what was done to develop a maintenance history and improve maintenance and service delivery performance.

- **Reactive maintenance**

Unplanned repair work that is carried out in response to service requests and management/supervisory directions.

- **Specific maintenance**

Maintenance work to repair components or replace sub-components that needs to be identified as a specific maintenance item in the maintenance budget.

- **Unplanned maintenance**

Corrective work required in the short-term to restore an asset to working condition so it can continue to deliver the required service or to maintain its level of security and integrity.

Maintenance expenditure *

Recurrent expenditure, which is periodically or regularly required as part of the anticipated schedule of works required to ensure that the asset achieves its useful life and provides the required level of service. It is expenditure, which was anticipated in determining the asset's useful life.

Materiality

The notion of materiality guides the margin of error acceptable, the degree of precision required and the extent of the disclosure required when preparing general purpose financial reports. Information is material if its omission, misstatement or non-disclosure has the potential, individually or collectively, to influence the economic decisions of users taken on the basis of the financial report or affect the discharge of accountability by the management or governing body of the entity.

Modern equivalent asset

Assets that replicate what is in existence with the most cost-effective asset performing the same level of service. It is the most cost efficient, currently available asset which will provide the same stream of services as the existing asset is capable of producing. It allows for technology changes and, improvements and efficiencies in production and installation techniques

Net present value (NPV)

The value to the organisation of the cash flows associated with an asset, liability, activity or event calculated using a discount rate to reflect the time value of money. It is the net amount of discounted total cash inflows after deducting the value of the discounted total cash outflows arising from eg the continued use and subsequent disposal of the asset after deducting the value of the discounted total cash outflows.

Non-revenue generating investments

Investments for the provision of goods and services to sustain or improve services to the community that are not expected to generate any savings or revenue to the Council, eg. parks and playgrounds, footpaths, roads and bridges, libraries, etc.

Operations

Regular activities to provide services such as public health, safety and amenity, eg street sweeping, grass mowing and street lighting.

Operating expenditure

Recurrent expenditure, which is continuously required to provide a service. In common use the term typically includes, eg power, fuel, staff, plant equipment, on-costs and overheads but excludes maintenance and depreciation. Maintenance and depreciation is on the other hand included in operating expenses.

Operating expense

The gross outflow of economic benefits, being cash and non cash items, during the period arising in the course of ordinary activities of an entity when those outflows result in decreases in equity, other than decreases relating to distributions to equity participants.

Operating expenses

Recurrent expenses continuously required to provide a service, including power, fuel, staff, plant equipment, maintenance, depreciation, on-costs and overheads.

Operations, maintenance and renewal financing ratio

Ratio of estimated budget to projected expenditure for operations, maintenance and renewal of assets over a defined time (eg 5, 10 and 15 years).

Operations, maintenance and renewal gap

Difference between budgeted expenditures in a long term financial plan (or estimated future budgets in absence of a long term financial plan) and projected expenditures for operations, maintenance and renewal of assets to achieve/maintain specified service levels, totalled over a defined time (e.g. 5, 10 and 15 years).

Pavement management system (PMS)

A systematic process for measuring and predicting the condition of road pavements and wearing surfaces over time and recommending corrective actions.

PMS Score

A measure of condition of a road segment determined from a Pavement Management System.

Rate of annual asset consumption *

The ratio of annual asset consumption relative to the depreciable amount of the assets. It measures the amount of the consumable parts of assets that are consumed in a period (depreciation) expressed as a percentage of the depreciable amount.

Rate of annual asset renewal *

The ratio of asset renewal and replacement expenditure relative to depreciable amount for a period. It measures whether assets are being replaced at the rate they are wearing out with capital renewal expenditure expressed as a percentage of depreciable amount (capital renewal expenditure/DA).

Rate of annual asset upgrade/new *

A measure of the rate at which assets are being upgraded and expanded per annum with capital upgrade/new expenditure expressed as a percentage of depreciable amount (capital upgrade/expansion expenditure/DA).

Recoverable amount

The higher of an asset's fair value, less costs to sell and its value in use.

Recurrent expenditure

Relatively small (immaterial) expenditure or that which has benefits expected to last less than 12 months. Recurrent expenditure includes operations and maintenance expenditure.

Recurrent funding

Funding to pay for recurrent expenditure.

Rehabilitation

See capital renewal expenditure definition above.

Remaining useful life

The time remaining until an asset ceases to provide the required service level or economic usefulness. Age plus remaining useful life is useful life.

Renewal

See capital renewal expenditure definition above.

Residual value

The estimated amount that an entity would currently obtain from disposal of the asset, after deducting the estimated costs of disposal, if the asset were already of the age and in the condition expected at the end of its useful life.

Revenue generating investments

Investments for the provision of goods and services to sustain or improve services to the community that are expected to generate some savings or revenue to offset operating costs, eg public halls and theatres, childcare centres, sporting and recreation facilities, tourist information centres, etc.

Risk management

The application of a formal process to the range of possible values relating to key factors associated with a risk in order to determine the resultant ranges of outcomes and their probability of occurrence.

Section or segment

A self-contained part or piece of an infrastructure asset.

Service potential

The total future service capacity of an asset. It is normally determined by reference to the operating capacity and economic life of an asset. A measure of service potential is used in the not-for-profit sector/public sector to value assets, particularly those not producing a cash flow.

Service potential remaining

A measure of the future economic benefits remaining in assets. It may be expressed in dollar values (Fair Value) or as a percentage of total anticipated future economic benefits. It is also a measure of the percentage of the asset's potential to provide services that is still available for use in providing services (Depreciated Replacement Cost/Depreciable Amount).

Source: IPWEA, 2009, Glossary

Additional and modified glossary items shown *

Specific Maintenance

Replacement of higher value components/sub-components of assets that is undertaken on a regular cycle including repainting, replacement of air conditioning equipment, etc. This work generally falls below the capital/ maintenance threshold and needs to be identified in a specific maintenance budget allocation.

Strategic Longer-Term Plan

A plan covering the term of office of councillors (4 years minimum) reflecting the needs of the community for the foreseeable future. It brings together the detailed requirements in the Council's longer-term plans such as the asset management plan and the long-term financial plan. The plan is prepared in consultation with the community and details where the Council is at that point in time, where it wants to go, how it is going to get there, mechanisms for monitoring the achievement of the outcomes and how the plan will be resourced.

Sub-component

Smaller individual parts that make up a component part.

Useful life

Either:

- (a) the period over which an asset is expected to be available for use by an entity, or
- (b) the number of production or similar units expected to be obtained from the asset by the entity.

It is estimated or expected time between placing the asset into service and removing it from service, or the estimated period of time over which the future economic benefits embodied in a depreciable asset, are expected to be consumed by the Council.

Value in Use

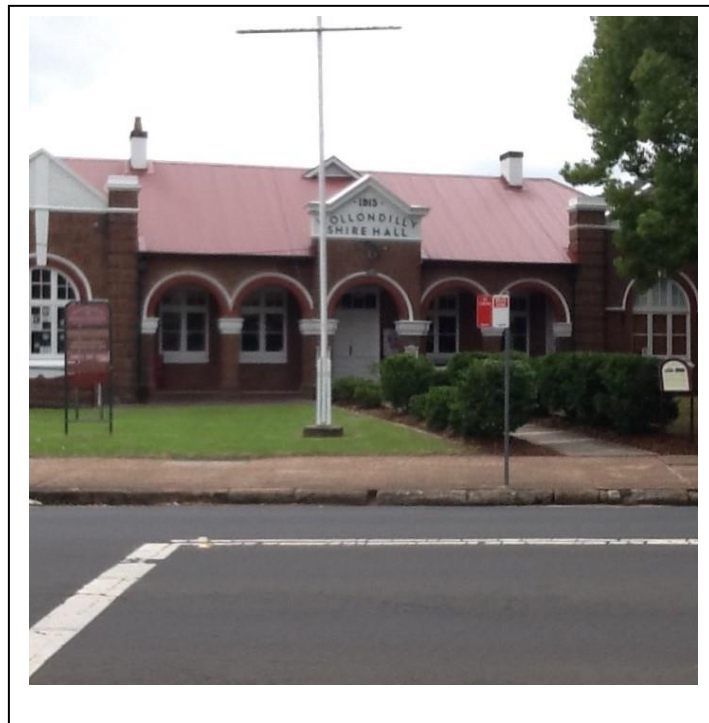
The present value of future cash flows expected to be derived from an asset or cash generating unit. It is deemed to be depreciated replacement cost (DRC) for those assets whose future economic benefits are not primarily dependent on the asset's ability to generate net cash inflows, where the entity would, if deprived of the asset, replace its remaining future economic benefits.

Wollondilly Shire Council



Buildings

Asset Management Plan



Version 1.0

January 2015

Document Control

Document ID: 59 299 140531 nams plus3 amp template v3.1

Rev No	Date	Revision Details	Author	Reviewer	Approver
1.0	5 January 2015	First draft	JH	MB	JH

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1. EXECUTIVE SUMMARY

Context

Wollondilly Shire is planning for significant growth over the next 30 years. However the growth will not generate the revenue needed now by Council to improve the levels of service that building assets deliver to the community.

Long term financial modelling by Council currently estimates that Council faces an \$80 million deficit across all asset classes at the end of ten years unless there is a significant change to revenue or expenditure.

A proposed Special Rate Variation is being considered to enable Council to maintain essential infrastructure and services.

Through this asset management (AM) plan, Council is seeking to plan for the most sustainable allocation of funding to building assets, to enable services to be maintained to the community during the period of significant growth.

This AM Plan describes how the proposed Special Rate Variation will better enable Council to maintain buildings infrastructure in line with the expectations of the community.

The Buildings Service

The Wollondilly Council buildings portfolio comprises:

- Council Office and Administration Centre (1)
- Council Works Depot (15 items)
- Public Halls (20 items)
- Library (1)
- Childcare Centres and Youth Centre (4)
- Amenities/ Toilets (17 items)
- Sheds (28 items)
- Sports Facilities (29 items)
- Other (i.e. rotunda and picnic shelters in parks, radio transmission stations, and animal management buildings) (25 items)

These infrastructure assets have a replacement value of \$87,489,000.

What does it Cost?

DO Nothing Option

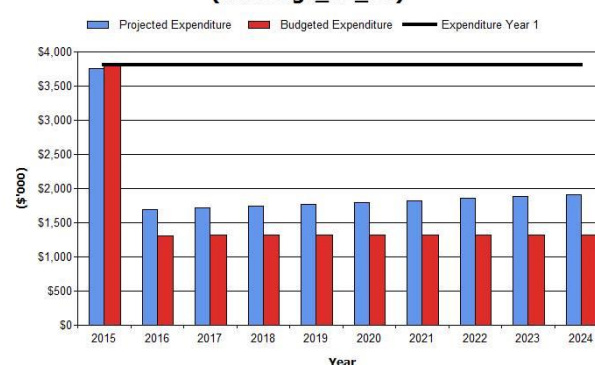
For the Do Nothing SRV option, the projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) including operations, maintenance, renewal and upgrade of existing assets

over the 10 year planning period is \$19,961,000 or \$1,996,100 on average per year.

Estimated available funding for this period is \$15,670,000 or \$1,567,000 on average per year which is 78% of the cost to provide the service. This is a funding shortfall of -\$429,000 on average per year.

Projected expenditure required to provide services in the AM Plan compared with planned expenditure currently included in the Long Term Financial Plan are shown in the graph below.

Wollondilly SC - Projected and Budget Expenditure for (Buildings_S2_V7)



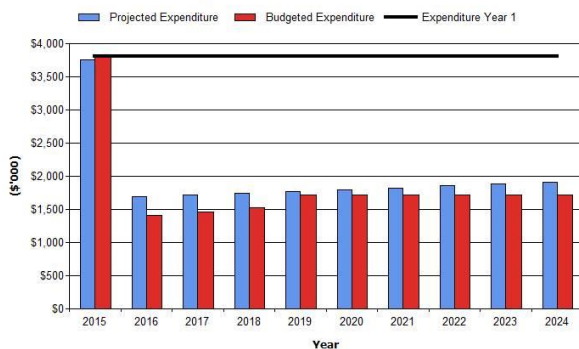
8.5% SRV

For the 8.5% SRV option, the projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) including operations, maintenance, renewal and upgrade of existing assets over the 10 year planning period is \$19,960,000 or \$1,996,000 on average per year.

Estimated available funding for this period is \$18,520,000 or \$1,852,000 on average per year which is 93% of the cost to provide the service. This is a funding shortfall of -\$144,000 on average per year.

Projected expenditure required to provide services in the AM Plan compared with planned expenditure currently included in the Long Term Financial Plan are shown in the graph following.

Wollondilly SC - Projected and Budget Expenditure for (Buildings_S2_V8)



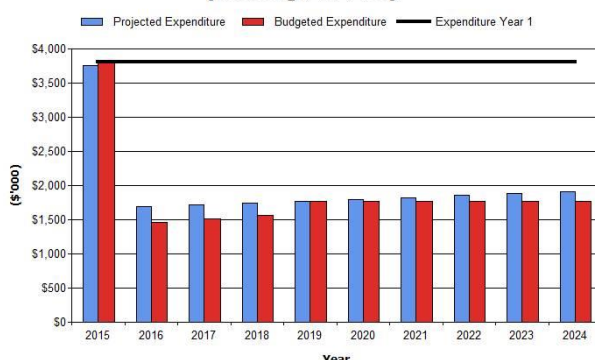
10.8% SRV

For the 10.8% SRV option, the projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) including operations, maintenance, renewal and upgrade of existing assets over the 10 year planning period is \$19,960,000 or \$1,996,000 on average per year.

Estimated available funding for this period is \$18,970,000 or \$1,897,000 on average per year which is 95% of the cost to provide the service. This is a funding shortfall of -\$99,000 on average per year.

Projected expenditure required to provide services in the AM Plan compared with planned expenditure currently included in the Long Term Financial Plan are shown in the graph below.

Wollondilly SC - Projected and Budget Expenditure for (Buildings_S2_V9)



What we will do

We plan to provide buildings services for the following:

- Operation, maintenance, renewal and upgrade of amenities, childcare centres, halls, library and sports facilities to meet service levels set by Council in annual budgets.
- Undertake a major renewal of the library building

- Undertake renewals in accordance with the works program derived from the condition assessment in 2014 (Refer to Appendix B).

What we cannot do

We do **not** have enough funding to provide all services at the desired service levels or provide new services. Works and services that cannot be provided under present funding levels are:

- Have every building refurbished to a modern standard.
- Fully comply with Disability Access Standards AS1428.
- Design and build new assets for every community group.

Managing the Risks

There are risks associated with providing the service and not being able to complete all identified activities and projects. We have identified major risks as:

- The rate of deterioration of buildings accelerates with age and is exacerbated by inadequate maintenance funding.
- Deterioration of internal furnishings past their useful life.
- Increased end of life costs to upgrade building.
- Closure of underutilised buildings

We will endeavour to manage these risks within available funding by:

- Prioritise work required through the condition rating assessment.
- Prioritise work on buildings with high utilisation.
- Assessing the needs of building users.

Confidence Levels

This AM Plan is based on medium level of confidence information.

The Next Steps

The key action resulting from this asset management plan will be the determination of funding for Wollondilly Buildings Assets through the Special Rate Variation application, should Council decide to proceed down this path.

This AM Plan has been prepared in support of an application to IPART. It describes the real need for additional funding to maintain, renew and augment Wollondilly buildings assets. Once there is certainty regarding the funding that will be available to these assets, this AM Plan should be amended to reflect one scenario, rather than three.

Questions you may have

What is this plan about?

This asset management plan covers the Council building assets that serve the Wollondilly community. These assets include halls, sports facilities, amenities and child care facilities throughout the community area that enable people to meet, enjoy leisure time and care for their families.

What is an Asset Management Plan?

Asset management planning is a comprehensive process to ensure delivery of services from infrastructure is provided in a financially sustainable manner.

An asset management plan details information about infrastructure assets including actions required to provide an agreed level of service in the most cost effective manner. The plan defines the services to be provided, how the services are provided and what funds are required to provide the services.

Why is there a funding shortfall?

Most of the Council's building network was constructed by developers and from government grants, often provided and accepted without consideration of ongoing operations, maintenance and replacement needs.

Many of these assets are approaching the later years of their life and require replacement, services from the assets are decreasing and maintenance costs are increasing.

Our present funding levels are insufficient to continue to provide existing services at current levels in the medium term.

What options do we have?

Resolving the funding shortfall involves several steps:

1. Improving asset knowledge so that data accurately records the asset inventory, how assets are performing and when assets are not able to provide the required service levels,
2. Improving our efficiency in operating, maintaining, renewing and replacing existing assets to optimise life cycle costs,
3. Identifying and managing risks associated with providing services from infrastructure,
4. Making trade-offs between service levels and costs to ensure that the community receives the best return from infrastructure,

5. Identifying assets surplus to needs for disposal to make saving in future operations and maintenance costs,
6. Consulting with the community to ensure that building services and costs meet community needs and are affordable,
7. Developing partnership with other bodies, where available to provide services,
8. Seeking additional funding from governments and other bodies to better reflect a 'whole of government' funding approach to infrastructure services.

What happens if we don't manage the shortfall?

It is likely that we will have to reduce service levels in some areas, unless new sources of revenue are found. For buildings, the service level reduction may include closure of under-utilised buildings that are in poor condition.



Thirlmere Hall now closed due to poor condition

What can we do?

We can develop options, costs and priorities for future buildings, consult with the community to plan future services to match the community service needs with ability to pay for services and maximise community benefits against costs.

What can you do?

We will be pleased to consider your thoughts on the issues raised in this buildings asset management plan and suggestions on how we may change or reduce it's the services offered by Council buildings, to ensure that the appropriate level of service can be provided to the community within available funding.

2. INTRODUCTION

2.1 Background

This asset management plan is to demonstrate responsive management of assets (and services provided from assets), compliance with regulatory requirements, and to communicate funding needed to provide the required levels of service over a 20 year planning period.

The asset management plan follows the format for AM Plans recommended in Section 4.2.6 of the International Infrastructure Management Manual¹.

The asset management plan is to be read with Council's Asset Management Policy, Asset Management Strategy and the following associated planning documents:

- Wollondilly Community Strategic Plan 2033
- Wollondilly Resourcing Strategy 2013/14- 2022/23
- Wollondilly Operational Plan 2014/15
- Wollondilly Shire Council Open Space, Recreation and Community Facilities Strategy May 2014

This infrastructure assets covered by this asset management plan are shown in Table 2.1. These assets are used to provide public buildings to the community.

Table 2.1: Assets covered by this Plan

Asset Category	Number of Items	Total Value (Insurance Liability)
Amenities	17	\$8,754,000
Child care centre	4	\$3,204,000
Depot	15	\$5,056,000
Public Halls and Community Centres	20	\$17,907,000
Library	1	\$2,888,000
Offices	1	\$9,402,000
Other (such as rotunda and picnic shelters in parks, radio transmission stations, and animal management buildings)	25	\$9,341,000
Sheds	28	\$4,771,000
Sports facilities	29	\$23,071,000
Total	140	\$84,394,000

Note this data has been taken from Council's June 2014 "Percentage Desktop Update Summary Insurance Values". The insurance valuation spreadsheet does not include Council's lowest value buildings (approximately 50 in number) which is why this total varies from the Current Replacement Cost of Council's building asset portfolio discussed elsewhere in this document.

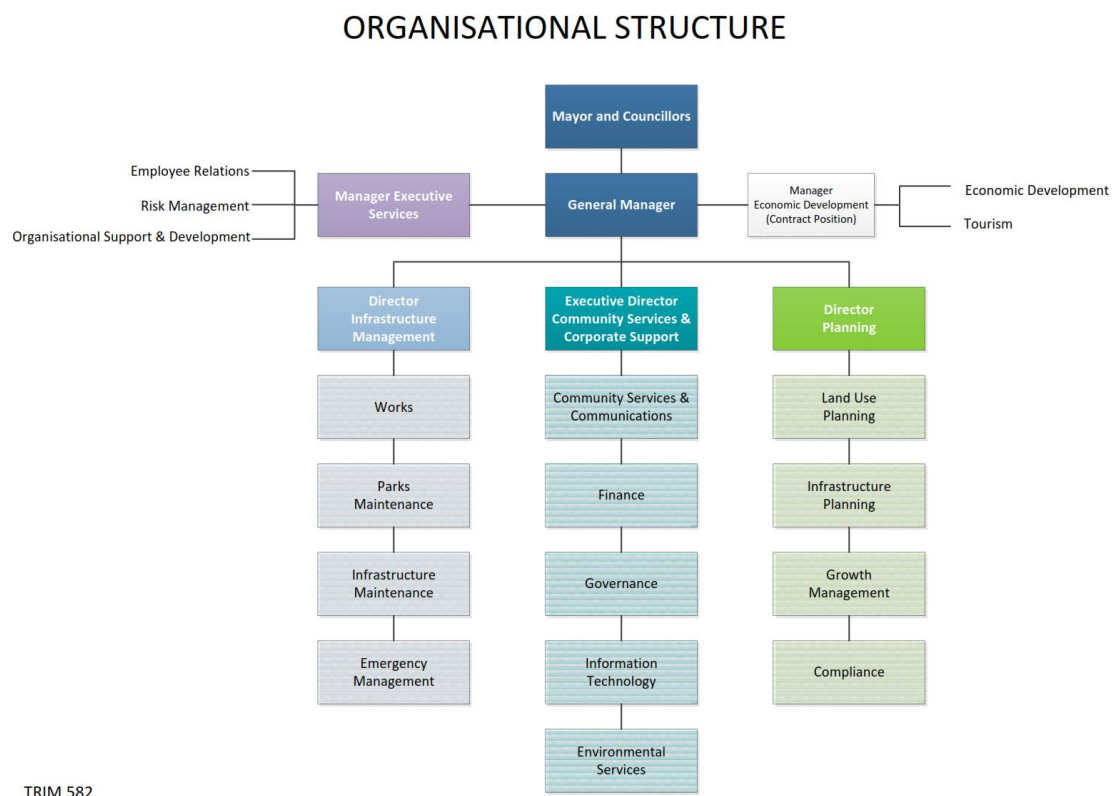
¹ IPWEA, 2011, Sec 4.2.6, *Example of an Asset Management Plan Structure*, pp 4 | 24 – 27.

Key stakeholders in the preparation and implementation of this asset management plan are: Shown in Table 2.1.1.

Table 2.1.1: Key Stakeholders in the AM Plan

Key Stakeholder	Role in Asset Management Plan
Councillors	<ul style="list-style-type: none"> Represent needs of community/shareholders, Allocate resources to meet the organisation's objectives in providing services while managing risks, Ensure organisation is financial sustainable.
General Manager	<ul style="list-style-type: none"> Supporting implementation of best practice asset management at Wollondilly Ensuring that staff are provided with appropriate systems, training and resources because it is difficult to develop a long term vision when crisis management and short term asset development are stretching resources.
Rate payers and residents	<ul style="list-style-type: none"> Consumer of the services provided by buildings assets
Business and industry	<ul style="list-style-type: none"> Consumer (and funder in some circumstances i.e. mining industry may fund the capital costs of some buildings)
Federal Government and NSW Government	<ul style="list-style-type: none"> Where grant funds are provided, they can be confident that their investment is secure and economic returns are being maximised

Our organisational structure for service delivery from infrastructure assets is detailed below,



2.2 Goals and Objectives of Asset Management

The organisation exists to provide services to its community. Some of these services are provided by infrastructure assets. We have acquired infrastructure assets by 'purchase', by contract, construction by our staff and by donation of assets constructed by developers and others to meet increased levels of service.

Our goal in managing infrastructure assets is to meet the defined level of service (as amended from time to time) in the most cost effective manner for present and future consumers. The key elements of infrastructure asset management are:

- Providing a defined level of service and monitoring performance,
- Managing the impact of growth through demand management and infrastructure investment,
- Taking a lifecycle approach to developing cost-effective management strategies for the long-term that meet the defined level of service,
- Identifying, assessing and appropriately controlling risks, and
- Having a long-term financial plan which identifies required, affordable expenditure and how it will be financed.²

2.3 Plan Framework

Key elements of the plan are

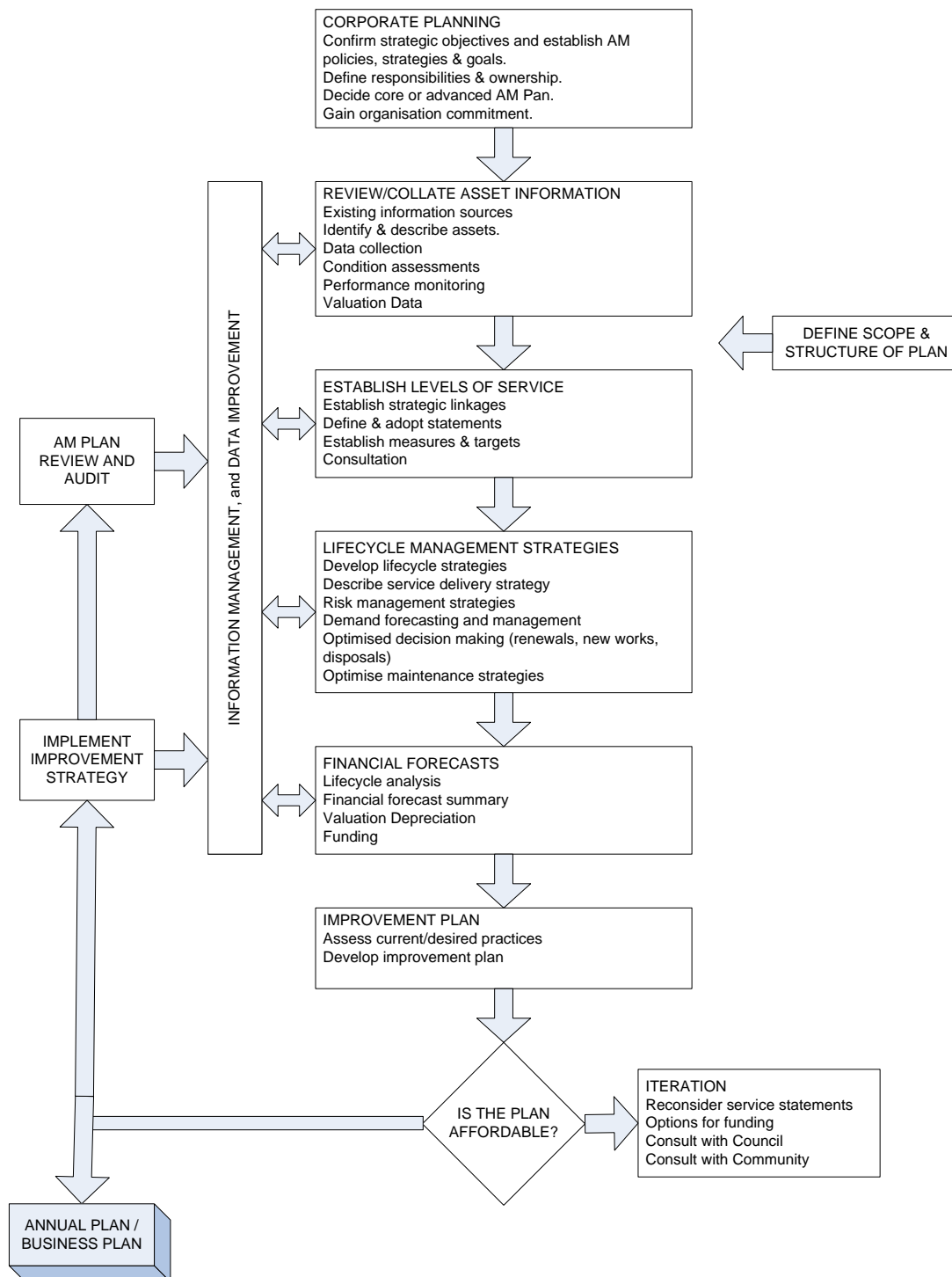
- Levels of service – specifies the services and levels of service to be provided by the organisation,
- Future demand – how this will impact on future service delivery and how this is to be met,
- Life cycle management – how Council will manage its existing and future assets to provide defined levels of service,
- Financial summary – what funds are required to provide the defined services,
- Asset management practices,
- Monitoring – how the plan will be monitored to ensure it is meeting organisation's objectives,
- Asset management improvement plan.

A road map for preparing an asset management plan is shown on the following page.

² Based on IPWEA, 2011, IIMM, Sec 1.2 p 1|7.

Road Map for preparing an Asset Management Plan

Source: IPWEA, 2006, IIMM, Fig 1.5.1, p 1.11.



2.4 Core and Advanced Asset Management

This asset management plan is prepared as a 'core' asset management plan over a 20 year planning period in accordance with the International Infrastructure Management Manual³. It is prepared to meet minimum legislative and organisational requirements for sustainable service delivery and long term financial planning and reporting. Core asset management is a 'top down' approach where analysis is applied at the 'system' or 'network' level.

Future revisions of this asset management plan will move towards 'advanced' asset management using a 'bottom up' approach for gathering asset information for individual assets to support the optimisation of activities and programs to meet agreed service levels in a financially sustainable manner.

2.5 Community Consultation

This 'core' asset management plan is prepared to facilitate community consultation initially through feedback on public display of draft asset management plans prior to adoption by the Council. Future revisions of the asset management plan will incorporate community consultation on service levels and costs of providing the service. This will assist the Council and the community in matching the level of service needed by the community, service risks and consequences with the community's ability and willingness to pay for the service.

Community Consultation for the Special Rate Variation (SRV)

Since 1977, Council revenues have been regulated in NSW under "rate pegging". The Independent Pricing and Regulatory Tribunal (IPART) sets a rate peg which limits the amount by which councils can increase their rate revenue from one year to the next. For many years, the rate peg limit has not kept pace with the financial needs of councils in NSW and the resident's needs for appropriate services.

Independent modelling undertaken by Wollondilly Shire Council indicates that there will be an \$80 million deficit (across all asset classes – including Council buildings) at the end of 10 years unless there is a significant change to expenditure or revenue. Council is therefore seeking a Special Rate Variation (SRV) to obtain the funds necessary to maintain and manage current and future infrastructure.

To consult with the community, seeking feedback on the proposal to seek from IPART a SRV, Council has embarked on a comprehensive program of community conversation opportunities.

- Four drop in sessions were held in Picton
- Additional sessions were held in; Warragamba, Tahmoor and Appin
- Detailed newsletters were distributed to all residents
- Telephone survey conducted by external service provider.

In addition, residents were encouraged to make a submission by mail, email, telephone or social media.

This Buildings Asset Management Plan has been developed to help demonstrate the real need for additional funding through a SRV. Modelling for this document shows that without increased funding for buildings, Wollondilly cannot maintain and renew its existing building portfolio, let alone grow to meet anticipated demand.

³ IPWEA, 2011, IIMM.

3. LEVELS OF SERVICE

3.1 Customer Research and Expectations

Council is in the process of consulting with the community regarding the application to IPART for a Special Rate Variation.

The organisation will use the information obtained in developing its Strategic Plan and in allocation of resources in the budget.

3.2 Strategic and Corporate Goals

This asset management plan is prepared under the direction of the organisation's vision, mission, goals and objectives.

Our vision is:

Our Vision - Rural living

Council's vision reflects the Community's desire to maintain Wollondilly Shire's rural character together with the sense of belonging to caring communities that have been at its core for generations.

Our mission is:

To create opportunities in partnership with the Community and to enhance the quality of life and the environment, by managing growth and providing sustainable services and facilities

Relevant organisational goals and objectives and how these are addressed in this asset management plan are:

Table 3.2: Organisational Goals and how these are addressed in this Plan

Goal (CSP Outcome)	Objective (CSP Strategy)	How Goal and Objectives are addressed in AM Plan
Access to a range of activities, services and facilities	Strategy CO1 Community building well-being and identity Deliver a range of community programmes, services, facilities and events which strengthen the capacity, well-being and cultural identity of our community.	This plan describes how Council will manage its portfolio of buildings so they can deliver a range of programmes, events and services which strengthen the capacity, well-being and cultural identity of our community.
Safe maintained and effective infrastructure	Strategy IN3 Provision of facilities Provide a range of recreation and community facilities that meet the needs of the community.	This plan details how Council will operate, maintain and renew its portfolio of public buildings to meet the needs of the community.

The organisation will exercise its duty of care to ensure public safety is accordance with the infrastructure risk management plan prepared in conjunction with this AM Plan. Management of infrastructure risks is covered in Section 5.2

3.3 Legislative Requirements

Wollondilly Shire Council has to meet many legislative requirements including Australian and State legislation and State regulations. These include:

Table 3.3: Legislative Requirements

Legislation	Requirement	Application to Council
Local Government Act, 1993	This is the Act that provides for local government in NSW. It provides the legal framework for an effective,	Sets out role, purpose, responsibilities and powers of local governments including the preparation of a long term

Legislation	Requirement	Application to Council
	environmentally responsible and open system of local government in the State.	financial plan supported by asset management plans for sustainable service delivery.
Work Health and Safety Act 2011	This Act aims to secure and promote the health, safety and welfare of people at work and to protect people at a place of work against risks to health or safety arising out of the activities at work.	As the provider of buildings which act as places of work for both Council staff and the community, Council must follow the requirements of this Act.
Commonwealth Disability Discrimination Act 1992	This Act aims to eliminate as far as possible, discrimination against persons on the grounds of disability in the areas of; <ul style="list-style-type: none"> • Work, accommodation, education, access to premises, clubs and sport; and • The provision of goods, facilities, services and land; and • Existing laws • The administration of Commonwealth laws and programs 	In the provision of buildings to the community, Council must seek as far as possible, to not discriminate against any person.
Environmental Planning and Assessment Act 1979	This Act institutes a system of environmental planning and assessment for the State of New South Wales.	Any proposals for the renewal, replacement and upgrade of Council building assets must comply with the requirements of this Act.
Building Code of Australia	The Building Code of Australia provides a nationally accepted and uniform set of technical requirements for all areas of building, from design to construction. It covers such topics as structure, fire resistance, health and amenity, building access and egress, building services and equipment.	As far as practicable, Council buildings must comply with the requirements of the Building Code of Australia.
Wollondilly Local Environmental Plan 2011	The aim of this plan is to make local environmental planning provisions for land in Wollondilly in accordance with the relevant EPI. The relevant aims are is.... <i>(b) to protect, conserve and enhance the built, landscape and Aboriginal cultural heritage</i> <i>(d) To encourage development that provides for an integrated transport and infrastructure system and adequate facilities and service provision for future growth.</i>	Any proposals to redevelop Council building assets must follow the direction of the gazetted <i>Wollondilly LEP 2011</i> .

The organisation will exercise its duty of care to ensure public safety in accordance with the infrastructure risk management plan linked to this AM Plan. Management of risks is discussed in Section 5.2.

3.4 Community Levels of Service

Service levels are defined service levels in two terms, customer levels of service and technical levels of service.

Community Levels of Service measure how the community receives the service and whether the organisation is providing community value.

Community levels of service measures used in the asset management plan are:

Quality	How good is the service?
Function	Does it meet users' needs?
Capacity/Utilisation	Is the service over or under used?

The organisation's current and expected community service levels are detailed in Tables 3.4 and 3.5. Table 3.4 shows the agreed expected community levels of service based on resource levels in the current long-term financial plan and community consultation/engagement.

Tables 3.4.1 to 3.4.7 - Current and Desired Service Levels

Table 3.4.1: Amenities / Toilet Buildings

Key Performance Measure	Level of Service Objective	Performance Measure Process	Current Level of Service	Expected position in 10 years based on current LTFP
COMMUNITY LEVELS OF SERVICE				
Quality	Provide clean facilities appropriately stocked	Monitoring of complaints Visual assessment by staff through regular inspections.	High usage facilities maintained daily as per maintenance roster	Renewal required.
Function	Provide service to acceptable standard - Facilities are fully operational and are accessible.		Not meeting standards	Renewal required.
Capacity/ Utilisation	Available when required		Reasonable capacity	Renewal required.

Table 3.4.2 - Childcare Centres

Key Performance Measure	Level of Service Objective	Performance Measure Process	Current Level of Service	Expected position in 10 years based on current LTFP
COMMUNITY LEVELS OF SERVICE				
Quality	Meet appropriate standards for childcare centres	Monitoring of customer feedback	Adequate (except for Warragamba)	Warragamba - renew Tahmoor - maintain Picton – maintain Expected position is determined in consultation with private service providers
Function		Incident reports and outcomes of WH&S audits.	Adequate (except for Warragamba, which does not meet fire standards)	
Capacity/ Utilisation	High utilisation	Visual assessment by staff through regular inspections.	Near capacity	

Table 3.4.3 - Council Office

Key Performance Measure	Level of Service Objective	Performance Measure Process	Current Level of Service	Expected position in 10 years based on current LTFP
COMMUNITY LEVELS OF SERVICE				
Quality	Buildings that provide administrative services, ceremonial activities and community functions	Incident reports and outcomes of WH&S audits.	Overcrowded	Progressive upgrading and increase of capacity to cater for growth and workplace functional requirements.
Function		Functional layout determined by organisational requirements	Ongoing adjustments to meet functional requirements	
Capacity/ Utilisation	High utilisation	Determined by staff numbers required to service organisational needs and growth	Overcrowded	Long term consideration of construction of a new administrative centre to service growth.

Table 3.4.4 - Public Halls/ Community Centre/ Library

Key Performance Measure	Level of Service Objective	Performance Measure Process	Current Level of Service	Expected position in 10 years based on current LTFP
COMMUNITY LEVELS OF SERVICE				
Quality	Provide a facility that meets community standards	Feedback/ complaints from users. Incident reports and outcomes of WH&S audits.	Repair and renew as funding becomes available	Monitor and review. Integrate functions into other community facilities.
Function	Provide a facility that meets community demands	Investigate the consolidation of community halls	Lack of use evidences lack of need/demand	Monitor and review. Integrate functions into other community facilities.
Capacity/ Utilisation	Match provision to usage	Booking records	Poor utilisation	A review of facilities is required. Investigate disposal of assets in consultation with Council and users.

Table 3.4.5 - Sheds (Bushfire)

Key Performance Measure	Level of Service Objective	Performance Measure Process	Current Level of Service	Expected position in 10 years based on current LTFP
COMMUNITY LEVELS OF SERVICE				
Quality	Conform to RFS requirements	RFS Service Level Agreement	Meets requirements	Meets requirements
Function				
Capacity/ Utilisation				

Table 3.4.6 - Sporting Facilities (Grandstands & other structures)

Key Performance Measure	Level of Service Objective	Performance Measure Process	Current Level of Service	Expected position in 10 years based on current LTFP
COMMUNITY LEVELS OF SERVICE				
Quality	Provide a facility that meets community standards	Feedback/ complaints from users. Incident reports and outcomes of WH&S audits. Visual assessment by staff through regular inspections.	Adequate	Maintain
Function	Provide a facility that meets community demands		Adequate	Monitor usage
Capacity/ Utilisation	Spectator use		Adequate	Monitor usage

Table 3.4.7 - Works Depot

Key Performance Measure	Level of Service Objective	Performance Measure Process	Current Level of Service	Expected position in 10 years based on current LTFP
COMMUNITY LEVELS OF SERVICE				
Quality	An efficient location for council staff, storage and maintenance of plant and stores, which forms a home base for operational staff	Incident reports and outcomes of WH&S audits.	Adequate	Maintain current works depot with ongoing improvements to improve amenity, function and security.
Function			Adequate	
Capacity/ Utilisation	High utilisation		Adequate	Increase depot accommodation to service the needs of growth

3.5 Technical Levels of Service

Technical Levels of Service - Supporting the community service levels are operational or technical measures of performance. These technical measures relate to the allocation of resources to service activities that the organisation undertakes to best achieve the desired community outcomes and demonstrate effective organisational performance.

Technical service measures are linked to annual budgets covering:

- Operations – the regular activities to provide services such as opening hours, cleansing, mowing grass, energy, inspections, etc.
- Maintenance – the activities necessary to retain an asset as near as practicable to an appropriate service condition (eg road patching, unsealed road grading, building and structure repairs),
- Renewal – the activities that return the service capability of an asset up to that which it had originally (eg frequency and cost of road resurfacing and pavement reconstruction, pipeline replacement and building component replacement),
- Upgrade – the activities to provide a higher level of service (eg widening a road, sealing an unsealed road, replacing a pipeline with a larger size) or a new service that did not exist previously (eg a new library).

Service and asset managers plan, implement and control technical service levels to influence the customer service levels.⁴

⁴ IPWEA, 2011, IIMM, p 2.22

Table 3.5 shows the technical level of service expected to be provided under this AM Plan. The agreed sustainable position in the table documents the position agreed by the Council following community consultation and trade-off of service levels performance, costs and risk within resources available in the long-term financial plan.

Table 3.5: Technical Levels of Service

Service Attribute	Service Objective	Activity Measure Process	Current Performance *	Desired for Optimum Lifecycle Cost **	Agreed Sustainable Position ***
TECHNICAL LEVELS OF SERVICE					
Operations		Annual Budget: \$165,000	Adequate	Additional operational resources may be required to service needs of growth	Review to meet needs of growth
Maintenance	Provide facilities that are well maintained and meet user requirements.	Annual Budget: 2016 - \$250,000 2017 - \$255,000 2018 - \$265,000	Deficient	Additional maintenance funding required to maintain new assets provided by growth	Additional maintenance funding for proactive and planned maintenance, particularly for new growth assets
Renewal	Provide facilities that are well maintained and functional throughout their life cycle due to adequate renewal expenditure		Deficient	Building age impacts deficiency of funding for renewals	Long term increase in renewals program to match depreciation
	Deteriorate	Do Nothing Option Annual Budget: \$700,000	Deficient	Condition will continue to deteriorate due to the shortfall in renewals	Agreed Sustainable Position depends on whether Council decides to pursue, and IPART subsequently grants and Special Rate Variation (SRV); 1. Do nothing (base case) option 2. 8.5% SRV for 4 years or 3. 10.8% SRV for 4 years
	Stabilise	8.5% SRV Option Annual Budget: 2016 - \$800,000 2017 - \$850,000 2018 - \$900,000 2019 onwards - \$1,100,000		Deterioration of asset condition will be stabilised through renewals.	
	Improve	10.8% SRV Option: Annual Budget: 2016 - \$850,000 2017 - \$900,000 2018 - \$950,000 2019 onwards - \$1,150,000		Renewal program to meet needs can be funded.	
Upgrade/New	Provide new facilities to service the growth projections.	Annual Budget: \$50,000	Deficient	Defined in Developer Servicing Plans	Upgrade of building assets to reflect growth projections. Utilise opportunities for developer funded community buildings to meet community needs.

4. FUTURE DEMAND

4.1 Existing Community Facilities in the Shire

According to the *Open Space, Recreation and Community Facilities Strategy*, the provision of Wollondilly Shire's current community buildings dates back to the early part of the twentieth century, when the Wollondilly Shire Hall and Picton School of Arts were built. From the 1940's onwards, the pattern has been to provide small community halls in each of the major towns and villages throughout the Shire, or to adapt and re-use for a community purpose other buildings that were no longer suitable for their original use, such as the old post office in Picton. As a consequence Wollondilly Shire lacks contemporary community facilities that have been built for purpose with one or two exceptions.

The Strategy states that the current provision of community buildings in Wollondilly Shire reflects the relatively small and dispersed pattern of population in the Shire. Facilities which meet local needs (and some district needs), are scattered among the townships and villages. The Shire lacks major regional facilities.

The recent condition assessment of public amenities across the Shire by Campbelltown Council has identified that many require full replacement. The quality of toilet facilities has a direct impact on park usage and visitor experience.

The local government area has one public library which is scheduled for renewal in 2015.

4.2 Demand Forecast- Growth

The Wollondilly Resourcing Strategy 2013- 14 states *"Up until 2011, there was little prospect of major land releases in Wollondilly Shire, with growth predicted to grow at about 2% per year, based on historical trends. This was confirmed through Council's first Growth Management Strategy in 2010, with recognition of ongoing growth pressures in and around each of the townships, along with some rural subdivision activity, at a modest level."*

In late 2011 the State Government invited owners of lands greater than 100 hectares to nominate their sites for an accelerated housing strategy across the Sydney Metropolitan area. There were some 43 nominations across Sydney, with 11 of these proposals in Wollondilly. Subsequently, Council is now supporting a proposal for a major land release at Wilton Junction, with the potential for an additional 30,000 population over the next 30 years, along with 10,000 new jobs.

Additionally, there are a large number of other development proposals across the Shire that will sharply accelerate the population of the Shire if they are all successful and brought to market".

It is estimated in Council's draft Growth Management Strategy, that the population of the Shire may grow to 80,000 by 2026, 125,000 in the medium term and 150,000 in the long term."

4.3 Impact of Growth on Assets

The impact of the key demand driver that will affect future service delivery and utilisation of assets is shown in Table 4.3.

Table 4.3: Demand Drivers, Projections and Impact on Services

Demand drivers	Present position	Projection	Impact on services
Population change	Current population: 43,259 (2011 Census) growing to 46,295 (ABS ERP 2013)	Council's Growth Management Strategy defines population projections.	Critical impact on service provision. Council's portfolio of community buildings must grow to meet needs of future population

4.4 Growth Implications for New Community Buildings

According to the *Open Space, Recreation and Community Facilities Strategy*;

- A growing population will require an increase in recreational diversity
- With most residents travelling outside the local government area for work, community facilities such as buildings will come under heaviest demand for use in the evenings, mornings and weekends.
- Steady population levels of children and youth (at least to 2031) means investment in age specific facilities will be well founded.
- Steady population growth in middle band years (25-44), a stable residential pattern of home ownership and smaller households imply that residents will continue to live in the Shire as they age. Community facilities should be designed to be flexible and accommodate a “whole of life” pattern of use.

To meet future needs The *Open Space, Recreation and Community Facilities Strategy* recommends a hierarchy of community facilities, developed through the application of following themes;

1. District level community facilities/ hubs in Picton and Wilton
2. Neighbourhood level community facilities in Warragamba, The Oaks, Thirlmere, Tahmoor and Wilton (2 facilities)
3. Local level community facilities in Tahmoor, Bargo, Wilton, Appin, Douglas Park and Camden Park/ Menangle

It is anticipated that many of the community buildings required by the growing population of Wollondilly Shire, will be provided by developers at minimal cost to Council, following the themes outlined in the Strategy. The challenge facing Council will be the operational, maintenance and renewal costs of these new buildings.

4.5 Growth Implications for Existing Community Buildings

The growth assumptions will impact on Council’s existing building assets in several key ways:

- Some existing assets will deteriorate faster due to increased usage, particularly buildings which are conveniently located and fit for purpose. Other buildings (which are not fit for purpose) such as the poor condition Thirlmere Hall, will continue to deteriorate whilst closed. Council will need to consider how to best rationalise its portfolio of buildings to spend finite renewal funds wisely.
- The need to upgrade facilities to meet need will accelerate, such as the need for modern, fully accessible amenities at parks and community buildings
 - The quality and accessibility of toilet facilities has a direct bearing on community facility users. For the elderly and those with children, the presence and quality of toilets directly affects decisions as to which facilities they use and visit.
 - The visible profile of all facilities on the street front is the key to community awareness, sense of safety, greater use and a perception of ownership.
 - The quality and adequacy of lighting affects perceptions of safety.
- All new assets will require maintenance, which will need to be funded
- The new population cannot address the existing shortfall in funding for maintaining existing assets, such as the amenities building which presently require replacement. (i.e. the infrastructure backlog).

4.6 Demand Management Plan

Demand for new services will be managed through a combination of managing existing assets, upgrading of existing assets and providing new assets to meet demand and demand management. Demand management practices include non-asset solutions, insuring against risks and managing failures.

Non-asset solutions focus on providing the required service without the need for the organisation to own the assets and management actions including reducing demand for the service, reducing the level of service (allowing some assets to deteriorate beyond current service levels) or educating customers to accept appropriate asset failures⁵. Examples of non-asset solutions include providing services from existing infrastructure such as using a school hall as a community meeting space or public toilets provided in commercial premises.

Opportunities identified to date for demand management are shown in Table 4.4. Further opportunities will be developed in future revisions of this asset management plan.

Table 4.4: Demand Management Plan Summary

Demand Driver	Impact on Services	Demand Management Plan
Population Growth	Need for new and upgraded community buildings	<p><i>Traditional Approach -Asset Solutions</i> New building assets to be acquired to meet demand through a combination of developer and council construction.</p> <p>Council to plan for future maintenance and operations requirements and set adequate funding aside.</p> <p><i>Non- Asset Solutions</i> Encouraging the development of public/ private partnerships in community facility provision, particularly in areas of specialised services where high capital or recurrent costs are involved and where user pays is an accepted practice, such child care centres.</p> <p>Explore options for community use of school facilities for recreation and community facilities such as room hire.</p>

4.7 Asset Programs to meet Demand

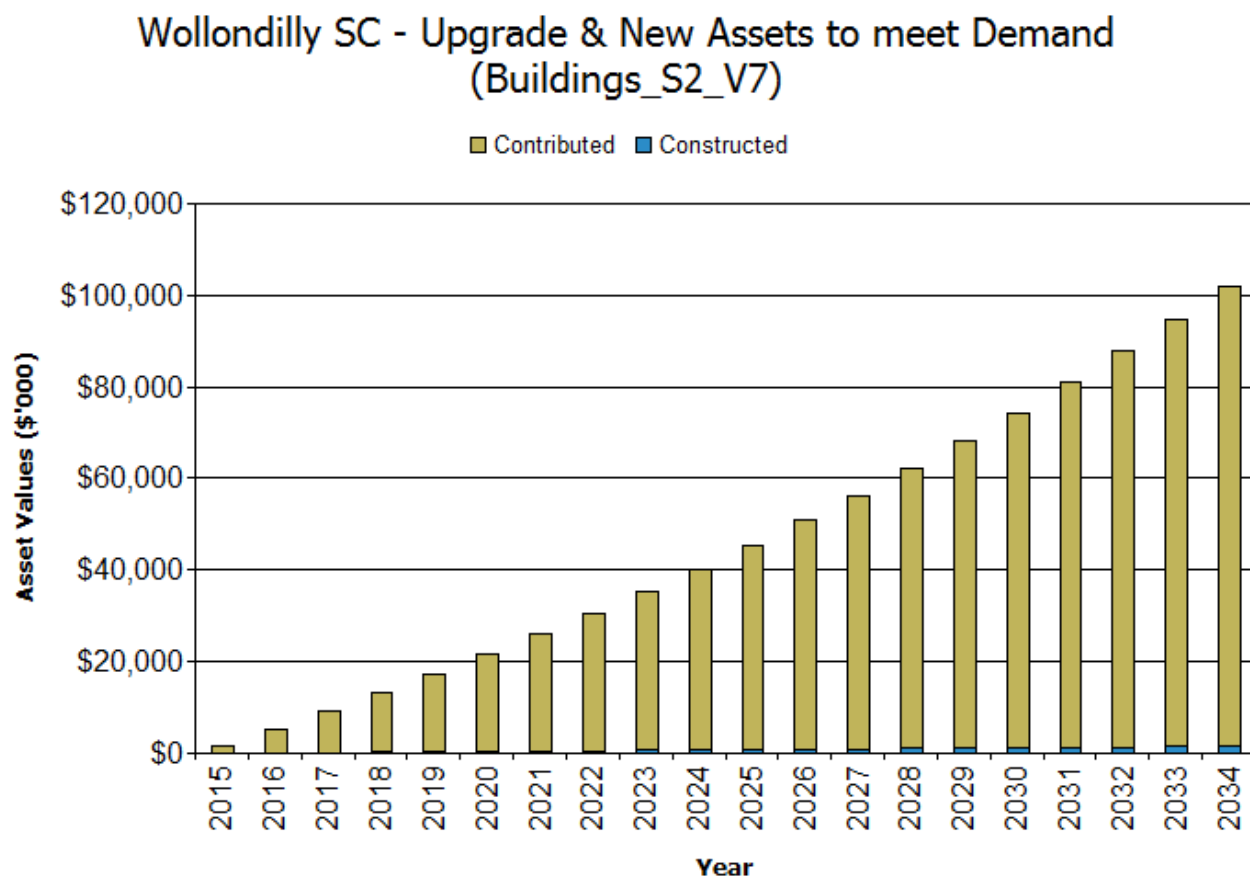
The new assets required to meet growth will be acquired free of cost from land developments and constructed/acquired by the organisation. New assets constructed/acquired by the organisation are discussed in Section 5.5. The cumulative value of new contributed and constructed asset values are summarised in Figure 1.

⁵ IPWEA, 2011, IIMM, Table 3.4.1, p 3|58.

Figure 1: Upgrade and New Assets to meet Demand

Base Case “Do Nothing”, 8.5% SRV and 10.8% SRV

(all three graphs the same)



Acquiring these new assets will commit the organisation to fund ongoing operations, maintenance and renewal costs for the period that the service provided from the assets is required. These future costs are identified and considered in developing forecasts of future operations, maintenance and renewal costs in Section 5.

5. LIFECYCLE MANAGEMENT PLAN

The lifecycle management plan details how the organisation plans to manage and operate the assets at the agreed levels of service (defined in Section 3) while optimising life cycle costs.

5.1 Background Data

5.1.1 Physical parameters

The assets covered by this asset management plan are shown in Table 2.1.

- The provision of community buildings across Wollondilly reflects the relatively small and dispersed pattern of population of the Shire. Halls and amenities have been provided in each of the major towns and villages.
- Most buildings are more than 20 years old and many are not being used for the purpose for which they were built (e.g. Picton Old Post Office building). They have been refurbished and extended over the years to meet community needs.
- Many community buildings and public amenities do not meet community expectations for community facilities or contemporary standards. For example, they are not accessible to people with a disability.
- A number of amenities buildings require full replacement. They have reached end of life.

Plans showing the buildings assets are:

- Plans of certain buildings are stored electronically on Council's document management system
- The locations of Council's buildings are described in Council's geographic information system (GIS)
- Paper and electronic plans of building projects are being scanned and maintained through the ADAC system

5.1.2 Asset capacity and performance

The organisation's services are generally provided to meet design standards where these are available.

Locations where deficiencies in service performance are known are detailed in Table 5.1.2.

Table 5.1.2: Known Service Performance Deficiencies

Location	Service Deficiency
Thirlmere Hall	Closed, non-operational, poor condition. No strategy in place.
Antil Golf Course	Buildings in poor condition. High value capital asset with poor income. Currently leased for peppercorn rent. Historical significance.
Library	Does not meet fire standards, not accessible, structural deficiencies in walls, non-compliant exits, inadequate capacity, deficient technology, inadequate functional areas, no loading dock for mobile library vans. Upgrade planned in 2015.
Council Administration Centre	Overcrowded, structural concerns (sloping floor), aged infrastructure, vibration and uneven floor, leaking roof. Non-compliant lift for accessibility (classed as a goods lift). Repair strategy only – No renewal or upgrades.
Warragamba Neighbourhood Centre	Does not meet fire compliance, high asbestos
Amenities blocks at sportsgrounds (several) eg Thirlmere Memorial Park, Bargo sports ground	Replacement is the preferred strategy

The above service deficiencies were identified from workshops with operational staff.

5.1.3 Asset condition

A comprehensive condition assessment of all Council's building assets was performed in 2014. The condition profile of our assets is shown in Figure 3.

Fig 3a: Asset Condition Profile

Condition	Percentage of Total Buildings Portfolio
Condition 1	0.00%
Condition 2	14.07%
Condition 3	78.12%
Condition 4	6.68%
Condition 5	1.13%

Fig.3b Asset Condition Distribution

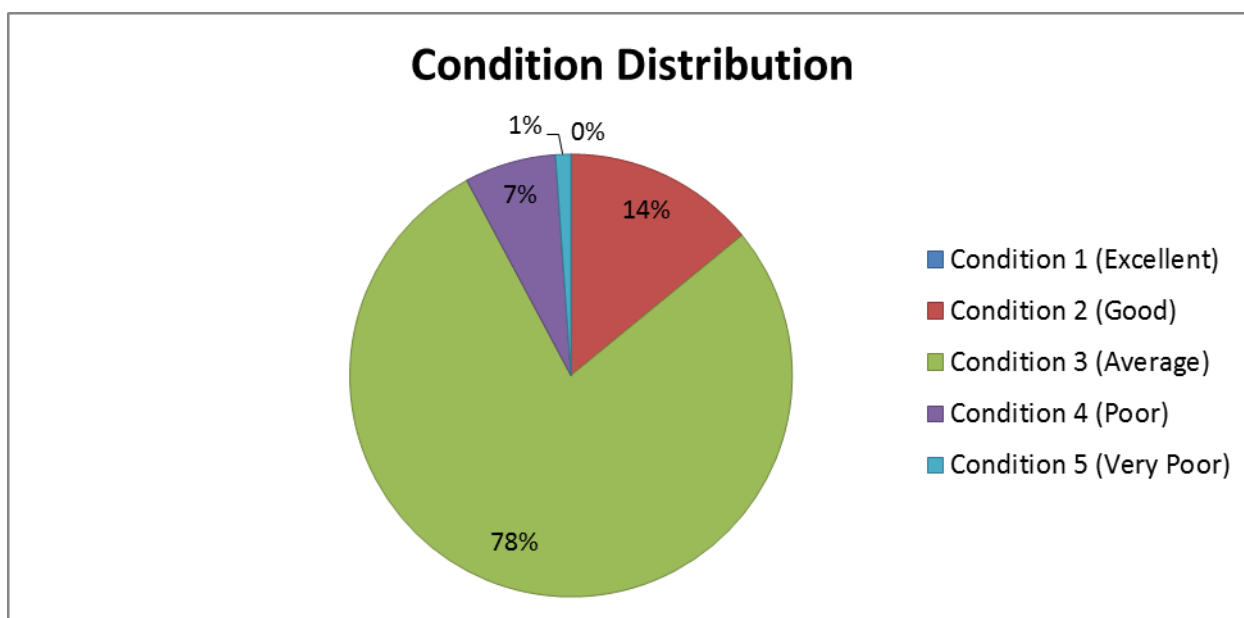


Figure 3c Asset Condition by Category

A summary of the condition of Council's building asset portfolio is summarised as follows;

Asset Category Description	% in Condition
Amenities/Toilet Building	
Condition 1	0.00%
Condition 2	18.43%
Condition 3	76.47%
Condition 4	5.11%
Condition 5	0.00%
Childcare Centres	
Condition 1	0%
Condition 2	0%
Condition 3	64%
Condition 4	36%
Condition 5	0%
Council Offices (one building)	

Condition 3	100%
Library (one building)	
Condition 3	100%
Other Buildings	
Condition 1	0%
Condition 2	40.36%
Condition 3	44.64%
Condition 4	13.18%
Condition 5	1.82%
Public Halls/Community Centre	
Condition 1	0%
Condition 2	16.27%
Condition 3	77.38%
Condition 4	4.41%
Condition 5	1.95%
Sheds (RFS)	
Condition 1	0%
Condition 2	19.91%
Condition 3	73.68%
Condition 4	3.34%
Condition 5	3.07%
Sporting Facilities	
Condition 1	0%
Condition 2	1.46%
Condition 3	82.54%
Condition 4	16.00%
Condition 5	0%
Works Depot	
Condition 1	0%
Condition 2	9.89%
Condition 3	74.07%
Condition 4	16.05%
Condition 5	0%

Condition is measured using a 1 – 5 grading system⁶ as detailed in Table 5.1.3.

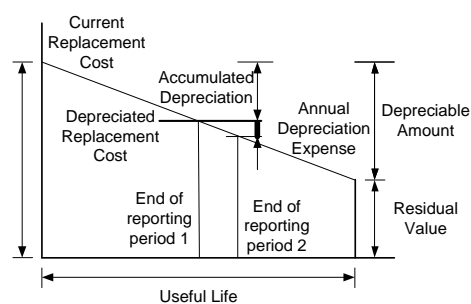
Table 5.1.3: Simple Condition Grading Model

Condition Grading	Description of Condition
1	Very Good: only planned maintenance required
2	Good: minor maintenance required plus planned maintenance
3	Fair: significant maintenance required
4	Poor: significant renewal/rehabilitation required
5	Very Poor: physically unsound and/or beyond rehabilitation

5.1.4 Asset valuations

The value of assets recorded in the asset register as at 30 June 2014 covered by this asset management plan is shown below. Assets were last formally revalued at 30 June 2013. For this document, assets are valued using Rawlinson's estimate for the types of building multiplied by building area.

⁶ IPWEA, 2011, IIMM, Sec 2.5.4, p 2 | 79.



Current Replacement Cost	\$87,489,000
Depreciable Amount	\$87,489,000
Depreciated Replacement Cost ⁷	\$39,792,000
Annual Depreciation Expense	\$1,157,000

Useful lives are yet to be reviewed.

They will be reviewed in future revisions of this AM plan.

Key assumptions made in preparing the valuations were:

- Rawlinson's estimates for current replacement value were accurate enough for use in this document. No other information available. Other key financial values were extrapolated from this figure.

Major changes from previous valuations are due to adopted methodology. Council holds a current insurance valuation for all buildings with a total replacement cost of \$83,235,000. This amount excludes 50 of the smallest sheds and amenities, so is consistent with the Rawlinson's calculations.

Various ratios of asset consumption and expenditure have been prepared to help guide and gauge asset management performance and trends over time.

Rate of Annual Asset Consumption (Depreciation/Depreciable Amount)	1.8%
Rate of Annual Asset Renewal (Capital renewal exp/Depreciable amount)	3.7%

In 2015 the organisation plans to renew assets at 202.50 % of the rate they are being consumed and will be increasing its asset stock by 2% in the year, because in 2015, Council will be undertaking significant renewal and upgrade capital works on the Picton library building. This is a one-off "big ticket" item, not reflective of future capital works expenditure trends.

5.1.5 Historical Data

Paper plans are accessible if required for most Council buildings.

5.2 Infrastructure Risk Management Plan

An assessment of risks associated with service delivery from infrastructure assets has identified critical risks that will result in loss or reduction in service from infrastructure assets or a 'financial shock' to the organisation. The risk assessment process identifies credible risks, the likelihood of the risk event occurring, the consequences should the event occur, develops a risk rating, evaluates the risk and develops a risk treatment plan for non-acceptable risks.

Critical risks, being those assessed as 'Very High' - requiring immediate corrective action and 'High' – requiring prioritised corrective action identified in the Infrastructure Risk Management Plan, together with the estimated residual risk after the selected treatment plan is operational are summarised in Table 5.2. These risks are reported to management and Council.

Table 5.2: Critical Risks and Treatment Plans

Asset at Risk	Incident	Cause	Likelihood	Risk Rating	Risk Treatment Plan
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⁷ Also reported as Written Down Current Replacement Cost (WDCRC).

Buildings	Destruction of Council Administration Building	Fire / Flood	Possible	Very High	<ul style="list-style-type: none"> • Maintain adequate insurance • Disaster Management Plan updated and current • Offsite storage of data backups
Buildings	Damage to buildings causing closure of infrastructure	Vandalism Act of God	Possible	High	<ul style="list-style-type: none"> • Staff temporarily repair damage • Contractor engaged. • Routine maintenance inspections.
Buildings and public amenities	Increased injury risk to users due to age and condition	Inadequate maintenance program.	Likely	Medium	<ul style="list-style-type: none"> • Capital works and maintenance program in place. • Communication with community groups, clubs and lease holders.
Buildings	Capacity issues with existing Council buildings and facilities	Increase in staffing levels in response to community demand for services	Likely	Low	<ul style="list-style-type: none"> • Adequate strategic planning for future accommodation needs
Recreation Assets	Damaged or degraded facilities or equipment presenting a risk of injury to public	Natural deterioration or deliberate damage to equipment or facilities	Very Likely	High	<ul style="list-style-type: none"> • Inspection and condition monitoring of buildings carried out on a regular basis • Timely repairs undertaken once defects are identified

5.3 Routine Operations and Maintenance Plan

Operations include regular activities to provide services such as public health, safety and amenity, eg cleansing, street sweeping, grass mowing and street lighting.

Routine maintenance is the regular on-going work that is necessary to keep assets operating, including instances where portions of the asset fail and need immediate repair to make the asset operational again.

5.3.1 Operations and Maintenance Plan

Operations activities affect service levels including quality and function through street sweeping and grass mowing frequency, intensity and spacing of street lights and cleaning frequency and opening hours of building and other facilities.

Maintenance includes all actions necessary for retaining an asset as near as practicable to an appropriate service condition including regular ongoing day-to-day work necessary to keep assets operating, eg road patching but excluding rehabilitation or renewal. Maintenance may be classified into reactive, planned and specific maintenance work activities.

Reactive maintenance is unplanned repair work carried out in response to service requests and management/supervisory directions.

Planned maintenance is repair work that is identified and managed through a maintenance management system (MMS). MMS activities include inspection, assessing the condition against failure/breakdown experience, prioritising, scheduling, actioning the work and reporting what was done to develop a maintenance history and improve maintenance and service delivery performance.

Specific maintenance is replacement of higher value components/sub-components of assets that is undertaken on a regular cycle including repainting, replacing air conditioning units, etc. This work falls below the capital/maintenance threshold but may require a specific budget allocation.

Actual past maintenance expenditure and the figures are obtained from Council's financial statements. The figures adopted for the purposes of NAMS modelling are shown in Table 5.3.1.

Table 5.3.1: Maintenance Expenditure Trends

Expenditure Type	2013/14 Actual Expenditure	2015/16 Proposed	2016/17 Proposed	2017/18 Proposed	2018/19 Proposed
Operations	\$165,000	\$165,000	\$165,000	\$165,000	\$165,000
Reactive Maintenance	\$140,000	\$140,000	\$140,000	\$140,000	\$140,000
Planned Maintenance	\$250,000	\$250,000	\$255,000	\$260,000	\$265,000

At Wollondilly, planned maintenance work is currently 45% of total maintenance expenditure. Maintenance expenditure levels are not considered to be adequate to meet projected service levels. Additional maintenance funding is required for proactive and planned maintenance.

Assessment and prioritisation of reactive maintenance is undertaken by Council staff using experience and judgement.

5.3.2 Operations and Maintenance Strategies

The organisation will operate and maintain assets to provide the defined level of service to approved budgets in the most cost-efficient manner. The operation and maintenance activities include:

- Scheduling operations activities to deliver the defined level of service in the most efficient manner,
- Undertaking maintenance activities through a planned maintenance system to reduce maintenance costs and improve maintenance outcomes. Undertake cost-benefit analysis to determine the most cost-effective split between planned and unplanned maintenance activities (50 – 70% planned desirable as measured by cost),
- Maintain a current infrastructure risk register for assets and present service risks associated with providing services from infrastructure assets and reporting Very High and High risks and residual risks after treatment to management and Council,
- Review current and required skills base and implement workforce training and development to meet required operations and maintenance needs,
- Review asset utilisation to identify underutilised assets and appropriate remedies, and over utilised assets and customer demand management options,
- Maintain a current hierarchy of critical assets and required operations and maintenance activities,
- Develop and regularly review appropriate emergency response capability,
- Review management of operations and maintenance activities to ensure Council is obtaining best value for resources used.

Asset hierarchy

An asset hierarchy provides a framework for structuring data in an information system to assist in collection of data, reporting information and making decisions. The hierarchy includes the asset class and component used for asset planning and financial reporting and service level hierarchy used for service planning and delivery.

There is no documented service hierarchy. Decisions regarding service priority are based on the factors shown in Table 5.3.2.

Table 5.3.2: Asset Service Hierarchy

Service Hierarchy Factor	Service Level Objective
Utilisation	Higher utilised building have higher service priority
Safety considerations	Priority is given to rectification of safety issues eg broken glass is given immediate priority
Strategic importance (Open Space, Recreation and Community Facilities Strategy)	The Strategy determines the strategic importance of service levels
Grant funding availability	The availability of grant funding for a particular project will increase the priority of service

Critical Assets

Critical assets are those assets which have a high consequence of failure but not necessarily a high likelihood of failure. By identifying critical assets and critical failure modes, organisations can target and refine investigative activities, maintenance plans and capital expenditure plans at the appropriate time.

Operations and maintenance activities may be targeted to mitigate critical assets failure and maintain service levels. These activities may include increased inspection frequency, higher maintenance intervention levels, etc. Critical assets failure modes and required operations and maintenance activities are detailed in Table 5.3.2.1.

Table 5.3.2.1: Critical Assets and Service Level Objectives

Critical Assets	Critical Failure Mode	Operations & Maintenance Activities
Council Administration Building	Fire, structural failure	Refer Disaster Management Strategy
Works Depot	Fire in sheds	Plant & Machinery could be sourced from external providers. Repair of workshop could be initiated.

Standards and specifications

Maintenance work is carried out in accordance with accepted industry standards and specifications such as :

- AS 1428.1-2001 Design for access and mobility
- Building codes of Australia
- Scaffolding and Elevated Work Platform licences
- Safe Work Method Statements and Safe Operating Procedures

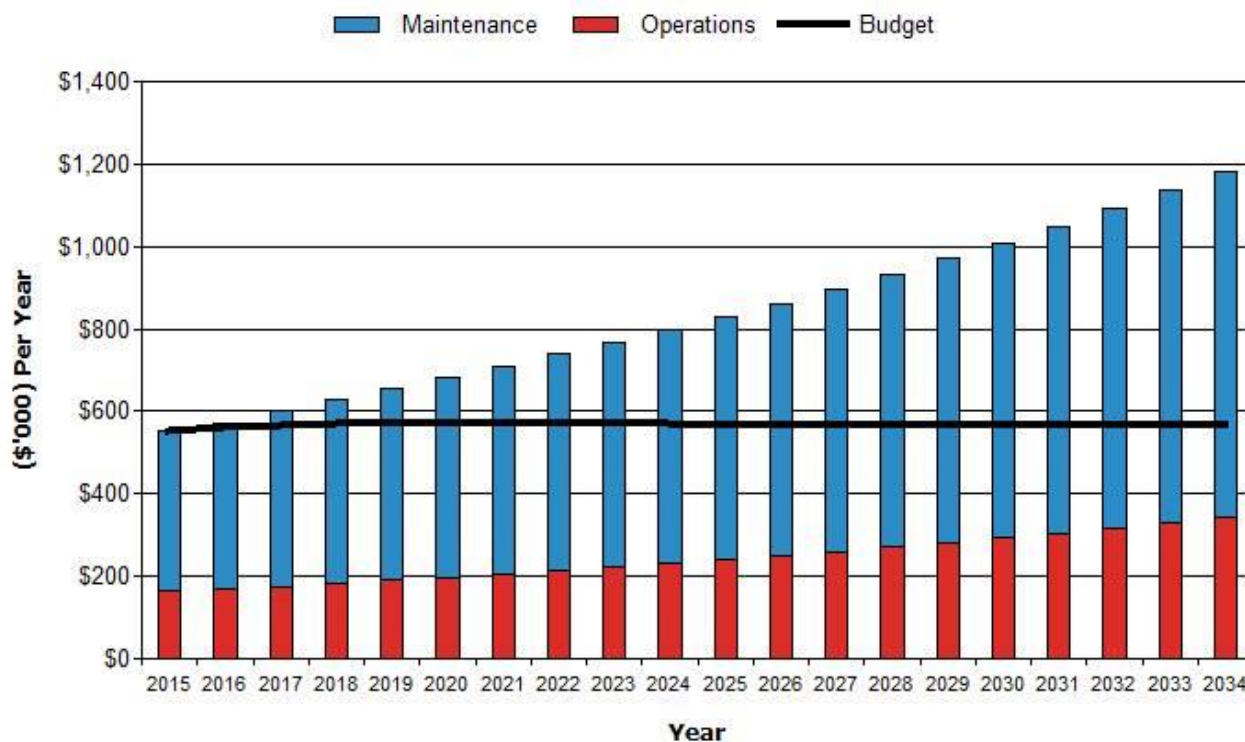
5.3.3 Summary of future operations and maintenance expenditures

Future operations and maintenance expenditure is forecast to trend in line with the value of the asset stock as shown in Figure 4. Note that all costs are shown in current 2015 dollar values (ie real values).

Figure 4: Projected Operations and Maintenance Expenditure

BASE CASE, 8.5% SRV and 10.8% SRV

Wollondilly SC - Projected Operations & Maintenance Expenditure (Buildings_S2_V7)



Looking at Figure 4, it can be observed that the budgeted expenditure follows the required (or projected) operations and maintenance expenditures in the first two years. After that the growth in required expenditure accelerates beyond the budgeted expenditure. It is expected however that Council's rate income will start to grow also as a natural result of growth. This is not shown in the black line as further work is required to refine the financial planning associated with growth. More rates income will enable more funds to be allocated to maintenance. It is therefore suggested that the modelling be revisited within 4 years to ensure that it accurately reflects Council's planned budget.

Deferred maintenance, ie works that are identified for maintenance and unable to be funded are to be included in the risk assessment and analysis in the infrastructure risk management plan.

Maintenance is funded from the operating budget where available. This is further discussed in Section 6.2.

5.4 Renewal/Replacement Plan

Renewal and replacement expenditure is major work which does not increase the asset's design capacity but restores, rehabilitates, replaces or renews an existing asset to its original or lesser required service potential. Work over and above restoring an asset to original service potential is upgrade/expansion or new works expenditure.

5.4.1 Renewal plan

Assets requiring renewal/replacement are identified from one of three methods provided in the 'Expenditure Template'.

- Method 1 uses Asset Register data to project the renewal costs using acquisition year and useful life to determine the renewal year, or
- Method 2 uses capital renewal expenditure projections from external condition modelling systems (such as Pavement Management Systems), or
- Method 3 uses a combination of average *network renewals* plus *defect repairs* in the *Renewal Plan* and *Defect Repair Plan* worksheets on the 'Expenditure template'.

Method 3 was used for this asset management plan.

The useful lives of assets used to develop projected asset renewal expenditures are shown in Table 5.4.1. Asset useful lives are based on comparative industry standards and were last reviewed on December 2014.

Table 5.4.1: Useful Lives of Assets

Asset (Sub)Category	Useful life
Amenities/Toilet Building	50 years
Childcare Centres	40 years
Council Offices	60 years
Other Buildings	60 years
Public Halls/Community Centre	60 years
Sheds	40 years
Sporting Facilities	50 years
Works Depot	40 years

5.4.2 Renewal and Replacement Strategies

The organisation will plan capital renewal and replacement projects to meet level of service objectives and minimise infrastructure service risks by:

- Planning and scheduling renewal projects to deliver the defined level of service in the most efficient manner,
- Undertaking project scoping for all capital renewal and replacement projects to identify:
 - the service delivery 'deficiency', present risk and optimum time for renewal/replacement,
 - the project objectives to rectify the deficiency,
 - the range of options, estimated capital and life cycle costs for each options that could address the service deficiency,
 - and evaluate the options against evaluation criteria adopted by the organisation, and
 - select the best option to be included in capital renewal programs,
- Using 'low cost' renewal methods (cost of renewal is less than replacement) wherever possible,
- Maintain a current infrastructure risk register for assets and service risks associated with providing services from infrastructure assets and reporting Very High and High risks and residual risks after treatment to management and Council,
- Review current and required skills base and implement workforce training and development to meet required construction and renewal needs,
- Maintain a current hierarchy of critical assets and capital renewal treatments and timings required ,
- Review management of capital renewal and replacement activities to ensure Council is obtaining best value for resources used.

Renewal ranking criteria

Asset renewal and replacement is typically undertaken to either:

- Ensure the reliability of the existing infrastructure to deliver the service it was constructed to facilitate (eg replacing a bridge that has a 5 t load limit), or

- To ensure the infrastructure is of sufficient quality to meet the service requirements (eg roughness of a road).⁸

It is possible to get some indication of capital renewal and replacement priorities by identifying assets or asset groups that:

- Have a high consequence of failure,
- Have a high utilisation and subsequent impact on users would be greatest,
- The total value represents the greatest net value to the organisation,
- Have the highest average age relative to their expected lives,
- Are identified in the AM Plan as key cost factors,
- Have high operational or maintenance costs, and
- Where replacement with modern equivalent assets would yield material savings.⁹

The ranking criteria used to determine priority of identified renewal and replacement proposals is detailed in Table 5.4.2.

Table 5.4.2: Renewal and Replacement Priority Ranking Criteria

Criteria	Weighting
Utilisation and economic return	30%
Safety considerations	30%
Strategic importance (Open Space, Recreation and Community Facilities Strategy)	20%
Grant funding availability	20%
Total	100%

Renewal and replacement standards

Renewal work is carried out in accordance with accepted industry standards and specifications such as:

- AS 1428.1-2001 Design for access and mobility
- Building codes of Australia
- Scaffolding and Elevated Work Platform licences
- Safe Work Method Statements and Safe Operating Procedures

5.4.3 Summary of future renewal and replacement expenditure

Projected future renewal and replacement expenditures are forecast to increase over time as the asset stock increases from growth. The expenditure is summarised in Fig 5. Note that all amounts are shown in real values.

The projected capital renewal and replacement program is shown in Appendix B.

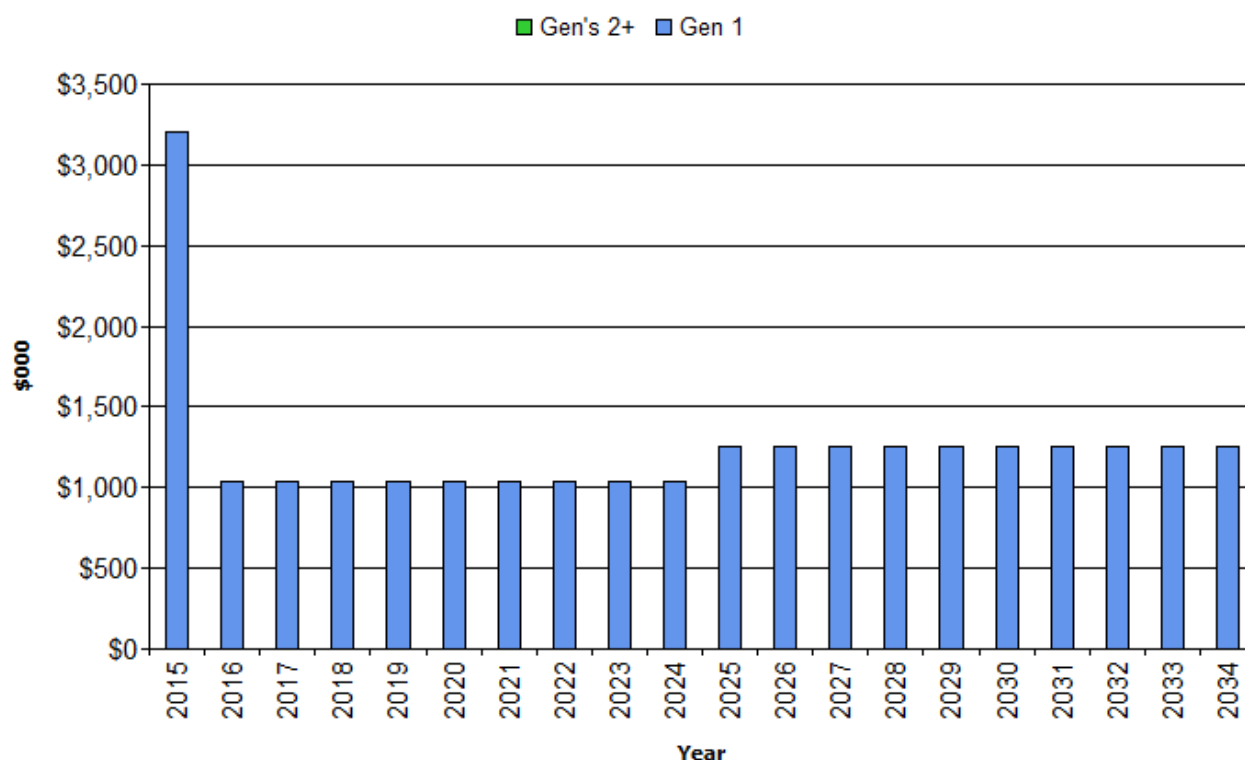
⁸ IPWEA, 2011, IIMM, Sec 3.4.4, p 3|60.

⁹ Based on IPWEA, 2011, IIMM, Sec 3.4.5, p 3|66.

Fig 5: Projected Capital Renewal and Replacement Expenditure

BASE CASE, 8.5% SRV and 10.8% SRV

Wollondilly SC - Projected Capital Renewal Expenditure (Buildings_S2_V7)



Deferred renewal and replacement, ie those assets identified for renewal and/or replacement and not scheduled in capital works programs are to be included in the risk analysis process in the risk management plan.

Renewals and replacement expenditure in the organisation's capital works program will be accommodated in the long term financial plan. This is further discussed in Section 6.2.

5.5 Creation/Acquisition/Upgrade Plan

New works are those works that create a new asset that did not previously exist, or works which upgrade or improve an existing asset beyond its existing capacity. They may result from growth, social or environmental needs. Assets may also be acquired at no cost to the organisation from land development. These assets from growth are considered in Section 4.4.

5.5.1 Selection criteria

New assets and upgrade/expansion of existing assets are identified from various sources such as councillor/director or community requests, proposals identified by strategic plans or partnerships with other organisations. Candidate proposals are inspected to verify need and to develop a preliminary renewal estimate. Verified proposals are ranked by priority and available funds and scheduled in future works programmes. The priority ranking criteria is detailed below.

Table 5.5.1: New Assets Priority Ranking Criteria

Criteria	Weighting
Developer Contributions Plan and growth projections	50 %
Availability of funding from grants	30%
Councillor/ Community requests	20%
Total	100%

5.5.2 Capital Investment Strategies

The organisation will plan capital upgrade and new projects to meet level of service objectives by:

- Planning and scheduling capital upgrade and new projects to deliver the defined level of service in the most efficient manner,
- Undertake project scoping for all capital upgrade/new projects to identify:
 - the service delivery 'deficiency', present risk and required timeline for delivery of the upgrade/new asset,
 - the project objectives to rectify the deficiency including value management for major projects,
 - the range of options, estimated capital and life cycle costs for each options that could address the service deficiency,
 - management of risks associated with alternative options,
 - and evaluate the options against evaluation criteria adopted by Council, and
 - select the best option to be included in capital upgrade/new programs,
- Review current and required skills base and implement training and development to meet required construction and project management needs,
- Review management of capital project management activities to ensure Council is obtaining best value for resources used.

Standards and specifications for new assets and for upgrade/expansion of existing assets are the same as those for renewal shown in Section 5.4.2.

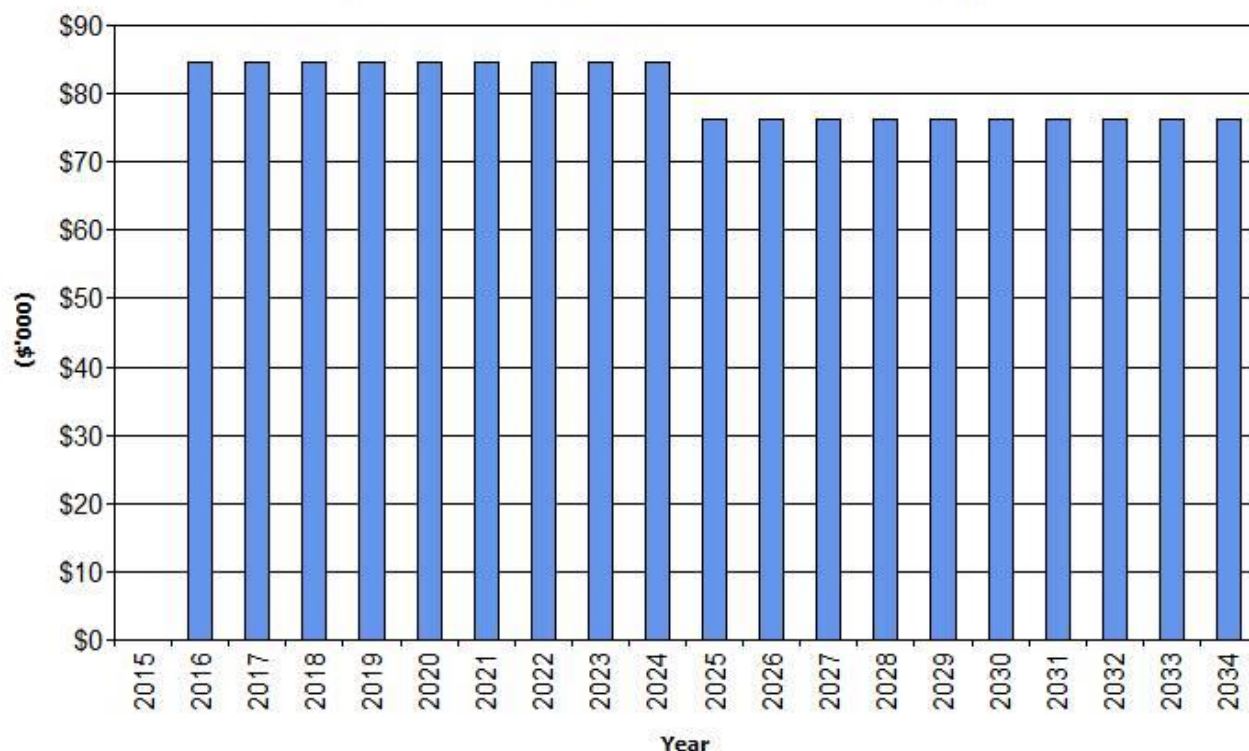
5.5.3 Summary of future upgrade/new assets expenditure

Projected upgrade/new asset expenditures are summarised in Fig 6. The projected upgrade/new capital works program is shown in Appendix C. All amounts are shown in real values.

Fig 6: Projected Capital Upgrade/New Asset Expenditure

BASE CASE, 8.5% SRV and 10.8% SRV

Wollondilly SC - Projected Capital Upgrade/New Expenditure (Buildings_S2_V7)



Expenditure on new assets and services in the organisation's capital works program will be accommodated in the long term financial plan. This is further discussed in Section 6.2.

5.6 Disposal Plan

Disposal includes any activity associated with disposal of a decommissioned asset including sale, demolition or relocation. No assets are currently identified for disposal.

Council monitors the usage of community buildings and will assess the possibility of disposal of underutilised and dilapidated assets in future revisions of the plan.

5.7 Service Consequences and Risks

The organisation has prioritised decisions made in adopting this AM Plan to obtain the optimum benefits from its available resources. Decisions were made based on the development of 3 scenarios of AM Plans.

Scenario 1 – Base case "Do Nothing"

Scenario 2 – 8.5% SRV over 4 years

Scenario 3 – 10.8% SRV over 4 years

The scenario adopted by the community and council will impact the funding available for road assets into the future.

5.7.1 What we cannot do

There are some operations and maintenance activities and capital projects that are unable to be undertaken within the next 10 years. These include:

- Have every building refurbished to a modern standard.
- Fully comply with Disability Access Standards AS1428.
- Design and build new assets for every community group.

5.7.2 Service consequences

Operations and maintenance activities and capital projects that cannot be undertaken will maintain or create service consequences for users. These include:

- The rate of deterioration of buildings accelerates with age and is exacerbated by inadequate maintenance funding.
- Deterioration of internal furnishings past their useful life.
- Increased end of life costs to upgrade building.
- Closure of underutilised buildings

5.7.3 Risk consequences

The operations and maintenance activities and capital projects that cannot be undertaken may maintain or create risk consequences for the organisation. These include:

- No buildings available for community meetings at peak times.
- Substandard community facilities not meeting contemporary community expectations

These risks have been included with the Infrastructure Risk Management Plan summarised in Section 5.2 and risk management plans actions and expenditures included within projected expenditures.

6. FINANCIAL SUMMARY

This section contains the financial requirements resulting from all the information presented in the previous sections of this asset management plan. The financial projections will be improved as further information becomes available on desired levels of service and current and projected future asset performance.

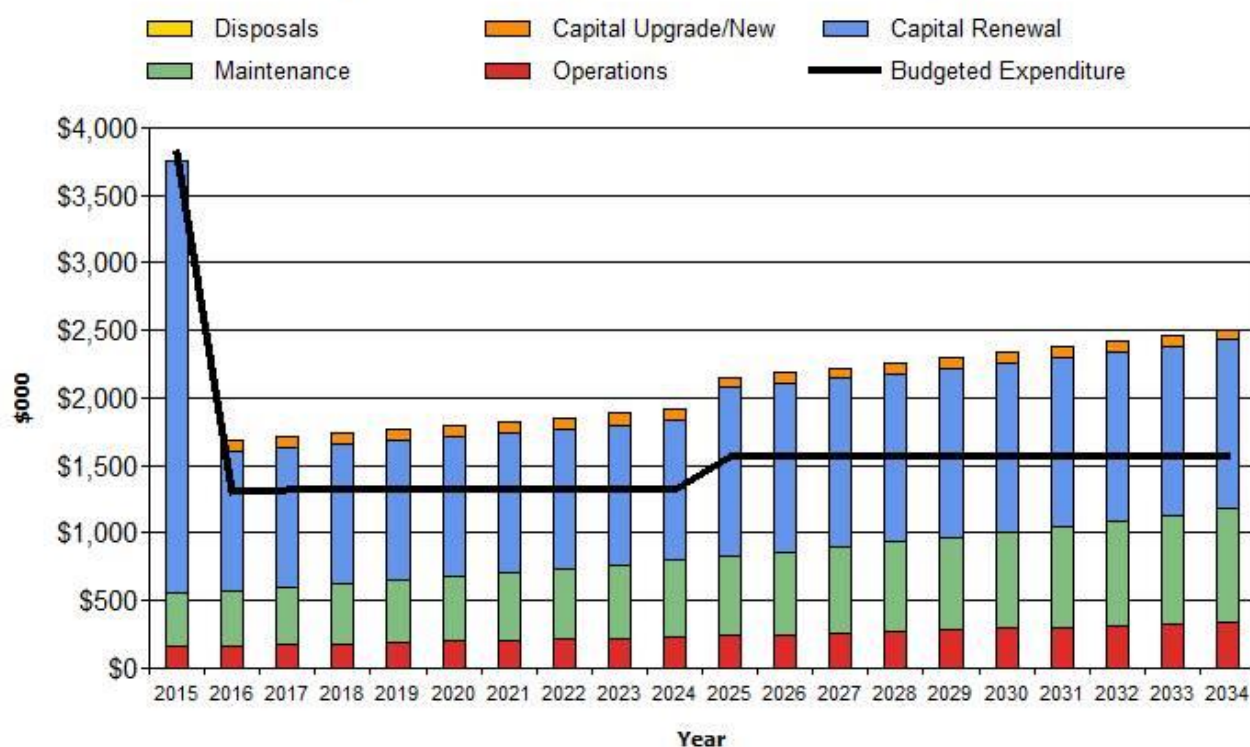
6.1 Financial Statements and Projections

The financial projections are shown in Fig 7 for projected operating (operations and maintenance) and capital expenditure (renewal and upgrade/expansion/new assets). Note that all costs are shown in real values.

Fig 7: Projected Operating and Capital Expenditure

BASE CASE “DO NOTHING”

Wollondilly SC - Projected Operating and Capital Expenditure (Buildings_S2_V7)

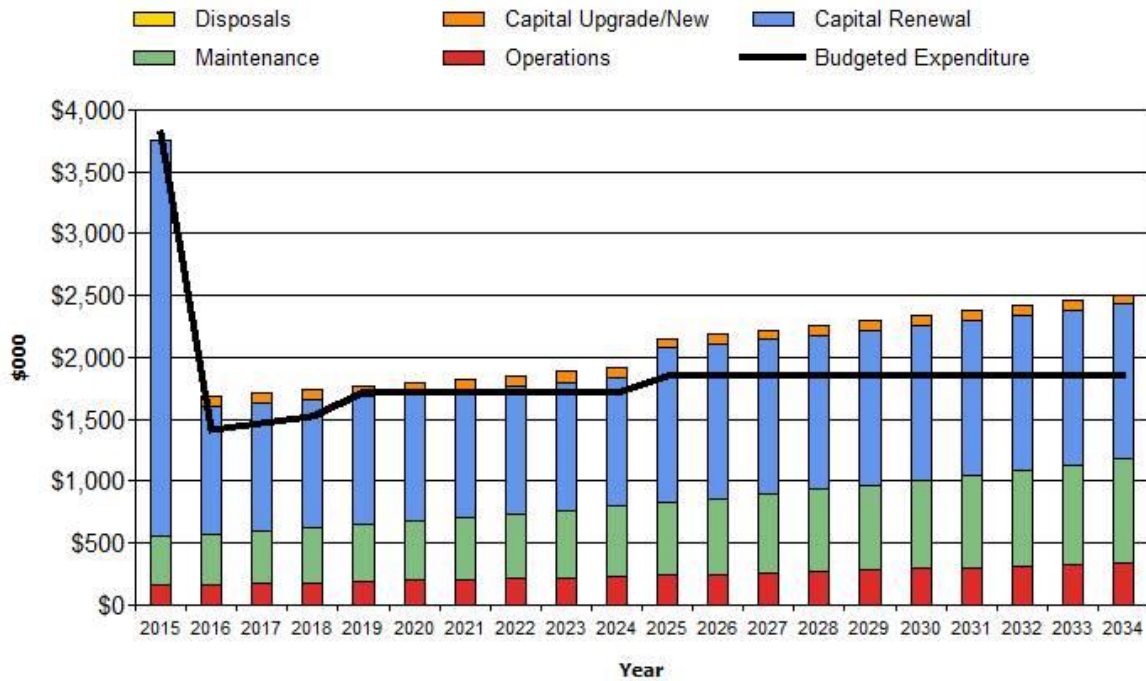


From Figure 7 Base Case “Do Nothing” it can be observed that the budgeted expenditure (the black line) does not match the coloured columns representing maintenance, renewal and upgrade expenses. This is an unsustainable financial situation.

On the following page, the two Special Rate Variation options are detailed. It can be observed that it is possible to meet projected maintenance, renewal and upgrade expenses if funding increases.

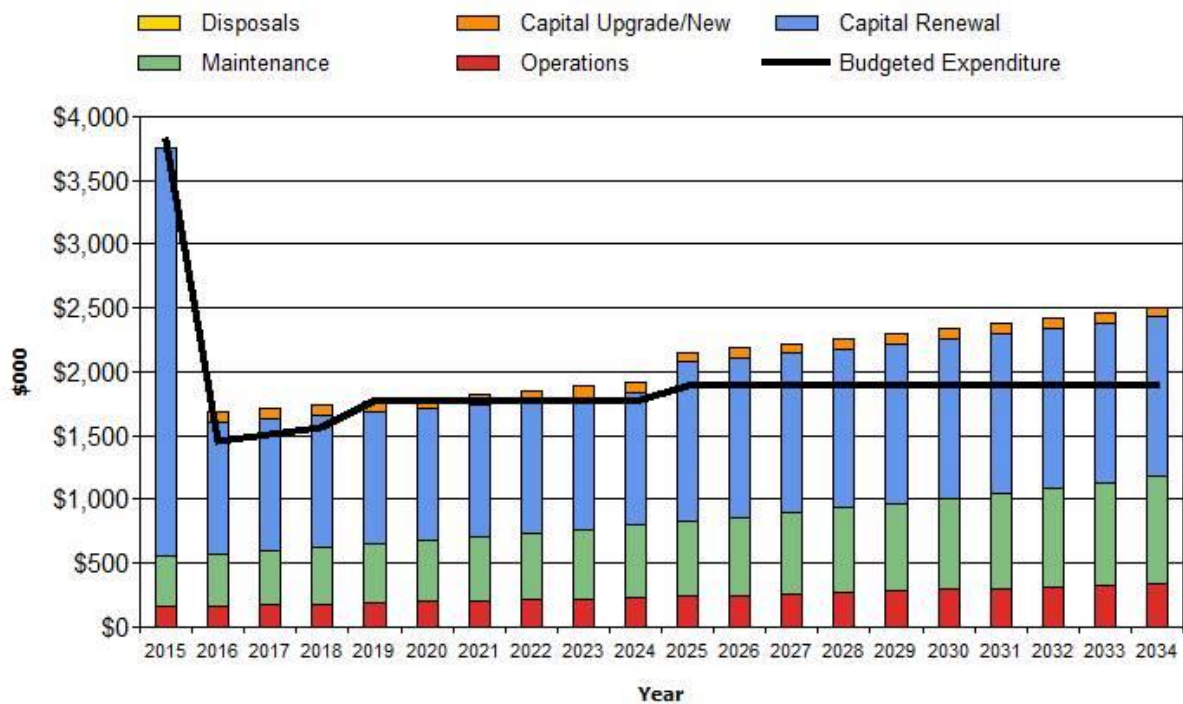
8.5% SRV

Wollondilly SC - Projected Operating and Capital Expenditure (Buildings_S2_V8)



10.8% SRV

Wollondilly SC - Projected Operating and Capital Expenditure (Buildings_S2_V9)



6.1.1 Sustainability of service delivery

There are four key indicators for service delivery sustainability that have been considered in the analysis of the services provided by this asset category, these being the asset renewal funding ratio, long term life cycle costs/expenditures and medium term projected/budgeted expenditures over 5 and 10 years of the planning period.

Asset Renewal Funding Ratio

Base Case “Do Nothing”

Asset Renewal Funding Ratio¹⁰ 77%

8.5% SRV

Asset Renewal Funding Ratio 98%

10.8% SRV

Asset Renewal Funding Ratio 102%

The Asset Renewal Funding Ratio is the most important indicator and reveals that over the next 10 years. The higher the ratio, the better the outcome. 100% is ideal. The funds that Council is forecasting that it will have for the optimal renewal and replacement of its assets will depend on the funding scenario that is pursued.

Long term - 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 asset life cycle. Life cycle costs include operations and maintenance expenditure and asset consumption (depreciation expense). Life cycle costs can be compared to life cycle expenditure to give an initial indicator of affordability of projected service levels when considered with age profiles. Life cycle expenditure includes operations, maintenance and capital renewal expenditure. Life cycle expenditure will vary depending on the timing of asset renewals.

A shortfall between life cycle cost and life cycle expenditure is the life cycle gap. The life cycle indicator shows life cycle expenditure as a percentage of life cycle costs.

Long Term - Life Cycle Costs	Base Case “Do Nothing”	8.5% SRV	10.8% SRV
Life Cycle Cost (Average 10 years projected operations and , maintenance expenditure and depreciation)	\$2,228,000	\$2,228,000	\$2,228,000
Life Cycle Expenditure (Average 10 years Long Term Financial Plan budget for operations, maintenance and capital renewal expenditure)	\$1,517,000	\$1,802,000	\$1,847,000
Life Cycle Gap(life cycle cost- life cycle expenditure) negative = a gap	-\$711,000	-\$426,000	-\$381,000
Life Cycle Indicator (life cycle expenditure/ life cycle cost)	68 %	81 %	83 %

The life cycle costs and life cycle expenditure comparison highlights 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 that life cycle cost, it is most likely that outlays will need to be increased or cuts in services made in the future.

¹⁰ AIFMG, 2012, Version 1.3, Financial Sustainability Indicator 4, Sec 2.6, p 2.16

Knowing the extent and timing of any required increase in outlays and the service consequences if funding is not available will assist organisations in providing services to their communities in a financially sustainable manner. This is the purpose of the asset management plans and long term financial plan.

Medium term – 10 year financial planning period

This asset management plan identifies the projected operations, maintenance and capital renewal expenditures required to provide an agreed level of service to the community over a 10 year period. This provides input into 10 year financial and funding plans aimed at providing the required services in a sustainable manner.

These projected expenditures may be compared to budgeted expenditures in the 10 year period to identify any funding shortfall. In a core asset management plan, a gap is generally due to increasing asset renewals for ageing assets.

Medium Term - 10 Year Financial Planning Period	Base Case "Do Nothing"	8.5% SRV	10.8% SRV
10 year Operations, Maintenance and Renewal Projected Expenditure	\$1,920,000	\$1,920,000	\$1,920,000
10 year Maintenance and Renewal Long Term Financial Plan Expenditure	\$1,517,000	\$1,802,000	\$1,847,000
10 year financing shortfall (10 year projected expenditure- LTFP budget expenditure)	-\$403,000	-\$118,000	-\$73,000
10 year financing indicator (LTFP budget expenditure/ 10 year projected expenditure)	79 %	94 %	96 %

The financing indicator reveals the percentage of the required expenditure Council expects to have in order to provide the services documented in this asset management plan. In an ideal situation, Council would have 100% of the necessary funding.

If the base case "do nothing" scenario is adopted, Council will have only 79% of the required funds. Alternatively, if the 8.5% SRV is adopted, Council will have 94% and if the 10.8% SRV is adopted, Council will have 96%.

Medium Term – 5 year financial planning period

Looking at the first 5 years of the planning period:

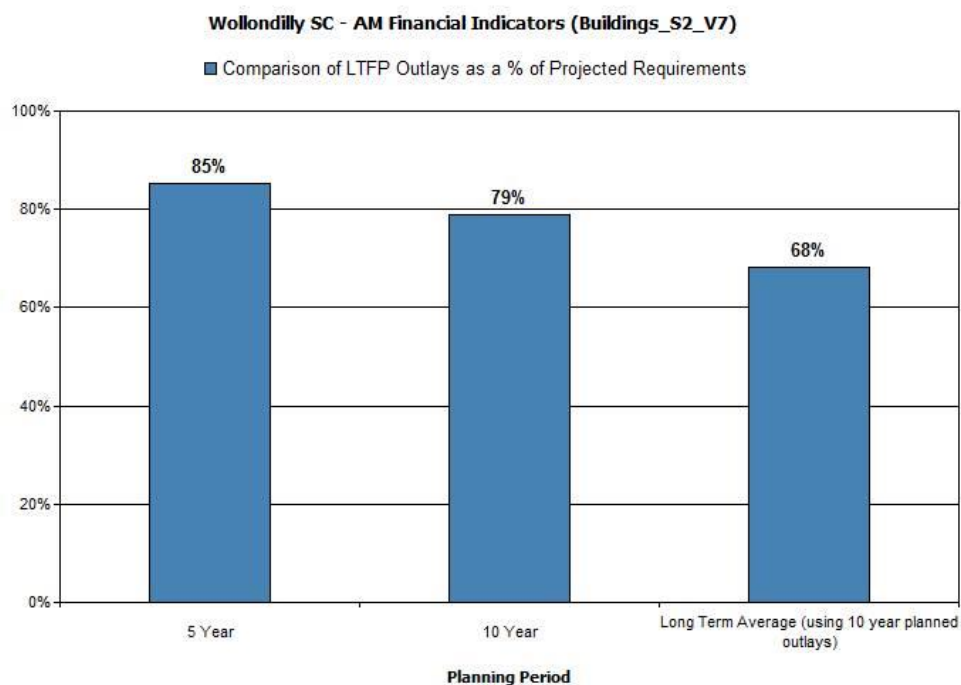
Medium Term - 5 Year Financial Planning Period	Base Case "Do Nothing"	8.5% SRV	10.8% SRV
5 year Operations, Maintenance and Renewal Projected Expenditure	\$2,068,000	\$2,068,000	\$2,068,000
5 year Maintenance and Renewal Long Term Financial Plan Expenditure	\$1,764,000	\$1,934,000	\$1,974,000
5 year financing shortfall (10 year projected expenditure- LTFP budget expenditure)	-\$304,000	-\$134,000	-\$94,000
5 year financing indicator (LTFP budget expenditure/ 10 year projected expenditure)	85 %	94 %	95 %

Asset management financial indicators

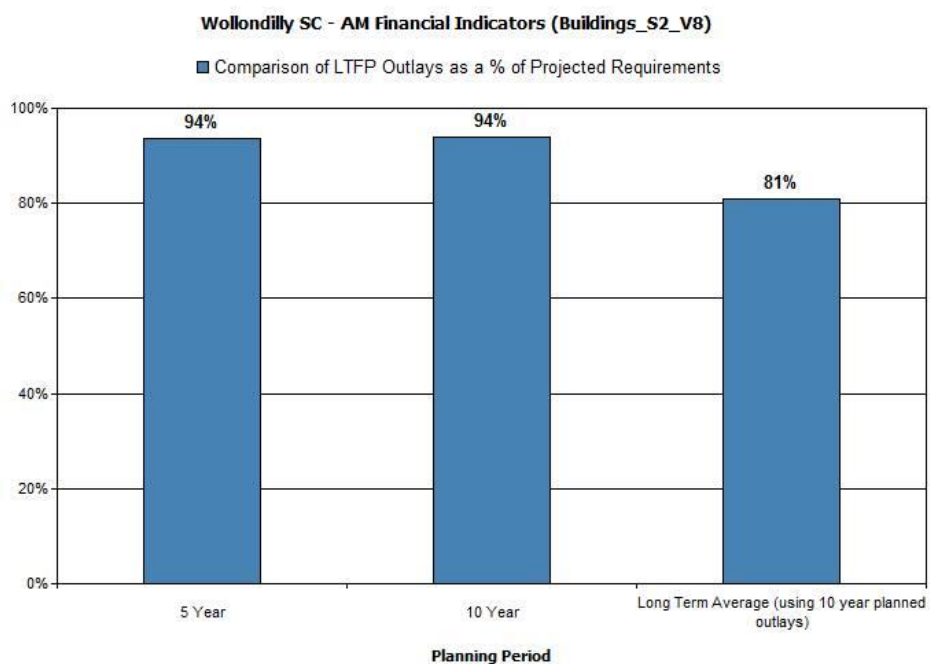
Figure 7A shows the asset management financial indicators over the 10 year planning period and for the long term life cycle.

Figure 7A: Asset Management Financial Indicators

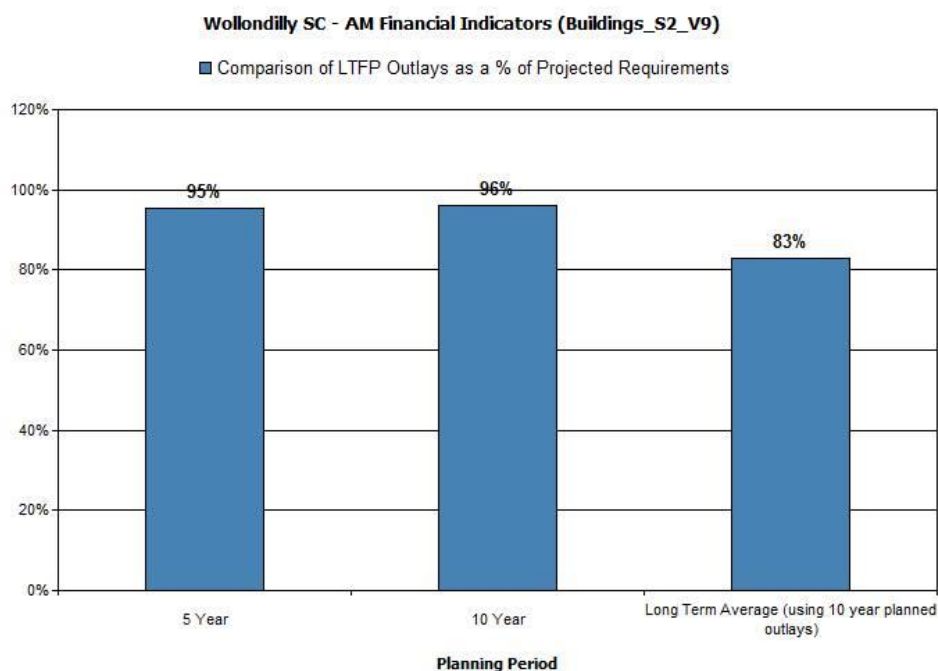
BASE CASE “DO NOTHING”



8.5% SRV



10.8% SRV



Providing services from infrastructure in a sustainable manner requires the matching and managing of service levels, risks, projected expenditures and financing to achieve a financial indicator of approximately 1.0 for the first years of the asset management plan and ideally over the 10 year life of the Long Term Financial Plan.

Figure 8 shows the projected asset renewal and replacement expenditure over the 20 years of the AM Plan. The projected asset renewal and replacement expenditure is compared to renewal and replacement expenditure in the capital works program, which is accommodated in the long term financial plan.

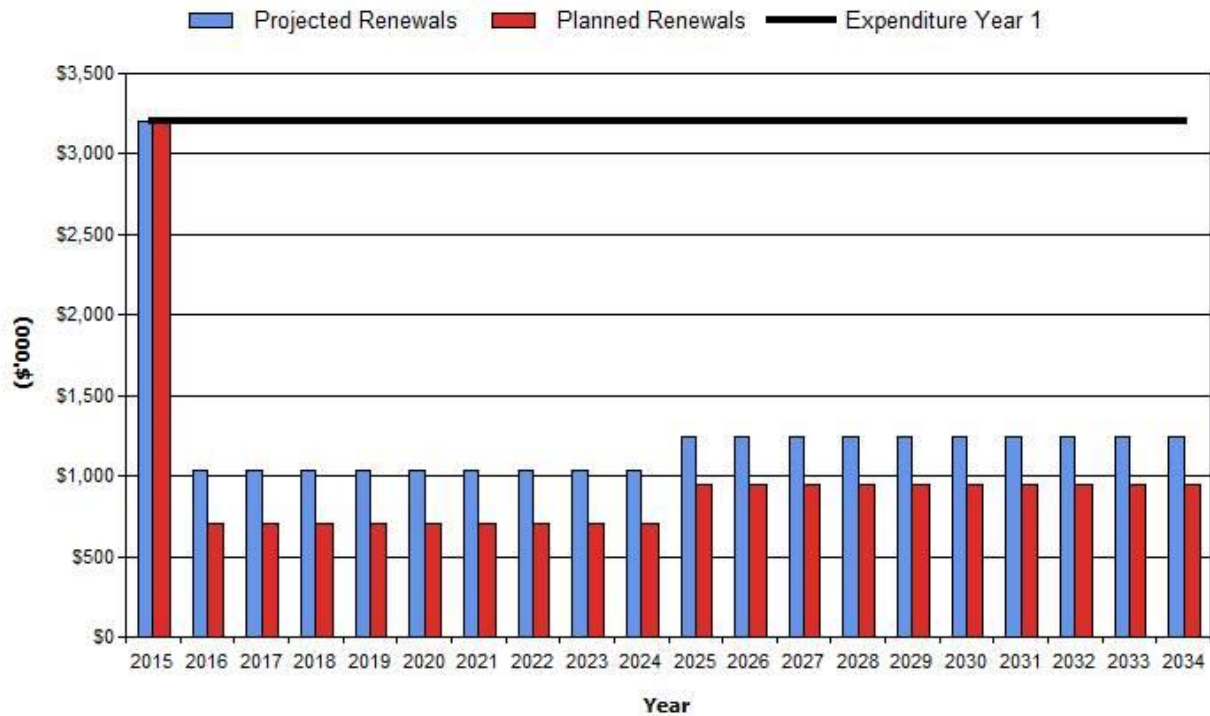
The three scenarios are shown: base case “do nothing”, 8.5% SRV and 10.8% SRV.

The SRV graphs are more favourable than the base case as the red and blue columns approach one another, particularly in the 10.8% SRV, indicating that planned funding is approaching required funding.

Figure 8: Projected and LTFP Budgeted Renewal Expenditure

BASE CASE “DO NOTHING”

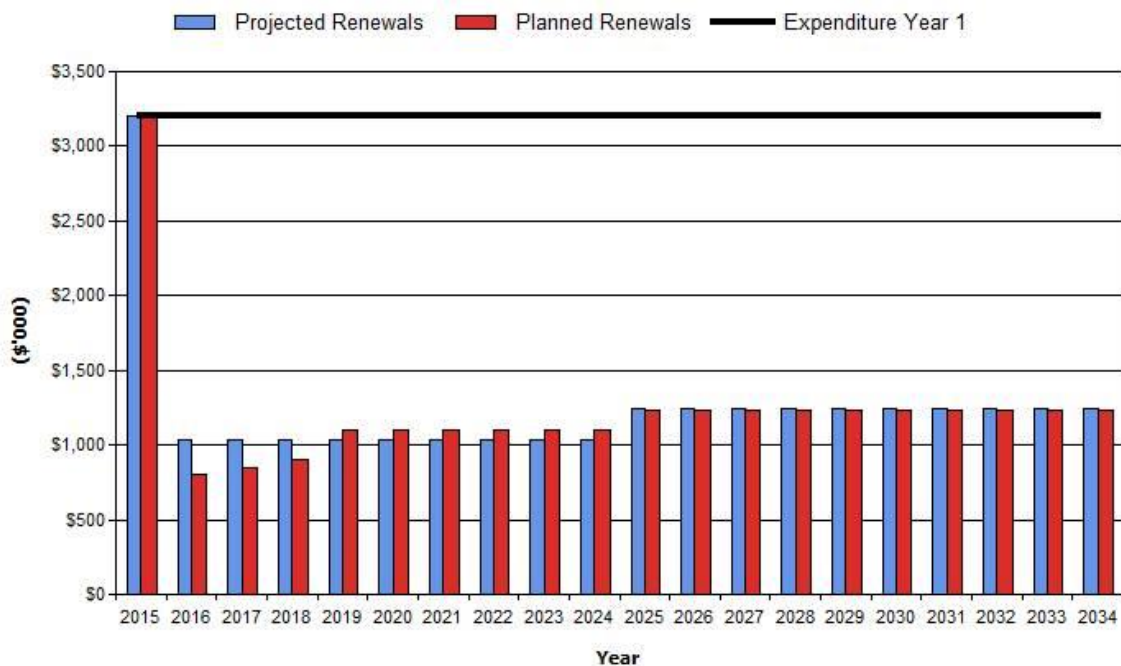
Wollondilly SC - Projected & LTFP Budgeted Renewal Expenditure (Buildings_S2_V7)



8.5%

SRV

Wollondilly SC - Projected & LTFP Budgeted Renewal Expenditure (Buildings_S2_V8)



10.8% SRV

Wollondilly SC - Projected & LTFP Budgeted Renewal Expenditure (Buildings_S2_V9)

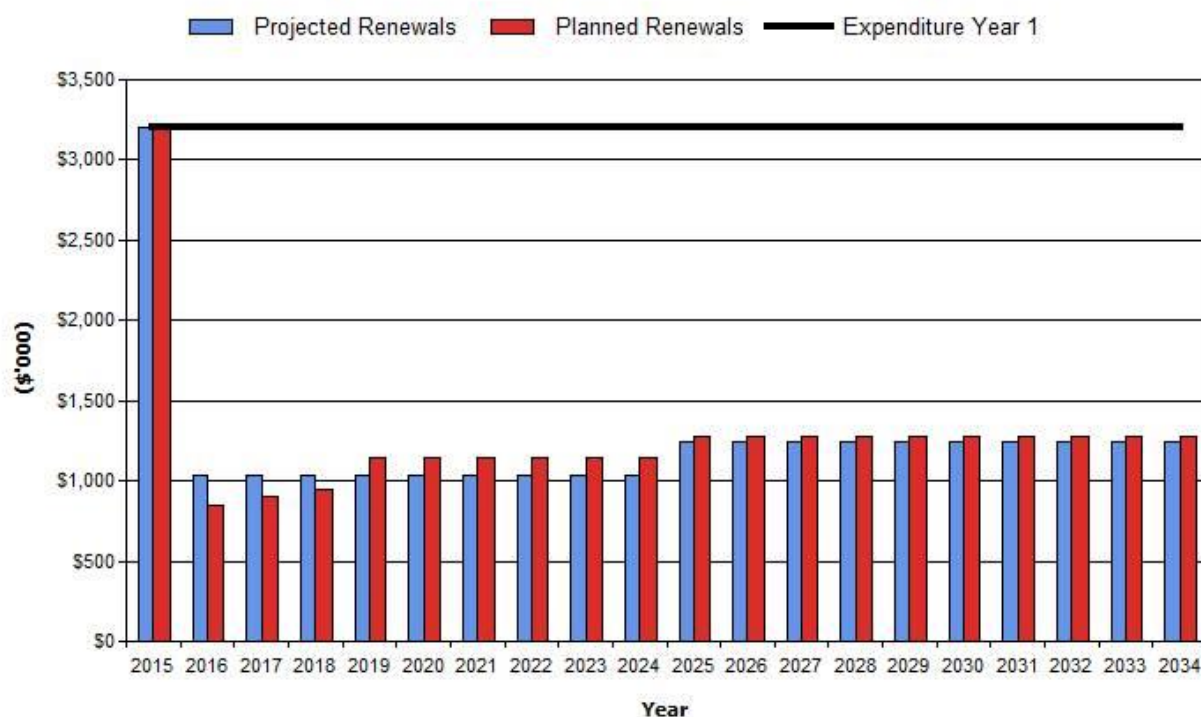


Table 6.1.1 shows the shortfall between projected renewal and replacement expenditures and expenditure accommodated in long term financial plan. Budget expenditures accommodated in the long term financial plan or extrapolated from current budgets are shown in Appendix D.

Table 6.1.1: Projected and LTFP Budgeted Renewals and Financing Shortfall

BASE CASE “DO NOTHING”

Year	Projected Renewals (\$'000)	LTFP Renewal Budget (\$'000)	Renewal Financing Shortfall (\$'000) (-ve Gap, +ve Surplus)	Cumulative Shortfall (\$'000) (-ve Gap, +ve Surplus)
2015	\$3,201	\$3,200	-\$1	-\$1
2016	\$1,032	\$700	-\$332	-\$333
2017	\$1,032	\$700	-\$332	-\$665
2018	\$1,032	\$700	-\$332	-\$998
2019	\$1,032	\$700	-\$332	-\$1,330
2020	\$1,032	\$700	-\$332	-\$1,662
2021	\$1,032	\$700	-\$332	-\$1,994
2022	\$1,032	\$700	-\$332	-\$2,326
2023	\$1,032	\$700	-\$332	-\$2,659
2024	\$1,032	\$700	-\$332	-\$2,991

2025	\$1,249	\$950	-\$299	-\$3,290
2026	\$1,249	\$950	-\$299	-\$3,589
2027	\$1,249	\$950	-\$299	-\$3,888
2028	\$1,249	\$950	-\$299	-\$4,187
2029	\$1,249	\$950	-\$299	-\$4,486
2030	\$1,249	\$950	-\$299	-\$4,785
2031	\$1,249	\$950	-\$299	-\$5,084
2032	\$1,249	\$950	-\$299	-\$5,383
2033	\$1,249	\$950	-\$299	-\$5,682
2034	\$1,249	\$950	-\$299	-\$5,981

Note: A negative shortfall indicates a financing gap, a positive shortfall indicates a surplus for that year.

8.5% SRV

Year	Projected Renewals (\$000)	LTFP Renewal Budget (\$000)	Renewal Financing Shortfall (\$000) (-ve Gap, +ve Surplus)	Cumulative Shortfall (\$000) (-ve Gap, +ve Surplus)
2015	\$3,201	\$3,200	-\$1	-\$1
2016	\$1,032	\$800	-\$232	-\$233
2017	\$1,032	\$850	-\$182	-\$415
2018	\$1,032	\$900	-\$132	-\$548
2019	\$1,032	\$1,100	\$68	-\$480
2020	\$1,032	\$1,100	\$68	-\$412
2021	\$1,032	\$1,100	\$68	-\$344
2022	\$1,032	\$1,100	\$68	-\$276
2023	\$1,032	\$1,100	\$68	-\$208
2024	\$1,032	\$1,100	\$68	-\$141
2025	\$1,249	\$1,235	-\$14	-\$155
2026	\$1,249	\$1,235	-\$14	-\$169
2027	\$1,249	\$1,235	-\$14	-\$183
2028	\$1,249	\$1,235	-\$14	-\$197
2029	\$1,249	\$1,235	-\$14	-\$211
2030	\$1,249	\$1,235	-\$14	-\$225
2031	\$1,249	\$1,235	-\$14	-\$239
2032	\$1,249	\$1,235	-\$14	-\$253
2033	\$1,249	\$1,235	-\$14	-\$267
2034	\$1,249	\$1,235	-\$14	-\$281

Note: A negative shortfall indicates a financing gap, a positive shortfall indicates a surplus for that year.

10.8% SRV

Year	Projected Renewals (\$000)	LTFP Renewal Budget (\$000)	Renewal Financing Shortfall (\$000) (-ve Gap, +ve Surplus)	Cumulative Shortfall (\$000) (-ve Gap, +ve Surplus)
2015	\$3,201	\$3,200	-\$1	-\$1

2016	\$1,032	\$850	-\$182	-\$183
2017	\$1,032	\$900	-\$132	-\$315
2018	\$1,032	\$950	-\$82	-\$398
2019	\$1,032	\$1,150	\$118	-\$280
2020	\$1,032	\$1,150	\$118	-\$162
2021	\$1,032	\$1,150	\$118	-\$44
2022	\$1,032	\$1,150	\$118	\$74
2023	\$1,032	\$1,150	\$118	\$192
2024	\$1,032	\$1,150	\$118	\$309
2025	\$1,249	\$1,280	\$31	\$340
2026	\$1,249	\$1,280	\$31	\$371
2027	\$1,249	\$1,280	\$31	\$402
2028	\$1,249	\$1,280	\$31	\$433
2029	\$1,249	\$1,280	\$31	\$464
2030	\$1,249	\$1,280	\$31	\$495
2031	\$1,249	\$1,280	\$31	\$526
2032	\$1,249	\$1,280	\$31	\$557
2033	\$1,249	\$1,280	\$31	\$588
2034	\$1,249	\$1,280	\$31	\$619

Note: A negative shortfall indicates a financing gap, a positive shortfall indicates a surplus for that year.

Providing services in a sustainable manner will require matching of projected asset renewal and replacement expenditure to meet agreed service levels with **the corresponding** capital works program accommodated in the long term financial plan.

A gap between **projected asset renewal/replacement expenditure and amounts accommodated in the LTFP** indicates that **further work is required on reviewing service levels in the AM Plan (including possibly revising the LTFP)** before finalising the asset management plan to manage required service levels and funding **to eliminate any funding gap**.

We will manage the 'gap' by developing this asset management plan to provide guidance on future service levels and resources required to provide these services, and review future services, service levels and costs with the community.

6.1.2 Projected expenditures for long term financial plan

Table 6.1.2 shows the projected expenditures for the 10 year long term financial plan.

Expenditure projections are in 2015 real values.

Table 6.1.2: Projected Expenditures for Long Term Financial Plan (\$000)

BASE CASE "DO NOTHING"

Year	Maintenance (\$000)	Projected Capital Renewal (\$000)	Capital Upgrade/ New (\$000)
2015	\$165.00	\$390.00	\$3,201.00
2016	\$168.30	\$403.04	\$1,032.19
2017	\$175.19	\$424.83	\$1,032.19
2018	\$182.35	\$447.28	\$1,032.19
2019	\$189.79	\$465.41	\$1,032.19
2020	\$197.53	\$484.25	\$1,032.19

2021	\$205.56	\$503.82	\$1,032.19
2022	\$213.91	\$524.17	\$1,032.19
2023	\$222.59	\$545.31	\$1,032.19
2024	\$231.61	\$567.28	\$1,032.19
2025	\$240.98	\$587.12	\$1,249.07
2026	\$250.71	\$610.81	\$1,249.07
2027	\$260.82	\$635.44	\$1,249.07
2028	\$271.32	\$661.04	\$1,249.07
2029	\$282.25	\$687.65	\$1,249.07
2030	\$293.60	\$715.31	\$1,249.07
2031	\$305.40	\$744.07	\$1,249.07
2032	\$317.67	\$773.95	\$1,249.07
2033	\$330.42	\$805.02	\$1,249.07
2034	\$343.68	\$837.32	\$1,249.07

8.5% SRV

Year	Maintenance (\$000)	Projected Capital Renewal (\$000)	Capital Upgrade/ New (\$000)
2015	\$165.00	\$390.00	\$3,200.97
2016	\$168.30	\$403.04	\$1,032.19
2017	\$175.19	\$424.83	\$1,032.19
2018	\$182.35	\$447.28	\$1,032.19
2019	\$189.79	\$465.41	\$1,032.19
2020	\$197.53	\$484.25	\$1,032.19
2021	\$205.56	\$503.82	\$1,032.19
2022	\$213.91	\$524.17	\$1,032.19
2023	\$222.59	\$545.31	\$1,032.19
2024	\$231.61	\$567.28	\$1,032.19
2025	\$240.98	\$587.12	\$1,249.07
2026	\$250.71	\$610.81	\$1,249.07
2027	\$260.82	\$635.44	\$1,249.07
2028	\$271.32	\$661.04	\$1,249.07
2029	\$282.25	\$687.65	\$1,249.07
2030	\$293.60	\$715.31	\$1,249.07
2031	\$305.40	\$744.07	\$1,249.07
2032	\$317.67	\$773.95	\$1,249.07
2033	\$330.42	\$805.02	\$1,249.07
2034	\$343.68	\$837.32	\$1,249.07

10.8% SRV

Year	Maintenance (\$000)	Projected Capital Renewal (\$000)	Capital Upgrade/ New (\$000)
2015	\$165.00	\$390.00	\$3,200.97
2016	\$168.30	\$403.04	\$1,032.19
2017	\$175.19	\$424.83	\$1,032.19
2018	\$182.35	\$447.28	\$1,032.19
2019	\$189.79	\$465.41	\$1,032.19

2020	\$197.53	\$484.25	\$1,032.19
2021	\$205.56	\$503.82	\$1,032.19
2022	\$213.91	\$524.17	\$1,032.19
2023	\$222.59	\$545.31	\$1,032.19
2024	\$231.61	\$567.28	\$1,032.19
2025	\$240.98	\$587.12	\$1,249.07
2026	\$250.71	\$610.81	\$1,249.07
2027	\$260.82	\$635.44	\$1,249.07
2028	\$271.32	\$661.04	\$1,249.07
2029	\$282.25	\$687.65	\$1,249.07
2030	\$293.60	\$715.31	\$1,249.07
2031	\$305.40	\$744.07	\$1,249.07
2032	\$317.67	\$773.95	\$1,249.07
2033	\$330.42	\$805.02	\$1,249.07
2034	\$343.68	\$837.32	\$1,249.07

6.2 Funding Strategy

After reviewing service levels, as appropriate to ensure ongoing financial sustainability projected expenditures identified in Section 6.1.2 will be accommodated in the Council's 10 year long term financial plan.

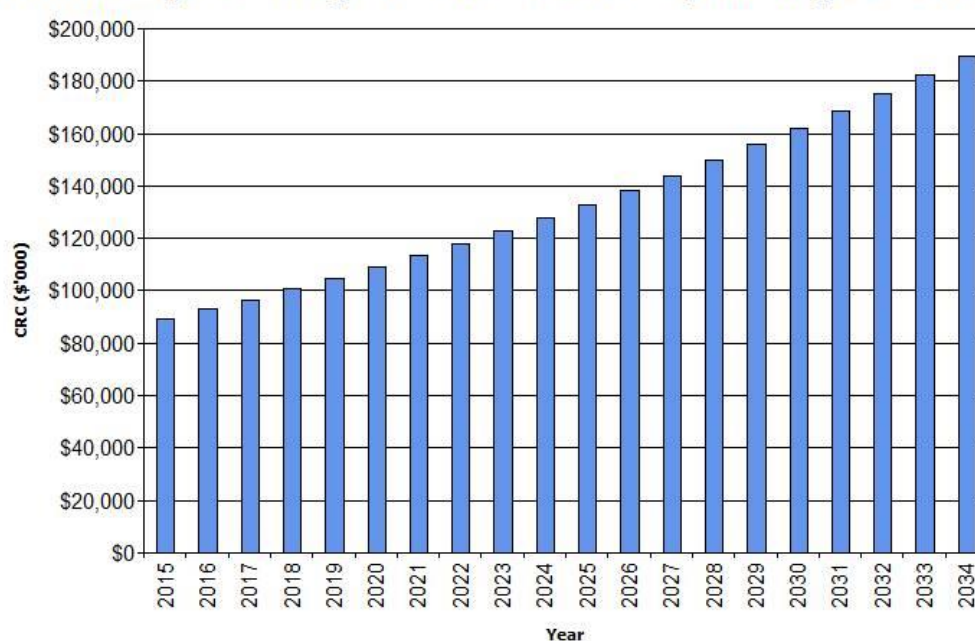
6.3 Valuation Forecasts

Asset values are forecast to increase as additional assets are added to the asset stock from construction and acquisition by Council and from assets constructed by land developers and others and donated to Council. Figure 9 shows the projected replacement cost asset values over the planning period in real values.

Figure 9: Projected Asset Values

BASE CASE, 8.5% SRV and 10.8% SRV

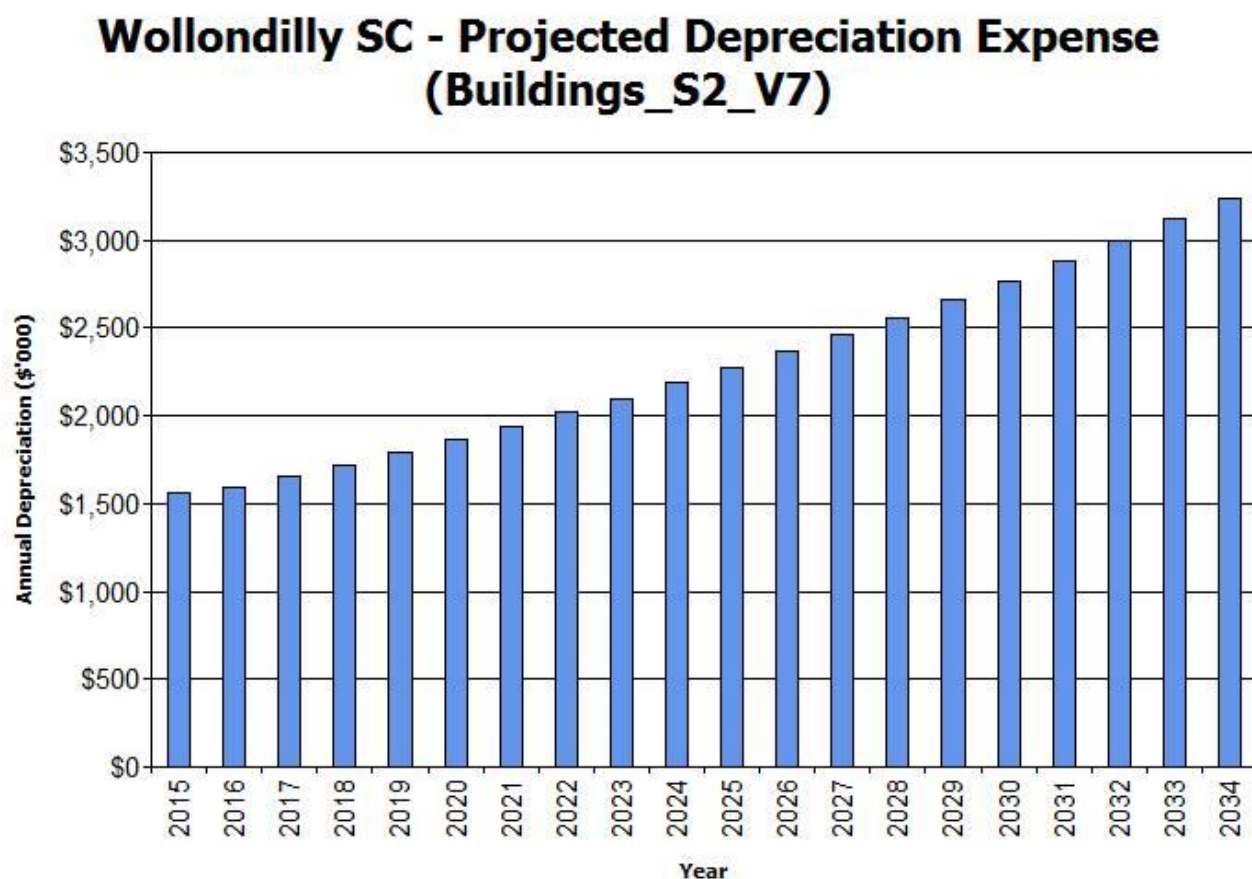
Wollondilly SC - Projected Asset Values (Buildings_S2_V7)



Depreciation expense values are forecast in line with asset values as shown in Figure 10.

Figure 10: Projected Depreciation Expense

BASE CASE, 8.5% SRV and 10.8% SRV



The depreciated replacement cost will vary over the forecast period depending on the rates of addition of new assets, disposal of old assets and consumption and renewal of existing assets. Forecast of the assets' depreciated replacement cost is shown in Figure 11. The depreciated replacement cost of contributed and new assets is shown in the darker colour and in the lighter colour for existing assets.

Figure 11: Projected Depreciated Replacement Cost

BASE CASE, 8.5% SRV and 10.8% SRV

Wollondilly SC - Projected Depreciated Replacement Cost (Buildings_S2_V7)



6.4 Key Assumptions made in Financial Forecasts

This section details the key assumptions made in presenting the information contained in this asset management plan and in preparing forecasts of required operating and capital expenditure and asset values, depreciation expense and carrying amount estimates. It is presented to enable readers to gain an understanding of the levels of confidence in the data behind the financial forecasts.

Key assumptions made in this asset management plan and risks that these may change are shown in Table 6.4.

Table 6.4: Key Assumptions made in AM Plan and Risks of Change

Key Assumptions	Risks of Change to Assumptions
The renewals works program provided by the condition assessment consultant was provided across four years only. The works program has been averaged across the period 2016 to 2014 to reflect Council's capacity and funding capability.	During the preparation of this AM Plan, Council staff have attempted to estimate a realistic renewals works program. In doing so, the timing of renewals expenditure will require further refinement to improve the accuracy of the works program.
The renewals works program for 2015 reflects the "one-off" expenditure on the library renewal	Outputs for 2015 reflect a "one-off" high renewals expenditure.
Insurance valuations performed in June 2013 are still correct	Assets may be undervalued
Condition data is accurate	Some repairs and renewals will have been performed since data was compiled
Historical financial data is relevant in a high growth situation	Wollondilly Shire is expected to experience significant growth. In the absence of more reliable information, historical expenditures have been analysed to estimate future expenditure. May not be accurate.

6.5 Forecast Reliability and Confidence

The expenditure and valuations projections in this AM Plan are based on best available data. Currency and accuracy of data is critical to effective asset and financial management. Data confidence is classified on a 5 level scale¹¹ in accordance with Table 6.5.

Table 6.5: Data Confidence Grading System

Confidence Grade	Description
A Highly reliable	Data based on sound records, procedures, investigations and analysis, documented properly and recognised as the best method of assessment. Dataset is complete and estimated to be accurate $\pm 2\%$
B Reliable	Data based on sound records, procedures, investigations and analysis, documented properly but has minor shortcomings, for example some of the data is old, some documentation is missing and/or reliance is placed on unconfirmed reports or some extrapolation. Dataset is complete and estimated to be accurate $\pm 10\%$
C Uncertain	Data based on sound records, procedures, investigations and analysis which is incomplete or unsupported, or extrapolated from a limited sample for which grade A or B data are available. Dataset is substantially complete but up to 50% is extrapolated data and accuracy estimated $\pm 25\%$
D Very Uncertain	Data is based on unconfirmed verbal reports and/or cursory inspections and analysis. Dataset may not be fully complete and most data is estimated or extrapolated. Accuracy $\pm 40\%$
E Unknown	None or very little data held.

The estimated confidence level for and reliability of data used in this AM Plan is shown in Table 6.5.1.

Table 6.5.1: Data Confidence Assessment for Data used in AM Plan

Data	Confidence Assessment	Comment
Demand drivers	Medium	Based on feedback from users and usage. Good information contained in the open space strategy, which was referenced during the preparation of this plan
Growth projections	Medium	Based on best available information which concedes that figures may be "fluid"
Operations expenditures	Medium	Based on analysis of historical expenditures
Maintenance expenditures	Medium	Based on analysis of historical expenditures
Projected Renewal expenditures.	High	Based on works program arising from the condition assessment undertaken in 2014
- Asset values	High	
- Asset residual values	High	Based on insurance valuations
- Asset useful lives	Medium	Based on industry practice
- Condition modelling	High	Based on the componentised condition assessment undertaken in 2014
- Network renewals	High	Based on the componentised condition assessment and renewal needs analysis undertaken in 2014.
- Defect repairs	High	Need more data
Upgrade/New expenditures	Medium	Provided by Recreation Planner
Disposal expenditures	Low	No disposals planned

Over all data sources the data confidence is assessed as medium confidence level for data used in the preparation of this AM Plan.

¹¹ IPWEA, 2011, IIMM, Table 2.4.6, p 2|59.

7. PLAN IMPROVEMENT AND MONITORING

7.1 Status of Asset Management Practices

7.1.1 Accounting and financial systems

Authority

Accountabilities for financial systems

Council uses the Authority Finance System

Accounting standards and regulations

Council operates under the Australian Accounting Standards and NSW State Legislation/Regulations and Directives issued by the Division of Local Government

Capital/maintenance threshold

Council's capital threshold policy specifies a \$10,000 limit for expenditure that is expensed. Expenditure of over \$10,000 on an asset is to be classed as capital expenditure and capitalised against the asset, particularly where identified as a project in Council's strategic plans.

Required changes to accounting financial systems arising from this AM Plan

- Maintenance and operational expenditures to be split
- Clearer differentiation between planned and reactive maintenance activities

7.1.2 Asset management system

Council is in the process of implementing the Civica AIM Asset Management System.

Asset registers

Detailed asset registers are held in spreadsheets.

Linkage from asset management to financial system

By implementing the Civica AIM Asset Management System, Council's AM system will be linked to the Civica Authority Finance system.

Accountabilities for asset management system and data maintenance

The Director of Infrastructure Management is responsible for the asset management system and data maintenance.

Required changes to asset management system arising from this AM Plan

Implementation of the Civica AIM Asset Management system at Wollondilly Council is a work in progress. It is anticipated that future versions of this Buildings AM Plan will have greater inputs from the AM system, as Council's use of the system grows in sophistication.

7.2 Improvement Plan

The asset management improvement plan generated from this asset management plan is shown in Table 7.2.

Table 7.2: Improvement Plan

Task No	Task	Responsibility	Resources Required	Timeline
1	This plan outlines three funding options; “do nothing”, 8.5% SRV and 10.8% SRV. Once it is clear which funding option will be adopted, this Buildings AM Plan should be updated to reflect the new reality.	Staff/ consultants	The input of staff across the organisation will be required.	30 June 2015
2	Growth estimates will need to be clarified as Council’s strategic planning progresses. This will allow modelling to be updated and made more accurate.			
3	This Buildings Plan outlines estimates of new assets that will be required to meet future demand. It is anticipated that most of these assets will be provided by developers. Some will need to be provided by Council. The extent of the assets that Council will need to fund may not become apparent until the growth unfolds. This plan will require updating as developments are approved.			
4	This Buildings plan is informed by condition evaluation and expenditure information provided by a consultant (Campbelltown Council). It is essential that Council develop a works program that reflects the capacity to undertake the renewals nominated.			
5	Financial information used to inform this Buildings AM Plan is based on projections of operational costs and maintenance costs. Reviewing these costs will allow more in-depth analysis and accurate modelling.			

7.3 Monitoring and Review Procedures

This asset management plan will be reviewed during annual budget planning processes and amended to recognise any material changes in service levels and/or resources available to provide those services as a result of budget decisions.

The AM Plan will be updated annually to ensure it represents the current service level, asset values, projected operations, maintenance, capital renewal and replacement, capital upgrade/new and asset disposal expenditures and projected expenditure values incorporated into the organisation’s long term financial plan.

The AM Plan has a life of 4 years (Council election cycle) and is due for complete revision and updating within one year of each Council election.

7.4 Performance Measures

The effectiveness of the asset management plan can be measured in the following ways:

- The degree to which the required projected expenditures identified in this asset management plan are incorporated into Council’s long term financial plan,
- The degree to which 1-5 year detailed works programs, budgets, business plans and organisational structures take into account the ‘global’ works program trends provided by the asset management plan,
- The degree to which the existing and projected service levels and service consequences (what we cannot do), risks and residual risks are incorporated into the Council’s Strategic Plan and associated plans,
- **The Asset Renewal Funding Ratio achieving the target of 1.0.**

8. REFERENCES

IPWEA, 2006, 'International Infrastructure Management Manual', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/IIMM

IPWEA, 2008, 'NAMS.PLUS Asset Management', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/namsplus.

IPWEA, 2009, 'Australian Infrastructure Financial Management Guidelines', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/AIFMG.

IPWEA, 2011, 'International Infrastructure Management Manual', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/IIMM

Wollondilly Shire Council Community Integrated Planning and Reporting Documents

Wollondilly Shire Council "Addressing Our Future Needs"

9. APPENDICES

Appendix A	Maintenance Response Levels of Service
Appendix B	Projected 10 year Capital Renewal and Replacement Works Program
Appendix C	Projected 10 year Capital Upgrade/New Works Program
Appendix D	LTFP Budgeted Expenditures Accommodated in AM Plan
Appendix E	Abbreviations
Appendix F	Glossary

Appendix A Maintenance Response Levels of Service

To be developed in future revisions of the asset management plan.

Appendix B Projected 10 year Capital Renewal and Replacement Works Program

TABLE B-1 Adopted works program for the purposes of modelling

Year	Renewal	Defect Repairs	Upgrades
2015	\$3,200,000	\$970	\$0
2016	\$721,218	\$310,970	\$84,728
2017	\$721,218	\$310,970	\$84,728
2018	\$721,218	\$310,970	\$84,728
2019	\$721,218	\$310,970	\$84,728
2020	\$721,218	\$310,970	\$84,728
2021	\$721,218	\$310,970	\$84,728
2022	\$721,218	\$310,970	\$84,728
2023	\$721,218	\$310,970	\$84,728
2024	\$721,218	\$310,970	\$84,728

NOTES ON ADJUSTMENTS TO CAMPBELLTOWN DATA

As part of the comprehensive assessment of all Council buildings, Campbelltown Council provided a Final Action Report with a four year horizon. This report contained a list of hundreds of works that Campbelltown Council recommended be performed on Council buildings.

For the purpose of NAMS.PLUS modelling the tasks were classified into;

- Renewals
- Defect repairs
- Upgrades

The works program extracted from the Campbelltown data I shown in Table B-2. This works program is not realistic because:

- Council will not have the capacity or the funds to undertake all the work listed between 2015 and 2019.
- The modelling assumes that all renewal works will be completed by 2019, which is unrealistic

Table B-1 reflects a works program that is levelled, with the expenditure averaged over a 9 year period. The 2015 expenditure includes the one-off expenditure on the library renewal.

Table B-2 - Works program extracted from the Campbelltown data

Year	Renewal	Defect Repairs	Upgrades
2015	\$6,230	\$970	\$0
2016	\$2,735,720	\$1,050,240	\$551,550
2017	\$1,581,800	\$915,390	\$178,700
2018	\$153,440	\$33,100	\$32,300
2019	\$2,020,000	\$800,000	\$0
	\$6,497,190	\$2,799,700	\$762,550

Appendix C Projected Upgrade/Exp/New 10 year Capital Works Program

To be included in future revisions of the asset management plan as growth projections become more certain

Appendix D Budgeted Expenditures Accommodated in LTFP

Do Nothing Option

Projected Expenditure	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Capital Expenditure on Renewal/Replacement of existing assets	\$3,201.00	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19
Capital Expenditure on Upgrade/New assets	\$0.00	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73
Operational cost of existing assets	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00
Maintenance cost of existing assets	\$390.00	\$395.00	\$400.00	\$405.00	\$405.00	\$405.00	\$405.00	\$405.00	\$405.00	\$405.00
Operational cost of New assets	\$0.00	\$3.30	\$10.19	\$17.35	\$24.79	\$32.53	\$40.56	\$48.91	\$57.59	\$66.61
Maintenance cost of New assets	\$0.00	\$8.04	\$24.83	\$42.28	\$60.41	\$79.25	\$98.82	\$119.17	\$140.31	\$162.28
Disposal of Surplus Assets	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

All dollar values in (\$'000)'s

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Buildings_S2_V7 Asset Management Plan

First year of expenditure projections **2015** (financial yr ending)

Buildings

Asset values at start of planning period

Current replacement cost	\$87,489 (000)
Depreciable amount	\$87,489 (000)
Depreciated replacement cost	\$39,792 (000)
Annual depreciation expense	\$1,557 (000)

Calc CRC from Asset Register

\$0 (000)
This is a check for you.

Operations and Maintenance Costs for New Assets

	% of asset value
Additional operations costs	0.19%
Additional maintenance	0.46%
Additional depreciation	1.78%
Planned renewal budget (information only)	

You may use these values calculated from your data or overwrite the links.

Planned Expenditures from LTFP

20 Year Expenditure Projections

Note: Enter all values in current **2015** values

Financial year ending	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Expenditure Outlays included in Long Term Financial Plan (in current \$ values)										
Operations										
Operations budget	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165
Management budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
AM systems budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total operations	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165
Maintenance										
Reactive maintenance budget	\$140	\$140	\$140	\$140	\$140	\$140	\$140	\$140	\$140	\$140
Planned maintenance budget	\$250	\$255	\$260	\$265	\$265	\$265	\$265	\$265	\$265	\$265
Specific maintenance items budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total maintenance	\$390	\$395	\$400	\$405	\$405	\$405	\$405	\$405	\$405	\$405
Capital										
Planned renewal budget	\$3,200	\$700	\$700	\$700	\$700	\$700	\$700	\$700	\$700	\$700
Planned upgrade/new budget	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50
Non-growth contributed asset value	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Asset Disposals										
Est Cost to dispose of assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Carrying value (DRC) of disposed assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Additional Expenditure Outlays Requirements (e.g from Infrastructure Risk Management Plan)

	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Additional Expenditure Outlays required and not included above	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Capital Renewal	to be incorporated into Forms 2 & 2.1 (where Method 1 is used) OR Form 2B Defect Repairs (where Method 2 or 3 is used)									
Capital Upgrade	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
User Comments #2										

Forecasts for Capital Renewal using Methods 2 & 3 (Form 2A & 2B) & Capital Upgrade (Form 2C)

	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Forecast Capital Renewal from Forms 2A & 2B	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Forecast Capital Upgrade from Form 2C	\$0	\$85	\$85	\$85	\$85	\$85	\$85	\$85	\$85	\$85

8.5% SRV

Projected Expenditure	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Capital Expenditure on Renewal/Replacement of existing assets	\$8,581.00	\$10,753.00	\$13,918.00	\$11,932.00	\$12,000.00	\$10,389.00	\$14,375.00	\$13,449.00	\$12,886.00	\$15,263.00
Capital Expenditure on Upgrade/New assets	\$925.00	\$925.00	\$925.00	\$925.00	\$925.00	\$1,925.00	\$925.00	\$925.00	\$925.00	\$1,925.00
Operational cost of existing assets	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Maintenance cost of existing assets	\$3,816.00	\$3,921.00	\$4,027.00	\$4,332.00	\$4,332.00	\$4,332.00	\$4,332.00	\$4,332.00	\$4,332.00	\$4,332.00
Operational cost of New assets	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Maintenance cost of New assets	\$0.00	\$96.34	\$280.23	\$470.98	\$668.88	\$874.21	\$1,100.42	\$1,321.51	\$1,550.95	\$1,789.09
Disposal of Surplus Assets	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

All dollar values in (\$'000)'s

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Wollondilly SC

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Buildings_S2_V8 Asset Management Plan

First year of expenditure projections **2015** (financial yr ending)

Buildings

Asset values at start of planning period

Current replacement cost	\$87,489 (000)
Depreciable amount	\$87,489 (000)
Depreciated replacement cost	\$39,792 (000)
Annual depreciation expense	\$1,557 (000)

Calc CRC from Asset Register

\$0 (000)

This is a check for you.

Operations and Maintenance Costs for New Assets

Additional operations costs	0.19%
Additional maintenance	0.46%
Additional depreciation	1.78%
Planned renewal budget (information only)	

You may use these values calculated from your data or overwrite the links.

Planned Expenditures from LTFP

20 Year Expenditure Projections

Note: Enter all values in current **2015** values

Financial year ending	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000

Expenditure Outlays included in Long Term Financial Plan (in current \$ values)

Operations

Operations budget	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165
Management budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
AM systems budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Total operations

\$165 \$165 \$165 \$165 \$165 \$165 \$165 \$165 \$165 \$165

Maintenance

Reactive maintenance budget	\$140	\$140	\$140	\$140	\$140	\$140	\$140	\$140	\$140	\$140
Planned maintenance budget	\$250	\$255	\$260	\$265	\$265	\$265	\$265	\$265	\$265	\$265
Specific maintenance items budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Total maintenance

\$390 \$395 \$400 \$405 \$405 \$405 \$405 \$405 \$405 \$405

Capital

Planned renewal budget	\$3,200	\$800	\$850	\$900	\$1,100	\$1,100	\$1,100	\$1,100	\$1,100	\$1,100
Planned upgrade/new budget	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50

Non-growth contributed asset value

\$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0 \$0

Asset Disposals

Est Cost to dispose of assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Carrying value (DRC) of disposed assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Additional Expenditure Outlays Requirements (e.g from Infrastructure Risk Management Plan)

Additional Expenditure Outlays required and not included above	2015 \$000	2016 \$000	2017 \$000	2018 \$000	2019 \$000	2020 \$000	2021 \$000	2022 \$000	2023 \$000	2024 \$000
Operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Capital Renewal

to be incorporated into Forms 2 & 2.1 (where Method 1 is used) OR Form 2B Defect Repairs (where Method 2 or 3 is used)

Capital Upgrade	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
User Comments #2										

Forecasts for Capital Renewal using Methods 2 & 3 (Form 2A & 2B) & Capital Upgrade (Form 2C)

Forecast Capital Renewal from Forms 2A & 2B	2015 \$000	2016 \$000	2017 \$000	2018 \$000	2019 \$000	2020 \$000	2021 \$000	2022 \$000	2023 \$000	2024 \$000
Forecast Capital Upgrade from Form 2C	\$3,201	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032
	\$0	\$85	\$85	\$85	\$85	\$85	\$85	\$85	\$85	\$85

10.8% SRV

Projected Expenditure	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
Capital Expenditure on Renewal/Replacement of existing assets	\$3,200.97	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19	\$1,032.19
Capital Expenditure on Upgrade/New assets	\$0.00	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73	\$84.73
Operational cost of existing assets	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00	\$165.00
Maintenance cost of existing assets	\$390.00	\$395.00	\$400.00	\$405.00	\$405.00	\$405.00	\$405.00	\$405.00	\$405.00	\$405.00
Operational cost of New assets	\$0.00	\$3.30	\$10.19	\$17.35	\$24.79	\$32.53	\$40.56	\$48.91	\$57.59	\$66.61
Maintenance cost of New assets	\$0.00	\$8.04	\$24.83	\$42.28	\$60.41	\$79.25	\$98.82	\$119.17	\$140.31	\$162.28
Disposal of Surplus Assets	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

All dollar values in (\$'000)'s

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Buildings_S2_V9 Asset Management Plan

First year of expenditure projections **2015** (financial yr ending)

Buildings

Asset values at start of planning period

Current replacement cost	\$87,489 (000)
Depreciable amount	\$87,489 (000)
Depreciated replacement cost	\$39,792 (000)
Annual depreciation expense	\$1,557 (000)

Calc CRC from Asset Register

\$0 (000)
This is a check for you.

Operations and Maintenance Costs for New Assets

	% of asset value
Additional operations costs	0.19%
Additional maintenance	0.46%
Additional depreciation	1.78%
Planned renewal budget (information only)	

You may use these values calculated from your data or overwrite the links.

Planned Expenditures from LTFP

20 Year Expenditure Projections

Note: Enter all values in current **2015** values

Financial year ending	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Expenditure Outlays included in Long Term Financial Plan (in current \$ values)										
Operations										
Operations budget	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165
Management budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
AM systems budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total operations	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165	\$165
Maintenance										
Reactive maintenance budget	\$140	\$140	\$140	\$140	\$140	\$140	\$140	\$140	\$140	\$140
Planned maintenance budget	\$250	\$255	\$260	\$265	\$265	\$265	\$265	\$265	\$265	\$265
Specific maintenance items budget	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Total maintenance	\$390	\$395	\$400	\$405	\$405	\$405	\$405	\$405	\$405	\$405
Capital										
Planned renewal budget	\$3,200	\$850	\$900	\$950	\$1,150	\$1,150	\$1,150	\$1,150	\$1,150	\$1,150
Planned upgrade/new budget	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50
Non-growth contributed asset value	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Asset Disposals										
Est Cost to dispose of assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Carrying value (DRC) of disposed assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Additional Expenditure Outlays Requirements (e.g from Infrastructure Risk Management Plan)

	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Additional Expenditure Outlays required and not included above	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Operations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Capital Renewal	to be incorporated into Forms 2 & 2.1 (where Method 1 is used) OR Form 2B Defect Repairs (where Method 2 or 3 is used)									
Capital Upgrade	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
User Comments #2										

Forecasts for Capital Renewal using Methods 2 & 3 (Form 2A & 2B) & Capital Upgrade (Form 2C)

	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024
	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
Forecast Capital Renewal from Forms 2A & 2B	\$3,201	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032	\$1,032
Forecast Capital Upgrade from Form 2C	\$0	\$85	\$85	\$85	\$85	\$85	\$85	\$85	\$85	\$85

Appendix E Abbreviations

AAAC	Average annual asset consumption
AM	Asset management
AM Plan	Asset management plan
ARI	Average recurrence interval
ASC	Annual service cost
BOD	Biochemical (biological) oxygen demand
CRC	Current replacement cost
CWMS	Community wastewater management systems
DA	Depreciable amount
DRC	Depreciated replacement cost
EF	Earthworks/formation
IRMP	Infrastructure risk management plan
LCC	Life Cycle cost
LCE	Life cycle expenditure
LTFP	Long term financial plan
MMS	Maintenance management system
PCI	Pavement condition index
RV	Residual value
SoA	State of the Assets
SS	Suspended solids
vph	Vehicles per hour
WDCRC	Written down current replacement cost

Appendix F Glossary

Annual service cost (ASC)

- 1) Reporting actual cost
The annual (accrual) cost of providing a service including operations, maintenance, depreciation, finance/opportunity and disposal costs less revenue.
- 2) For investment analysis and budgeting
An estimate of the cost that would be tendered, per annum, if tenders were called for the supply of a service to a performance specification for a fixed term. The Annual Service Cost includes operations, maintenance, depreciation, finance/opportunity and disposal costs, less revenue.

Asset

A resource controlled by an entity as a result of past events and from which future economic benefits are expected to flow to the entity. Infrastructure assets are a sub-class of property, plant and equipment which are non-current assets with a life greater than 12 months and enable services to be provided.

Asset category

Sub-group of assets within a class hierarchy for financial reporting and management purposes.

Asset class

A group of assets having a similar nature or function in the operations of an entity, and which, for purposes of disclosure, is shown as a single item without supplementary disclosure.

Asset condition assessment

The process of continuous or periodic inspection, assessment, measurement and interpretation of the resultant data to indicate the condition of a specific asset so as to determine the need for some preventative or remedial action.

Asset hierarchy

A framework for segmenting an asset base into appropriate classifications. The asset hierarchy can be based on asset function or asset type or a combination of the two.

Asset management (AM)

The combination of management, financial, economic, engineering and other practices applied to physical assets with the objective of providing the required level of service in the most cost effective manner.

Asset renewal funding ratio

The ratio of the net present value of asset renewal funding accommodated over a 10 year period in a long term financial plan relative to the net present value of projected capital renewal expenditures identified in an asset management plan for the same period [AIFMG Financial Sustainability Indicator No 8].

Average annual asset consumption (AAAC)*

The amount of an organisation's asset base consumed during a reporting period (generally a year). This may be calculated by dividing the depreciable amount by the useful life (or total future economic benefits/service potential) and totalled for each and every asset OR by dividing the carrying amount (depreciated replacement cost) by the remaining useful life (or remaining future economic benefits/service potential) and totalled for each and every asset in an asset category or class.

Borrowings

A borrowing or loan is a contractual obligation of the borrowing entity to deliver cash or another financial asset to the lending entity over a specified period of time or at a specified point in time, to cover both the initial capital provided and the cost of the interest incurred for providing this capital. A borrowing or loan provides the means for the borrowing entity to finance outlays (typically physical assets) when it has insufficient funds of its own to do so, and for the lending entity to make a financial return, normally in the form of interest revenue, on the funding provided.

Capital expenditure

Relatively large (material) expenditure, which has benefits, expected to last for more than 12 months. Capital expenditure includes renewal, expansion and upgrade. Where capital projects involve a combination of renewal, expansion and/or upgrade expenditures, the total project cost needs to be allocated accordingly.

Capital expenditure - expansion

Expenditure that extends the capacity of an existing asset to provide benefits, at the same standard as is currently enjoyed by existing beneficiaries, to a new group of users. It is discretionary expenditure, which increases future operations and maintenance costs, because it increases the organisation's asset base, but may be associated with additional revenue from the new user group, eg. extending a drainage or road network, the provision of an oval or park in a new suburb for new residents.

Capital expenditure - new

Expenditure which creates a new asset providing a new service/output that did not exist beforehand. As it increases service potential it may impact revenue and will increase future operations and maintenance expenditure.

Capital expenditure - renewal

Expenditure on an existing asset or on replacing an existing asset, which returns the service capability of the asset up to that which it had originally. It is periodically required expenditure, relatively large (material) in value compared with the value of the components or sub-components of the asset being renewed. As it reinstates existing service potential, it generally has no impact on revenue, but may reduce future operations and maintenance expenditure if completed at the optimum time, eg. resurfacing or resheeting a material part of a road network, replacing a material section of a drainage network with pipes of the same capacity, resurfacing an oval.

Capital expenditure - upgrade

Expenditure, which enhances an existing asset to provide a higher level of service or expenditure that will increase the life of the asset beyond that which it had originally. Upgrade expenditure is discretionary and often does not result in additional revenue unless direct user charges apply. It will increase operations and maintenance expenditure in the future because of the increase in the organisation's asset base, eg. widening the sealed area of an existing road, replacing drainage pipes with pipes of a greater capacity, enlarging a grandstand at a sporting facility.

Capital funding

Funding to pay for capital expenditure.

Capital grants

Monies received generally tied to the specific projects for which they are granted, which are often upgrade and/or expansion or new investment proposals.

Capital investment expenditure

See capital expenditure definition

Capitalisation threshold

The value of expenditure on non-current assets above which the expenditure is recognised as capital expenditure and below which the expenditure is charged as an expense in the year of acquisition.

Carrying amount

The amount at which an asset is recognised after deducting any accumulated depreciation / amortisation and accumulated impairment losses thereon.

Class of assets

See asset class definition

Component

Specific parts of an asset having independent physical or functional identity and having specific attributes such as different life expectancy, maintenance regimes, risk or criticality.

Core asset management

Asset management which relies primarily on the use of an asset register, maintenance management systems, job resource management, inventory control, condition assessment, simple risk assessment and defined levels of service, in order to establish alternative treatment options and long-term cashflow predictions. Priorities are usually established on the basis of financial return gained by carrying out the work (rather than detailed risk analysis and optimised decision-making).

Cost of an asset

The amount of cash or cash equivalents paid or the fair value of the consideration given to acquire an asset at the time of its acquisition or construction, including any costs necessary to place the asset into service. This includes one-off design and project management costs.

Critical assets

Assets for which the financial, business or service level consequences of failure are sufficiently severe to justify proactive inspection and rehabilitation. Critical assets have a lower threshold for action than non-critical assets.

Current replacement cost (CRC)

The cost the entity would incur to acquire the asset on the reporting date. The cost is measured by reference to the lowest cost at which the gross future economic benefits could be obtained in the normal course of business or the minimum it would cost, to replace the existing asset with a technologically modern equivalent new asset (not a second hand one) with the same economic benefits (gross service potential) allowing for any differences in the quantity and quality of output and in operating costs.

Deferred maintenance

The shortfall in rehabilitation work undertaken relative to that required to maintain the service potential of an asset.

Depreciable amount

The cost of an asset, or other amount substituted for its cost, less its residual value.

Depreciated replacement cost (DRC)

The current replacement cost (CRC) of an asset less, where applicable, accumulated depreciation calculated on the basis of such cost to reflect the already consumed or expired future economic benefits of the asset.

Depreciation / amortisation

The systematic allocation of the depreciable amount (service potential) of an asset over its useful life.

Economic life

See useful life definition.

Expenditure

The spending of money on goods and services. Expenditure includes recurrent and capital outlays.

Expenses

Decreases in economic benefits during the accounting period in the form of outflows or depletions of assets or increases in liabilities that result in decreases in equity, other than those relating to distributions to equity participants.

Fair value

The amount for which an asset could be exchanged, or a liability settled, between knowledgeable, willing parties, in an arms length transaction.

Financing gap

A financing gap exists whenever an entity has insufficient capacity to finance asset renewal and other expenditure necessary to be able to appropriately maintain the range and level of services its existing asset stock was originally designed and intended to deliver. The service capability of the existing asset stock should be determined assuming no additional operating revenue, productivity improvements, or net financial liabilities above levels currently planned or projected. A current financing gap means service levels have already or are currently falling. A projected financing gap if not addressed will result in a future diminution of existing service levels.

Heritage asset

An asset with historic, artistic, scientific, technological, geographical or environmental qualities that is held and maintained principally for its contribution to knowledge and culture and this purpose is central to the objectives of the entity holding it.

Impairment Loss

The amount by which the carrying amount of an asset exceeds its recoverable amount.

Infrastructure assets

Physical assets that contribute to meeting the needs of organisations or the need for access to major economic and social facilities and services, eg. roads, drainage, footpaths and cycleways. These are typically large, interconnected networks or portfolios of composite assets. The components of these assets may be separately maintained, renewed or replaced individually so that the required level and standard of service from the network of assets is continuously sustained. Generally the components and hence the assets have long lives. They are fixed in place and are often have no separate market value.

Investment property

Property held to earn rentals or for capital appreciation or both, rather than for:

- (a) use in the production or supply of goods or services or for administrative purposes; or
- (b) sale in the ordinary course of business.

Key performance indicator

A qualitative or quantitative measure of a service or activity used to compare actual performance against a standard or other target. Performance indicators commonly relate to statutory limits, safety, responsiveness, cost, comfort, asset performance, reliability, efficiency, environmental protection and customer satisfaction.

Level of service

The defined service quality for a particular service/activity against which service performance may be measured. Service levels usually relate to quality, quantity, reliability, responsiveness, environmental impact, acceptability and cost.

Life Cycle Cost *

1. **Total LCC** The total cost of an asset throughout its life including planning, design, construction, acquisition, operation, maintenance, rehabilitation and disposal costs.
2. **Average LCC** The life cycle cost (LCC) is average cost to provide the service over the longest asset life cycle. It comprises average operations, maintenance expenditure plus asset consumption expense, represented by depreciation expense projected over 10 years. The Life Cycle Cost does not indicate the funds required to provide the service in a particular year.

Life Cycle Expenditure

The Life Cycle Expenditure (LCE) is the average operations, maintenance and capital renewal expenditure accommodated in the long term financial plan over 10 years. Life Cycle Expenditure may be compared to average Life Cycle Cost to give an initial indicator of affordability of projected service levels when considered with asset age profiles.

Loans / borrowings

See borrowings.

Maintenance

All actions necessary for retaining an asset as near as practicable to an appropriate service condition, including regular ongoing day-to-day work necessary to keep assets operating, eg road patching but excluding rehabilitation or renewal. It is operating expenditure required to ensure that the asset reaches its expected useful life.

- **Planned maintenance**

Repair work that is identified and managed through a maintenance management system (MMS). MMS activities include inspection, assessing the condition against failure/breakdown criteria/experience, prioritising scheduling, actioning the work and reporting what was done to develop a maintenance history and improve maintenance and service delivery performance.

- **Reactive maintenance**

Unplanned repair work that is carried out in response to service requests and management/supervisory directions.

- **Specific maintenance**

Maintenance work to repair components or replace sub-components that needs to be identified as a specific maintenance item in the maintenance budget.

- **Unplanned maintenance**

Corrective work required in the short-term to restore an asset to working condition so it can continue to deliver the required service or to maintain its level of security and integrity.

Maintenance expenditure *

Recurrent expenditure, which is periodically or regularly required as part of the anticipated schedule of works required to ensure that the asset achieves its useful life and provides the required level of service. It is expenditure, which was anticipated in determining the asset's useful life.

Materiality

The notion of materiality guides the margin of error acceptable, the degree of precision required and the extent of the disclosure required when preparing general purpose financial reports. Information is material if its omission, misstatement or non-disclosure has the potential, individually or collectively, to influence the economic decisions of users taken on the basis of the financial report or affect the discharge of accountability by the management or governing body of the entity.

Modern equivalent asset

Assets that replicate what is in existence with the most cost-effective asset performing the same level of service. It is the most cost efficient, currently available asset which will provide the same stream of services as the existing asset is capable of producing. It allows for technology changes and, improvements and efficiencies in production and installation techniques

Net present value (NPV)

The value to the organisation of the cash flows associated with an asset, liability, activity or event calculated using a discount rate to reflect the time value of money. It is the net amount of discounted total cash inflows after deducting the value of the discounted total cash outflows arising from eg the continued use and subsequent disposal of the asset after deducting the value of the discounted total cash outflows.

Non-revenue generating investments

Investments for the provision of goods and services to sustain or improve services to the community that are not expected to generate any savings or revenue to the Council, eg. parks and playgrounds, footpaths, roads and bridges, libraries, etc.

Operations

Regular activities to provide services such as public health, safety and amenity, eg street sweeping, grass mowing and street lighting.

Operating expenditure

Recurrent expenditure, which is continuously required to provide a service. In common use the term typically includes, eg power, fuel, staff, plant equipment, on-costs and overheads but excludes maintenance and depreciation. Maintenance and depreciation is on the other hand included in operating expenses.

Operating expense

The gross outflow of economic benefits, being cash and non cash items, during the period arising in the course of ordinary activities of an entity when those outflows result in decreases in equity, other than decreases relating to distributions to equity participants.

Operating expenses

Recurrent expenses continuously required to provide a service, including power, fuel, staff, plant equipment, maintenance, depreciation, on-costs and overheads.

Operations, maintenance and renewal financing ratio

Ratio of estimated budget to projected expenditure for operations, maintenance and renewal of assets over a defined time (eg 5, 10 and 15 years).

Operations, maintenance and renewal gap

Difference between budgeted expenditures in a long term financial plan (or estimated future budgets in absence of a long term financial plan) and projected expenditures for operations, maintenance and renewal of assets to achieve/maintain specified service levels, totalled over a defined time (e.g. 5, 10 and 15 years).

Pavement management system (PMS)

A systematic process for measuring and predicting the condition of road pavements and wearing surfaces over time and recommending corrective actions.

PMS Score

A measure of condition of a road segment determined from a Pavement Management System.

Rate of annual asset consumption *

The ratio of annual asset consumption relative to the depreciable amount of the assets. It measures the amount of the consumable parts of assets that are consumed in a period (depreciation) expressed as a percentage of the depreciable amount.

Rate of annual asset renewal *

The ratio of asset renewal and replacement expenditure relative to depreciable amount for a period. It measures whether assets are being replaced at the rate they are wearing out with capital renewal expenditure expressed as a percentage of depreciable amount (capital renewal expenditure/DA).

Rate of annual asset upgrade/new *

A measure of the rate at which assets are being upgraded and expanded per annum with capital upgrade/new expenditure expressed as a percentage of depreciable amount (capital upgrade/expansion expenditure/DA).

Recoverable amount

The higher of an asset's fair value, less costs to sell and its value in use.

Recurrent expenditure

Relatively small (immaterial) expenditure or that which has benefits expected to last less than 12 months. Recurrent expenditure includes operations and maintenance expenditure.

Recurrent funding

Funding to pay for recurrent expenditure.

Rehabilitation

See capital renewal expenditure definition above.

Remaining useful life

The time remaining until an asset ceases to provide the required service level or economic usefulness. Age plus remaining useful life is useful life.

Renewal

See capital renewal expenditure definition above.

Residual value

The estimated amount that an entity would currently obtain from disposal of the asset, after deducting the estimated costs of disposal, if the asset were already of the age and in the condition expected at the end of its useful life.

Revenue generating investments

Investments for the provision of goods and services to sustain or improve services to the community that are expected to generate some savings or revenue to offset operating costs, eg public halls and theatres, childcare centres, sporting and recreation facilities, tourist information centres, etc.

Risk management

The application of a formal process to the range of possible values relating to key factors associated with a risk in order to determine the resultant ranges of outcomes and their probability of occurrence.

Section or segment

A self-contained part or piece of an infrastructure asset.

Service potential

The total future service capacity of an asset. It is normally determined by reference to the operating capacity and economic life of an asset. A measure of service potential is used in the not-for-profit sector/public sector to value assets, particularly those not producing a cash flow.

Service potential remaining

A measure of the future economic benefits remaining in assets. It may be expressed in dollar values (Fair Value) or as a percentage of total anticipated future economic benefits. It is also a measure of the percentage of the asset's potential to provide services that is still available for use in providing services (Depreciated Replacement Cost/Depreciable Amount).

Specific Maintenance

Replacement of higher value components/sub-components of assets that is undertaken on a regular cycle including repainting, replacement of air conditioning equipment, etc. This work generally falls below the capital/ maintenance threshold and needs to be identified in a specific maintenance budget allocation.

Strategic Longer-Term Plan

A plan covering the term of office of councillors (4 years minimum) reflecting the needs of the community for the foreseeable future. It brings together the detailed requirements in the Council's longer-term plans such as the asset management plan and the long-term financial plan. The plan is prepared in consultation with the community and details where the Council is at that point in time, where it wants to go, how it is going to get there, mechanisms for monitoring the achievement of the outcomes and how the plan will be resourced.

Sub-component

Smaller individual parts that make up a component part.

Useful life

Either:

- (a) the period over which an asset is expected to be available for use by an entity, or
- (b) the number of production or similar units expected to be obtained from the asset by the entity.

It is estimated or expected time between placing the asset into service and removing it from service, or the estimated period of time over which the future economic benefits embodied in a depreciable asset, are expected to be consumed by the Council.

Value in Use

The present value of future cash flows expected to be derived from an asset or cash generating unit. It is deemed to be depreciated replacement cost (DRC) for those assets whose future economic benefits are not primarily dependent on the asset's ability to generate net cash inflows, where the entity would, if deprived of the asset, replace its remaining future economic benefits.

Source: IPWEA, 2009, Glossary

Additional and modified glossary items shown *

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs
 Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
 Rule base : TREAT_TRIAL7

Works program for : 2016
 Optimise Method : Minimise User Costs

BUDGET 3711000

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
42	10	BOLLARD PLACE	BRIDGE - CUL-DE-	RC4	REHAB - 200 CEM STAB BASE + 50 AC			\$104,079.00
107	15	CRAIGEND ROAD	START S - BRIDGE	RH8	Rehab - with Seal + 200 FCR Unbound	-0.74	-79299	\$107,065.00
158	10	FAIRLEYS ROAD	ABBOTSF - BRIDGE	RH8	Rehab - with Seal + 200 FCR Unbound			\$430,920.00
610	610	WILTON (MR610) ROAD	WEST TO - BRIDGE	RC3	REHAB - ARTERIALS on 300mm 3%C'Stab	2.05	712151	\$346,632.00
620	90	REMEMBRANCE DRIVE	NEAR CU - END SEG	OV6	50MM AC OVERLAY	28.15	4053222	\$144,000.00
620	135	REMEMBRANCE DRIVE	SEAL CH - END SEG	OV6	50MM AC OVERLAY	18.61	1414665	\$76,020.00
620	340	REMEMBRANCE DRIVE	AC CHAN - AC CHAN	RH7	REHAB - URBAN RES/COLLECTOR+200 C'Stab	9.83	8022544	\$816,480.00
620	370	REMEMBRANCE DRIVE	START N - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	12.26	6309753	\$514,640.00
684	10	GARBUTT PLACE	MOORE R - CUL-DE-	SS4	Heavy Patch <15%+ SEAL 14/10			\$76,692.00
7640	125	SILVERDALE (MR7640) ROAD	START S - ELTONS	OV6	50MM AC OVERLAY	16.21	4193189	\$258,720.00
7640	150	SILVERDALE (MR7640) ROAD	TAYLORS - NTH OF	RH7	REHAB - URBAN RES/COLLECTOR+200 C'Stab	8.46	7165241	\$847,098.00
								\$3,722,346.00

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs
 Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
 Rule base : TREAT_TRIAL7

Works program for : 2017
 Optimise Method : Minimise Agency and User Costs

BUDGET 5603000

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
22	10	BARGO RIVER ROAD	REMEMBR - START N	RH8	Rehab - with Seal + 200 FCR Unbound	5.23	2322333	\$444,360.00
50	10	BRIDGE STREET	MR 620, - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	2.00	1518338	\$758,520.00
179	550	MENANGLE ROAD	NTH OF - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	6.58	3770742	\$572,670.00
179	570	MENANGLE ROAD	MENANGL - NEAR WO	OV6	50MM AC OVERLAY	10.53	1251222	\$118,800.00
281	23	MOUNT HERCULES ROAD	SEAL CH - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	0.87	145803	\$166,740.00
324	10	PRINCE STREET	MENANGL - ARGYLE	RH8	Rehab - with Seal + 200 FCR Unbound	11.36	2456800	\$216,300.00
401	10	TYLERS ROAD	REMEMBR - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	1.25	397460	\$318,360.00
476	10	BURNS ROAD	NIXON R - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$226,450.00
533	10	CRAWFORD LANE	LARKIN - DEAD EN	A10	100mm Mill+Fill AC14			\$37,800.00
584	20	OLD RAZORBACK ROAD	MOUNT H - EAGLE R	RH8	Rehab - with Seal + 200 FCR Unbound			\$484,680.00
613	10	TWENTY FIRST LANE	FROM TW - FIFTEEN	SE9	10mm BITUMEN SURFACING - SEAL	0.72	4274	\$5,950.00
619	10	RIDGE ROAD	STEVEYS - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$352,800.00
620	310	REMEMBRANCE DRIVE	START N - START M	OV6	50MM AC OVERLAY	17.13	2647572	\$154,560.00
620	380	REMEMBRANCE DRIVE	START S - NEAR GR	RH8	Rehab - with Seal + 200 FCR Unbound	7.43	7472263	\$1,005,480.00
703	45	DOUGLAS PARK DRIVE	START S - CAMDEN	RH8	Rehab - with Seal + 200 FCR Unbound	4.55	2337119	\$513,240.00
872	10	RAYS LANE	BAKERS - BARKERS	SE9	10mm BITUMEN SURFACING - SEAL	0.60	761	\$1,260.00

7638	385	THIRLMERE WAY	START S - ENT. TO	OV6	50MM AC OVERLAY	15.37	3444677	\$224,160.00
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\$5,602,130.00

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs
Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
Rule base : TREAT_TRIAL7

Works program for : 2018
Optimise Method : Minimise User Costs

BUDGET 8031000

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
50	20	BRIDGE STREET	START S - END SEG	OV6	50MM AC OVERLAY	5.33	1152627	\$216,090.00
50	30	BRIDGE STREET	START S - THIRLME	OV6	50MM AC OVERLAY	6.00	1551897	\$258,720.00
67	10	CAMDEN STREET	ARGYLE - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	3.07	613281	\$199,500.00
68	35	CAMDEN ROAD	CHANGE - MENANGL	RH8	Rehab - with Seal + 200 FCR Unbound	1.88	281244	\$149,520.00
104	25	MOWBRAY PARK ROAD	BRIDGE - BRIDGE	RH8	Rehab - with Seal + 200 FCR Unbound	0.72	9626	\$13,440.00
164	20	FINNS ROAD	CARROLL - WOODBRI	RH8	Rehab - with Seal + 200 FCR Unbound	9.12	4202446	\$460,740.00
179	580	MENANGLE ROAD	NEAR WO - SHIRE B	RH8	Rehab - with Seal + 200 FCR Unbound	8.76	4019447	\$458,640.00
260	10	MAY FARM ROAD	BURRAGO - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	3.37	1791852	\$531,300.00
260	15	MAY FARM ROAD	START S - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	3.95	1411065	\$357,420.00
366	40	SPRING CREEK ROAD	Bridge - GRID 1	RH8	Rehab - with Seal + 200 FCR Unbound			\$279,720.00
391	40	OAKS ROAD	NO. 275 - SEAL CH	RH8	Rehab - with Seal + 200 FCR Unbound	3.44	1406506	\$409,080.00
476	30	BURNS ROAD	CHANGE - CEDAR C	SS3	14MM SAMI SPRAY SEAL & AC CORRECTION			\$63,897.00
480	30	AVON DAM ROAD	HN 129 - JOHNSTO	RH8	Rehab - with Seal + 200 FCR Unbound	3.14	1763308	\$562,030.00
481	10	GREAT SOUTHERN ROAD	AVON DA - DYMOND	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab	2.17	1671817	\$769,104.00
484	20	WARRADALE ROAD	START I - WEIR RD	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab	3.28	1364953	\$416,304.00
620	314	REMEMBRANCE DRIVE	END MIL - END SEG	OV6	50MM AC OVERLAY	17.74	893829	\$50,400.00
5011	10	THIRLMERE WAY	THIRLME - LEONARD	RH8	Rehab - with Seal + 200 FCR Unbound	5.23	2318905	\$443,520.00
5011	35	THIRLMERE WAY	START S - REMEMBR	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab	8.42	2103710	\$249,984.00
5050	40	WEROMBI ROAD	COBBITY - DAIRY S	RH8	Rehab - with Seal + 200 FCR Unbound	7.18	3312862	\$461,160.00
7640	20	SILVERDALE (MR7640) ROAD	BIG HIL - MOULDER	RH8	Rehab - with Seal + 200 FCR Unbound	6.16	2295085	\$372,540.00
7640	100	SILVERDALE (MR7640) ROAD	NTH OF - HN 1620	RH8	Rehab - with Seal + 200 FCR Unbound	3.48	2209756	\$634,200.00
7640	170	SILVERDALE (MR7640) ROAD	ROUNDAB - NORTONS	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab	7.23	3484410	\$482,160.00
7641	70	MONTPELIER (MR7640) DRIVE	EDWARD - GLENDIV	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab	6.47	1203942	\$185,976.00
								\$8,025,445.00

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs
Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
Rule base : TREAT_TRIAL7

Works program for : 2019
Optimise Method : Maximise Asset Value

BUDGET 9962000

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
1	23	ABBOTSFORD ROAD	FARM AC - START C	SE9	10mm BITUMEN SURFACING - SEAL			\$39,480.00
1	27	ABBOTSFORD ROAD	END CON - NEW SUB	SE9	10mm BITUMEN SURFACING - SEAL			\$19,026.00
2	10	ACACIA AVENUE	BURRAGO - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$10,248.00
6	10	ALMA PLACE	AUDREY - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$5,754.00
36	10	BIG HILL ROAD	SILVERD - BURRAGO	SE9	10mm BITUMEN SURFACING - SEAL			\$19,362.00

41	40	BOBS RANGE ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$54,096.00
49	10	BRIDLE AVENUE	BURRAGO - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound				\$57,050.00
76	10	CARLTON ROAD	OAKS ST - NORTH S	SE9	10mm BITUMEN SURFACING - SEAL				\$27,038.00
76	20	CARLTON ROAD	NORTH S - ALBERT	SE9	10mm BITUMEN SURFACING - SEAL				\$18,585.00
81	17	CAWDOR ROAD	START S - CAWDOR	SE9	10mm BITUMEN SURFACING - SEAL				\$48,157.00
81	23	CAWDOR ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$25,534.00
109	10	CROSS STREET	MYRTLE - TAHMOOR	SE9	10mm BITUMEN SURFACING - SEAL				\$9,240.00
120	40	DONALDS RANGE ROAD	START S - STONEBR	SE9	10mm BITUMEN SURFACING - SEAL				\$50,778.00
132	10	DYMOND STREET	GREAT S - GOVERN	SE9	10mm BITUMEN SURFACING - SEAL				\$46,872.00
160	27	FARNSWORTH AVENUE	ROUNDAB - END RD	SE9	10mm BITUMEN SURFACING - SEAL				\$32,004.00
171	10	FRASER STREET	BRONZEW - THIRLME	SE9	10mm BITUMEN SURFACING - SEAL				\$20,496.00
176	10	GIBSON STREET	TURUNEN - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$30,324.00
179	500	MENANGLE ROAD	HN#735 - NTH CAM	OV6	50MM AC OVERLAY				\$84,600.00
183	10	GOVERNMENT ROAD	BARGO R - START S	SE9	10mm BITUMEN SURFACING - SEAL				\$26,950.00
197	10	HILTON PARK ROAD	CASTLER - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$40,950.00
200	10	HOPSON STREET	CAMDEN - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$5,628.00
203	10	HUNTER STREET	CASTLER - FRASER	SE9	10mm BITUMEN SURFACING - SEAL				\$10,710.00
207	15	IRONBARK ROAD	START I - GOVERN	SE9	10mm BITUMEN SURFACING - SEAL				\$23,625.00
225	10	KING STREET	APPIN - MARKED	SE9	10mm BITUMEN SURFACING - SEAL				\$18,564.00
244	37	MACQUARIEDALE ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$29,820.00
244	40	MACQUARIEDALE ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$30,072.00
251	10	MARKET STREET	PITT ST - MILNE S	SE9	10mm BITUMEN SURFACING - SEAL				\$24,402.00
253	10	MARSH ROAD	SILVERD - WARRADA	MF1	35 MM MILL 7 FILL AC10 OVERLAY				\$232,224.00
256	10	MAPLE AVENUE	JOHN ST - TIMOTHY	SE9	10mm BITUMEN SURFACING - SEAL				\$3,822.00
259	30	BURRAGORANG ROAD	START M - START K	OV6	50MM AC OVERLAY				\$242,550.00
259	260	BURRAGORANG ROAD	START E - START W	OV6	50MM AC OVERLAY				\$54,000.00
259	270	BURRAGORANG ROAD	START W - BURRAGO	OV6	50MM AC OVERLAY				\$234,900.00
270	20	JARVIS STREET	THIRLME - DENNIS	SE9	10mm BITUMEN SURFACING - SEAL				\$12,138.00
278	10	MORETON PARK ROAD	DOUGLAS - BRIDGE	SE9	10mm BITUMEN SURFACING - SEAL				\$34,146.00
278	15	MORETON PARK ROAD	BRIDGE - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$32,256.00
278	30	MORETON PARK ROAD	CATTLE - SEAL CH	SE9	10mm BITUMEN SURFACING - SEAL				\$53,760.00
278	65	MORETON PARK ROAD	START S - STATION	SE9	10mm BITUMEN SURFACING - SEAL				\$50,064.00
281	35	MOUNT HERCULES ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$21,588.00
281	40	MOUNT HERCULES ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$41,454.00
286	20	MYRTLE CREEK AVENUE	MOORLAN - CROSS S	SE9	10mm BITUMEN SURFACING - SEAL				\$21,252.00
308	10	PARK AVENUE	RIVER R - MYRTLE	SE9	10mm BITUMEN SURFACING - SEAL				\$22,218.00
310	10	PARK STREET	MAHONGA - MILNE S	SE9	10mm BITUMEN SURFACING - SEAL				\$27,720.00
317	10	PHEASANTS NEST ROAD	ARINA R - HN60	SE9	10mm BITUMEN SURFACING - SEAL				\$26,544.00
317	13	PHEASANTS NEST ROAD	HN60 - LYREBIR	SE9	10mm BITUMEN SURFACING - SEAL				\$26,712.00
317	23	PHEASANTS NEST ROAD	HN240 - WHIPBIR	SE9	10mm BITUMEN SURFACING - SEAL				\$46,116.00
317	27	PHEASANTS NEST ROAD	WHIPBIR - CARTS C	SE9	10mm BITUMEN SURFACING - SEAL				\$38,220.00
339	10	RIDGEHAVEN ROAD	SILVERD - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$34,356.00
345	10	ROCKFORD ROAD	REMEMBR - END 60K	SE9	10mm BITUMEN SURFACING - SEAL				\$17,724.00
345	30	ROCKFORD ROAD	START H - END HN2	SE9	10mm BITUMEN SURFACING - SEAL				\$41,076.00
350	10	RUSSELL STREET	BURRAGO - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$20,958.00
366	50	SPRING CREEK ROAD	GRID 1 - End Sea	RH8	Rehab - with Seal + 200 FCR Unbound				\$417,480.00
367	10	SPORTSGROUND PARADE	KERR ST - RIXON R	SE9	10mm BITUMEN SURFACING - SEAL				\$16,506.00
395	10	TIMOTHY LACEY LANE	SILVERD - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$13,314.00
401	30	TYLERS ROAD	START S - END OF	SE9	10mm BITUMEN SURFACING - SEAL				\$13,398.00
406	10	VIEW STREET	LUMSDAI - ARGYLE	SE9	10mm BITUMEN SURFACING - SEAL				\$7,140.00
416	15	WESTBOURNE AVENUE	START N - HEAVY P	SE9	10mm BITUMEN SURFACING - SEAL				\$46,123.00

584	10	OLD RAZORBACK ROAD	MR 620 - SEAL CH	SE9	10mm BITUMEN SURFACING - SEAL			\$23,100.00
584	40	OLD RAZORBACK ROAD	NORTH F - HN434 -	OV6	50MM AC OVERLAY			\$98,280.00
584	47	OLD RAZORBACK ROAD	NORTH F - CAWDOR	OV6	50MM AC OVERLAY			\$129,240.00
589	10	GLEBE CLOSE	TOGGERA - MACNAMA	SE9	10mm BITUMEN SURFACING - SEAL			\$9,576.00
592	15	MOORES WAY	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$19,614.00
593	10	MORETON STREET	STATION - JENKINS	SE9	10mm BITUMEN SURFACING - SEAL			\$7,140.00
597	10	ST JAMES PLACE	TOGGERA - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$12,600.00
610	620	WILTON (MR610) ROAD	BRIDGE - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$472,640.00
610	640	WILTON (MR610) ROAD	START S - WATER B	OV6	50MM AC OVERLAY			\$137,340.00
610	653	WILTON (MR610) ROAD	200 M - BROOKSP	MF1	35 MM MILL 7 FILL AC10 OVERLAY			\$273,798.00
612	660	APPIN (MR610) ROAD	BROOKSP - APPIN-B	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab			\$413,280.00
613	20	TWENTY FIRST LANE	FIFTEEN - EIGHTEE	SE9	10mm BITUMEN SURFACING - SEAL			\$5,460.00
620	55	REMEMBRANCE DRIVE	SEAL CH - NOORAL	RH8	Rehab - with Seal + 200 FCR Unbound			\$826,000.00
620	70	REMEMBRANCE DRIVE	NOONGAH - PANORAM	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab			\$330,624.00
620	110	REMEMBRANCE DRIVE	SEAL CH - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$1,100,400.00
620	165	REMEMBRANCE DRIVE	START D - END DIV	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab			\$247,548.00
620	300	REMEMBRANCE DRIVE	START S - START N	RH8	Rehab - with Seal + 200 FCR Unbound			\$739,900.00
638	10	LACHLAN PLACE	WATERHO - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$14,700.00
673	10	MIRCA PLACE	MACQUAR - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$7,686.00
677	10	EMMA LANE	PICTON - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$36,540.00
703	10	DOUGLAS PARK DRIVE	WILTON - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$35,742.00
918	10	GLEN DIVER ROAD	MOUNTPE - HN 40	SE9	10mm BITUMEN SURFACING - SEAL			\$15,750.00
918	20	GLEN DIVER ROAD	HN 40 - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$59,052.00
7638	400	THIRLMERE WAY	WEST OF - ARGYLE	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab			\$131,040.00
7640	50	SILVERDALE (MR7640) ROAD	LINCOLN - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$481,180.00
7640	90	SILVERDALE (MR7640) ROAD	DEER FA - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$467,880.00
7640	95	SILVERDALE (MR7640) ROAD	START S - NTH OF	RH8	Rehab - with Seal + 200 FCR Unbound			\$503,160.00
7641	45	MONTPELIER (MR7640) DRIVE	START I - OLD OAK	RH8	Rehab - with Seal + 200 FCR Unbound			\$342,300.00
7641	55	MONTPELIER (MR7640) DRIVE	CAMDEN - JOORILA	RH8	Rehab - with Seal + 200 FCR Unbound			\$361,200.00

\$9,961,894.00

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs
Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
Rule base : TREAT_TRIAL7

Works program for : 2020
Optimise Method : Maximise Asset Value

BUDGET 10252000

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
1	25	ABBOTSFORD ROAD	START C - END CON	RH8	Rehab - with Seal + 200 FCR Unbound			\$16,800.00
1	30	ABBOTSFORD ROAD	NEW SUB - CHANGE	OV6	50MM AC OVERLAY			\$107,760.00
7	20	ALMOND STREET	START I - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$30,184.00
9	10	ANTHONY ROAD	GOVERN M - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$17,430.00
11	10	ARDEN ROAD	BUXTON - WEST PD	SE9	10mm BITUMEN SURFACING - SEAL			\$32,760.00
14	10	AUDREY STREET	MARION - ALMA PL	SE9	10mm BITUMEN SURFACING - SEAL			\$4,872.00
27	30	BELL STREET	START S - END SEG	OV6	50MM AC OVERLAY			\$81,360.00
33	10	BIARA STREET	KADER - CAMBALA	SE9	10mm BITUMEN SURFACING - SEAL			\$17,052.00
35	10	BIFFINS ROAD	START W - START I	OV6	50MM AC OVERLAY			\$141,900.00
43	10	BONDS ROAD	ESTONIA - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$50,890.00
43	20	BONDS ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$37,464.00

61	10	BYRON ROAD	BRONZEW - BRONZEW	SE9	10mm BITUMEN SURFACING - SEAL				\$23,562.00
64	15	CALF FARM ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$24,528.00
64	20	CALF FARM ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$32,760.00
67	20	CAMDEN STREET	START S - CAMPSIE	RH8	Rehab - with Seal + 200 FCR Unbound				\$213,150.00
81	20	CAWDOR ROAD	CAWDOR - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$36,647.00
81	27	CAWDOR ROAD	START S - SHIRE B	SE9	10mm BITUMEN SURFACING - SEAL				\$39,911.00
82	20	CEDAR CREEK ROAD	START S - BRIDGE	OV6	50MM AC OVERLAY				\$174,420.00
84	10	CHANDOS ROAD	REMEMBR - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$21,042.00
86	20	CHARLIES POINT ROAD	NTH OF - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$27,342.00
86	30	CHARLIES POINT ROAD	START S - GREAT S	SE9	10mm BITUMEN SURFACING - SEAL				\$44,688.00
90	10	CIVIC CENTRE CIRCLE	WEIR RO - WEIR RO	SE9	10mm BITUMEN SURFACING - SEAL				\$9,996.00
92	10	CLYDE PLACE	BURRAGO - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$11,466.00
99	10	CONNOR PLACE	CASTLER - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$4,452.00
104	10	MOWBRAY PARK ROAD	OAKS RD - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound				\$492,660.00
104	20	MOWBRAY PARK ROAD	START S - BRIDGE	RH8	Rehab - with Seal + 200 FCR Unbound				\$312,900.00
105	20	COWPER STREET	DUNLOP - DEAD EN	OV6	50MM AC OVERLAY				\$20,700.00
111	13	DAIRY ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$45,276.00
111	17	DAIRY ROAD	START S - END SEA	SE9	10mm BITUMEN SURFACING - SEAL				\$25,242.00
113	10	DARCY AVENUE	KERR S - SPORTSG	SE9	10mm BITUMEN SURFACING - SEAL				\$7,098.00
114	10	DARLEY STREET	BRIDGE - OWEN ST	SE9	10mm BITUMEN SURFACING - SEAL				\$33,096.00
117	10	DENMEAD STREET	BELL ST - THIRLME	SE9	10mm BITUMEN SURFACING - SEAL				\$30,702.00
120	20	DONALDS RANGE ROAD	PLATEAU - END SEG	OV6	50MM AC OVERLAY				\$178,920.00
134	10	EAGLES ROAD	OLD RAZ - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$45,084.00
135	30	EAGLE CREEK ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$24,360.00
144	10	ELEVENTH STREET	9TH ST - TWELFTH	SE9	10mm BITUMEN SURFACING - SEAL				\$7,056.00
147	10	ELIZABETH STREET	MENANGL - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$4,788.00
152	10	ERITH ROAD	EAST P - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$20,874.00
153	10	ESTONIAN ROAD	OAKS RD - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$30,366.00
156	10	EXETER ROAD	EAST P - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$12,600.00
158	17	FAIRLEYS ROAD	BRIDGE - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$43,134.00
159	20	FALLONS ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$23,100.00
160	23	FARNSWORTH AVENUE	CHANGE - ROUNDAB	SE9	10mm BITUMEN SURFACING - SEAL				\$2,772.00
175	10	GEORGE STREET	THIRLME - BRONZEW	SPC	MILL AND FILL 50 MM OVERLAY				\$71,510.00
179	430	MENANGLE ROAD	START H - END SEG	OV6	50MM AC OVERLAY				\$115,500.00
179	480	MENANGLE ROAD	START H - END SEG	OV6	50MM AC OVERLAY				\$75,600.00
179	560	MENANGLE ROAD	START S - MENANGL	MF1	35 MM MILL 7 FILL AC10 OVERLAY				\$109,060.00
183	17	GOVERNMENT ROAD	END SPI - ANTHONY	SE9	10mm BITUMEN SURFACING - SEAL				\$25,270.00
192	20	HAWTHORNE ROAD	IRONBAR - DYMOND	OV6	50MM AC OVERLAY				\$84,960.00
192	50	HAWTHORNE ROAD	JOHNSTO - DEAD EN	OV6	50MM AC OVERLAY				\$174,600.00
194	10	HENRY STREET	REMEMBR - STILTON	SE9	10mm BITUMEN SURFACING - SEAL				\$18,732.00
211	20	JENKINS STREET	START I - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$36,750.00
216	10	KANGAROO ROAD	NATAI S - BRONZEW	SE9	10mm BITUMEN SURFACING - SEAL				\$39,858.00
223	10	DAISY LANE	KADER S - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$7,770.00
227	10	KOORANA ROAD	REMEMBR - END OF	SE9	10mm BITUMEN SURFACING - SEAL				\$21,000.00
231	10	LAKES STREET	BARBOUR - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$20,370.00
236	10	LEWIS STREET	SILVERD - GIBSON	SE9	10mm BITUMEN SURFACING - SEAL				\$13,314.00
237	10	LINCOLN DRIVE	SILVERD - CHANGE	SE9	10mm BITUMEN SURFACING - SEAL				\$23,856.00
244	27	MACQUARIEDALE ROAD	START I - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$24,360.00
244	30	MACQUARIEDALE ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$11,130.00
255	10	MASON STREET	BARBOUR - RYAN ST	SE9	10mm BITUMEN SURFACING - SEAL				\$25,998.00
257	10	MATCHAM ROAD	EAST P - GREVILL	SE9	10mm BITUMEN SURFACING - SEAL				\$24,864.00

259	105	BURRAGORANG ROAD	START B - START B	OV6	50MM AC OVERLAY				\$222,210.00
260	20	MAY FARM ROAD	START S - START I	RH8	Rehab - with Seal + 200 FCR Unbound				\$218,820.00
261	15	MCKEE ROAD	CHANGE - CULVERT	SE9	10mm BITUMEN SURFACING - SEAL				\$58,002.00
261	20	MCKEE ROAD	CULVERT - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$39,900.00
261	25	MCKEE ROAD	START S - END	SE9	10mm BITUMEN SURFACING - SEAL				\$55,734.00
262	10	MCLEAY ROAD	SILVERD - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$21,966.00
273	10	MOCKINGBIRD ROAD	DWYERS - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$54,642.00
274	15	MONKS LANE	START S - END OF	SE9	10mm BITUMEN SURFACING - SEAL				\$36,708.00
275	10	MOORE ROAD	EGANS R - BARKERS	SE9	10mm BITUMEN SURFACING - SEAL				\$18,438.00
278	20	MORETON PARK ROAD	START S - CATTLE	SE9	10mm BITUMEN SURFACING - SEAL				\$40,866.00
278	40	MORETON PARK ROAD	SEAL CH - SEAL CH	SE9	10mm BITUMEN SURFACING - SEAL				\$42,000.00
280	10	MOULDERS ROAD	SILVERD - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$41,832.00
281	27	MOUNT HERCULES ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$50,442.00
281	30	MOUNT HERCULES ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$43,512.00
281	47	MOUNT HERCULES ROAD	SEAL CH - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$11,046.00
281	50	MOUNT HERCULES ROAD	START S - NEAR TH	SE9	10mm BITUMEN SURFACING - SEAL				\$22,554.00
284	20	MULHOLLANDS ROAD	START S - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$40,194.00
288	10	NEPEAN ROAD	MOSSVAL - LYONS R	SE9	10mm BITUMEN SURFACING - SEAL				\$21,840.00
294	10	NIXON ROAD	CEDAR C - KENDALL	SE9	10mm BITUMEN SURFACING - SEAL				\$37,128.00
296	15	NOORAL STREET	RADNOR - KADER S	SE9	10mm BITUMEN SURFACING - SEAL				\$8,910.00
312	10	PATTERSON STREET	CASTLER - FRASER	SE9	10mm BITUMEN SURFACING - SEAL				\$15,708.00
321	10	PINERIDGE CRESCENT	SILVERD - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$44,520.00
335	23	RAPLEYS LOOP ROAD	RAPLEYS - CULDESA	SE9	10mm BITUMEN SURFACING - SEAL				\$9,660.00
339	13	RIDGEHAVEN ROAD	START I - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$35,910.00
340	20	RITA STREET	START S - BRUNDAH	SE9	10mm BITUMEN SURFACING - SEAL				\$37,380.00
341	10	RIVER ROAD	REMEMBR - START I	OV6	50MM AC OVERLAY				\$100,440.00
349	10	RUSSELL LANE	BINNALO - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$50,232.00
352	10	SCOT STREET	HAMBRID - HOGANS	SE9	10mm BITUMEN SURFACING - SEAL				\$11,592.00
353	10	SCROGGIES ROAD	OAKS RD - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$33,684.00
353	20	SCROGGIES ROAD	START S - BRIDGE	SE9	10mm BITUMEN SURFACING - SEAL				\$23,268.00
356	20	SHELLEYS LANE	START S - CEDAR C	SE9	10mm BITUMEN SURFACING - SEAL				\$13,188.00
366	10	SPRING CREEK ROAD	BURRAGO - End lin	OV6	50MM AC OVERLAY				\$182,520.00
366	20	SPRING CREEK ROAD	End lin - Drivewa	RH8	Rehab - with Seal + 200 FCR Unbound				\$341,460.00
375	35	STEVEYS FOREST ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$24,192.00
375	45	STEVEYS FOREST ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$41,202.00
383	10	SUGARLOAF CREEK ROAD	PHEASAN - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$20,580.00
389	10	THERESA VIEW ROAD	WEOMBI - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$41,748.00
389	15	THERESA VIEW ROAD	START S - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$39,816.00
397	10	TRENTHAM AVENUE	CARRA A - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$9,030.00
402	10	VANDERVILLE NORTH) STREET	RUSSELL - TIMOTHY	SE9	10mm BITUMEN SURFACING - SEAL				\$12,978.00
404	15	VICTORIA PARK ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$35,070.00
410	10	WATTLE STREET	IRONBAR - DYMOND	SE9	10mm BITUMEN SURFACING - SEAL				\$22,260.00
414	20	WELLERS ROAD	REMEMBR - ELVY ST	SE9	10mm BITUMEN SURFACING - SEAL				\$32,340.00
427	10	WILTON PARK ROAD	PICTON - END HN	SE9	10mm BITUMEN SURFACING - SEAL				\$21,462.00
427	40	WILTON PARK ROAD	START H - END HN	SE9	10mm BITUMEN SURFACING - SEAL				\$30,996.00
435	10	WONGAWILLI STREET	BARGO - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$8,400.00
436	10	WONSON AVENUE	CAMDEN - NEW SEC	SE9	10mm BITUMEN SURFACING - SEAL				\$9,786.00
437	10	WOOD STREET	REMEMBR - COACHWO	SE9	10mm BITUMEN SURFACING - SEAL				\$8,820.00
441	10	YORK STREET	BRONZEW - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$37,212.00
442	10	LUPTON ROAD	REMEMBR - AVON DA	SE9	10mm BITUMEN SURFACING - SEAL				\$39,690.00
459	10	LINDELL PLACE	FRASER - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$7,938.00

462	10	CONDELL PARK ROAD	EAST TO - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$18,564.00
468	885	BARKERS LODGE (MR 468) ROAD	START E - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$512,785.00
471	10	SILVERWOOD ROAD	MAYFARM - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$31,668.00
477	10	KENDALL STREET	NIXON R - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$50,316.00
487	10	TERRY ROAD	WEROMBI - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$30,198.00
498	10	JANDERRA LANE	PICTON - EMMA LA	SE9	10mm BITUMEN SURFACING - SEAL			\$22,218.00
502	10	WARATAH PLACE	BARGO - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$7,896.00
516	10	JOORILAND ROAD	MOUNTPE - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$19,656.00
540	10	WARREN PLACE	ECONO P - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$4,620.00
547	10	TAMARA CLOSE	WILLS S - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$4,704.00
555	10	LEWIS LANE	EMMETT - CRAWFOR	SE9	10mm BITUMEN SURFACING - SEAL			\$8,400.00
579	10	ECONO PLACE	SILVERD - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$24,612.00
584	30	OLD RAZORBACK ROAD	EAGLE R - 130 M N	OV6	50MM AC OVERLAY			\$214,740.00
588	10	DEAN CLOSE	MOORE R - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$3,948.00
592	10	MOORES WAY	MR 259 - START I	SE9	10mm BITUMEN SURFACING - SEAL			\$28,350.00
595	10	OLD SOUTHERN ROAD	OLD HUM - JUNCTIO	SE9	10mm BITUMEN SURFACING - SEAL			\$4,704.00
611	585	MACARTHUR (MR610) DRIVE	LISA ST - WILTON	RH8	Rehab - with Seal + 200 FCR Unbound			\$862,400.00
620	100	REMEMBRANCE DRIVE	CHANGE - START Y	OV6	50MM AC OVERLAY			\$73,710.00
620	120	REMEMBRANCE DRIVE	NORTH E - STARTNE	OV6	50MM AC OVERLAY			\$98,250.00
620	130	REMEMBRANCE DRIVE	START @ - SEAL CH	OV6	50MM AC OVERLAY			\$230,580.00
620	170	REMEMBRANCE DRIVE	START E - STRUAN	MF1	35 MM MILL 7 FILL AC10 OVERLAY			\$154,570.00
620	250	REMEMBRANCE DRIVE	BARKERS - MARGARE	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab			\$397,320.00
620	330	REMEMBRANCE DRIVE	START N - HN995	OV6	50MM AC OVERLAY			\$86,400.00
644	10	WEELSBY PARK DRIVE	BIFFINS - culvert	SE9	10mm BITUMEN SURFACING - SEAL			\$18,816.00
646	30	MALDON BRIDGE ROAD	CONCRET - CARPARK	SE9	10mm BITUMEN SURFACING - SEAL			\$21,840.00
647	10	NEAL PLACE	GLEBE - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$7,014.00
648	10	MACNAMARA PLACE	GLEBE - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$8,022.00
727	10	MAHONGA STREET	CHAPMAN - PARK ST	SE9	10mm BITUMEN SURFACING - SEAL			\$11,004.00
765	30	MACARTHUR CIRCUIT	THE WAL - YOUNG A	OV6	50MM AC OVERLAY			\$148,500.00
780	10	BRIDGEWATER BOULEVARD	REMEMBR - PARK WA	OV6	50MM AC OVERLAY			\$204,120.00
828	10	CHURCH SQUARE	WESTBOU - END OF	SE9	10mm BITUMEN SURFACING - SEAL			\$1,890.00
835	15	NECTARBROOK DRIVE	START I - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$64,596.00
915	10	TWENTY THIRD STREET	O - END	SE9	10mm BITUMEN SURFACING - SEAL			\$21,000.00
922	10	STANHOPE ROAD	WEROMBI - CHAINAG	SE9	10mm BITUMEN SURFACING - SEAL			\$31,920.00
7635	320	WEST PARADE	START B - END SEG	OV6	50MM AC OVERLAY			\$303,000.00
7638	370	THIRLMERE WAY	AT 100M - NEAR SP	OV6	50MM AC OVERLAY			\$172,800.00
7640	60	SILVERDALE (MR7640) ROAD	NTH OF - NTH MCL	RH8	Rehab - with Seal + 200 FCR Unbound			\$428,260.00

\$10,250,883.00

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs
Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
Rule base : TREAT_TRIAL7

Works program for : 2021
Optimise Method : Minimise User Costs

BUDGET 10550000

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
41	20	BOBS RANGE ROAD	START W - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	0.93	348835	\$374,850.00
179	440	MENANGLE ROAD	START H - CULVERT	OV6	50MM AC OVERLAY	10.72	1620321	\$151,200.00
179	450	MENANGLE ROAD	HN#1140 - END SEG	OV6	50MM AC OVERLAY	10.74	834702	\$77,700.00

179	460	MENANGLE ROAD	START H - END SEG	OV6	50MM AC OVERLAY	11.44	3188162	\$278,670.00
179	465	MENANGLE ROAD	START N - END SEG	OV6	50MM AC OVERLAY	11.00	2410023	\$219,030.00
179	470	MENANGLE ROAD	START H - END SEG	OV6	50MM AC OVERLAY	12.59	1374755	\$109,200.00
179	545	MENANGLE ROAD	CHANGE - NTH OF	OV6	50MM AC OVERLAY	13.28	975906	\$73,500.00
214	10	JOHNSTON ROAD	AVON DA - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound	-0.79	-264216	\$335,160.00
259	40	BURRAGORANG ROAD	START K - START S	OV6	50MM AC OVERLAY	9.91	3183660	\$321,300.00
259	90	BURRAGORANG ROAD	START R - STARTS	OV6	50MM AC OVERLAY	16.16	1454513	\$90,000.00
259	160	BURRAGORANG ROAD	START O - START W	OV6	50MM AC OVERLAY	8.53	1933700	\$226,800.00
260	23	MAY FARM ROAD	START I - START I	RH8	Rehab - with Seal + 200 FCR Unbound	3.34	1554438	\$465,780.00
264	13	WOODBIDGE ROAD	BRIDGE - BRIDGE	RH8	Rehab - with Seal + 200 FCR Unbound	8.35	73663	\$8,820.00
264	15	WOODBIDGE ROAD	BRIDGE - AG. INS	RH8	Rehab - with Seal + 200 FCR Unbound	8.55	3561775	\$416,640.00
264	20	WOODBIDGE ROAD	AG. INS - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	7.49	2873571	\$383,880.00
391	20	OAKS ROAD	NO 30 - SHELLEY	RH8	Rehab - with Seal + 200 FCR Unbound	3.98	1998984	\$502,320.00
391	30	OAKS ROAD	SHELLEY - NO. 275	RH8	Rehab - with Seal + 200 FCR Unbound	3.86	1747490	\$452,760.00
620	140	REMEMBRANCE DRIVE	END SLO - START R	OV6	50MM AC OVERLAY	18.50	3147188	\$170,100.00
620	290	REMEMBRANCE DRIVE	E BOUND - END SEG	OV6	50MM AC OVERLAY	19.19	2377976	\$123,900.00
620	320	REMEMBRANCE DRIVE	START D - START N	OV6	50MM AC OVERLAY	19.27	6553882	\$340,200.00
620	350	REMEMBRANCE DRIVE	NEAR EN - START N	OV6	50MM AC OVERLAY	14.71	6451709	\$438,750.00
703	30	DOUGLAS PARK DRIVE	DREDGE - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	2.88	1732254	\$602,280.00
5011	20	THIRLMERE WAY	LEONARD - SEAL CH	OV6	50MM AC OVERLAY	8.86	1001265	\$113,040.00
5011	25	THIRLMERE WAY	SEAL CH - K&G TAH	RH8	Rehab - with Seal + 200 FCR Unbound	8.71	2788553	\$320,040.00
5011	30	THIRLMERE WAY	K&G TAH - END SEG	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab	2.47	759199	\$306,936.00
5050	20	WEROMBI ROAD	K&G AT - WESTERN	RH8	Rehab - with Seal + 200 FCR Unbound	5.68	2096610	\$369,040.00
7635	325	WEST PARADE	START S - START M	OV6	50MM AC OVERLAY	8.29	1814930	\$219,000.00
7635	330	WEST PARADE	START M - END SEG	OV6	50MM AC OVERLAY	8.22	1474981	\$179,400.00
7635	335	WEST PARADE	START S - START L	RH8	Rehab - with Seal + 200 FCR Unbound	5.61	3147024	\$561,400.00
7640	15	SILVERDALE (MR7640) ROAD	Hn 100 - BIG HIL	OV6	50MM AC OVERLAY	8.69	2134350	\$245,490.00
7640	47	SILVERDALE (MR7640) ROAD	N FROM - LINCOLN	RH8	Rehab - with Seal + 200 FCR Unbound	5.96	2766474	\$464,555.00
7640	70	SILVERDALE (MR7640) ROAD	NTH MCL - HAYTERS	RH8	Rehab - with Seal + 200 FCR Unbound	7.96	1702661	\$213,850.00
7640	85	SILVERDALE (MR7640) ROAD	SEAL CH - DEER FA	OV6	50MM AC OVERLAY	6.63	1542145	\$232,560.00
7640	110	SILVERDALE (MR7640) ROAD	HN 1620 - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	7.25	2693654	\$371,700.00
7640	115	SILVERDALE (MR7640) ROAD	START S - HN 1730	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab	9.34	4678713	\$500,976.00
7640	120	SILVERDALE (MR7640) ROAD	HN 1730 - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	10.42	2979201	\$286,020.00

\$10,546,847.00

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs
Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
Rule base : TREAT_TRIAL7

Works program for : 2022
Optimise Method : Maximise Asset Value

BUDGET 10857000

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
1	35	ABBOTSFORD ROAD	CHANGE - VALLEY	OV6	50MM AC OVERLAY			\$143,520.00
29	20	BERKELEY STREET	START S - REMEMBR	SE9	10mm BITUMEN SURFACING - SEAL			\$3,955.00
31	10	BETTY PLACE	DARLEY - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$4,284.00
36	30	BIG HILL ROAD	PHASE - - BURRAGO	SE9	10mm BITUMEN SURFACING - SEAL			\$34,020.00
46	10	BRADBURY STREET	REMEMBR - GEORGE	RH8	Rehab - with Seal + 200 FCR Unbound			\$71,400.00
47	15	BRADDOCKS ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$39,690.00
57	10	BRUNDAH ROAD	TICKLE - START I	SE9	10mm BITUMEN SURFACING - SEAL			\$38,808.00

65	10	CALOO LA ROAD	REMEMBR - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$36,372.00
78	20	CARROLLS ROAD	START S - END SEG	OV6	50MM AC OVERLAY				\$167,220.00
81	13	CAWDOR ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$33,810.00
84	15	CHANDOS ROAD	START I - CARLISL	SE9	10mm BITUMEN SURFACING - SEAL				\$35,322.00
101	10	COULL STREET	PICTON - PICTON	SE9	10mm BITUMEN SURFACING - SEAL				\$19,992.00
117	20	DENMEAD STREET	THIRLME - BRONZEW	SE9	10mm BITUMEN SURFACING - SEAL				\$15,162.00
125	10	DREDGE AVENUE	DOUGLAS - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$29,568.00
129	10	DURHAM STREET	STATION - NEPEAN	SE9	10mm BITUMEN SURFACING - SEAL				\$30,198.00
135	20	EAGLE CREEK ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$35,028.00
137	13	EAST PARADE PARADE	HN 51 S - HASSALL	SE9	10mm BITUMEN SURFACING - SEAL				\$37,758.00
138	15	EASTVIEW DRIVE	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$38,052.00
143	10	ELDRED STREET	GIBSON - LEWIS S	SE9	10mm BITUMEN SURFACING - SEAL				\$14,490.00
154	10	EURELIA ROAD	EAST PD - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$26,838.00
169	10	FOURTEENTH STREET	WEIR RD - WEIR RD	SE9	10mm BITUMEN SURFACING - SEAL				\$17,514.00
172	20	GARLICKS RANGE ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$43,596.00
179	490	MENANGLE ROAD	START H - NTH CUL	OV6	50MM AC OVERLAY				\$117,000.00
205	10	IBBOTSON STREET	FRASER - MILNE S	SE9	10mm BITUMEN SURFACING - SEAL				\$9,030.00
208	10	INNES STREET	BRIDGE - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$33,978.00
212	30	NEW JERUSALEM ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$39,816.00
212	37	NEW JERUSALEM ROAD	WOODY' - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$19,026.00
235	10	LEWIS STREET	KERR S - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$3,864.00
237	20	LINCOLN DRIVE	CHANGE - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$19,068.00
247	10	MARCUS STREET	EAST TO - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$26,292.00
259	20	BURRAGORANG ROAD	START O - START M	OV6	50MM AC OVERLAY				\$191,400.00
259	70	BURRAGORANG ROAD	START S - STARTS	OV6	50MM AC OVERLAY				\$103,950.00
259	80	BURRAGORANG ROAD	STARTS - START R	RH8	Rehab - with Seal + 200 FCR Unbound				\$392,700.00
259	115	BURRAGORANG ROAD	START S - START T	OV6	50MM AC OVERLAY				\$444,960.00
259	120	BURRAGORANG ROAD	START T - START K	OV6	50MM AC OVERLAY				\$113,400.00
259	130	BURRAGORANG ROAD	START K - START J	MF1	35 MM MILL 7 FILL AC10 OVERLAY				\$65,600.00
259	140	BURRAGORANG ROAD	START J - END K+G	MF1	35 MM MILL 7 FILL AC10 OVERLAY				\$103,320.00
259	245	BURRAGORANG ROAD	START S - START S	OV6	50MM AC OVERLAY				\$268,650.00
259	250	BURRAGORANG ROAD	START S - END SEG	OV6	50MM AC OVERLAY				\$271,350.00
259	255	BURRAGORANG ROAD	START S - START E	OV6	50MM AC OVERLAY				\$268,650.00
265	10	MERLIN STREET	EDWARD - Glendiv	OV6	50MM AC OVERLAY				\$36,900.00
265	20	MERLIN STREET	Glendiv - END SEG	OV6	50MM AC OVERLAY				\$72,360.00
267	10	MICHELL ROAD	WEST PA - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$50,484.00
267	20	MICHELL ROAD	START S - LAKES S	SE9	10mm BITUMEN SURFACING - SEAL				\$28,014.00
269	10	MILLER PLACE	IBBOTSO - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$2,226.00
274	10	MONKS LANE	BURRAGO - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$36,120.00
278	45	MORETON PARK ROAD	SEAL CH - NO.560	SE9	10mm BITUMEN SURFACING - SEAL				\$27,258.00
278	50	MORETON PARK ROAD	NO.560 - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$29,736.00
281	20	MOUNT HERCULES ROAD	OLD RAZ - SEAL CH	SE9	10mm BITUMEN SURFACING - SEAL				\$28,644.00
284	15	MULHOLLANDS ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$56,238.00
290	10	NEWS ROAD	SILVERD - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$41,664.00
290	15	NEWS ROAD	START S - ROBERTS	SE9	10mm BITUMEN SURFACING - SEAL				\$43,554.00
298	10	NORTH STREET	CASH ST - WESTBOU	SE9	10mm BITUMEN SURFACING - SEAL				\$5,922.00
298	20	NORTH STREET	WESTBOU - CARLTON	SE9	10mm BITUMEN SURFACING - SEAL				\$8,190.00
315	10	PEPPERCORN AVENUE	CUL-DE- - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound				\$189,840.00
317	43	PHEASANTS NEST ROAD	ESEN WA - CORNER	SE9	10mm BITUMEN SURFACING - SEAL				\$22,260.00
329	10	QUIRKES LANE	CARROLL - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$35,700.00
345	20	ROCKFORD ROAD	START 8 - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$38,640.00

347	13	RUDDOCKS ROAD	START S - END SEG	OV6	50MM AC OVERLAY				\$137,700.00
347	17	RUDDOCKS ROAD	START S - LAKESLA	OV6	50MM AC OVERLAY				\$144,900.00
363	10	SMALLS ROAD	MAY FAR - WEROMBI	SE9	10mm BITUMEN SURFACING - SEAL				\$25,200.00
366	60	SPRING CREEK ROAD	End Sea - GATE	RH8	Rehab - with Seal + 200 FCR Unbound				\$613,200.00
373	10	STATION (WEST) STREET	CAMDEN - GANDANG	SE9	10mm BITUMEN SURFACING - SEAL				\$31,500.00
385	10	TAHMOOR ROAD	CROSS S - STRUAN	SE9	10mm BITUMEN SURFACING - SEAL				\$45,318.00
398	10	TURNER STREET	BELL RD - Rita St	SE9	10mm BITUMEN SURFACING - SEAL				\$29,904.00
409	15	WATERFALL CREEK ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$46,536.00
427	20	WILTON PARK ROAD	START H - ENDHN 7	SE9	10mm BITUMEN SURFACING - SEAL				\$13,818.00
429	10	WINDEYER STREET	THIRLME - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound				\$91,140.00
436	20	WONSON AVENUE	NEW SEC - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$10,710.00
440	10	YARRAN ROAD	REMEMBR - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$31,458.00
440	15	YARRAN ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$33,390.00
454	10	MOOREHEAD AVENUE	MCKAY D - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$8,946.00
468	860	BARKERS LODGE (MR 468) ROAD	START T - START W	RH8	Rehab - with Seal + 200 FCR Unbound				\$572,670.00
468	870	BARKERS LODGE (MR 468) ROAD	START W - CHANGE	OV6	50MM AC OVERLAY				\$110,955.00
468	905	BARKERS LODGE (MR 468) ROAD	START I - START B	SE9	10mm BITUMEN SURFACING - SEAL				\$55,356.00
468	920	BARKERS LODGE (MR 468) ROAD	START H - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$57,194.00
475	10	ADDISON STREET	KENDALL - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$21,798.00
487	15	TERRY ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$47,460.00
520	10	AMMON PLACE	NEW JER - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$13,818.00
544	10	NATASHA PLACE	COLDENH - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$10,290.00
548	10	TICKLE DRIVE	BRUNDAH - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$27,594.00
571	15	HOGANS DRIVE	CHANGE - WELLERS	SE9	10mm BITUMEN SURFACING - SEAL				\$18,270.00
581	10	ARGYLE STREET	ALLENS - PEEL ST	OV6	50MM AC OVERLAY				\$104,364.00
592	17	MOORES WAY	START S - MR 259	SE9	10mm BITUMEN SURFACING - SEAL				\$22,176.00
610	587	WILTON (MR610) ROAD	START - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound				\$278,810.00
610	600	WILTON (MR610) ROAD	START S - END SEG	OV6	50MM AC OVERLAY				\$169,740.00
611	580	MACARTHUR (MR610) DRIVE	PICTON - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound				\$220,500.00
620	30	REMEMBRANCE DRIVE	START E - NEAR 'B	OV6	50MM AC OVERLAY				\$133,200.00
620	40	REMEMBRANCE DRIVE	NEAR 'B - NEAR 'B	OV6	50MM AC OVERLAY				\$136,800.00
620	50	REMEMBRANCE DRIVE	NEAR HN - SEAL CH	RH8	Rehab - with Seal + 200 FCR Unbound				\$318,500.00
620	105	REMEMBRANCE DRIVE	YARRAN - SEAL CH	RH8	Rehab - with Seal + 200 FCR Unbound				\$658,679.00
620	280	REMEMBRANCE DRIVE	NEAR BR - E BOUND	RH8	Rehab - with Seal + 200 FCR Unbound				\$171,500.00
697	10	YALLAMBI STREET	MALLAM - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$2,142.00
698	10	MCWILLIAM DRIVE	CAMDEN - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$44,142.00
765	10	MACARTHUR CIRCUIT	REMEMBR - YOUNG A	OV6	50MM AC OVERLAY				\$263,760.00
831	10	SHEIL ROAD	WILTON - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$26,460.00
851	10	HODGSON GROVE	ROCKFOR - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$13,104.00
892	10	PEMBROKE PARADE	PICTON - DEAD EN	OV6	50MM AC OVERLAY				\$306,000.00
901	10	HORNBY (WEST) STREET	OXENBRI - CUL-DE-	OV6	50MM AC OVERLAY				\$67,500.00
904	10	THE WALK THE	MACARTH - DEAD EN	OV6	50MM AC OVERLAY				\$41,400.00
906	10	HARRIS STREET	LOCK ST - DEAD EN	OV6	50MM AC OVERLAY				\$41,400.00
907	10	BALZER STREET	HARRIS - RIDING	OV6	50MM AC OVERLAY				\$23,400.00
914	10	VALERIE STREET	BRONZEW - GEORGE	SPC	MILL AND FILL 50 MM OVERLAY				\$28,650.00
7635	280	WEST PARADE	SHIRE B - K.G BUX	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab				\$515,088.00
7635	290	WEST PARADE	K.G BUX - 100M ST	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab				\$36,792.00
7635	300	WEST PARADE	100M ST - BUXTON	RH8	Rehab - with Seal + 200 FCR Unbound				\$144,900.00
7636	340	BARBOUR ROAD	START L - START N	OV6	50MM AC OVERLAY				\$165,000.00
7636	350	BARBOUR ROAD	START N - OAKS ST	OV6	50MM AC OVERLAY				\$45,000.00
7640	190	SILVERDALE (MR7640) ROAD	TOP OF - BRIDGE	OV6	50MM AC OVERLAY				\$276,120.00

7641	30	MONTPELIER (MR7640) DRIVE	NO 305 - CRAIGEN	OV6	50MM AC OVERLAY			\$239,040.00
								\$10,855,693.00

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs
Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
Rule base : TREAT_TRIAL7

Works program for : 2023
Optimise Method : Minimise User Costs

BUDGET 11174000

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
4	10	ALBERT AVENUE	RAILWAY - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound	-0.50	-79059	\$158,550.00
12	43	ARINA ROAD	START S - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	0.89	40622	\$45,780.00
39	10	BLACKBUTT PLACE	BADGALL - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound	-0.66	-22292	\$33,796.00
41	30	BOBS RANGE ROAD	START S - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	1.73	733484	\$424,900.00
44	10	BOUNDARY ROAD	WEST P - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound	-0.78	-270777	\$345,240.00
53	15	BROOKS POINT ROAD	AT CULV - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	0.33	132000	\$400,260.00
53	40	BROOKS POINT ROAD	START B - END ROA	RH8	Rehab - with Seal + 200 FCR Unbound	0.41	7279	\$17,850.00
97	10	COLDEN STREET	MENANGL - MARGARE	RH8	Rehab - with Seal + 200 FCR Unbound	4.50	487711	\$108,360.00
112	10	DANELLA STREET	JOHN ST - RIDEOUT	RH8	Rehab - with Seal + 200 FCR Unbound	-0.47	-15634	\$33,075.00
137	10	EAST PARADE PARADE	ORANGE - HN 51 E	RH8	Rehab - with Seal + 200 FCR Unbound	2.10	790845	\$376,320.00
164	10	FINNS ROAD	MENANGL - CARROLL	RH8	Rehab - with Seal + 200 FCR Unbound	3.91	1897582	\$485,940.00
164	30	FINNS ROAD	WOODBRI - DAWSON	RH8	Rehab - with Seal + 200 FCR Unbound	18.64	3592594	\$192,780.00
248	10	MARGARET STREET	EMMETT - CLIFFE	RH8	Rehab - with Seal + 200 FCR Unbound	4.53	864235	\$190,680.00
259	180	BURRAGORANG ROAD	West fr - WEST OF	RH8	Rehab - with Seal + 200 FCR Unbound	5.70	3285849	\$576,800.00
260	27	MAY FARM ROAD	START I - WEROMBI	RH8	Rehab - with Seal + 200 FCR Unbound	3.95	694712	\$175,980.00
264	25	WOODBIDGE ROAD	START S - FINNS R	RH8	Rehab - with Seal + 200 FCR Unbound	7.52	2308461	\$307,020.00
317	20	PHEASANTS NEST ROAD	KNOX RD - HN240	RH8	Rehab - with Seal + 200 FCR Unbound	-0.58	-85655	\$146,580.00
330	10	RADNOR ROAD	DEAD EN - NONGAH	RH8	Rehab - with Seal + 200 FCR Unbound	-0.58	-79774	\$136,500.00
358	10	SILICA ROAD	TYLERS - CARLISL	OV6	50MM AC OVERLAY	1.65	305098	\$184,680.00
370	10	STATION STREET	MENANGL - Moreton	RH8	Rehab - with Seal + 200 FCR Unbound	2.51	527899	\$210,000.00
371	10	STATION STREET	BARGO R - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	2.03	789398	\$388,500.00
371	20	STATION STREET	START S - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	3.19	1168025	\$366,660.00
371	25	STATION STREET	START S - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	3.68	913946	\$248,640.00
371	30	STATION STREET	START S - START I	RH8	Rehab - with Seal + 200 FCR Unbound	3.68	1088496	\$296,100.00
371	35	STATION STREET	START I - THIRLME	RH8	Rehab - with Seal + 200 FCR Unbound	3.70	1051590	\$283,920.00
375	15	STEVEYS FOREST ROAD	SEAL CH - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	0.22	32234	\$149,520.00
391	45	OAKS ROAD	SEAL CH - MOWBRAY	RH8	Rehab - with Seal + 200 FCR Unbound	4.80	850318	\$177,240.00
468	880	BARKERS LODGE (MR 468) ROAD	CHANGE - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound	3.24	756349	\$233,415.00
480	10	AVON DAM ROAD	START N - ARINA R	RH8	Rehab - with Seal + 200 FCR Unbound	3.29	841833	\$256,200.00
480	40	AVON DAM ROAD	JOHNSTO - AVON DA	RH8	Rehab - with Seal + 200 FCR Unbound	5.65	693354	\$122,640.00
484	10	WARRADALE ROAD	END OF - START I	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab	3.57	865974	\$242,928.00
512	10	SYLVAN ROAD	SILVERD - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound	-0.78	-183659	\$235,620.00
703	35	DOUGLAS PARK DRIVE	START S - SOUTH O	RH8	Rehab - with Seal + 200 FCR Unbound	3.35	490104	\$146,160.00
819	10	NORTHAMPTONDALE ROAD	BROOKES - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound	-0.78	-35030	\$44,940.00
5050	50	WEROMBI ROAD	DAIRY S - SEAL CH	RH8	Rehab - with Seal + 200 FCR Unbound	4.95	1281142	\$258,720.00
5050	55	WEROMBI ROAD	SEAL CH - BIG GUL	RH8	Rehab - with Seal + 200 FCR Unbound	5.37	2026665	\$377,160.00
5062	10	WILTON ROAD	MACARTH - ASHWOOD	RH8	Rehab - with Seal + 200 FCR Unbound	5.25	4254119	\$810,810.00
7635	313	WEST PARADE	START S - END SEG	OV6	50MM AC OVERLAY	13.03	1695154	\$130,143.00
7640	30	SILVERDALE (MR7640) ROAD	GARLICK - BOBS RA	RH8	Rehab - with Seal + 200 FCR Unbound	5.16	3136503	\$607,320.00

7640	180	SILVERDALE (MR7640) ROAD	NORTONS - TOP OF	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab	5.29	1465530	\$277,200.00
7641	20	MONTPELIER (MR7640) DRIVE	NO 150 - CHANGE	RH8	Rehab - with Seal + 200 FCR Unbound	6.09	1146017	\$188,160.00
7641	25	MONTPELIER (MR7640) DRIVE	CHANGE - NO 305	RH8	Rehab - with Seal + 200 FCR Unbound	3.52	1629111	\$463,260.00
7641	50	MONTPELIER (MR7640) DRIVE	OLD OAK - CAMDEN	RH8	Rehab - with Seal + 200 FCR Unbound	4.71	1464789	\$311,220.00

\$11,167,567.00

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs
Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
Rule base : TREAT_TRIAL7

Works program for : 2024
Optimise Method : Maximise Asset Value

BUDGET 11499000

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
2	10	ACACIA AVENUE	BURRAGO - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$10,248.00
12	10	ARINA ROAD	AVON DA - START I	RH8	Rehab - with Seal + 200 FCR Unbound			\$264,600.00
12	45	ARINA ROAD	START S - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$242,340.00
22	20	BARGO RIVER ROAD	START N - START W	RH8	Rehab - with Seal + 200 FCR Unbound			\$182,700.00
26	10	BELLE ANGELA DRIVE	WEROMBI - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$17,934.00
36	10	BIG HILL ROAD	SILVERD - BURRAGO	SE9	10mm BITUMEN SURFACING - SEAL			\$19,362.00
37	10	BINALONG ROAD	BURRAGO - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$535,080.00
37	25	BINALONG ROAD	START I - WILD OA	RH8	Rehab - with Seal + 200 FCR Unbound			\$333,480.00
41	40	BOBS RANGE ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$54,096.00
45	10	BOUNDARY ROAD	BRONZEW - STATION	SE9	10mm BITUMEN SURFACING - SEAL			\$49,392.00
53	25	BROOKS POINT ROAD	START S - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$442,680.00
64	10	CALF FARM ROAD	SPRING - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$42,000.00
76	20	CARLTON ROAD	NORTH S - ALBERT	SE9	10mm BITUMEN SURFACING - SEAL			\$18,585.00
86	10	CHARLIES POINT ROAD	ARINA R - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$34,902.00
86	13	CHARLIES POINT ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$28,098.00
86	17	CHARLIES POINT ROAD	START S - NTH OF	SE9	10mm BITUMEN SURFACING - SEAL			\$35,196.00
100	10	CONNELLAN CRESCENT	REMEMBR - RUMKER	RH8	Rehab - with Seal + 200 FCR Unbound			\$124,320.00
103	10	COVENY STREET	GIBSON - MARSH S	SE9	10mm BITUMEN SURFACING - SEAL			\$4,620.00
104	30	MOWBRAY PARK ROAD	BRIDGE - BARKER	RH8	Rehab - with Seal + 200 FCR Unbound			\$297,360.00
106	10	CRAKANTHORP LANE	PICTON - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound			\$72,660.00
121	10	DONCASTER AVENUE	CAWDOR - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound			\$365,820.00
137	15	EAST PARADE PARADE	HASSALL - HN 155	SE9	10mm BITUMEN SURFACING - SEAL			\$40,530.00
151	10	EMMETT STREET	REMEMBR - GEORGE	RH8	Rehab - with Seal + 200 FCR Unbound			\$102,480.00
160	27	FARNSWORTH AVENUE	ROUNDAB - END RD	SE9	10mm BITUMEN SURFACING - SEAL			\$32,004.00
166	10	FITZROY STREET	EAST TO - ALMOND	RH8	Rehab - with Seal + 200 FCR Unbound			\$189,420.00
171	10	FRASER STREET	BRONZEW - THIRLME	SE9	10mm BITUMEN SURFACING - SEAL			\$20,496.00
171	20	FRASER STREET	THIRLME - PARK ST	RH8	Rehab - with Seal + 200 FCR Unbound			\$210,840.00
172	25	GARLICKS RANGE ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$28,224.00
176	10	GIBSON STREET	TURUNEN - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$30,324.00
182	10	GORDON STREET	WESTBOU - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound			\$72,800.00
192	10	HAWTHORNE ROAD	END ROA - IRONBAR	OV6	50MM AC OVERLAY			\$65,520.00
211	30	JENKINS STREET	START I - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL			\$51,702.00
212	10	NEW JERUSALEM ROAD	DIETZ L - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$184,800.00
212	20	NEW JERUSALEM ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$41,454.00
212	40	NEW JERUSALEM ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$40,992.00
225	10	KING STREET	APPIN - MARKED	SE9	10mm BITUMEN SURFACING - SEAL			\$18,564.00

227	30	KOORANA ROAD	START S - KENT RO	RH8	Rehab - with Seal + 200 FCR Unbound			\$63,000.00
229	10	LAGOON FLATS PLACE	OLD R - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound			\$249,060.00
231	20	LAKES STREET	START S - BONDS R	SE9	10mm BITUMEN SURFACING - SEAL			\$21,000.00
237	15	LINCOLN DRIVE	CHANGE - CHANGE	SE9	10mm BITUMEN SURFACING - SEAL			\$11,844.00
244	20	MACQUARIEDALE ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$25,158.00
244	23	MACQUARIEDALE ROAD	BRIDGE - START I	SE9	10mm BITUMEN SURFACING - SEAL			\$34,146.00
251	10	MARKET STREET	PITT ST - MILNE S	SE9	10mm BITUMEN SURFACING - SEAL			\$24,402.00
259	170	BURRAGORANG ROAD	START W - W of Da	OV6	50MM AC OVERLAY			\$276,750.00
259	210	BURRAGORANG ROAD	West fr - START W	MF1	35 MM MILL 7 FILL AC10 OVERLAY			\$206,025.00
259	230	BURRAGORANG ROAD	START W - START N	OV6	50MM AC OVERLAY			\$254,400.00
259	240	BURRAGORANG ROAD	START N - END SEG	OV6	50MM AC OVERLAY			\$287,550.00
270	20	JARVIS STREET	THIRLME - DENNIS	SE9	10mm BITUMEN SURFACING - SEAL			\$12,138.00
277	10	MORTIMER STREET	CHANDOS - YANDERR	SE9	10mm BITUMEN SURFACING - SEAL			\$17,892.00
278	15	MORETON PARK ROAD	BRIDGE - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$32,256.00
278	65	MORETON PARK ROAD	START S - STATION	SE9	10mm BITUMEN SURFACING - SEAL			\$50,064.00
281	35	MOUNT HERCULES ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$21,588.00
284	25	MULHOLLANDS ROAD	START I - OAKS RD	SE9	10mm BITUMEN SURFACING - SEAL			\$56,574.00
285	10	MURDOCH ROAD	FALLONS - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$15,666.00
304	10	ORANGE ROAD	EAST - SOUTHW	SE9	10mm BITUMEN SURFACING - SEAL			\$14,574.00
306	10	PANDORA PLACE	COURTLA - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound			\$57,120.00
308	10	PARK AVENUE	RIVER R - MYRTLE	SE9	10mm BITUMEN SURFACING - SEAL			\$22,218.00
317	17	PHEASANTS NEST ROAD	LYREBIR - KNOX RD	RH8	Rehab - with Seal + 200 FCR Unbound			\$352,380.00
317	23	PHEASANTS NEST ROAD	HN240 - WHIPBIR	SE9	10mm BITUMEN SURFACING - SEAL			\$46,116.00
317	30	PHEASANTS NEST ROAD	CARTERS - interse	SE9	10mm BITUMEN SURFACING - SEAL			\$17,892.00
323	10	PLATEAU DRIVE	DONALDS - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$14,574.00
325	10	PRODUCTION AVENUE	FARNSWO - TWENTY	OV6	50MM AC OVERLAY			\$144,720.00
333	10	RALFE STREET	ROCKFOR - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound			\$131,460.00
335	40	RAPLEYS LOOP ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$26,880.00
343	10	ROBYN PLACE	MILNE S - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound			\$34,020.00
345	10	ROCKFORD ROAD	REMEMBR - END 60K	SE9	10mm BITUMEN SURFACING - SEAL			\$17,724.00
345	30	ROCKFORD ROAD	START H - END HN2	SE9	10mm BITUMEN SURFACING - SEAL			\$41,076.00
350	10	RUSSELL STREET	BURRAGO - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$20,958.00
358	20	SILICA ROAD	CARLISL - REMEMBR	OV6	50MM AC OVERLAY			\$131,400.00
366	30	SPRING CREEK ROAD	Drivewa - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$529,200.00
378	15	STRATFORD ROAD	SEAL CH - CHARLIE	SE9	10mm BITUMEN SURFACING - SEAL			\$32,844.00
380	10	STRUAN STREET	MYRTLE - REMEMBR	RH8	Rehab - with Seal + 200 FCR Unbound			\$259,140.00
395	10	TIMOTHY LACEY LANE	SILVERD - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$13,314.00
409	10	WATERFALL CREEK ROAD	STRATHM - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$43,008.00
417	25	WESTBROOK ROAD	START O - BURRAGO	SE9	10mm BITUMEN SURFACING - SEAL			\$13,230.00
421	10	WHITTICASE LANE	DOUGLAS - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$15,960.00
428	10	WILTON STREET	BARGO - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$5,460.00
439	20	YANDERRA ROAD	START S - CARLISL	SE9	10mm BITUMEN SURFACING - SEAL			\$41,328.00
468	890	BARKERS LODGE (MR 468) ROAD	START S - START E	RH8	Rehab - with Seal + 200 FCR Unbound			\$491,400.00
468	910	BARKERS LODGE (MR 468) ROAD	START B - START H	SE9	10mm BITUMEN SURFACING - SEAL			\$64,680.00
468	925	BARKERS LODGE (MR 468) ROAD	START I - STARTS	RH8	Rehab - with Seal + 200 FCR Unbound			\$215,215.00
478	10	HERMITAGE ROAD	MOUNTPE - OLD OAK	RH8	Rehab - with Seal + 200 FCR Unbound			\$181,650.00
488	10	WATTLE CREEK ROAD	WEROMBI - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL			\$37,128.00
491	10	LISA ROAD	MACARTH - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$336,000.00
500	10	GEORGE PING DRIVE	BARBOUR - RYAN ST	SE9	10mm BITUMEN SURFACING - SEAL			\$14,280.00
569	10	COBBITTY ROAD	WEROMBI - SHIRE B	RH8	Rehab - with Seal + 200 FCR Unbound			\$38,640.00
581	13	ARGYLE STREET	START P - END CAM	OV6	50MM AC OVERLAY			\$67,392.00

581	17	ARGYLE STREET	END CAM - ALMOND	OV6	50MM AC OVERLAY				\$63,756.00
591	10	MONDS LANE	BARKERS - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound				\$157,500.00
593	10	MORETON STREET	STATION - JENKINS	SE9	10mm BITUMEN SURFACING - SEAL				\$7,140.00
611	582	MACARTHUR (MR610) DRIVE	CHANGE - LISA ST	RH8	Rehab - with Seal + 200 FCR Unbound				\$713,440.00
618	10	STONEBROOK MEADOWS ROAD	DONALDS - DONALDS	SE9	10mm BITUMEN SURFACING - SEAL				\$39,186.00
618	20	STONEBROOK MEADOWS ROAD	DONALDS - INVERAN	SE9	10mm BITUMEN SURFACING - SEAL				\$14,910.00
620	185	REMEMBRANCE DRIVE	MYRTLE - CHANGE	OV6	50MM AC OVERLAY				\$214,200.00
620	255	REMEMBRANCE DRIVE	MARGARE - AC/SEAL	OV6	50MM AC OVERLAY				\$176,400.00
632	10	GRAHAM CLOSE	MOOREHE - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$2,100.00
640	10	KELSALLS ROAD	RUDDOCK - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$49,686.00
646	10	MALDON BRIDGE ROAD	PICTON - RAIL CR	RH8	Rehab - with Seal + 200 FCR Unbound				\$71,820.00
660	10	KAMMER PLACE	ROCKFOR - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$7,140.00
678	10	DALEY CLOSE	WONAWON - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$23,604.00
781	10	JACKEY DRIVE	BRIDGEW - MACARTH	OV6	50MM AC OVERLAY				\$187,950.00
823	10	HUME PLACE	KERR R - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$3,444.00
824	10	EQUESTRIAN DRIVE	ABBOTSF - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$24,108.00
834	10	WOMBAT ROAD	KELSALL - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$21,336.00
835	10	NECTARBROOK DRIVE	WEROMBI - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$38,976.00
841	10	CLINTARA CRESCENT	MOUNT V - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$38,598.00
858	10	CRAWFORD CREEK PLACE	MOUNT V - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$24,150.00
889	10	REMEMBRANCE DR SERVICE ROAD	YANDERR - BERKELE	SE9	10mm BITUMEN SURFACING - SEAL				\$5,880.00
903	10	LOCK STREET	MACARTH - DEAD EN	OV6	50MM AC OVERLAY				\$41,400.00
908	10	RIDING LANE	BALZER - CUL-DE-	OV6	50MM AC OVERLAY				\$28,800.00
909	10	RUWALD PLACE	MACARTH - DEAD EN	OV6	50MM AC OVERLAY				\$10,800.00
910	10	DUNK PLACE	MACARTH - DEAD EN	OV6	50MM AC OVERLAY				\$4,500.00
1006	10	BURRELLS ROAD	QUIRKES - CULDESA	SE9	10mm BITUMEN SURFACING - SEAL				\$37,303.00
5050	100	WEROMBI ROAD	RAPLEYS - MARTIN	SE9	10mm BITUMEN SURFACING - SEAL				\$51,786.00
									\$11,498,030.00

Scenario : 4 10.8% SRV4yr-AltMin User Cost+ A+U Costs

Works program for : 2025

BUDGET 11835000

Sub network : SUB_NOTHING (SECTIONS IN SUB_NETWORK)
Rule base : TREAT_TRIAL7

Optimise Method : Maximise Asset Value

Road No	Block	Road Name	Block Name	Code	Description	Benefit / Cost	NPV	Cost
1	10	ABBOTSFORD ROAD	BARKERS - FAIRLEY	RH8	Rehab - with Seal + 200 FCR Unbound			\$170,030.00
1	27	ABBOTSFORD ROAD	END CON - NEW SUB	SE9	10mm BITUMEN SURFACING - SEAL			\$19,026.00
11	10	ARDEN ROAD	BUXTON - WEST PD	SE9	10mm BITUMEN SURFACING - SEAL			\$32,760.00
12	40	ARINA ROAD	WARROBY - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound			\$316,260.00
33	10	BIARA STREET	KADER - CAMBALA	SE9	10mm BITUMEN SURFACING - SEAL			\$17,052.00
35	25	BIFFINS ROAD	CHANGE - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound			\$315,840.00
38	10	BINGARRA PLACE	KADER - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound			\$56,700.00
43	10	BONDS ROAD	ESTONIA - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$50,890.00
58	20	BURKE STREET	CHURCH - KING ST	RH8	Rehab - with Seal + 200 FCR Unbound			\$103,320.00
64	20	CALF FARM ROAD	START S - END SEG	SE9	10mm BITUMEN SURFACING - SEAL			\$32,760.00
66	10	CAMBALAN STREET	KADER S - HAMBRID	RH8	Rehab - with Seal + 200 FCR Unbound			\$263,340.00

68	30	CAMDEN ROAD	DOWLE S - CHANGE	OV6	50MM AC OVERLAY				\$148,680.00
71	10	CAMPBELL (SOUTH) STREET	PRINCE - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound				\$116,760.00
98	20	COLO STREET	BARGO - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$8,400.00
105	10	COWPER STREET	MAIDSTO - DUNLOP	RH8	Rehab - with Seal + 200 FCR Unbound				\$56,280.00
109	10	CROSS STREET	MYRTLE - TAHMOOR	SE9	10mm BITUMEN SURFACING - SEAL				\$9,240.00
111	17	DAIRY ROAD	START S - END SEA	SE9	10mm BITUMEN SURFACING - SEAL				\$25,242.00
113	10	DARCY AVENUE	KERR S - SPORTSG	SE9	10mm BITUMEN SURFACING - SEAL				\$7,098.00
131	10	DWYERS ROAD	ARINA R - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound				\$296,520.00
153	20	ESTONIAN ROAD	START S - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$30,870.00
158	17	FAIRLEYS ROAD	BRIDGE - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$43,134.00
160	23	FARNSWORTH AVENUE	CHANGE - ROUNDAB	SE9	10mm BITUMEN SURFACING - SEAL				\$2,772.00
163	10	FIFTEENTH STREET	NINETEE - FOURTEE	SE9	10mm BITUMEN SURFACING - SEAL				\$2,940.00
183	17	GOVERNMENT ROAD	END SPI - ANTHONY	SE9	10mm BITUMEN SURFACING - SEAL				\$25,270.00
188	10	HAMBRIDGE ROAD	ELVY S - RAILSID	RH8	Rehab - with Seal + 200 FCR Unbound				\$396,900.00
211	20	JENKINS STREET	START I - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$36,750.00
216	10	KANGAROO ROAD	NATAI S - BRONZEW	SE9	10mm BITUMEN SURFACING - SEAL				\$39,858.00
223	10	DAISY LANE	KADER S - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$7,770.00
227	10	KOORANA ROAD	REMEMBR - END OF	SE9	10mm BITUMEN SURFACING - SEAL				\$21,000.00
231	10	LAKES STREET	BARBOUR - START I	SE9	10mm BITUMEN SURFACING - SEAL				\$20,370.00
234	10	LEONARD STREET	DENMEAD - DENNIS	SE9	10mm BITUMEN SURFACING - SEAL				\$17,220.00
236	10	LEWIS STREET	SILVERD - GIBSON	SE9	10mm BITUMEN SURFACING - SEAL				\$13,314.00
237	10	LINCOLN DRIVE	SILVERD - CHANGE	SE9	10mm BITUMEN SURFACING - SEAL				\$23,856.00
239	10	HAWKINS ROAD	ROCKFOR - STRAFFO	SE9	10mm BITUMEN SURFACING - SEAL				\$17,640.00
255	10	MASON STREET	BARBOUR - RYAN ST	SE9	10mm BITUMEN SURFACING - SEAL				\$25,998.00
259	50	BURRAGORANG ROAD	START S - START A	OV6	50MM AC OVERLAY				\$151,200.00
259	110	BURRAGORANG ROAD	START B - END SEG	OV6	50MM AC OVERLAY				\$170,640.00
271	10	MIMOSA STREET	RADNOR - CAMBALA	SE9	10mm BITUMEN SURFACING - SEAL				\$4,494.00
278	20	MORETON PARK ROAD	START S - CATTLE	SE9	10mm BITUMEN SURFACING - SEAL				\$40,866.00
278	40	MORETON PARK ROAD	SEAL CH - SEAL CH	SE9	10mm BITUMEN SURFACING - SEAL				\$42,000.00
280	10	MOULDERS ROAD	SILVERD - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$41,832.00
294	10	NIXON ROAD	CEDAR C - KENDALL	SE9	10mm BITUMEN SURFACING - SEAL				\$37,128.00
296	15	NOORAL STREET	RADNOR - KADER S	SE9	10mm BITUMEN SURFACING - SEAL				\$8,910.00
321	10	PINERIDGE CRESCENT	SILVERD - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$44,520.00
340	10	RITA STREET	TURNER - END SEG	RH8	Rehab - with Seal + 200 FCR Unbound				\$176,820.00
384	10	SWAINE DRIVE	STH TO - CAMPSIE	RH8	Rehab - with Seal + 200 FCR Unbound				\$90,720.00
389	10	THERESA VIEW ROAD	WEOMBI - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$41,748.00
389	15	THERESA VIEW ROAD	START S - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$39,816.00
396	10	TOGGERAI STREET	WILTON - SHERRIF	RH8	Rehab - with Seal + 200 FCR Unbound				\$330,540.00
397	10	TRENTHAM AVENUE	CARRA A - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$9,030.00
410	10	WATTLE STREET	IRONBAR - DYMOND	SE9	10mm BITUMEN SURFACING - SEAL				\$22,260.00
423	5	WILD STREET	END SEA - HILL ST	RH8	Rehab - with Seal + 200 FCR Unbound				\$19,600.00
427	10	WILTON PARK ROAD	PICTON - END HN	SE9	10mm BITUMEN SURFACING - SEAL				\$21,462.00
427	55	WILTON PARK ROAD	START H - MALDON	RH8	Rehab - with Seal + 200 FCR Unbound				\$298,620.00
437	10	WOOD STREET	REMEMBR - COACHWO	SE9	10mm BITUMEN SURFACING - SEAL				\$8,820.00
450	10	JARVISFIELD ROAD	REMEMBR - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound				\$348,180.00
459	10	LINDSELL PLACE	FRASER - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$7,938.00
463	10	SUFFOLK PLACE	RIVER R - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound				\$58,800.00
468	810	BARKERS LODGE (MR 468) ROAD	From WE - START E	RH8	Rehab - with Seal + 200 FCR Unbound				\$803,250.00
468	820	BARKERS LODGE (MR 468) ROAD	START E - BRIDGE	RH8	Rehab - with Seal + 200 FCR Unbound				\$372,750.00
468	850	BARKERS LODGE (MR 468) ROAD	START B - START T	RH8	Rehab - with Seal + 200 FCR Unbound				\$555,660.00
468	875	BARKERS LODGE (MR 468) ROAD	CHANGE - CHANGE	RH8	Rehab - with Seal + 200 FCR Unbound				\$564,655.00

470	10	DAVIS PLACE	CARLTON - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound				\$42,000.00
481	20	GREAT SOUTHERN ROAD	DYMOND - CHANGE	OV6	50MM AC OVERLAY				\$258,900.00
487	10	TERRY ROAD	WEROMBI - END SEG	SE9	10mm BITUMEN SURFACING - SEAL				\$30,198.00
498	10	JANDERRA LANE	PICTON - EMMA LA	SE9	10mm BITUMEN SURFACING - SEAL				\$22,218.00
532	10	COMBER RIDGE ROAD	MOUNTPE - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound				\$175,560.00
540	10	WARREN PLACE	ECONO P - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$4,620.00
547	10	TAMARA CLOSE	WILLS S - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$4,704.00
549	10	WARROBYN ROAD	ARINA R - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$32,340.00
584	43	OLD RAZORBACK ROAD	NORTH F - HN 515	RH8	Rehab - with Seal + 200 FCR Unbound				\$354,900.00
588	10	DEAN CLOSE	MOORE R - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$3,948.00
610	650	WILTON (MR610) ROAD	WATER B - 200 M	OV6	50MM AC OVERLAY				\$150,300.00
614	10	RIDEOUT LANE	DANELLA - MERLIN	RH8	Rehab - with Seal + 200 FCR Unbound				\$22,295.00
619	40	RIDGE ROAD	change - END SEA	RH8	Rehab - with Seal + 200 FCR Unbound				\$105,000.00
620	60	REMEMBRANCE DRIVE	NOORAL - NOONGAH	RH7	REHAB - URBAN RES/COLLECTOR+200 CStab				\$252,000.00
620	245	REMEMBRANCE DRIVE	PED. BR - BARKERS	OV6	50MM AC OVERLAY				\$105,000.00
620	345	REMEMBRANCE DRIVE	START S - ENTRANC	RH8	Rehab - with Seal + 200 FCR Unbound				\$232,050.00
646	30	MALDON BRIDGE ROAD	CONCRET - CARPARK	SE9	10mm BITUMEN SURFACING - SEAL				\$21,840.00
663	10	MCINTOSH STREET	MOUNTPE - DEAD EN	RH8	Rehab - with Seal + 200 FCR Unbound				\$169,680.00
693	10	REDBANK PLACE	BRIDGE - CUL-DE-	RH8	Rehab - with Seal + 200 FCR Unbound				\$131,040.00
765	20	MACARTHUR CIRCUIT	YOUNG A - THE WAL	OV6	50MM AC OVERLAY				\$195,000.00
767	10	HINDMARSH AVENUE	MACARTH - BRIDGEW	OV6	50MM AC OVERLAY				\$110,460.00
783	10	YOUNG AVENUE	BRIDGEW - DEAD EN	OV6	50MM AC OVERLAY				\$60,000.00
790	10	ROBERTSON WAY	JACKY - MACARTH	OV6	50MM AC OVERLAY				\$252,000.00
792	10	WARNER STREET	MCMAHON - JACKY	OV6	50MM AC OVERLAY				\$50,400.00
828	10	CHURCH SQUARE	WESTBOU - END OF	SE9	10mm BITUMEN SURFACING - SEAL				\$1,890.00
884	10	STOCKADE ROAD	DONALDS - DEAD EN	SE9	10mm BITUMEN SURFACING - SEAL				\$36,120.00
888	10	PASCHENDAELE PLACE	BROWN L - CUL-DE-	SE9	10mm BITUMEN SURFACING - SEAL				\$17,976.00
905	10	BOAG CIRCUIT	MACARTH - CUL-DE-	OV6	50MM AC OVERLAY				\$9,900.00
922	10	STANHOPE ROAD	WEROMBI - CHAINAG	SE9	10mm BITUMEN SURFACING - SEAL				\$31,920.00
5050	110	WEROMBI ROAD	MARTIN - SILVERD	SE9	10mm BITUMEN SURFACING - SEAL				\$54,180.00
5062	20	WILTON ROAD	ASHWOOD - ALLENS	OV6	50MM AC OVERLAY				\$228,000.00
7635	310	WEST PARADE	BUXTON - END SEG	OV6	50MM AC OVERLAY				\$189,357.00
7640	75	SILVERDALE (MR7640) ROAD	HAYTERS - STH OF	RH8	Rehab - with Seal + 200 FCR Unbound				\$718,340.00
7640	165	SILVERDALE (MR7640) ROAD	HN 2320 - ROUNDAB	RH8	Rehab - with Seal + 200 FCR Unbound				\$675,675.00

\$11,833,930.00

Grand Total: \$93,464,765.00

Action Reference ID	Action Description	Location	Action Urgency	Program Year	Work Type	Estimated Cost	Asset Description	Asset ID	Family Code	WSC Civica AssetID
2014-009109	Replace Vinyl Floor Tiles	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 6,000.00	Appin A.I.S. Amenities Block & Canteen - Vinyl Floor Covering	312787	054.001.001.004	44437
2014-009107	Install Solar Panels on roof for HWS	Appin	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 10,000.00	Appin A.I.S. Amenities Block & Canteen - Colour Bonded Metal Decking Roof	312788	054.001.001.005	44426
2014-009105	Replace downpipes around building	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 2,000.00	Appin A.I.S. Amenities Block & Canteen - Colour Bonded Metal Decking Roof	312788	054.001.001.005	44426
2014-009108	Install Anchor Points on Roof	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 5,000.00	Appin A.I.S. Amenities Block & Canteen - Colour Bonded Metal Decking Roof	312788	054.001.001.005	44426
2014-009106	Repaint roof sheeting	Appin	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 8,000.00	Appin A.I.S. Amenities Block & Canteen - Colour Bonded Metal Decking Roof	312788	054.001.001.005	44426
2014-009101	Relocate Hot Water Service over sink and install over flow pipe into sink outlet pipe to avoid issues with cupboards getting wet with current position	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Appin A.I.S. Amenities Block & Canteen - Cavity Brick - STD - Building Envelope	312790	054.001.001.007	44433
2014-009104	Refurbishment of changing rooms including installation of shower partitions	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 60,000.00	Appin A.I.S. Amenities Block & Canteen - Cavity Brick - STD - Building Envelope	312790	054.001.001.007	44433
2014-009103	Repaint all external doors and grills	Appin	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Appin A.I.S. Amenities Block & Canteen - Cavity Brick - STD - Building Envelope	312790	054.001.001.007	44433
2014-009102	Replace main switch with RCD switch	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 800.00	Appin A.I.S. Amenities Block & Canteen - Cavity Brick - STD - Building Envelope	312790	054.001.001.007	44433
2014-009174	Refurbishment of Kitchen	Appin	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 15,000.00	Appin A.I.S. Community Hall - Cavity Brick - STD - Building Envelope	312814	054.001.002.001	37011
2014-009149	Replace all rotting timber doors and cover with metal skin	Appin	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 5,000.00	Appin A.I.S. Community Hall - Cavity Brick - STD - Building Envelope	312814	054.001.002.001	37011
2014-009155	Install Solar Panels for Hot Water Service	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 10,000.00	Appin A.I.S. Community Hall - Cavity Brick - STD - Building Envelope	312814	054.001.002.001	37011
2014-009156	Demolish and Replace building to meet current building code and growth of Appin Community including new access toilets	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 500,000.00	Appin A.I.S. Community Hall - Cavity Brick - STD - Building Envelope	312814	054.001.002.001	37011
2014-009148	Carry out hazardous material survey due to age of building	Appin	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 2,000.00	Appin A.I.S. Community Hall - Cavity Brick - STD - Building Envelope	312814	054.001.002.001	37011
2014-009160	Replace all vinyl floor tiles with vinyl sheeting in ktichen store room	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 6,000.00	Appin A.I.S. Community Hall - Vinyl Floor Covering	312831	054.001.002.003	37016
2014-009159	Sandback and reseal timber floor	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Appin A.I.S. Community Hall - Vinyl Floor Covering	312831	054.001.002.003	37016
2014-009151	Re Test Fire Hose - not tested 2014	Appin	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Reactive	\$ 120.00	Appin A.I.S. Community Hall - Hose Reel - Fire Service	312838	054.001.002.006	37013
2014-009150	Install Roof Anchor Points	Appin	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 5,000.00	Appin A.I.S. Community Hall - C/Bond Metal Decking Roof	312845	054.001.002.007	37012
2014-009157	Clean guttering and install gutter guards	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,500.00	Appin A.I.S. Community Hall - C/Bond Metal Decking Roof	312845	054.001.002.007	37012
2014-009158	Replace all damaged downpipes	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Appin A.I.S. Community Hall - C/Bond Metal Decking Roof	312845	054.001.002.007	37012
2014-009118	Repaint Roofing sheets	Appin	Action Urgency 4: Low Risk-Low Priority.	2015-16	Program	\$ 5,000.00	Appin A.I.S. Community Hall - C/Bond Metal Decking Roof	312845	054.001.002.007	37012
2014-009125	Replace main switch with RCD switch	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Appin A.I.S. Tennis Clubhouse - Cavity Brick - STD - Building Envelope	312813	054.001.003.001	37335
2014-009122	Replace damaged flyscreens	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Appin A.I.S. Tennis Clubhouse - Cavity Brick - STD - Building Envelope	312813	054.001.003.001	37335
2014-009123	Repaint external doors and fit metal skin for protection	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Appin A.I.S. Tennis Clubhouse - Cavity Brick - STD - Building Envelope	312813	054.001.003.001	37335
2014-009124	Repaint barge capping end of building	Appin	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 600.00	Appin A.I.S. Tennis Clubhouse - Cavity Brick - STD - Building Envelope	312813	054.001.003.001	37335

2014-009128	Replace vinyl floor covering	Appin	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,500.00	Appin A.I.S. Tennis Clubhouse - Vinyl Floor Covering	312828	054.001.003.002	37336
2014-009126	Replace old metal corrugated roof sheets with colourbond sheeting	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Appin A.I.S. Tennis Clubhouse - Metal Decking (no colour) Roof	312844	054.001.003.004	37336
2014-009127	Repaint and apply seal to ceiling to avoid paint peeling over Hot Water Service	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Appin A.I.S. Tennis Clubhouse - Metal Decking (no colour) Roof	312844	054.001.003.004	37336
2014-009166	Replace rusty Roof Sheets with Colourbond sheeting	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Appin Park Female Toilets - Corrugated Galv Iron Roof	312843	054.001.004.004	37204
2014-009167	Demolish and Replace both Male and Female Toilets to meet current building standards	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 150,000.00	Appin Park Male Toilets - Cone Block - Building Envelope	312811	054.001.005.001	37197
2014-009152	Replace rusty Roof Sheets with Colourbond sheeting	Appin	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 3,000.00	Appin Park Male Toilets - Corrugated Galv Iron Roof	312842	054.001.005.004	37198
2014-009133	Install Movement sensor lights in all rooms	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Appin Park Soccer club - Cone Block - Building Envelope	312810	054.001.007.001	44367
2014-009134	Refurbish changing rooms including adding shower partitions	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 50,000.00	Appin Park Soccer club - Cone Block - Building Envelope	312810	054.001.007.001	44367
2014-009132	Repair displaced footpath and access pathways to prevent accidents	Appin	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 1,500.00	Appin Park Soccer club - Cone Block - Building Envelope	312810	054.001.007.001	44367
2014-009135	Install Solar Panels for HWS	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 8,000.00	Appin Park Soccer club - Cone Block - Building Envelope	312810	054.001.007.001	44367
2014-009177	Repaint all painted floor areas	Appin	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 5,000.00	Appin Park Soccer club - Ceramic Tiled Floor Covering	312822	054.001.007.002	44371
2014-009171	Install guttering leaf guards to prevent blockage	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Appin Park Soccer club - C/Bond Metal Decking Roof	312841	054.001.007.005	44368
2014-009172	Remove rusty container and replace if required	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 8,000.00	Appin RFS Maintenance Shed - C/Bond Metal Deck - STD - Building Envelope	312809	054.001.008.001	37599
2014-009140	Refurbishment of kitchen	Appin	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 8,000.00	Appin RFS Shed - C/Bond Metal Deck - STD - Building Envelope	312808	054.001.009.001	37817
2014-009139	Replace damaged colourbond panels front of building	Appin	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Appin RFS Shed - C/Bond Metal Deck - STD - Building Envelope	312808	054.001.009.001	37817
2014-009141	Repair exit light over main entrance door	Appin	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Reactive	\$ 200.00	Appin RFS Shed - C/Bond Metal Deck - STD - Building Envelope	312808	054.001.009.001	37817
2014-009627	Repair cracked external walls on upper level and monitor	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Bargo Sportsground Race Tower/Maint Shed/Grandstand - Building Envelope - Cavity Brick - STD	313184	054.002.001.001	37353
2014-009625	Repaint metal stairway and handrails	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Bargo Sportsground Race Tower/Maint Shed/Grandstand - Building Envelope - Cavity Brick - STD	313184	054.002.001.001	37353
2014-009626	Replace all handrails on stairway and on upper level with child proof railings	Bargo	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Renewal	\$ 3,000.00	Bargo Sportsground Race Tower/Maint Shed/Grandstand - Building Envelope - Cavity Brick - STD	313184	054.002.001.001	37353
2014-009629	Repair loose roof sheets with additional screws	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Bargo Sportsground Race Tower/Maint Shed/Grandstand - C/Bond Metal Decking Roof	313208	054.002.001.004	37354
2014-009628	Repaint roof, barge capping, and down pipes	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,200.00	Bargo Sportsground Race Tower/Maint Shed/Grandstand - C/Bond Metal Decking Roof	313208	054.002.001.004	37354
2014-009669	Repaint all external metal sheeting	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 4,000.00	Bargo Sportsground Stables (1) - Building Envelope - C/Bond Metal Deck - STD	313221	054.002.002.001	37359
2014-009670	Replace missing and damaged roof sheets	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 900.00	Bargo Sportsground Stables (1) - Building Envelope - C/Bond Metal Deck - STD	313221	054.002.002.001	37359
2014-009671	Repaint all metal posts	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,000.00	Bargo Sportsground Stables (1) - Building Envelope - C/Bond Metal Deck - STD	313221	054.002.002.001	37359
2014-009673	Replace all roof sheeting	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 3,000.00	Bargo Sportsground Stables (1) - Metal Decking (no colour) Roof	313234	054.002.002.003	37360
2014-009672	Remove all timber debris on roof	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 300.00	Bargo Sportsground Stables (1) - Metal Decking (no colour) Roof	313234	054.002.002.003	37360

2014-009674	Repaint all external metal sheeting	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 4,000.00	Bargo Sportsground Stables (2) - Building Envelope - C/Bond Metal Deck - STD	313220	054.002.003.001	43075
2014-009675	Repaint all metal painted posts	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,000.00	Bargo Sportsground Stables (2) - Building Envelope - C/Bond Metal Deck - STD	313220	054.002.003.001	43075
2014-009676	Replace damaged metal panel on stable shed	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 200.00	Bargo Sportsground Stables (2) - Building Envelope - C/Bond Metal Deck - STD	313220	054.002.003.001	43075
2014-009649	Replace damaged metal grill gate in ladies toilet	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 150.00	Bargo Sportsground Skatepark Amenities - Building Envelope - Cavity Brick - STD	313183	054.002.004.001	37371
2014-009650	Replace handbasins in both mens and ladies toilets	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 600.00	Bargo Sportsground Skatepark Amenities - Building Envelope - Cavity Brick - STD	313183	054.002.004.001	37371
2014-009648	Replace timber door jam in ladies toilet	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 200.00	Bargo Sportsground Skatepark Amenities - Building Envelope - Cavity Brick - STD	313183	054.002.004.001	37371
2014-009651	Repaint all timber barge capping	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 500.00	Bargo Sportsground Skatepark Amenities - Building Envelope - Cavity Brick - STD	313183	054.002.004.001	37371
2014-009652	Repaint all internal painted walls	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Bargo Sportsground Skatepark Amenities - Building Envelope - Cavity Brick - STD	313183	054.002.004.001	37371
2014-009658	Repaint all internal doors and walls	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Bargo Sportsground Sports Amenities Block - Building Envelope - Cavity Brick - STD	313182	054.002.005.001	43771
2014-009659	Demolish and replace building to meet current BCA and Australian Standards	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 80,000.00	Bargo Sportsground Sports Amenities Block - Building Envelope - Cavity Brick - STD	313182	054.002.005.001	43771
2014-009657	Replace rusty lock on entrance gate	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 300.00	Bargo Sportsground Sports Amenities Block - Building Envelope - Cavity Brick - STD	313182	054.002.005.001	43771
2014-009656	Replace toilet signs (female)	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 400.00	Bargo Sportsground Sports Amenities Block - Building Envelope - Cavity Brick - STD	313182	054.002.005.001	43771
2014-009655	Repaint rusty stink pipe	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 500.00	Bargo Sportsground Sports Amenities Block - Building Envelope - Cavity Brick - STD	313182	054.002.005.001	43771
2014-009653	Replace all timber barge capping around building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 2,000.00	Bargo Sportsground Sports Amenities Block - Building Envelope - Cavity Brick - STD	313182	054.002.005.001	43771
2014-009654	Replace damaged brick vent blocks around building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Bargo Sportsground Sports Amenities Block - Building Envelope - Cavity Brick - STD	313182	054.002.005.001	43771
2014-009660	Install guttering and down pipes	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Bargo Sportsground Sports Amenities Block - Corrugated Galv. Iron Roof	313206	054.002.005.003	43772
2014-009680	Replace old timber entrance door and replace metal skin cover	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 500.00	Bargo Sportsground Tennis Clubhouse - Building Envelope - Cone Block - STD	313219	054.002.006.001	37365
2014-009679	Repaint all internal painted walls	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Bargo Sportsground Tennis Clubhouse - Building Envelope - Cone Block - STD	313219	054.002.006.001	37365
2014-009678	Reconstruct concrete pathway leading from building to tennis courts to eliminate trip hazards	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 2,000.00	Bargo Sportsground Tennis Clubhouse - Building Envelope - Cone Block - STD	313219	054.002.006.001	37365
2014-009677	Repaint all external painted walls	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Bargo Sportsground Tennis Clubhouse - Building Envelope - Cone Block - STD	313219	054.002.006.001	37365
2014-009681	Repaint all timber eaves and barge capping around building	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,500.00	Bargo Sportsground Tennis Clubhouse - Metal Decking (no colour) Roof	313232	054.002.006.003	37366
2014-009634	Replace damaged metal panels on external walls - east side	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009630	Replace wall heaters with air conditioning units in main hall	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 8,000.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009631	Demolish and rebuild to comply with current BCA and Australia Standards	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 150,000.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191

2014-009633	Replace awning at front entrance door	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009635	Repair loose metal panels on external walls on north and west side	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009636	Carry out Hazardous Material Survey	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009638	Repair light fitting in Den Room	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 250.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009639	Replace missing door in Den Room	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009637	Replace all internal fluoro light fittings with more efficient lights to improve general internal lighting	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,200.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009640	Investigate power supply to building - due to building intermittent loss of power	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009641	Check main switchboard at ground for loos connection and load capacity	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009632	Install steel mesh around building ground level to prevent vandals from entering under building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Bargo Sportsground Scout Hall - Building Envelope - Galv. Iron	313181	054.002.007.001	37191
2014-009647	Repair damaged timber floor panels in main hall	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Bargo Sportsground Scout Hall - Timber (only) - Floor	313189	054.002.007.002	37196
2014-009646	Sandback, polish and apply seal to timber floor in main hall area	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Bargo Sportsground Scout Hall - Timber (only) - Floor	313189	054.002.007.002	37196
2014-009642	Replace all guttering and down pipes	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,500.00	Bargo Sportsground Scout Hall - Corrugated Galv. Iron Roof	313205	054.002.007.005	37192
2014-009644	Install ceiling in main hall area	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Bargo Sportsground Scout Hall - Corrugated Galv. Iron Roof	313205	054.002.007.005	37192
2014-009643	Install gutter guards	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Bargo Sportsground Scout Hall - Corrugated Galv. Iron Roof	313205	054.002.007.005	37192
2014-009645	Replace damaged ceiling panels in kitchen area	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 600.00	Bargo Sportsground Scout Hall - Corrugated Galv. Iron Roof	313205	054.002.007.005	37192
2014-009614	Repair cracks in external north facing wall and monitor	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 150.00	Bargo Sportsground AFL Change Room/Amenities - Building Envelope - Cavity Brick - STD	313180	054.002.008.001	37347
2014-009620	Repaint flag pole outside home changing rooms	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 500.00	Bargo Sportsground AFL Change Room/Amenities - Building Envelope - Cavity Brick - STD	313180	054.002.008.001	37347
2014-009619	Repaint internal walls and ceilings	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,000.00	Bargo Sportsground AFL Change Room/Amenities - Building Envelope - Cavity Brick - STD	313180	054.002.008.001	37347
2014-009618	Install metal guards over fluoro light fittings in both changing rooms	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Bargo Sportsground AFL Change Room/Amenities - Building Envelope - Cavity Brick - STD	313180	054.002.008.001	37347
2014-009617	Demolish building and rebuild to meet current BCA and Australian Standards	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 200,000.00	Bargo Sportsground AFL Change Room/Amenities - Building Envelope - Cavity Brick - STD	313180	054.002.008.001	37347
2014-009616	Carry out Hazardous Material Survey due to age of building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Bargo Sportsground AFL Change Room/Amenities - Building Envelope - Cavity Brick - STD	313180	054.002.008.001	37347
2014-009615	Replace missing grill back of changing room	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 250.00	Bargo Sportsground AFL Change Room/Amenities - Building Envelope - Cavity Brick - STD	313180	054.002.008.001	37347
2014-009624	Replace vinyl floor tiles in changing rooms	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 3,000.00	Bargo Sportsground AFL Change Room/Amenities - Vinyl Floor Covering	313185	054.002.008.002	37352
2014-009623	Repaint painted floor areas throughout building	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Bargo Sportsground AFL Change Room/Amenities - Concrete - STD - Floor	313192	054.002.008.003	37352
2014-009622	Replace damaged eaves	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,200.00	Bargo Sportsground AFL Change Room/Amenities - Corrugated Galv. Iron Roof	313204	054.002.008.004	37348
2014-009621	Replace damaged barge capping north and east side of building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 400.00	Bargo Sportsground AFL Change Room/Amenities - Corrugated Galv. Iron Roof	313204	054.002.008.004	37348

2014-009682	Reconstruct concrete pathway entrance and some floor area in male toilets	Bargo	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Renewal	\$ 800.00	Bargo Sportsground Amenities Block - Building Envelope - Cavity Brick - STD	313218	054.002.009.001	37209
2014-009683	Replace urinal in mens toilet	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 500.00	Bargo Sportsground Amenities Block - Building Envelope - Cavity Brick - STD	313218	054.002.009.001	37209
2014-009684	Replace damaged timber panels on ladies toilet door	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 400.00	Bargo Sportsground Amenities Block - Building Envelope - Cavity Brick - STD	313218	054.002.009.001	37209
2014-009685	Demolish and rebuild toilet to meet current BCA and Australian Standards	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 90,000.00	Bargo Sportsground Amenities Block - Building Envelope - Cavity Brick - STD	313218	054.002.009.001	37209
2014-009686	Repair roof sheets	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Bargo Sportsground Amenities Block - Corrugated Galv. Iron Roof	313231	054.002.009.003	37210
2014-009687	Replace guttering around building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Bargo Sportsground Amenities Block - Corrugated Galv. Iron Roof	313231	054.002.009.003	37210
2014-009688	Install gutter guards	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 250.00	Bargo Sportsground Amenities Block - Corrugated Galv. Iron Roof	313231	054.002.009.003	37210
2014-009691	Carry out Hazardous Material Survey	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Bargo Sportsground Storage Shed - Building Envelope - C/Bond Metal Deck - STD	313217	054.002.010.001	37341
2014-009692	Demolish building and replace with new storage shed	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 40,000.00	Bargo Sportsground Storage Shed - Building Envelope - C/Bond Metal Deck - STD	313217	054.002.010.001	37341
2014-009693	Replace damaged light fittings	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 600.00	Bargo Sportsground Storage Shed - Building Envelope - C/Bond Metal Deck - STD	313217	054.002.010.001	37341
2014-009689	Replace all damaged external metal sheets around building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Bargo Sportsground Storage Shed - Building Envelope - C/Bond Metal Deck - STD	313217	054.002.010.001	37341
2014-009690	Repaint external metal sheeting after repairs have been carried out	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Bargo Sportsground Storage Shed - Building Envelope - C/Bond Metal Deck - STD	313217	054.002.010.001	37341
2014-009694	Replace all roofing sheets	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 6,000.00	Bargo Sportsground Storage Shed - C/Bond Metal Decking Roof	313230	054.002.010.003	37342
2014-009695	Replace missing guttering	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 2,000.00	Bargo Sportsground Storage Shed - C/Bond Metal Decking Roof	313230	054.002.010.003	37342
2014-009696	Replace damaged ceiling panels	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 2,000.00	Bargo Sportsground Storage Shed - C/Bond Metal Decking Roof	313230	054.002.010.003	37342
2014-009664	Repaint all internal walls	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Bonnie Cottage - Building Envelope - Timber (predom) with others	313179	054.002.011.001	37131
2014-009661	Repaint all external walls, awnings, windows, and doors	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Bonnie Cottage - Building Envelope - Timber (predom) with others	313179	054.002.011.001	37131
2014-009663	Repair damaged external timber panels - south side of building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Bonnie Cottage - Building Envelope - Timber (predom) with others	313179	054.002.011.001	37131
2014-009662	Carry out Hazardous Material Survey due to age of building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Bonnie Cottage - Building Envelope - Timber (predom) with others	313179	054.002.011.001	37131
2014-009668	Replace vinyl floor sheeting throughout building	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Bonnie Cottage - Vinyl Floor Covering	313195	054.002.011.003	37136
2014-009667	Investigate leaking roof in kitchen and repair ceiling	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,200.00	Bonnie Cottage - Metal Decking (no colour) Roof	313203	054.002.011.005	37132
2014-009665	Repair damaged down pipe	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 150.00	Bonnie Cottage - Metal Decking (no colour) Roof	313203	054.002.011.005	37132
2014-009666	Install gutter guards	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 600.00	Bonnie Cottage - Metal Decking (no colour) Roof	313203	054.002.011.005	37132
2014-009703	Install handrail along ramp to avoid wheelchair accidents	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 600.00	Bargo Sportsground Community Hall - Building Envelope - Cavity Brick - STD	313216	054.002.012.001	37017
2014-009697	Replace hot water service in cleaners room - due to age	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 1,500.00	Bargo Sportsground Community Hall - Building Envelope - Cavity Brick - STD	313216	054.002.012.001	37017
2014-009701	Refurbish kitchen bench tops	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 1,500.00	Bargo Sportsground Community Hall - Building Envelope - Cavity Brick - STD	313216	054.002.012.001	37017
2014-009698	Install emergency lights in all toilet areas	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,500.00	Bargo Sportsground Community Hall - Building Envelope - Cavity Brick - STD	313216	054.002.012.001	37017
2014-009700	Repair fluro lights and fit missing cover in main hall area	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Bargo Sportsground Community Hall - Building Envelope - Cavity Brick - STD	313216	054.002.012.001	37017

2014-009702	Install rubber door stops behind all toilet doors	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Bargo Sportsground Community Hall - Building Envelope - Cavity Brick - STD	313216	054.002.012.001	37017
2014-009699	Repair cracks and repaint in mens toilet	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Bargo Sportsground Community Hall - Building Envelope - Cavity Brick - STD	313216	054.002.012.001	37017
2014-009705	Repair cracks along apex of ceiling in main hall	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Bargo Sportsground Community Hall - C/Bond Metal Decking Roof	313229	054.002.012.004	37018
2014-009704	Repaint verandah roofing sheets	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Bargo Sportsground Community Hall - C/Bond Metal Decking Roof	313229	054.002.012.004	37018
2014-009707	Replace all wall heaters and ceiling fans with air conditioning units in main hall	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 15,000.00	Bargo Sportsground Community Hall - Ventilation - Mechanical Service	313236	054.002.012.006	37019
2014-009706	Test and Tag Fire extinguisher in kitchen	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 80.00	Bargo Sportsground Community Hall - Ext'Shrs - Fire Services	313237	054.002.012.007	37019
2014-009596	Repaint all doors	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 800.00	Bargo Town Centre Amenities Block - Building Envelope - Cone Block	313178	054.002.013.001	37257
2014-009597	Replace damaged Uni sex toilet sign	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Renewal	\$ 200.00	Bargo Town Centre Amenities Block - Building Envelope - Cone Block	313178	054.002.013.001	37257
2014-009599	Repaint toilet floor and apply 2 coat seal	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 700.00	Bargo Town Centre Amenities Block - Concrete - STD - Floor	313197	054.002.013.002	37262
2014-009598	Replace damaged clear roofing sheet panels	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 800.00	Bargo Town Centre Amenities Block - C/Bond Metal Decking Roof	313202	054.002.013.003	37258
2014-009605	Repaint entry door and all metal external walls	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Bargo RFS Shed - Building Envelope - Cavity Brick (predom) with others	313177	054.002.014.001	37823
2014-009604	Repair or replace light fitting in kitchen area	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 200.00	Bargo RFS Shed - Building Envelope - Cavity Brick (predom) with others	313177	054.002.014.001	37823
2014-009603	Replace external light fitting east side of building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 250.00	Bargo RFS Shed - Building Envelope - Cavity Brick (predom) with others	313177	054.002.014.001	37823
2014-009602	Carry out Hazardous Material Survey on building due to age of building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 600.00	Bargo RFS Shed - Building Envelope - Cavity Brick (predom) with others	313177	054.002.014.001	37823
2014-009600	Replace fire hose above main roller door and replace with metal sheet to prevent bird access into building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 800.00	Bargo RFS Shed - Building Envelope - Cavity Brick (predom) with others	313177	054.002.014.001	37823
2014-009601	Repair metal sheeting on north side external wall	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 200.00	Bargo RFS Shed - Building Envelope - Cavity Brick (predom) with others	313177	054.002.014.001	37823
2014-009612	Repair damaged concrete floor area by digging up floor and compacting sub soil and re concrete area	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Bargo RFS Shed - Concrete - STD - Floor	313198	054.002.014.003	37828
2014-009607	Replace missing guttering - east side of building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Bargo RFS Shed - Metal Decking (no colour) Roof	313201	054.002.014.005	37824
2014-009606	Replace missing down pipe north side of building	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	Bargo RFS Shed - Metal Decking (no colour) Roof	313201	054.002.014.005	37824
2014-009608	Repaint all timber barge capping	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,000.00	Bargo RFS Shed - Metal Decking (no colour) Roof	313201	054.002.014.005	37824
2014-009609	Install Whirly birds in main workshop for ventilation	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Bargo RFS Shed - Metal Decking (no colour) Roof	313201	054.002.014.005	37824
2014-009611	Replace water damaged ceilings in Comms Room and kitchen	Bargo	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Bargo RFS Shed - Metal Decking (no colour) Roof	313201	054.002.014.005	37824
2014-009610	Install Roof Anchor Points	Bargo	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 3,000.00	Bargo RFS Shed - Metal Decking (no colour) Roof	313201	054.002.014.005	37824
2014-009613	Replace air conditioning unit in training room due to age	Bargo	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 5,000.00	Bargo RFS Shed - Air Con (Split) - Mechanical Service	313210	054.002.014.007	37825
2014-009097	Repair W.C. in mens toilet	Brownlow Hill	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Reactive	\$ 200.00	Mt Hunter Community Hall Toilets & Storeroom - Cavity Brick - STD - Building Envelope	312798	054.003.002.001	37047
2014-009099	Remove all inspect and vermin from storeroom	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Mt Hunter Community Hall Toilets & Storeroom - Cavity Brick - STD - Building Envelope	312798	054.003.002.001	37047
2014-009098	Replace external light fitting over toilet entrance (ingress of water)	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 300.00	Mt Hunter Community Hall Toilets & Storeroom - Cavity Brick - STD - Building Envelope	312798	054.003.002.001	37047

2014-009100	Test new Fire Hose fitted to external toilet wall	Brownlow Hill	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Preventative	\$ 80.00	Mt Hunter Community Hall Toilets & Storeroom - Fire Services	312805	054.003.002.004	37049
2014-009089	Provide Emergency Evacuation Plan	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Mt Hunter Community Hall - Timber - STD - Building Envelope	312792	054.003.003.002	37035
2014-009087	Replace external timber door and doorstep	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Mt Hunter Community Hall - Timber - STD - Building Envelope	312792	054.003.003.002	37035
2014-009093	Demolish and Replace Building to meet current BCA standards, and community growth in area	Brownlow Hill	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 500,000.00	Mt Hunter Community Hall - Timber - STD - Building Envelope	312792	054.003.003.002	37035
2014-009092	Replace Hot Water Service under kitchen bench due to age (1979)	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,000.00	Mt Hunter Community Hall - Timber - STD - Building Envelope	312792	054.003.003.002	37035
2014-009090	Replace all old light switches throughout building	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Mt Hunter Community Hall - Timber - STD - Building Envelope	312792	054.003.003.002	37035
2014-009088	Install RCD in main switchboard	Brownlow Hill	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 1,500.00	Mt Hunter Community Hall - Timber - STD - Building Envelope	312792	054.003.003.002	37035
2014-009094	Repaint metal roof sheeting	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 8,000.00	Mt Hunter Community Hall - Colour Bonded Metal Decking Roof	312793	054.003.003.003	37036
2014-009095	Replace Timber Floor due to age	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 20,000.00	Mt Hunter Community Hall - Timber - STD Floor	312794	054.003.003.004	44112
2014-009096	Replace Vinyl floor covering in kitchen area (approx 20m2)	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,500.00	Mt Hunter Community Hall - Vinyl Floor Covering	312796	054.003.003.006	44112
2014-009091	Replace ceiling fans with new air conditioning units	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 10,000.00	Mt Hunter Community Hall - Ventilation - Mechanical Services	312797	054.003.003.007	37037
2014-009142	Remove and Replace rusty metal shelter	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 15,000.00	Mt Hunter Community Hall Shelter - Galvanised Iron - STD - Building Envelope	312806	054.003.004.001	37041
2014-009143	Install Electric Motors on Roller Doors	Brownlow Hill	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 8,000.00	Mt Hunter RFS Shed - C/Bond Metal Deck - STD - Building Envelope	312799	054.003.005.001	37865
2014-009144	Repair Exit light above entrance door	Brownlow Hill	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Reactive	\$ 150.00	Mt Hunter RFS Shed - C/Bond Metal Deck - STD - Building Envelope	312799	054.003.005.001	37865
2014-009147	Paint concrete floor with non slip paint	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 3,000.00	Mt Hunter RFS Shed - Concrete - STD Floor	312802	054.003.005.004	37870
2014-009146	Install Anchor Roof Points	Brownlow Hill	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 4,000.00	Mt Hunter RFS Shed - C/Bond Metal Decking Roof	312846	054.003.005.005	37866
2014-009145	Replace small Whirly Birds with large industrial type	Brownlow Hill	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Mt Hunter RFS Shed - C/Bond Metal Decking Roof	312846	054.003.005.005	37866
2014-010062	Install timer switches or movement sensor lights in both toilets	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 500.00	Telopea Park Amenities Block - Building Envelope - Cavity Brick - STD	313488	054.004.001.001	37269
2014-010059	Repaint external walls	Buxton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Telopea Park Amenities Block - Building Envelope - Cavity Brick - STD	313488	054.004.001.001	37269
2014-010060	Replace missing locks on all toilet doors	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Telopea Park Amenities Block - Building Envelope - Cavity Brick - STD	313488	054.004.001.001	37269
2014-010061	Demolish and replace building to meet current BCA and Australian Standards	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 150,000.00	Telopea Park Amenities Block - Building Envelope - Cavity Brick - STD	313488	054.004.001.001	37269
2014-010063	Install steel grill gate for security on male toilet entrance	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	Telopea Park Amenities Block - Building Envelope - Cavity Brick - STD	313488	054.004.001.001	37269
2014-010064	Replace damaged guttering	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Telopea Park Amenities Block - Metal Decking (no colour) Roof	313513	054.004.001.003	37270
2014-010065	Replace rotten timber barge capping outside female toilets	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 800.00	Telopea Park Amenities Block - Metal Decking (no colour) Roof	313513	054.004.001.003	37270
2014-010066	Repair damaged down pipe next to maintenance shed	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Telopea Park Amenities Block - Metal Decking (no colour) Roof	313513	054.004.001.003	37270
2014-010074	Secure lose hand railing on top of stairway	Buxton	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Reactive	\$ 300.00	Buxton RFS shed - Building Envelope - C/Bond Metal Deck - STD	313487	054.004.002.001	37829
2014-010067	Repaint flag pole outside main building	Buxton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 500.00	Buxton RFS shed - Building Envelope - C/Bond Metal Deck - STD	313487	054.004.002.001	37829
2014-010068	Paint external colourbond sheeting at ground level with anti rust agent to stop further erosion of the sheeting	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 3,000.00	Buxton RFS shed - Building Envelope - C/Bond Metal Deck - STD	313487	054.004.002.001	37829
2014-010069	Paint shed concrete floor area with non slip paint	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 4,000.00	Buxton RFS shed - Building Envelope - C/Bond Metal Deck - STD	313487	054.004.002.001	37829

2014-010070	Attach light switch to wall outside kitchen	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 80.00	Buxton RFS shed - Building Envelope - C/Bond Metal Deck - STD	313487	054.004.002.001	37829
2014-010071	Replace hot water service unit outside back of building due to age and condition	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,200.00	Buxton RFS shed - Building Envelope - C/Bond Metal Deck - STD	313487	054.004.002.001	37829
2014-010072	Replace all fluro light fittings in kitchen area	Buxton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 800.00	Buxton RFS shed - Building Envelope - C/Bond Metal Deck - STD	313487	054.004.002.001	37829
2014-010073	Repaint all internal painted walls doors and ceilings throughout building	Buxton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Buxton RFS shed - Building Envelope - C/Bond Metal Deck - STD	313487	054.004.002.001	37829
2014-010075	Install gutter guards	Buxton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,200.00	Buxton RFS shed - C/Bond Metal Decking Roof	313512	054.004.002.005	37830
2014-010022	Paint concrete floor with nonslip paint	Cawdor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 5,000.00	Cawdor Road RFS Shed - Concrete - STD - Floor	313455	054.005.001.004	37840
2014-010021	Install Roof Anchor points	Cawdor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 4,000.00	Cawdor Road RFS Shed - C/Bond Metal Decking Roof	313466	054.005.001.005	37836
2014-010020	Replace small whirly gigs with industrial type	Cawdor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Cawdor Road RFS Shed - C/Bond Metal Decking Roof	313466	054.005.001.005	37836
2014-009180	Repair large cracks in external walls and repaint walls	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Douglas Park Sportsground Amenities block - Building Envelope - Cavity Brick - STD	312856	054.006.001.003	37227
2014-009183	Repair leaking tap in mens toilet	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Douglas Park Sportsground Amenities block - Building Envelope - Cavity Brick - STD	312856	054.006.001.003	37227
2014-009182	Repaint toilet doors nad fit internal lock to doors	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Douglas Park Sportsground Amenities block - Building Envelope - Cavity Brick - STD	312856	054.006.001.003	37227
2014-009181	Demolish and replace building to meet current BCA standards	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 100,000.00	Douglas Park Sportsground Amenities block - Building Envelope - Cavity Brick - STD	312856	054.006.001.003	37227
2014-009185	Replace downpipes and guttering	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Douglas Park Sportsground Amenities block - Metal Decking (no colour) Roof	312875	054.006.001.005	37228
2014-009184	Replace rusty roof sheets	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Douglas Park Sportsground Amenities block - Metal Decking (no colour) Roof	312875	054.006.001.005	37228
2014-009188	Install Security Grill gates on mens and ladies toilet entry points	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Camden Road Reserve Amenities - Building Envelope - Cavity Brick - STD	312860	054.006.002.001	37221
2014-009187	Replace rusty metal bracket on mens urinal	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Camden Road Reserve Amenities - Building Envelope - Cavity Brick - STD	312860	054.006.002.001	37221
2014-009186	Replace missing male sign	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Camden Road Reserve Amenities - Building Envelope - Cavity Brick - STD	312860	054.006.002.001	37221
2014-009189	Connect downpipe to stormwater outlet	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Camden Road Reserve Amenities - Metal Decking (no colour) Roof	312874	054.006.002.003	37222
2014-009191	Replace rusty roof sheets	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Camden Road Reserve Amenities - Metal Decking (no colour) Roof	312874	054.006.002.003	37222
2014-009190	Repair and repaint barge capping	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Camden Road Reserve Amenities - Metal Decking (no colour) Roof	312874	054.006.002.003	37222
2014-009192	Repair capping on retaining wall	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Douglas Park Community Hall (Built 2010) - Building Envelope - Cavity Brick - STD	312859	054.006.003.001	38433
2014-009193	Install safety fence across retaining wall to avoid 1 meter fall approx 25 meters	Douglas Park	Action Urgency 1: High Risk of failure-Highest Priority.	2017-18	Program	\$ 5,000.00	Douglas Park Community Hall (Built 2010) - Building Envelope - Cavity Brick - STD	312859	054.006.003.001	38433
2014-009194	Replace exit doors in main hall with quick release bars	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 5,000.00	Douglas Park Community Hall (Built 2010) - Building Envelope - Cavity Brick - STD	312859	054.006.003.001	38433
2014-009197	Repair damaged eave front side of entrance possible leaking guttering	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 800.00	Douglas Park Community Hall (Built 2010) - C/Bonded Metal Decking Roof	312873	054.006.003.004	38434
2014-009195	Install roof anchor points	Douglas Park	Action Urgency 1: High Risk of failure-Highest Priority.	2017-18	Program	\$ 4,000.00	Douglas Park Community Hall (Built 2010) - C/Bonded Metal Decking Roof	312873	054.006.003.004	38434
2014-009196	Install guttering leaf guards to prevent blockage	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 1,000.00	Douglas Park Community Hall (Built 2010) - C/Bonded Metal Decking Roof	312873	054.006.003.004	38434
2014-009200	Install guttering leaf guards to prevent blockage	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Douglas Park Sportsground Canteen / Storehouse - C/Bonded Metal Decking Roof	312872	054.006.004.002	37378
2014-009201	Install roof anchor points	Douglas Park	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 4,000.00	Douglas Park Sportsground Canteen / Storehouse - C/Bonded Metal Decking Roof	312872	054.006.004.002	37378
2014-009199	Replace single 40watt fluro with twin 40 watt	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 250.00	Douglas Park Sportsground Canteen / Storehouse - Building Envelope - Cavity Brick - STD	312876	054.006.004.003	37377

2014-009198	Install RCD in main switchboard	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Douglas Park Sportsground Canteen / Storehouse - Building Envelope - Cavity Brick - STD	312876	054.006.004.003	37377
2014-009203	Replace Fluro light tubes	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 80.00	Douglas Park Sportsground Tennis Clubhouse - Building Envelope - Cavity Brick - STD	312858	054.006.005.001	37383
2014-009202	Repaint external doors	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Douglas Park Sportsground Tennis Clubhouse - Building Envelope - Cavity Brick - STD	312858	054.006.005.001	37383
2014-009206	Repaint concrete floor areas with non slip paint	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Douglas Park Sportsground Tennis Clubhouse - Concrete - STD - Floor	312864	054.006.005.002	37388
2014-009204	Repair downpipe north side	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 250.00	Douglas Park Sportsground Tennis Clubhouse - Metal Decking (no colour) Roof	312871	054.006.005.003	37384
2014-009205	Repair roof flashing north side and damaged bagre board	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 450.00	Douglas Park Sportsground Tennis Clubhouse - Metal Decking (no colour) Roof	312871	054.006.005.003	37384
2014-009211	Install Handrail RHS stairs	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Douglas Park RFS Shed- Building Envelope- C/Bond M/Deck	312857	054.006.006.001	37841
2014-009210	Demolish and replace building to meet current BCA standards, and larger RFS vehcles. Also consider re location to higher ground	Douglas Park	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 300,000.00	Douglas Park RFS Shed- Building Envelope- C/Bond M/Deck	312857	054.006.006.001	37841
2014-009214	Install concrete pathway along side of building to stop water ingress	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Douglas Park RFS Shed- Building Envelope- C/Bond M/Deck	312857	054.006.006.001	37841
2014-009213	Carry out Asbestos Materials Inspection due to age of building	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Douglas Park RFS Shed- Building Envelope- C/Bond M/Deck	312857	054.006.006.001	37841
2014-009212	Replace light fittings in shower and toilets with flush mounted	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Douglas Park RFS Shed- Building Envelope- C/Bond M/Deck	312857	054.006.006.001	37841
2014-009209	Remove Shrub from back of building (fire hazard)	Douglas Park	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Reactive	\$ 200.00	Douglas Park RFS Shed- Building Envelope- C/Bond M/Deck	312857	054.006.006.001	37841
2014-009208	Repair mains water pipe back of building	Douglas Park	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 1,000.00	Douglas Park RFS Shed- Building Envelope- C/Bond M/Deck	312857	054.006.006.001	37841
2014-009207	Replace fine aggregate with concrete slab approx 9 x 9	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 15,000.00	Douglas Park RFS Shed- Building Envelope- C/Bond M/Deck	312857	054.006.006.001	37841
2014-009217	Repaint concrete floor areas with non slip paint	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Douglas Park RFS Shed - Concrete - STD - Floor	312863	054.006.006.004	37846
2014-009215	Install Industrial Whirl Birds	Douglas Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Douglas Park RFS Shed - C/Bonded Metal Decking Roof	312870	054.006.006.005	37842
2014-009216	Install roof anchor points	Douglas Park	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 4,000.00	Douglas Park RFS Shed - C/Bonded Metal Decking Roof	312870	054.006.006.005	37842
2014-009803	Repair emergency exit lights over door to meeting room and entry door	Lakesland	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 200.00	Lakesland RFS Shed - Building Envelope - C/Bond Metal Deck	313292	054.007.001.001	37853
2014-009802	Install electric motors on 3 large roller doors	Lakesland	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 5,000.00	Lakesland RFS Shed - Building Envelope - C/Bond Metal Deck	313292	054.007.001.001	37853
2014-009801	Repaint rusty flag poles outside building	Lakesland	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 600.00	Lakesland RFS Shed - Building Envelope - C/Bond Metal Deck	313292	054.007.001.001	37853
2014-009805	Install Anchor Roof points	Lakesland	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 3,000.00	Lakesland RFS Shed - C/Bond Metal Decking Roof	313311	054.007.001.005	37854
2014-009804	Install 2 industrial whirly gigs	Lakesland	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 1,200.00	Lakesland RFS Shed - C/Bond Metal Decking Roof	313311	054.007.001.005	37854
2014-010076	Replace all Fluorescent lighting	Menangle	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Menangle RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313481	054.008.001.001	37859
2014-010081	Repaint concrete floor areas with non slip paint	Menangle	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 4,000.00	Menangle RFS Shed - Concrete - Floor	313489	054.008.001.002	37864
2014-010080	Repaint Office Floor	Menangle	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 1,200.00	Menangle RFS Shed - Concrete - Floor	313489	054.008.001.002	37864
2014-010082	Repaint all internal walls, doors and ceilings	Menangle	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Menangle RFS Shed - Hardboard - Internal Screens	313490	054.008.001.003	32718
2014-010077	Repair of downpipe	Menangle	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Menangle RFS Shed - C/Bond Metal Decking Roof	313506	054.008.001.004	37860
2014-010079	Install roof anchor points	Menangle	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Menangle RFS Shed - C/Bond Metal Decking Roof	313506	054.008.001.004	37860
2014-010078	Install Industrial Whirl Birds	Menangle	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Menangle RFS Shed - C/Bond Metal Decking Roof	313506	054.008.001.004	37860

2014-010083	Replace Air Conditioning due to age	Menangle	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Preventative	\$ 5,000.00	Menangle RFS Shed - Air Con (Split) - Mechanical Service	313515	054.008.001.006	37861
2014-010251	Install lock on inside of ladies toilet	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	Willis Park Amenities/Maintenance Shed - Building Envelope - Cavity Brick - STD	313599	054.009.001.001	37311
2014-010249	Install movement sensors for lights in ladies and mens toilet	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 2,000.00	Willis Park Amenities/Maintenance Shed - Building Envelope - Cavity Brick - STD	313599	054.009.001.001	37311
2014-010248	Brick up partition wall between ladies and mens toilet	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 3,000.00	Willis Park Amenities/Maintenance Shed - Building Envelope - Cavity Brick - STD	313599	054.009.001.001	37311
2014-010250	Replace rotting timber door in ladies toilet	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Willis Park Amenities/Maintenance Shed - Building Envelope - Cavity Brick - STD	313599	054.009.001.001	37311
2014-010252	Demolish and rebuild fascility to meet current BCA and Australain Standards to include baby changing and equal access toilet	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 120,000.00	Willis Park Amenities/Maintenance Shed - Building Envelope - Cavity Brick - STD	313599	054.009.001.001	37311
2014-010247	Repaint all painted external brick walls and grills	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Willis Park Amenities/Maintenance Shed - Building Envelope - Cavity Brick - STD	313599	054.009.001.001	37311
2014-010253	Replace missing guttering and down pipes back of building and extend piping away from building to improve drainage	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 3,000.00	Willis Park Amenities/Maintenance Shed - Metal Decking (no colour) Roof	313627	054.009.001.003	37312
2014-010254	Replace eaves back of building	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 2,000.00	Willis Park Amenities/Maintenance Shed - Metal Decking (no colour) Roof	313627	054.009.001.003	37312
2014-010256	Install gutter guards after new guttering installed	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,500.00	Willis Park Amenities/Maintenance Shed - Metal Decking (no colour) Roof	313627	054.009.001.003	37312
2014-010255	Replace rotting fascia boards over entry to ladies toilet	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 1,000.00	Willis Park Amenities/Maintenance Shed - Metal Decking (no colour) Roof	313627	054.009.001.003	37312
2014-010257	Re test and tag fire extinguisher in maintenance shed	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 80.00	Willis Park Amenities/Maintenance Shed - Ext'Shrs - Fire Service	313639	054.009.001.004	37313
2014-010260	Replace missing locks on toilet doors	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 900.00	Egans Road Amenities Block - Building Envelope - Cavity Brick - STD	313595	054.009.002.001	37395
2014-010259	Repaint all external painted walls	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Egans Road Amenities Block - Building Envelope - Cavity Brick - STD	313595	054.009.002.001	37395
2014-010261	Demolish and rebuild toilet to meet current BCA and Australain Standards	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 120,000.00	Egans Road Amenities Block - Building Envelope - Cavity Brick - STD	313595	054.009.002.001	37395
2014-010258	Reconstruct concrete pathway at entry point to ladies toilet to eliminate trip hazard	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,000.00	Egans Road Amenities Block - Building Envelope - Cavity Brick - STD	313595	054.009.002.001	37395
2014-010262	Replace missing guttering and down pipe and take stormwater away from building	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 3,000.00	Egans Road Amenities Block - Metal Decking (no colour) Roof	313623	054.009.002.003	37396
2014-010263	Replace timber barge capping and fascia boards	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Egans Road Amenities Block - Metal Decking (no colour) Roof	313623	054.009.002.003	37396
2014-010267	Carry out hazardous material survey due to age of building	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 800.00	Egans Road Tennis Club - Building Envelope - Metal Cladding - STD	313598	054.009.003.001	37389
2014-010268	Demolish and rebuild building to meet current BCA and Australain Standards	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 90,000.00	Egans Road Tennis Club - Building Envelope - Metal Cladding - STD	313598	054.009.003.001	37389
2014-010264	Replace damaged cladding around external walls	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 6,000.00	Egans Road Tennis Club - Building Envelope - Metal Cladding - STD	313598	054.009.003.001	37389
2014-010270	Replace front concrete steps to improve entry into building	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Preventative	\$ 1,000.00	Egans Road Tennis Club - Building Envelope - Metal Cladding - STD	313598	054.009.003.001	37389
2014-010266	Replace timber entry door with steel security type door	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 1,200.00	Egans Road Tennis Club - Building Envelope - Metal Cladding - STD	313598	054.009.003.001	37389

2014-010265	Install drainage system around north side of building to remove stormwater from causing damage to building	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Egans Road Tennis Club - Building Envelope - Metal Cladding - STD	313598	054.009.003.001	37389
2014-010269	Repair damaged internal walls and repaint all walls	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 4,000.00	Egans Road Tennis Club - Building Envelope - Metal Cladding - STD	313598	054.009.003.001	37389
2014-010272	Repair cracks and repaint all concrete floor area	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 3,000.00	Egans Road Tennis Club - Concrete - STD - Floor	313618	054.009.003.002	37394
2014-010271	Replace guttering and down pipe and pipe away from building	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Egans Road Tennis Club - C/Bond Metal Decking Roof	313626	054.009.003.003	37390
2014-010274	Replace cracked brick work east side of building	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 15,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010275	Install drainage system around building to stop storm water from causing major structural problems	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 20,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010273	Repaint all external steel grills and doors	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010280	Demolish and rebuild hall to meet current BCA and Australian Standards including internal toilets	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010283	Replace glue effected wall areas in kitchen	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 1,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010282	Repaint all internal walls and doors	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 15,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010281	Install additional fluoro lighting in main hall to improve general lighting	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010276	Replace missing timber beading around window froms back of building	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 600.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010277	Replace handrail back of building with child proof hand railing	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010278	Carry out hazardous material survey due to age of building	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010279	Replace wall heaters and ceiling fans with air conditioning units	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 20,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010284	Install permanent steps and handrail to access stage area	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010285	Replace old timber sliding door between foyer and main hall with double doors	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 3,000.00	Oakdale Community Hall - Building Envelope - Brick Vaneer - STD	313597	054.009.004.001	37053
2014-010289	Replace all vinyl floor sheeting throughout building	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 8,000.00	Oakdale Community Hall - Vinyl Floor Covering	313616	054.009.004.003	37058
2014-010286	Repaint all fascia baords around building	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Oakdale Community Hall - C/Bond Metal Decking Roof	313625	054.009.004.005	37054
2014-010287	Install roof anchor points	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Oakdale Community Hall - C/Bond Metal Decking Roof	313625	054.009.004.005	37054
2014-010288	Replace ceiling in main hall	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 30,000.00	Oakdale Community Hall - C/Bond Metal Decking Roof	313625	054.009.004.005	37054
2014-010290	Re test and tag fire hose on back building wall	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 100.00	Oakdale Community Hall - Ext'Shrs - Fire Service	313638	054.009.004.006	37055
2014-010299	Replace lock on canteen door unable to access with council key	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Willis Park Amenities Block/Canteen - Building Envelope - Cavity Brick - STD	313596	054.009.005.001	37401
2014-010292	Replace damaged brick work on external wall large shelter side of building	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Willis Park Amenities Block/Canteen - Building Envelope - Cavity Brick - STD	313596	054.009.005.001	37401
2014-010294	Repair or replace metal entry door to canteen	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Willis Park Amenities Block/Canteen - Building Envelope - Cavity Brick - STD	313596	054.009.005.001	37401
2014-010293	Replace missing fluoro light fittings under large shade structure	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Willis Park Amenities Block/Canteen - Building Envelope - Cavity Brick - STD	313596	054.009.005.001	37401

2014-010295	Repair fluoro light fitting in store room and install additional lights to improve general lighting	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 1,000.00	Willis Park Amenities Block/Canteen - Building Envelope - Cavity Brick - STD	313596	054.009.005.001	37401
2014-010296	Replace main electrical switch with RCD unit	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Willis Park Amenities Block/Canteen - Building Envelope - Cavity Brick - STD	313596	054.009.005.001	37401
2014-010297	Repaint all internal painted walls and doors	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Willis Park Amenities Block/Canteen - Building Envelope - Cavity Brick - STD	313596	054.009.005.001	37401
2014-010298	Replace Gents sign on toilet wall	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 300.00	Willis Park Amenities Block/Canteen - Building Envelope - Cavity Brick - STD	313596	054.009.005.001	37401
2014-010291	Repair damaged concrete slab outside canteen window to eliminate trip hazards	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Willis Park Amenities Block/Canteen - Building Envelope - Cavity Brick - STD	313596	054.009.005.001	37401
2014-010302	Replace clear panels on roof	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Willis Park Amenities Block/Canteen - C/Bond Metal Decking Roof	313624	054.009.005.003	37402
2014-010301	Replace old roof sheets	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 8,000.00	Willis Park Amenities Block/Canteen - C/Bond Metal Decking Roof	313624	054.009.005.003	37402
2014-010300	Extend down pipe away from building to improve drainage issues and long term issues with concrete foundations	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 2,000.00	Willis Park Amenities Block/Canteen - C/Bond Metal Decking Roof	313624	054.009.005.003	37402
2014-010303	Repaint flag pole	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 700.00	Oakdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313594	054.009.006.001	37871
2014-010309	Replace damaged plastic lid to stormwater inspection pipe outside front door	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Oakdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313594	054.009.006.001	37871
2014-010308	Repair timber beading over glass door to kitchen	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Oakdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313594	054.009.006.001	37871
2014-010307	Install missing handrail section top of stairs	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 1,200.00	Oakdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313594	054.009.006.001	37871
2014-010304	Install concrete ramp at back door	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Oakdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313594	054.009.006.001	37871
2014-010306	Install additional dyna bolts in storage rack footings	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Oakdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313594	054.009.006.001	37871
2014-010305	Install electric motors on all roller doors	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 8,000.00	Oakdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313594	054.009.006.001	37871
2014-010311	Paint main concrete floor with non slip paint	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Oakdale RFS Shed - Concrete - STD - Floor	313602	054.009.006.002	37876
2014-010314	Repaint all internal painted walls	Oakdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Oakdale RFS Shed - Fibre Cement Sheeting - Internal Screen	313603	054.009.006.003	32738
2014-010312	Replace vinyl floor covering in office area	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,800.00	Oakdale RFS Shed - Vinyl Floor Covering	313612	054.009.006.004	32738
2014-010313	Replace carpet in upper stairs office	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Oakdale RFS Shed - Vinyl Floor Covering	313612	054.009.006.004	32738
2014-010310	Install gutter guards	Oakdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Oakdale RFS Shed - Metal Decking (no colour) Roof	313622	054.009.006.005	37872
2014-010084	Install E lock on main electrical switchboard outside building	Pheasant s Nest	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 100.00	Pheasants Nest RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313486	054.010.001.001	37877
2014-010085	Secure alarm cable away from roller door	Pheasant s Nest	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 100.00	Pheasants Nest RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313486	054.010.001.001	37877
2014-010087	Repair leak in down pipe front left side of building	Pheasant s Nest	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 200.00	Pheasants Nest RFS Shed - C/Bond Metal Decking Roof	313511	054.010.001.004	37878
2014-010086	Clear vegetation from gutter and install gutter guards	Pheasant s Nest	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Pheasants Nest RFS Shed - C/Bond Metal Decking Roof	313511	054.010.001.004	37878
2014-010089	Install roof anchor points	Pheasant s Nest	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 3,000.00	Pheasants Nest RFS Shed - C/Bond Metal Decking Roof	313511	054.010.001.004	37878
2014-010088	Install whirly gigs in roof	Pheasant s Nest	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,200.00	Pheasants Nest RFS Shed - C/Bond Metal Decking Roof	313511	054.010.001.004	37878
2014-009349	Repaint all external walls and doors	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Victoria Park Amenities (Next to Clubhouse) - Building Envelope - Cone Block	312980	054.011.001.001	37431

2014-009350	Install Access toilet sign, and replace male and female signs	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 600.00	Victoria Park Amenities (Next to Clubhouse) - Building Envelope - Cone Block	312980	054.011.001.001	37431
2014-009351	Repair cracks in internal walls in access toilet	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Victoria Park Amenities (Next to Clubhouse) - Building Envelope - Cone Block	312980	054.011.001.001	37431
2014-009353	Install anchor points on roof area	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 3,000.00	Victoria Park Amenities (Next to Clubhouse) - C/Bond Metal Decking Roof	313021	054.011.001.005	37432
2014-009352	Install gutter guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Victoria Park Amenities (Next to Clubhouse) - C/Bond Metal Decking Roof	313021	054.011.001.005	37432
2014-009328	Repaint painted floor areas	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 3,000.00	Apex Park Amenities Block - Concrete - STD - Floor	312953	054.011.002.001	37292
2014-009357	Replace loose and missing roof screws and repair metal end cover	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Apex Park Amenities Block - C/Bonded Metal Decking Roof	312959	054.011.002.002	37288
2014-009326	Remove debris from roof and install gutter guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Apex Park Amenities Block - C/Bonded Metal Decking Roof	312959	054.011.002.002	37288
2014-009327	Repaint barge capping	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,200.00	Apex Park Amenities Block - C/Bonded Metal Decking Roof	312959	054.011.002.002	37288
2014-009355	Replace W.C's in both toilets	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,500.00	Apex Park Amenities Block - Building Envelope - Cavity Brick - STD	312965	054.011.002.003	37287
2014-009354	Install signs on toilet walls outside Mens and Ladies Toilet walls	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Apex Park Amenities Block - Building Envelope - Cavity Brick - STD	312965	054.011.002.003	37287
2014-009325	Demolish and Replace building to conform to current BCA	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 100,000.00	Apex Park Amenities Block - Building Envelope - Cavity Brick - STD	312965	054.011.002.003	37287
2014-009323	Replace missing stink pipe outside ladies toilet	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Apex Park Amenities Block - Building Envelope - Cavity Brick - STD	312965	054.011.002.003	37287
2014-009324	Repaint all internal doors	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,500.00	Apex Park Amenities Block - Building Envelope - Cavity Brick - STD	312965	054.011.002.003	37287
2014-009356	Demolish and rebuild toilets to comply with current BCA standards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 100,000.00	Apex Park Amenities Block - Building Envelope - Cavity Brick - STD	312965	054.011.002.003	37287
2014-009358	Repaint all external walls and doors	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Victoria Park Webster Ave Amenities - Building Envelope - Cavity Brick - STD	312979	054.011.003.001	37419
2014-009361	Carry out Hazardous material survey of building due to age of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 600.00	Victoria Park Webster Ave Amenities - Building Envelope - Cavity Brick - STD	312979	054.011.003.001	37419
2014-009362	Replace all damaged and missing eaves around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Victoria Park Webster Ave Amenities - Corrugated Galv. Iron Roof	313020	054.011.003.003	37420
2014-009363	Repaint all internal ceilings	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Victoria Park Webster Ave Amenities - Corrugated Galv. Iron Roof	313020	054.011.003.003	37420
2014-009364	Install gutter guards around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Victoria Park Webster Ave Amenities - Corrugated Galv. Iron Roof	313020	054.011.003.003	37420
2014-010345	Refurbishment of both changing rooms including installing shower partitions	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 20,000.00	Victoria Park Change Room/Kiosk/Clubhouse - Building Envelope - Cavity Brick - STD	312978	054.011.004.001	37629
2014-010346	Demolish and rebuild clubhouse and changing rooms to meet current BCA and Australia Standards	Picton	Action Urgency 4: Low Risk-Low Priority.	2015-16	Renewal	\$ 500,000.00	Victoria Park Change Room/Kiosk/Clubhouse - Building Envelope - Cavity Brick - STD	312978	054.011.004.001	37629
2014-009367	Install small ramp to toilet area floor - trip hazard	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 500.00	Victoria Park Change Room/Kiosk/Clubhouse - Building Envelope - Cavity Brick - STD	312978	054.011.004.001	37629
2014-009366	Replace W C's in both toilets	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,200.00	Victoria Park Change Room/Kiosk/Clubhouse - Building Envelope - Cavity Brick - STD	312978	054.011.004.001	37629
2014-009365	Repair hole in plaster board wall - ladies toilet behind W.C.	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Victoria Park Change Room/Kiosk/Clubhouse - Building Envelope - Cavity Brick - STD	312978	054.011.004.001	37629
2014-009368	Install Fluroescent light fitting in kitchen area - adequate lighting	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Victoria Park Change Room/Kiosk/Clubhouse - Building Envelope - Cavity Brick - STD	312978	054.011.004.001	37629
2014-009373	Replace carpets in office and meeting room areas	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,800.00	Victoria Park Change Room/Kiosk/Clubhouse - Carpet Floor Covering	313001	054.011.004.003	37634

2014-009370	Install roof anchor points	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 4,000.00	Victoria Park Change Room/Kiosk/Clubhouse - Metal Decking (no colour) Roof	313019	054.011.004.004	37630
2014-009371	Repaint colourbond roofing sheets	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 4,000.00	Victoria Park Change Room/Kiosk/Clubhouse - Metal Decking (no colour) Roof	313019	054.011.004.004	37630
2014-009369	Replace missing timber beading on all eaves	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,800.00	Victoria Park Change Room/Kiosk/Clubhouse - Metal Decking (no colour) Roof	313019	054.011.004.004	37630
2014-009372	Replace plastic down pipe into water tank (side of building)	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Victoria Park Change Room/Kiosk/Clubhouse - Metal Decking (no colour) Roof	313019	054.011.004.004	37630
2014-009518	Replace damaged downpipe outside access toilet	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	Picton RSL Amenities Block - C/Bond Metal Decking Roof	313143	054.011.005.002	37252
2014-009509	Repair hole or replace stink pipe behind mens toilet	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Picton RSL Amenities Block - Building Envelope - Cavity Brick - STD	313171	054.011.005.003	37251
2014-009510	Repaint external brick walls	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Picton RSL Amenities Block - Building Envelope - Cavity Brick - STD	313171	054.011.005.003	37251
2014-009517	Demolish mens and ladies toilet and build onto existing access toilet to improve this facility	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 80,000.00	Picton RSL Amenities Block - Building Envelope - Cavity Brick - STD	313171	054.011.005.003	37251
2014-009511	Repaint pergola beside accessible toilet	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,500.00	Picton RSL Amenities Block - Building Envelope - Cavity Brick - STD	313171	054.011.005.003	37251
2014-009512	Repaint timber barge capping	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 800.00	Picton RSL Amenities Block - Building Envelope - Cavity Brick - STD	313171	054.011.005.003	37251
2014-009513	Repair cracks in external and internal walls	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 700.00	Picton RSL Amenities Block - Building Envelope - Cavity Brick - STD	313171	054.011.005.003	37251
2014-009514	Replace toilet roll holder in accessible toilet	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 120.00	Picton RSL Amenities Block - Building Envelope - Cavity Brick - STD	313171	054.011.005.003	37251
2014-009515	Repaint door in accessible toilet	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 250.00	Picton RSL Amenities Block - Building Envelope - Cavity Brick - STD	313171	054.011.005.003	37251
2014-009516	Replace sink in both toilets	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 1,200.00	Picton RSL Amenities Block - Building Envelope - Cavity Brick - STD	313171	054.011.005.003	37251
2014-009525	Replace all old light switches throughout building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,800.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009519	Carry out hazardous materials survey	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009526	Replace WC with dual flush cistern	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 600.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009520	Re attach conduit for movement sensor on east side external wall	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009524	Repair cracks in internal walls	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 1,200.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009523	Repaint internal walls were required	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009530	Repaint internal doors and walls in senior citizens	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009529	Replace exit light above door in senior citizens area	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 120.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009522	Repaint all timber external walls and eaves	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 8,000.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009528	Install sensor in toilet entry areas	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 800.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009521	Repaint all timber barge capping	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173
2014-009527	Repaint metal handrail at back of building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,200.00	Picton School of Arts - Building Envelope - Cavity Brick (predom) with others	313170	054.011.006.004	37173

2014-009335	Replace damaged ceiling insulation in maintenance shed	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 500.00	Botanic Garden Amenities Block Maint/Shed - C/Bonded Metal Decking Roof	312958	054.011.007.003	37216
2014-009334	Install Gutter guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Botanic Garden Amenities Block Maint/Shed - C/Bonded Metal Decking Roof	312958	054.011.007.003	37216
2014-009333	Install covers over fluoro lights in maintenance shed	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 200.00	Botanic Garden Amenities Block Maint/Shed - Building Envelope - Cavity Brick - STD	312964	054.011.007.004	37215
2014-009330	Install new toilet signs outside mens and ladies toilet	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 600.00	Botanic Garden Amenities Block Maint/Shed - Building Envelope - Cavity Brick - STD	312964	054.011.007.004	37215
2014-009332	Install chechen mesh wire to stop leaves entering into shower area	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 1,000.00	Botanic Garden Amenities Block Maint/Shed - Building Envelope - Cavity Brick - STD	312964	054.011.007.004	37215
2014-009331	Replace damaged soap holder in shower	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 200.00	Botanic Garden Amenities Block Maint/Shed - Building Envelope - Cavity Brick - STD	312964	054.011.007.004	37215
2014-009329	Repaint all doors and grills throughout building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,500.00	Botanic Garden Amenities Block Maint/Shed - Building Envelope - Cavity Brick - STD	312964	054.011.007.004	37215
2014-009379	Replace rusty P.A. speaker on indoor pool wall	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,200.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009384	Install Power Factor correction unit in electrical switch room to improve building power efficiency	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 20,000.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009383	Replace missing metal guard over light in basketball court wall area	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 250.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009382	Refurbish First Aid Room to make better use of space, including removal of toilet and shower	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 10,000.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009380	Replace all lighting in indoor pool area to improve night time lighting	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 8,000.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009378	Replace all white and Purple noise reducing cloths, due to excessive stains	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 6,000.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009375	Replace leaking pump No.1 in plant room	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009381	Replace rusty metal door jam in access toilet	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009374	Replace rusty staimless steel corner guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009377	Replace rusty emergency exit doors in indoor pool area	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009376	Replace rusty purlin in plant room over Hypochlorite solution tank	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,800.00	Wollondilly Community Leisure Centre - Building Envelope - Concrete (predom) with others	312976	054.011.009.001	37951
2014-009386	Repaint all internal walls and doors throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 20,000.00	Wollondilly Community Leisure Centre - Plasterboard - Internal Screens	312996	054.011.009.002	44001
2014-009385	Repaint plant room floor area	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 3,000.00	Wollondilly Community Leisure Centre - Concrete - STD - Floor	313008	054.011.009.004	37956
2014-009387	Replace ducting pipes over indoor pool	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 8,000.00	Wollondilly Community Leisure Centre - Air Con (Ducted) - Mechanical Service	313041	054.011.009.008	37953
2014-009321	Replace rotten timber barge capping	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Animal Pound Dog Kennels x 2 - C/Bond Metal Decking Roof	312961	054.011.010.003	37618
2014-009320	Install gutter guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Animal Pound Dog Kennels x 2 - C/Bond Metal Decking Roof	312961	054.011.010.003	37618
2014-009322	Replace Freezer Unit due to age	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 15,000.00	Animal Pound Freezer Room - Building Envelope - Cavity Brick - STD	312966	054.011.011.004	37623
2014-009452	Install Anchor Points	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Works Depot Welding Bay - Metal Decking (no colour) roof	313088	054.011.012.003	37702

2014-009347	Replace all old air conditioning units	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 12,000.00	Picton RFS & Fmr. SES Station - Motion Security - Other Service	312942	054.011.013.001	37885
2014-009346	Test & Tag all fire service equipment after refurbishment completed	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Picton RFS & Fmr. SES Station - Ext'Shrs - Fire Service	312944	054.011.013.003	37885
2014-009345	Carry out additional refurbishment of internal walls and ceilings	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 50,000.00	Picton RFS & Fmr. SES Station - Plaster Board - Internal Screens	312949	054.011.013.004	32758
2014-009344	Paint RFS Floor area with non slip paint	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 4,000.00	Picton RFS & Fmr. SES Station - Concrete - STD - Floor	312951	054.011.013.006	37888
2014-009341	Replace rusty down pipes around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Picton RFS & Fmr. SES Station - C/Bonded Metal Decking Roof	312957	054.011.013.007	37884
2014-009342	Clean clear roofing sheets and replace if required	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Picton RFS & Fmr. SES Station - C/Bonded Metal Decking Roof	312957	054.011.013.007	37884
2014-009340	Install gutter guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Picton RFS & Fmr. SES Station - C/Bonded Metal Decking Roof	312957	054.011.013.007	37884
2014-009343	Install Roof Anchor Point	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 4,000.00	Picton RFS & Fmr. SES Station - C/Bonded Metal Decking Roof	312957	054.011.013.007	37884
2014-009339	Install electric motors on big roller doors if used by RFS	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Picton RFS & Fmr. SES Station - Building Envelope - Cavity Brick - STD	312963	054.011.013.008	37883
2014-009338	Repair all exit lights throughout building due to building renovation work	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Picton RFS & Fmr. SES Station - Building Envelope - Cavity Brick - STD	312963	054.011.013.008	37883
2014-009337	Secure co axial cable to external wall or enclose in ducting	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Picton RFS & Fmr. SES Station - Building Envelope - Cavity Brick - STD	312963	054.011.013.008	37883
2014-009336	Replace all external fluro light fittings and fit metal covers	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Picton RFS & Fmr. SES Station - Building Envelope - Cavity Brick - STD	312963	054.011.013.008	37883
2014-009266	Replace old ceramic floor tiles in all toilet	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 30,000.00	F. M McKay Building - Picton (Admin) - Carpet Floor Covering	312922	054.011.014.002	37744
2014-009265	Replace worn carpet areas throughout building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 80,000.00	F. M McKay Building - Picton (Admin) - Carpet Floor Covering	312922	054.011.014.002	37744
2014-009262	Replace damaged and water stained suspended ceiling tiles throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 15,000.00	F. M McKay Building - Picton (Admin) - Metal Decking (no colour) Roof	312929	054.011.014.004	37739
2014-009264	Re install steps at roof entry point to gain access onto roof	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	F. M McKay Building - Picton (Admin) - Metal Decking (no colour) Roof	312929	054.011.014.004	37739
2014-009263	Trim back over hanging tree branches to prevent box gutters from blocking	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	F. M McKay Building - Picton (Admin) - Metal Decking (no colour) Roof	312929	054.011.014.004	37739
2014-009267	Replace lift to Comply with wheelchair access to 1st floor - AS1735.12 – 1999	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 150,000.00	F. M McKay Building - Picton (Admin) - Lift - Transport service	312933	054.011.014.005	37741
2014-009261	Install Solar Panels on Roof to increase building power efficiency	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 50,000.00	F. M McKay Building - Picton (Admin) - Building Envelope - Concrete with others	312940	054.011.014.008	37738
2014-009254	Replace missing bebblecrete on concrete block near entrance to building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	F. M McKay Building - Picton (Admin) - Building Envelope - Concrete with others	312940	054.011.014.008	37738
2014-009255	Reconstruct Asphalt laneway adjacent to building to eliminate trip hazards	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 3,000.00	F. M McKay Building - Picton (Admin) - Building Envelope - Concrete with others	312940	054.011.014.008	37738
2014-009256	Replace mastic joints in external wall panels	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 25,000.00	F. M McKay Building - Picton (Admin) - Building Envelope - Concrete with others	312940	054.011.014.008	37738
2014-009257	High Pressure clean external walls	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 10,000.00	F. M McKay Building - Picton (Admin) - Building Envelope - Concrete with others	312940	054.011.014.008	37738
2014-009260	Replace internal fluoroescnet light tubes with LED tubes for better power efficiency	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 50,000.00	F. M McKay Building - Picton (Admin) - Building Envelope - Concrete with others	312940	054.011.014.008	37738
2014-009259	Reconstruct damaged retaining wall east side of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	F. M McKay Building - Picton (Admin) - Building Envelope - Concrete with others	312940	054.011.014.008	37738
2014-009258	High Pressure clean and re grout ceramic tiles on front Council Sign wall	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,500.00	F. M McKay Building - Picton (Admin) - Building Envelope - Concrete with others	312940	054.011.014.008	37738

2014-009457	Demolish and Reconstruct new building to meet current BCA and Australian Standards	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 150,000.00	Works Depot Staff Amenities - Building Envelope - Timber - STD	313049	054.011.015.001	37641
2014-009453	Repaint external timber walls	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 6,000.00	Works Depot Staff Amenities - Building Envelope - Timber - STD	313049	054.011.015.001	37641
2014-009454	Carry out Hazardous Material Survey	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Works Depot Staff Amenities - Building Envelope - Timber - STD	313049	054.011.015.001	37641
2014-009455	Replace damaged fly screens on window in mens toilet and lunchroom door	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 350.00	Works Depot Staff Amenities - Building Envelope - Timber - STD	313049	054.011.015.001	37641
2014-009456	Carry out repairs to Zip hot water unit in lunch room, overflow pipe continually dripping	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	Works Depot Staff Amenities - Building Envelope - Timber - STD	313049	054.011.015.001	37641
2014-009460	Repaint all internal walls, ceiling and doors throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 4,000.00	Works Depot Staff Amenities - Hardboard - Internal Screen	313062	054.011.015.004	44328
2014-009459	Replace damaged gutters and down pipes	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Works Depot Staff Amenities - Metal Decking (no colour) roof	313087	054.011.015.005	37642
2014-009458	Install gutter guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Works Depot Staff Amenities - Metal Decking (no colour) roof	313087	054.011.015.005	37642
2014-009282	Repair exit light above entrance door	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Hume Oval Scout Hall - Timber - STD - Floor	312920	054.011.016.001	37184
2014-009280	Install gutter guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Hume Oval Scout Hall - Metal Decking (no colour) Roof	312928	054.011.016.002	37180
2014-009281	Install bird mesh around top of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Hume Oval Scout Hall - Metal Decking (no colour) Roof	312928	054.011.016.002	37180
2014-009283	Install heating system	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 8,000.00	Hume Oval Scout Hall - Ext'Shrs - Fire Service	312932	054.011.016.003	37181
2014-009271	Repair metal panelling around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009276	Demolish building and replace to meet with current BCA standards	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 200,000.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009277	Fill in cracks external walls	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009278	Replace missing toilet door	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009279	Replace fluro light fittings	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009268	Modify entry ramps to conform to current BCA standards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009270	Repaint all external walls	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 15,000.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009272	Repair damaged eaves around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 8,000.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009273	Replace missing air vent covers	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009274	Refurbish shower and toilets area	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 20,000.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009275	Carry out hazardous materials survey	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009269	Replace rotten barge capping	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Hume Oval Scout Hall - Building Envelope - Cone Block	312941	054.011.016.004	37179
2014-009290	Repaint concrete floor with non slip paint	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,200.00	Hume Oval Amenities Block - Concrete - STD - Floor	312919	054.011.017.001	37244
2014-009289	Replace downpipe and connect with stormwater pipe	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Hume Oval Amenities Block - Corrugated Galv. Iron Roof	312927	054.011.017.002	37240
2014-009287	Replace damaged concrete blocks front of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Hume Oval Amenities Block - Building Envelope - Cavity Brick - STD	312938	054.011.017.003	37239

2014-009284	Repair cracks in external wall	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Hume Oval Amenities Block - Building Envelope - Cavity Brick - STD	312938	054.011.017.003	37239
2014-009285	Demolish and rebuild to comply with current BCA standards	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 120,000.00	Hume Oval Amenities Block - Building Envelope - Cavity Brick - STD	312938	054.011.017.003	37239
2014-009286	Install concrete footpath between toilet block and soccer club	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Hume Oval Amenities Block - Building Envelope - Cavity Brick - STD	312938	054.011.017.003	37239
2014-009288	Replace damaged external bricks at mens toilets	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Hume Oval Amenities Block - Building Envelope - Cavity Brick - STD	312938	054.011.017.003	37239
2014-009299	Remove small area of vinyl floor covering in Refs room - trip hazard	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Reactive	\$ 150.00	Hume Oval Soccer Club - Vinyl Floor Covering	312917	054.011.018.002	37412
2014-009298	Repaint painted floor area with non slip paint	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Hume Oval Soccer Club - Concrete - STD - Floor	312918	054.011.018.003	37412
2014-009292	Refurbishment of changing rooms and shower to include partitions	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 20,000.00	Hume Oval Soccer Club - Building Envelope - Cone Block	312939	054.011.018.005	37407
2014-009297	Refit external fluoro light fitting to back wall	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Hume Oval Soccer Club - Building Envelope - Cone Block	312939	054.011.018.005	37407
2014-009296	Repair latching mechanism on all external doors for easier access	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	Hume Oval Soccer Club - Building Envelope - Cone Block	312939	054.011.018.005	37407
2014-009295	Repair cracks in internal walls - away changing rooms	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Hume Oval Soccer Club - Building Envelope - Cone Block	312939	054.011.018.005	37407
2014-009293	Demolish and Replace building to meet current BCA standards	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 200,000.00	Hume Oval Soccer Club - Building Envelope - Cone Block	312939	054.011.018.005	37407
2014-009291	Repair cracks in external walls	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Hume Oval Soccer Club - Building Envelope - Cone Block	312939	054.011.018.005	37407
2014-009294	Repair exist lights throughout building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Hume Oval Soccer Club - Building Envelope - Cone Block	312939	054.011.018.005	37407
2014-009304	Replace vinyl floor covering	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,600.00	Hume Oval Tennis Club - Vinyl Floor Covering	312914	054.011.019.002	37418
2014-009303	Repair Down pipe	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Hume Oval Tennis Club - Metal Decking (no colour) Roof	312925	054.011.019.004	37414
2014-009300	Replace Damaged Barge Capping	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Hume Oval Tennis Club - Building Envelope - Timber with others	312937	054.011.019.005	37413
2014-009301	Sandback and Repaint External Timber Paneling	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Hume Oval Tennis Club - Building Envelope - Timber with others	312937	054.011.019.005	37413
2014-009302	Replace rotten timber post on verandah	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Reactive	\$ 500.00	Hume Oval Tennis Club - Building Envelope - Timber with others	312937	054.011.019.005	37413
2014-009465	Install RCD main switch	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 350.00	Works Depot Sign Store - Building Envelope - Galv. Iron	313054	054.011.020.001	37677
2014-009461	Repaint all external walls	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 6,000.00	Works Depot Sign Store - Building Envelope - Galv. Iron	313054	054.011.020.001	37677
2014-009462	Replace verandah end roll barge capping	Picton	Action Urgency 4: Low Risk-Low Priority.	2015-16	Program	\$ 800.00	Works Depot Sign Store - Building Envelope - Galv. Iron	313054	054.011.020.001	37677
2014-009463	Replace timber windows frames and windows - north side	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 3,000.00	Works Depot Sign Store - Building Envelope - Galv. Iron	313054	054.011.020.001	37677
2014-009464	Repair concrete area at door entrance - trip hazard	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Works Depot Sign Store - Building Envelope - Galv. Iron	313054	054.011.020.001	37677
2014-009467	Replace carpet at work station	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Works Depot Sign Store - Carpet Floor Covering	313068	054.011.020.003	37682
2014-009466	Install Anchor Points	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,000.00	Works Depot Sign Store - C/Bond Metal Decking roof	313086	054.011.020.004	37678
2014-009392	Replace all fluorescent lighting with LEDs	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 20,000.00	R.E. Middleton Library - Building Envelope - Cavity Brick - STD	312974	054.011.021.001	37731

2014-009388	Provide emergency exit stairway from first floor	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 20,000.00	R.E. Middleton Library - Building Envelope - Cavity Brick - STD	312974	054.011.021.001	37731
2014-009389	Provide tactile tiles on top and bottom of steps to entrance	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 2,000.00	R.E. Middleton Library - Building Envelope - Cavity Brick - STD	312974	054.011.021.001	37731
2014-009390	Repaint all internal walls, ceilings and doors	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 15,000.00	R.E. Middleton Library - Building Envelope - Cavity Brick - STD	312974	054.011.021.001	37731
2014-009391	Install solar panels to improve efficiency of building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 80,000.00	R.E. Middleton Library - Building Envelope - Cavity Brick - STD	312974	054.011.021.001	37731
2014-009393	Install additional powerpoints to eliminate powerboards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	R.E. Middleton Library - Building Envelope - Cavity Brick - STD	312974	054.011.021.001	37731
2014-009395	Refurbish building to meet current BCA standards	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 1,500,000.00	R.E. Middleton Library - Building Envelope - Cavity Brick - STD	312974	054.011.021.001	37731
2014-009394	Refurbish upstairs kitchen	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 10,000.00	R.E. Middleton Library - Building Envelope - Cavity Brick - STD	312974	054.011.021.001	37731
2014-009397	Replace carpet in main library space	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 30,000.00	R.E. Middleton Library - Carpet Floor Covering	312982	054.011.021.003	37737
2014-009398	Replace carpet in stairway and upper level	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 10,000.00	R.E. Middleton Library - Carpet Floor Covering	312982	054.011.021.003	37737
2014-009396	Install manhole cover in mens urinal upstairs	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	R.E. Middleton Library - C/Bond Metal Decking Roof	313015	054.011.021.005	37732
2014-009401	Repaint all external timber panels, doors and windows	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 8,000.00	Antill Golf Cottage - Building Envelope - Timber (predom) with others	312973	054.011.022.001	37757
2014-009404	Install timber handrail	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 150.00	Antill Golf Cottage - Building Envelope - Timber (predom) with others	312973	054.011.022.001	37757
2014-009402	Repair external fibre sheets	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Antill Golf Cottage - Building Envelope - Timber (predom) with others	312973	054.011.022.001	37757
2014-009400	Demolish cottage and replace with lunch shed for golf maintenance staff	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 30,000.00	Antill Golf Cottage - Building Envelope - Timber (predom) with others	312973	054.011.022.001	37757
2014-009399	Carry out hazardous materials survey	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 800.00	Antill Golf Cottage - Building Envelope - Timber (predom) with others	312973	054.011.022.001	37757
2014-009403	Replace damage timber panels	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Antill Golf Cottage - Building Envelope - Timber (predom) with others	312973	054.011.022.001	37757
2014-009405	Replace rusty roof sheets	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Antill Golf Cottage - Corrugated Galv. Iron Roof	313014	054.011.022.005	37758
2014-009406	Replace missing guttering and downpipes	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 600.00	Antill Golf Cottage - Corrugated Galv. Iron Roof	313014	054.011.022.005	37758
2014-009468	Carry out Hazardous Material Survey	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 500.00	Works Depot Store - Building Envelope - Timber (predom) with others	313048	054.011.023.001	37683
2014-009469	Repaint all external walls, windows, and doors	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 10,000.00	Works Depot Store - Building Envelope - Timber (predom) with others	313048	054.011.023.001	37683
2014-009476	Install Handrail at front steps - south of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Works Depot Store - Building Envelope - Timber (predom) with others	313048	054.011.023.001	37683
2014-009475	Replace internal fluro light fitting throughout to increase efficiency and improve lighting	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Works Depot Store - Building Envelope - Timber (predom) with others	313048	054.011.023.001	37683
2014-009474	Replace metal fluro fittings with new plastic outdoor type - under verandah north side of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 400.00	Works Depot Store - Building Envelope - Timber (predom) with others	313048	054.011.023.001	37683
2014-009473	Replace missing eaves panel - verandah area north side of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Works Depot Store - Building Envelope - Timber (predom) with others	313048	054.011.023.001	37683

2014-009472	Replace damaged timber panels below roller door loading dock - west side of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Works Depot Store - Building Envelope - Timber (predom) with others	313048	054.011.023.001	37683
2014-009471	Re-attach fluoro light fitting to eaves west side of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Works Depot Store - Building Envelope - Timber (predom) with others	313048	054.011.023.001	37683
2014-009470	Repair damaged brick wall at entry steps south of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Works Depot Store - Building Envelope - Timber (predom) with others	313048	054.011.023.001	37683
2014-009480	Repaint internal walls, ceiling and doors where required	Picton	Action Urgency 4: Low Risk-Low Priority.	2017-18	Program	\$ 3,000.00	Works Depot Store - Plasterboard - Internal Screens	313065	054.011.023.004	999999
2014-009479	Repair ceiling in back store area	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Works Depot Store - C/Bond Metal Decking roof	313081	054.011.023.005	37684
2014-009478	Repaint all roofing sheets	Picton	Action Urgency 4: Low Risk-Low Priority.	2015-16	Program	\$ 5,000.00	Works Depot Store - C/Bond Metal Decking roof	313081	054.011.023.005	37684
2014-009477	Install gutter guards around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Works Depot Store - C/Bond Metal Decking roof	313081	054.011.023.005	37684
2014-009482	Repaint all external walls	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 8,000.00	Works Depot Workshop - Building Envelope - Galv. Iron	313053	054.011.024.001	37707
2014-009481	Refurbish workshop kitchen	Picton	Action Urgency 4: Low Risk-Low Priority.	2015-16	Renewal	\$ 10,000.00	Works Depot Workshop - Building Envelope - Galv. Iron	313053	054.011.024.001	37707
2014-009486	Repaint all internal walls doors and ceilings	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 3,000.00	Works Depot Workshop - Plasterboard - Internal Screens	313066	054.011.024.002	41224
2014-009485	Replace vinyl floor tiles in office	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 1,200.00	Works Depot Workshop - Vinyl Floor Covering	313070	054.011.024.003	37712
2014-009484	Repaint all internal floor line markings	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,200.00	Works Depot Workshop - Concrete - STD - Floor	313076	054.011.024.004	37712
2014-009483	Install Anchor Points	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 4,000.00	Works Depot Workshop - Corrugated Galv. Iron roof	313085	054.011.024.005	37708
2014-009407	Remove timber logs from back of building - possible fire hazard	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Baxter Lane RFS Shed - Building Envelope - C/Bond Metal Deck	312975	054.011.025.001	37605
2014-009408	Secure down pipe to building - north side	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Baxter Lane RFS Shed - C/Bond Metal Decking Roof	313016	054.011.025.003	37606
2014-009541	Repaint internal walls and doors	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 5,000.00	Family Day Care Cottage - Plasterboard - Internal Screen	313122	054.011.026.001	32539
2014-009540	Replace carpet throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 4,000.00	Family Day Care Cottage - Vinyl Floor Covering	313123	054.011.026.002	37730
2014-009539	Install gutter guards around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 1,000.00	Family Day Care Cottage - Metal Decking (no colour) - Roof	313141	054.011.026.004	37726
2014-009538	Repaint back shed roofing sheets	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,000.00	Family Day Care Cottage - Metal Decking (no colour) - Roof	313141	054.011.026.004	37726
2014-009531	Carry out hazardous materials survey	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Family Day Care Cottage - Building Envelope - Metal Cladding	313169	054.011.026.008	37725
2014-009536	Replace rusted hinges at childproof entry gate	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 150.00	Family Day Care Cottage - Building Envelope - Metal Cladding	313169	054.011.026.008	37725
2014-009535	Repaint external walls and doors at back of building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Family Day Care Cottage - Building Envelope - Metal Cladding	313169	054.011.026.008	37725
2014-009534	Provide ramp to eliminate trip hazards outside laundry/toilet area	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Preventative	\$ 3,000.00	Family Day Care Cottage - Building Envelope - Metal Cladding	313169	054.011.026.008	37725
2014-009533	Refurbish kitchen area	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 25,000.00	Family Day Care Cottage - Building Envelope - Metal Cladding	313169	054.011.026.008	37725
2014-009532	Repaint verandah area and gate	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,000.00	Family Day Care Cottage - Building Envelope - Metal Cladding	313169	054.011.026.008	37725
2014-009537	Repair hole in side of building where old pipe came out	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 700.00	Family Day Care Cottage - Building Envelope - Metal Cladding	313169	054.011.026.008	37725

2014-009317	Sandback and reseal all timber floor areas	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 4,000.00	Wollondilly Shire Hall - Timber with others - Floor	312912	054.011.027.003	37063
2014-009318	Repair/Replace damaged timber floor boards in foyer area	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Wollondilly Shire Hall - Timber with others - Floor	312912	054.011.027.003	37063
2014-009316	Investigate possible leaking roof over external ladies toilet	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Wollondilly Shire Hall - Corrugated Galv. Iron Roof	312924	054.011.027.004	37060
2014-009312	Replace rusty down pipe north east corner	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Wollondilly Shire Hall - Corrugated Galv. Iron Roof	312924	054.011.027.004	37060
2014-009314	Install additional roof anchor points on main roof area	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 4,000.00	Wollondilly Shire Hall - Corrugated Galv. Iron Roof	312924	054.011.027.004	37060
2014-009315	Replace missing air vent in kitchen ceiling	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Wollondilly Shire Hall - Corrugated Galv. Iron Roof	312924	054.011.027.004	37060
2014-009313	Repaint Roof sheets	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 8,000.00	Wollondilly Shire Hall - Corrugated Galv. Iron Roof	312924	054.011.027.004	37060
2014-009319	Replace main hall fans and wall heaters with air conditioning units	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Renewal	\$ 10,000.00	Wollondilly Shire Hall - Air Con (Ducted) - Mechanical Service	312931	054.011.027.006	37061
2014-009310	Replace curtains in main hall	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 800.00	Wollondilly Shire Hall - Building Envelope - Cavity Brick - STD	312936	054.011.027.007	37059
2014-009309	Repaint internal walls,doors in main hall	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 8,000.00	Wollondilly Shire Hall - Building Envelope - Cavity Brick - STD	312936	054.011.027.007	37059
2014-009308	Demolish and Rebuild toilets to comply with current BCA standards	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 150,000.00	Wollondilly Shire Hall - Building Envelope - Cavity Brick - STD	312936	054.011.027.007	37059
2014-009307	Repair damaged timber door jab and window frames, also replace lock on mens toilet	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Wollondilly Shire Hall - Building Envelope - Cavity Brick - STD	312936	054.011.027.007	37059
2014-009306	Investigate water leaking through overflow pipe in east side wall	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Wollondilly Shire Hall - Building Envelope - Cavity Brick - STD	312936	054.011.027.007	37059
2014-009305	Reconstruct access footpath from street to main entrance to eliminate trip hazards	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 2,000.00	Wollondilly Shire Hall - Building Envelope - Cavity Brick - STD	312936	054.011.027.007	37059
2014-009311	Replace door handle or latch to main hall	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Wollondilly Shire Hall - Building Envelope - Cavity Brick - STD	312936	054.011.027.007	37059
2014-009415	Repaint all internal walls and doors	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009419	Replace skirting board in clubhouse	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009412	Re-lay brick tiles on verandah to remove trip hazard	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 1,200.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009416	Repair all internal wall cracks	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009417	Repair loose door handle to kitchen entry door	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 150.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009418	Replace WC in ladies and mens upstairs toilet	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,200.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-010344	Refurbish mens toilet and shower areas	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Enhancement	\$ 60,000.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009409	Repair cracks and damaged blockwork in external walls	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009410	Provide cover over cable at back of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009414	Refurbrish ladies toilet to include accessible toilet	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 80,000.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009413	Replace rotten timber doorframe	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751

2014-009411	Repaint all external walls	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 10,000.00	Antill Golf Club - Building Envelope - Cavity Brick - STD	312972	054.011.028.001	37751
2014-009424	Replace carpet in secretary office approx (50 m2)	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 4,000.00	Antill Golf Club - Carpet Floor Covering	312994	054.011.028.004	37756
2014-009423	Investigate and repair leaking roof in upstairs office	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Antill Golf Club - Slate Roof	313013	054.011.028.005	37752
2014-009422	Replace missing beading in kitchen ceiling	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 400.00	Antill Golf Club - Slate Roof	313013	054.011.028.005	37752
2014-009421	Investigate leaking roof above kitchen and replace damaged ceiling	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 3,000.00	Antill Golf Club - Slate Roof	313013	054.011.028.005	37752
2014-009420	Replace rusty downpipe	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Antill Golf Club - Slate Roof	313013	054.011.028.005	37752
2014-009425	Replace all Fluorescent lighting in workshop	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 350.00	Antill Park Pro-Shop - Building Envelope - Cone Block - Heritage	312971	054.011.029.001	37763
2014-009430	Repaint all external doors	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Antill Park Pro-Shop - Building Envelope - Cone Block - Heritage	312971	054.011.029.001	37763
2014-009429	Repair external timber rafters on North and South ends of building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 4,000.00	Antill Park Pro-Shop - Building Envelope - Cone Block - Heritage	312971	054.011.029.001	37763
2014-009428	Carry out structural engineering report	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,000.00	Antill Park Pro-Shop - Building Envelope - Cone Block - Heritage	312971	054.011.029.001	37763
2014-009426	Repaint all internal walls and doors	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,000.00	Antill Park Pro-Shop - Building Envelope - Cone Block - Heritage	312971	054.011.029.001	37763
2014-009431	Replace timber door mid section front building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,200.00	Antill Park Pro-Shop - Building Envelope - Cone Block - Heritage	312971	054.011.029.001	37763
2014-009427	Re- point external sandstone blocks	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Antill Park Pro-Shop - Building Envelope - Cone Block - Heritage	312971	054.011.029.001	37763
2014-009432	Replace rusting guttering	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Antill Park Pro-Shop - Corrugated Galv. Iron Roof	313012	054.011.029.004	37764
2014-009434	Replace roofing sheets	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 10,000.00	Antill Park Pro-Shop - Corrugated Galv. Iron Roof	313012	054.011.029.004	37764
2014-009433	Replace missing downpipe	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Antill Park Pro-Shop - Corrugated Galv. Iron Roof	313012	054.011.029.004	37764
2014-009435	Replace AC unit	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 8,000.00	Antill Park Pro-Shop - Air Con (Split) - Mechanical Service	313029	054.011.029.005	37765
2014-009440	Repaint all internal walls and ceiling	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 20,000.00	Old Post Office - Picton - Building Envelope - Cavity Brick - STD	312970	054.011.030.001	37745
2014-009439	Repaint all external doors and window frames	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Old Post Office - Picton - Building Envelope - Cavity Brick - STD	312970	054.011.030.001	37745
2014-009436	Repair clock mechanism	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 30,000.00	Old Post Office - Picton - Building Envelope - Cavity Brick - STD	312970	054.011.030.001	37745
2014-009438	Repair external brick arch and brickwork on first floor	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Old Post Office - Picton - Building Envelope - Cavity Brick - STD	312970	054.011.030.001	37745
2014-009441	Provide external stairway from 1st floor for emergency exit back of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 20,000.00	Old Post Office - Picton - Building Envelope - Cavity Brick - STD	312970	054.011.030.001	37745
2014-009437	Restore condition of dome above clock	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Old Post Office - Picton - Building Envelope - Cavity Brick - STD	312970	054.011.030.001	37745
2014-009445	Fill in gaps in timber floors upstairs	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Old Post Office - Picton - Concrete - STD - Floor	312991	054.011.030.002	37750

2014-009447	Replace vinyl floor sheets throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 8,000.00	Old Post Office - Picton - Carpet Floor Covering	312992	054.011.030.003	37750
2014-009446	Replace worn carpet areas	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 10,000.00	Old Post Office - Picton - Carpet Floor Covering	312992	054.011.030.003	37750
2014-009444	Repair cracks in ceilings upstairs and repaint	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Old Post Office - Picton - Concrete Tile Roof	313011	054.011.030.004	37746
2014-009443	Install roof anchor points	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Old Post Office - Picton - Concrete Tile Roof	313011	054.011.030.004	37746
2014-009442	Pressure clean and seal roof tiles	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Old Post Office - Picton - Concrete Tile Roof	313011	054.011.030.004	37746
2014-009449	Repair concrete steps by office	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 500.00	Antill Park Machinery Shed - Building Envelope - C/Bond Metal Deck	312969	054.011.031.001	37775
2014-009448	Replace all light fittings	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 500.00	Antill Park Machinery Shed - Building Envelope - C/Bond Metal Deck	312969	054.011.031.001	37775
2014-009450	Remove debris from roof and install gutter guards	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 500.00	Antill Park Machinery Shed - C/Bond Metal Decking Roof	313010	054.011.031.003	37776
2014-009555	Replace all carpet tiles with new carpet throughout building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Margaret St House - Carpet Floor Covering	313128	054.011.032.002	37804
2014-009556	Repair cracks in internal walls and repaint throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Margaret St House - Hardboard - Internal Screen	313129	054.011.032.003	44004
2014-009552	High Pressure clean, paint and seal roof tiles	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Margaret St House - Clay Tiled Roof	313148	054.011.032.004	37800
2014-009553	Repaint all internal ceilings throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,500.00	Margaret St House - Clay Tiled Roof	313148	054.011.032.004	37800
2014-009554	Install gutter guards around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 600.00	Margaret St House - Clay Tiled Roof	313148	054.011.032.004	37800
2014-009548	Re route T.V. co axial cable through roof or floor, to eliminate going through open window	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009549	Replace all external windows and frames with Aluminium frames	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 5,000.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009543	Replace all external flyscreen doors around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 2,000.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009547	Repoint all cracked external bricks and monitor future movement	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009546	Replace all door handles throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 600.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009545	Replace all light fittings throughout building with more efficient lights	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 900.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009550	Fill in gaps between front steps and brick wall	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 600.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009551	Replace cracked window back of house	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009544	Refurbishment of laundry, toilet and bathroom areas	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 15,000.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009542	Carry out Hazardous material survey on building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 600.00	Margaret St House - Building Envelope - Cavity Brick - STD	313176	054.011.032.005	37799
2014-009562	High Pressure clean, paint, and seal roofing tiles	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,500.00	Margaret St House Garage - Clay Tiled Roof	313147	054.011.033.002	44442
2014-009561	Re tension roller door on garage - difficult to open and close	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	Margaret St House Garage - Building Envelope - Fibre Cement	313175	054.011.033.003	44441

2014-009558	Carry out Asbestos survey due to age of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Margaret St House Garage - Building Envelope - Fibre Cement	313175	054.011.033.003	44441
2014-009560	Replace rotting timber frame around roller door	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 700.00	Margaret St House Garage - Building Envelope - Fibre Cement	313175	054.011.033.003	44441
2014-009557	Replace Asphalt Driveway with concrete slab	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 2,000.00	Margaret St House Garage - Building Envelope - Fibre Cement	313175	054.011.033.003	44441
2014-009559	Install additional flurescent lighting in garage	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Margaret St House Garage - Building Envelope - Fibre Cement	313175	054.011.033.003	44441
2014-009348	Replace missing down pipe	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Pound Cattery - C/Bonded Metal Decking Roof	312956	054.011.034.002	37612
2014-009573	Repaint all internal walls throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 3,000.00	Remondis Depot - Plasterboard - Internal Screens	313120	054.011.035.003	32607
2014-009572	Install roof anchor points	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 4,000.00	Remondis Depot - Metal Decking (no colour) - Roof	313140	054.011.035.004	37794
2014-009571	Replace all clear roofing sheets	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 3,000.00	Remondis Depot - Metal Decking (no colour) - Roof	313140	054.011.035.004	37794
2014-009570	Replace guttering around building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 4,000.00	Remondis Depot - Metal Decking (no colour) - Roof	313140	054.011.035.004	37794
2014-009574	Bolt down air condition unit at entrance	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Preventative	\$ 150.00	Remondis Depot - Air Con (Split) - Mechanical Service	313152	054.011.035.005	37795
2014-009568	Repair exit lights near ladies toliet	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 120.00	Remondis Depot - Building Envelope - Cone Block - Heritage	313168	054.011.035.008	37793
2014-009566	Install electric motors on large roller doors in workshop	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 4,000.00	Remondis Depot - Building Envelope - Cone Block - Heritage	313168	054.011.035.008	37793
2014-009567	Replace damaged floor ceramic tiles at entrance to workshop lunchroom	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 500.00	Remondis Depot - Building Envelope - Cone Block - Heritage	313168	054.011.035.008	37793
2014-009565	Replace small whirlybrids with larger industrial type in workshop	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 3,000.00	Remondis Depot - Building Envelope - Cone Block - Heritage	313168	054.011.035.008	37793
2014-009564	Replace 20W Fluorescent light fitting over reception door with outdoor weather proof one	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 150.00	Remondis Depot - Building Envelope - Cone Block - Heritage	313168	054.011.035.008	37793
2014-009563	Investigate and repair water leakage/overflow from downpipe behind front right air conditioning unit - could cause problems with foundation if not repaired	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Remondis Depot - Building Envelope - Cone Block - Heritage	313168	054.011.035.008	37793
2014-009569	Replace missing covers on all fluorescent light fittings throughout building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 500.00	Remondis Depot - Building Envelope - Cone Block - Heritage	313168	054.011.035.008	37793
2014-009579	Replace vinyl floor sheeting throughout building	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 3,000.00	Superintendents Office - Vinyl Floor Covering	313131	054.011.036.001	37724
2014-009577	Install gutter guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Superintendents Office - C/Bond Metal Decking Roof	313146	054.011.036.004	37720
2014-009578	Replace rusty guttering - south east corner	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Renewal	\$ 800.00	Superintendents Office - C/Bond Metal Decking Roof	313146	054.011.036.004	37720
2014-009575	Trim back trees adjacent to building - east side	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Superintendents Office - Building Envelope - C/Bond Metal Deck	313174	054.011.036.007	37719
2014-009576	Repaint verandah posts rails and decking	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Superintendents Office - Building Envelope - C/Bond Metal Deck	313174	054.011.036.007	37719
2014-009587	Replace vinyl floor sheets outside toliet area	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Renewal	\$ 1,500.00	Wollondilly Emergency Control Centre - Carpet Floor Covering	313119	054.011.037.002	37942
2014-009584	Replace damaged and water effected eaves at rear and side of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 1,500.00	Wollondilly Emergency Control Centre - C/Bond Metal Decking Roof	313139	054.011.037.004	37938
2014-009585	Investigate leaking roof and repair damaged eaves	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Wollondilly Emergency Control Centre - C/Bond Metal Decking Roof	313139	054.011.037.004	37938

2014-009586	Replace rusty downpipe front of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 400.00	Wollondilly Emergency Control Centre - C/Bond Metal Decking Roof	313139	054.011.037.004	37938
2014-009580	Repair damaged metal panels north end of building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,200.00	Wollondilly Emergency Control Centre - Building Envelope - Cavity Brick - STD	313167	054.011.037.008	37937
2014-009581	Repair all fluro lights not working in storage area below main building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 400.00	Wollondilly Emergency Control Centre - Building Envelope - Cavity Brick - STD	313167	054.011.037.008	37937
2014-009582	Repair fluro lightfitting and suspended ceiling tiles outside toilet area	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Wollondilly Emergency Control Centre - Building Envelope - Cavity Brick - STD	313167	054.011.037.008	37937
2014-009583	Carry out hazardous materials survey	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Wollondilly Emergency Control Centre - Building Envelope - Cavity Brick - STD	313167	054.011.037.008	37937
2014-009590	Install gutter guards around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 1,200.00	Wollondilly Emergency Control Centre Storage Shed - C/Bond Metal Decking Roof	313138	054.011.038.002	37944
2014-009589	Install electric motors on roller doors	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 4,000.00	Wollondilly Emergency Control Centre Storage Shed - Building Envelope - C/Bond Metal Deck	313166	054.011.038.005	37943
2014-009588	Provide 'E' lock for switchboard outside entrance door	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 100.00	Wollondilly Emergency Control Centre Storage Shed - Building Envelope - C/Bond Metal Deck	313166	054.011.038.005	37943
2014-009488	Replace internal fluro light fittings covers	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 400.00	Works Depot Admin Building - Building Envelope - C/Bond Metal Decking	313052	054.011.039.001	37635
2014-009487	High Pressure clean external walls	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Works Depot Admin Building - Building Envelope - C/Bond Metal Decking	313052	054.011.039.001	37635
2014-009490	Replace worn carpet areas	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 2,500.00	Works Depot Admin Building - Carpet Floor Covering	313073	054.011.039.003	37640
2014-009491	Replace vinyl floor sheets in kitcken	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 900.00	Works Depot Admin Building - Carpet Floor Covering	313073	054.011.039.003	37640
2014-009489	Install gutter guards	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 600.00	Works Depot Admin Building - Metal Decking (no colour) roof	313084	054.011.039.005	37636
2014-009593	Investigate suspect leaking roof over air conditioning unit and replace damaged ceiling panels when fixed	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Works Depot Archive Building - C/Bond Metal Decking Roof	313145	054.011.040.003	37642
2014-009594	Replace both wall mounted air conditionig units due to age	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 5,000.00	Works Depot Archive Building - Air Con (Wall) - Mechanical Service	313163	054.011.040.005	37643
2014-009591	Replace treated pine boards with marine ply board at entrance platform	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 800.00	Works Depot Archive Building - Building Envelope - C/Bond Metal Deck	313173	054.011.040.006	37641
2014-009592	Repaint external timber steps, and ramp	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,000.00	Works Depot Archive Building - Building Envelope - C/Bond Metal Deck	313173	054.011.040.006	37641
2014-009492	Carry out work to door entry to eliminate trip hazard	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Works Depot Building Maintenance Workshop - Building Envelope - C/Bond Metal Decking	313047	054.011.041.001	44449
2014-009494	Install elctric motors for both large roller doors	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Works Depot Building Maintenance Workshop - Building Envelope - C/Bond Metal Decking	313047	054.011.041.001	44449
2014-009493	Repair workshop floodlighting	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 450.00	Works Depot Building Maintenance Workshop - Building Envelope - C/Bond Metal Decking	313047	054.011.041.001	44449
2014-009495	Install anchor points on roof	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 2,000.00	Works Depot Building Maintenance Workshop - C/Bond Metal Decking roof	313080	054.011.041.003	44450
2014-009497	Replace 2 clear roofing sheet panels	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,200.00	Works Depot Building Maintenance Workshop - C/Bond Metal Decking roof	313080	054.011.041.003	44450
2014-009496	Repair or replace whirly gig on roof (not spinning)	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Works Depot Building Maintenance Workshop - C/Bond Metal Decking roof	313080	054.011.041.003	44450
2014-009498	Repair metal guard on roller door	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Works Depot Herbicide Store - Building Envelope - C/Bond Metal Decking	313046	054.011.042.001	37665
2014-009499	Repair internal fluro light fittings	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Works Depot Herbicide Store - Building Envelope - C/Bond Metal Decking	313046	054.011.042.001	37665
2014-009595	Test & tag Fire Extinguisher	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 80.00	Works Depot Meeting Room - Ext'Shrs - Fire Service	313160	054.011.043.004	41217
2014-009501	Install small ramp at entry door to eliminate trip hazard	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 200.00	Works Depot Storage Container - C/Bond Metal Decking roof	313078	054.011.044.003	44458
2014-009500	Repair existing light over entry door	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Works Depot Storage Container - C/Bond Metal Decking roof	313078	054.011.044.003	44458

2014-009502	Replace damaged external metal sheeting panels	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	Works Depot Store Truck Store/Shed - Building Envelope - Galv. Iron	313051	054.011.045.001	37713
2014-009505	Replace all clear roofing sheets	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Works Depot Store Truck Store/Shed - Corrugated Galv. Iron roof	313083	054.011.045.003	37714
2014-009503	Replace all guttering	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Works Depot Store Truck Store/Shed - Corrugated Galv. Iron roof	313083	054.011.045.003	37714
2014-009504	Install Anchor Points	Picton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 4,000.00	Works Depot Store Truck Store/Shed - Corrugated Galv. Iron roof	313083	054.011.045.003	37714
2014-009506	Test & Tag fire extinguisher	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 80.00	Works Depot Store Truck Store/Shed - Ext'Shrs - Fire Service	313095	054.011.045.004	37715
2014-009507	Replace damaged metal sheeting around building	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Works Depot Truck Shed - Building Envelope - Galv. Iron	313044	054.011.046.001	37689
2014-009508	Replace all guttering	Picton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Works Depot Truck Shed - Metal Decking (no colour) roof	313077	054.011.046.003	37690
2014-009451	Install gutter guards	Picton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 400.00	Antill Park Pro-Shop Buggy Store - Building Envelope - C/Bond Metal Deck	312968	054.011.048.001	37763
2014-010321	Repaint main entry door with anti rust paint	Silverdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Silverdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313593	054.012.001.001	37889
2014-010320	Replace all fluro lights in main area	Silverdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	Silverdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313593	054.012.001.001	37889
2014-010319	Repair damaged cornice in toilet	Silverdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Silverdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313593	054.012.001.001	37889
2014-010318	Repaint internal walls	Silverdale	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Silverdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313593	054.012.001.001	37889
2014-010317	Install electric motors on all roller doors	Silverdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 6,000.00	Silverdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313593	054.012.001.001	37889
2014-010316	Replace damaged external metal sheeting	Silverdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Silverdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313593	054.012.001.001	37889
2014-010315	Remove all debris from behind building	Silverdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 600.00	Silverdale RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313593	054.012.001.001	37889
2014-010323	Replace carpet in office area	Silverdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Silverdale RFS Shed - Carpet Floor Covering	313605	054.012.001.003	32768
2014-010322	Install roof anchor points	Silverdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Silverdale RFS Shed - C/Bond Metal Decking Roof	313621	054.012.001.005	37890
2014-010324	Replace air conditioning unit	Silverdale	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 6,000.00	Silverdale RFS Shed - Air Con (Split) - Mechanical Service	313633	054.012.001.006	37891
2014-009809	Repaint external doors and metal grills	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Tahmoor Sportsground Clubhouse (NW Corner) - Building Envelope - Cavity Brick - STD	313324	054.013.001.001	37473
2014-009806	Replace main switch with RCD main switch unit	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Tahmoor Sportsground Clubhouse (NW Corner) - Building Envelope - Cavity Brick - STD	313324	054.013.001.001	37473
2014-009808	Refurbishment of changing rooms and showers back of clubhouse (away team)	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 30,000.00	Tahmoor Sportsground Clubhouse (NW Corner) - Building Envelope - Cavity Brick - STD	313324	054.013.001.001	37473
2014-009807	Replace missing fluro light fitting covers throughout building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 200.00	Tahmoor Sportsground Clubhouse (NW Corner) - Building Envelope - Cavity Brick - STD	313324	054.013.001.001	37473
2014-009813	Replace all timber parquerty floor in club house	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 10,000.00	Tahmoor Sportsground Clubhouse (NW Corner) - Polished Timber Floor Covering	313341	054.013.001.002	37478
2014-009812	Repair and repaint ceiling in clubhouse	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Tahmoor Sportsground Clubhouse (NW Corner) - Metal Decking (no colour) Roof	313349	054.013.001.004	37474
2014-009811	Install gutter guards around building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 600.00	Tahmoor Sportsground Clubhouse (NW Corner) - Metal Decking (no colour) Roof	313349	054.013.001.004	37474
2014-009810	Repair damaged eaves back of clubhouse	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Tahmoor Sportsground Clubhouse (NW Corner) - Metal Decking (no colour) Roof	313349	054.013.001.004	37474
2014-009814	Re tag fire extinguisher	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 80.00	Tahmoor Sportsground Clubhouse (NW Corner) - Ext'Shrs - Fire Service	313356	054.013.001.006	37475
2014-009855	Replace missing external grills around building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,000.00	Tahmoor Pony Club Amenities - Building Envelope - Cavity Brick - STD	313364	054.013.002.001	37461
2014-009858	Repaint barge caooing and fascia boards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Tahmoor Pony Club Amenities - Metal Decking (no colour) - Roof	313378	054.013.002.003	37462

2014-009857	Replace down pipe	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 350.00	Tahmoor Pony Club Amenities - Metal Decking (no colour) - Roof	313378	054.013.002.003	37462
2014-009856	Replace guttering	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,200.00	Tahmoor Pony Club Amenities - Metal Decking (no colour) - Roof	313378	054.013.002.003	37462
2014-009859	Install gutter guards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Tahmoor Pony Club Amenities - Metal Decking (no colour) - Roof	313378	054.013.002.003	37462
2014-009891	Repaint all external doors	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009899	Repaint all internal painted walls throughout building	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009900	Replace ceramic wall tiles in mens toilet	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 1,500.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009898	Refurbish kitchen area	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 20,000.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009897	Repair or replace damaged window opening mechanisms throughout building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009896	Repair cracks in internal walls and monitor	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009895	Replace damaged and missing fluro light covers	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 400.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009894	Replace ceiling fans with air conditioning units	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 20,000.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009892	Repaint metal handrail front of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 400.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009890	Carry out Hazardous material survey due to age of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 600.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009889	Replace damaged verandah fascia boards at side of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 1,000.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009888	Replace pavers to concrete ramp with concrete pathway for better and safer access by wheelchairs to main building entrance	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 2,000.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009901	Carry out structural engineer report due to internal wall cracking	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009893	Repair emergency exit light over main entry door	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 100.00	Tahmoor CWA Hall - Building Envelope - Cavity Brick - STD	313390	054.013.003.001	37071
2014-009906	Replace damaged timber floor panels in main hall	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 3,000.00	Tahmoor CWA Hall - Timber Only - Floor	313405	054.013.003.004	37076
2014-009903	Install anchor points on roof	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Tahmoor CWA Hall - Colorbond M/Deck - Roof	313413	054.013.003.005	37072
2014-009902	Install gutter guards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,500.00	Tahmoor CWA Hall - Colorbond M/Deck - Roof	313413	054.013.003.005	37072
2014-009904	Replace damaged fascia boards and eaves over windows on top of roof	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 5,000.00	Tahmoor CWA Hall - Colorbond M/Deck - Roof	313413	054.013.003.005	37072
2014-009905	Repair cracks in ceiling in front office and repaint	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Tahmoor CWA Hall - Colorbond M/Deck - Roof	313413	054.013.003.005	37072
2014-009815	Demolish and rebuild to meet current BCA and Australian Standards	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 150,000.00	Tahmoor Sportsground Netball Amenities Block - Building Envelope - Cavity Brick - STD	313323	054.013.004.001	44411
2014-009818	Reconstruct concrete entry to male toilets to eliminate trip hazards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 2,000.00	Tahmoor Sportsground Netball Amenities Block - Building Envelope - Cavity Brick - STD	313323	054.013.004.001	44411
2014-009816	Replace handbasins in both toilets	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 800.00	Tahmoor Sportsground Netball Amenities Block - Building Envelope - Cavity Brick - STD	313323	054.013.004.001	44411
2014-009817	Repaint internal painted walls and doors	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Tahmoor Sportsground Netball Amenities Block - Building Envelope - Cavity Brick - STD	313323	054.013.004.001	44411
2014-009819	Replace rusty guttering	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 800.00	Tahmoor Sportsground Netball Amenities Block - C/Bond Metal Decking Roof	313348	054.013.004.003	44412

2014-009820	Replace all timber barge capping and fasica boards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Tahmoor Sportsground Netball Amenities Block - C/Bond Metal Decking Roof	313348	054.013.004.003	44412
2014-009821	Replace damaged down pipe outside ladies toilet	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 350.00	Tahmoor Sportsground Netball Amenities Block - C/Bond Metal Decking Roof	313348	054.013.004.003	44412
2014-009822	Install safety hand railing along ramp and concrete slab area to avoid accidents	Tahmoor	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 5,000.00	Tahmoor Sportsground Toilet Block (Accessible) - Building Envelope - C/Bond Metal Deck - STD	313322	054.013.005.001	38226
2014-009823	Repaint internal metal sheeting	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Tahmoor Sportsground Toilet Block (Accessible) - Building Envelope - C/Bond Metal Deck - STD	313322	054.013.005.001	38226
2014-009824	Replace damaged toilet cover in ladies toilet	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 150.00	Tahmoor Sportsground Toilet Block (Accessible) - Building Envelope - C/Bond Metal Deck - STD	313322	054.013.005.001	38226
2014-009825	Install retaining wall and back fill with concrete back of building to stop erroision of earth beneath concrete slab	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 3,000.00	Tahmoor Sportsground Toilet Block (Accessible) - Concrete - STD - Floor	313339	054.013.005.002	38231
2014-009907	Demolish and replace building with new double Exeloo toilet	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 120,000.00	Emmett Park Amenities / Shed - Building Envelope - Cavity Brick - STD	313389	054.013.006.001	37323
2014-009908	Replace all internal toilet doors	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,000.00	Emmett Park Amenities / Shed - Building Envelope - Cavity Brick - STD	313389	054.013.006.001	37323
2014-009909	Replace handbasins in both toilets	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 900.00	Emmett Park Amenities / Shed - Building Envelope - Cavity Brick - STD	313389	054.013.006.001	37323
2014-009910	Install grill gates on both toilets to prevent vandalism	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Emmett Park Amenities / Shed - Building Envelope - Cavity Brick - STD	313389	054.013.006.001	37323
2014-009911	Install 2 new mens and ladies signs at front of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 400.00	Emmett Park Amenities / Shed - Building Envelope - Cavity Brick - STD	313389	054.013.006.001	37323
2014-009913	Repair damaged down pipe	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	Emmett Park Amenities / Shed - Metal Decking (no colour) - Roof	313412	054.013.006.003	37324
2014-009912	Replace guttering around building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,500.00	Emmett Park Amenities / Shed - Metal Decking (no colour) - Roof	313412	054.013.006.003	37324
2014-009914	Re tag fire extinguisher in shed	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 80.00	Emmett Park Amenities / Shed - Ext'Shrs - Fire Service	313420	054.013.006.004	37325
2014-009861	Change lock on main entry door for council access	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Tahmoor Pony Club Clubhouse - Building Envelope - Metal Cladding - STD	313363	054.013.007.001	37443
2014-009862	Replace incandescent light with outdoor weathproof fluro fitting under front verandah	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 350.00	Tahmoor Pony Club Clubhouse - Building Envelope - Metal Cladding - STD	313363	054.013.007.001	37443
2014-009860	Replace main switchwith RCD	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 500.00	Tahmoor Pony Club Clubhouse - Building Envelope - Metal Cladding - STD	313363	054.013.007.001	37443
2014-009864	Install gutter guards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Tahmoor Pony Club Clubhouse - Metal Decking (no colour) - Roof	313377	054.013.007.003	37444
2014-009863	Replace rusty roof capping and sheets	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Tahmoor Pony Club Clubhouse - Metal Decking (no colour) - Roof	313377	054.013.007.003	37444
2014-009865	Repaint all barge capping and fascia boards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Tahmoor Pony Club Clubhouse - Metal Decking (no colour) - Roof	313377	054.013.007.003	37444
2014-009921	Replace main switch with RCD switch	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Emmett Park Tennis ClubHouse Tahmoor - Building Envelope - Cavity Brick - STD	313388	054.013.008.001	37485
2014-009916	Carry out hazardous material survey due to age of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Emmett Park Tennis ClubHouse Tahmoor - Building Envelope - Cavity Brick - STD	313388	054.013.008.001	37485
2014-009915	Repair cracks in back of building and monitor	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Emmett Park Tennis ClubHouse Tahmoor - Building Envelope - Cavity Brick - STD	313388	054.013.008.001	37485
2014-009918	Replace front timber door	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 400.00	Emmett Park Tennis ClubHouse Tahmoor - Building Envelope - Cavity Brick - STD	313388	054.013.008.001	37485
2014-009919	Replace old bakealite light switch	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 100.00	Emmett Park Tennis ClubHouse Tahmoor - Building Envelope - Cavity Brick - STD	313388	054.013.008.001	37485
2014-009920	Demolish building and replace if required to meet current BCA and Australian Standards	Tahmoor	Action Urgency 4: Low Risk-Low Priority.	2017-18	Enhancement	\$ 40,000.00	Emmett Park Tennis ClubHouse Tahmoor - Building Envelope - Cavity Brick - STD	313388	054.013.008.001	37485
2014-009917	Replace rusty and damaged roofing sheets on verandah and main roof	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,000.00	Emmett Park Tennis ClubHouse Tahmoor - Building Envelope - Cavity Brick - STD	313388	054.013.008.001	37485
2014-009923	Replace rotten timber fascia boards and repaint	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Emmett Park Tennis ClubHouse Tahmoor - Metal Decking (no colour) - Roof	313411	054.013.008.004	37486

2014-009924	Replace all internal ceiling panels	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 2,000.00	Emmett Park Tennis ClubHouse Tahmoor - Metal Decking (no colour) - Roof	313411	054.013.008.004	37486
2014-009922	Replace missing guttering back of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 600.00	Emmett Park Tennis ClubHouse Tahmoor - Metal Decking (no colour) - Roof	313411	054.013.008.004	37486
2014-009925	Carry out hazardous material survey due to age of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Noonameena House - Bargo River Rd - Tahmoor - Building Envelope - Metal Cladding	313387	054.013.009.001	44098
2014-009926	Replace timber hand rail on front ramp with child proof safety hand railing	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Noonameena House - Bargo River Rd - Tahmoor - Building Envelope - Metal Cladding	313387	054.013.009.001	44098
2014-009927	Repair cracks in external wall and monitor	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Noonameena House - Bargo River Rd - Tahmoor - Building Envelope - Metal Cladding	313387	054.013.009.001	44098
2014-009929	Replace damaged guttering	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Renewal	\$ 600.00	Noonameena House - Bargo River Rd - Tahmoor - Metal Decking (no colour) - Roof	313410	054.013.009.004	44099
2014-009928	Install gutter guards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 2,000.00	Noonameena House - Bargo River Rd - Tahmoor - Metal Decking (no colour) - Roof	313410	054.013.009.004	44099
2014-009940	Replace cracked ceramic wall tiles in ladies toilet	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 2,000.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009939	Re install toilet roll holder closer to toilet seats as requested by staff in 2+ child care centre	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 1,000.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009931	Repair cracks and damaged external wall back of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009932	Replace hot water service with solar panelled hot water system	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 8,000.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009933	Install Solar panels on roof and feed into main switchboard to improve building power efficiency	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 50,000.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009934	Install safety hand rails on ramps at front of building from car parking areas to main entry door	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009935	Repair and repaint timber pergola structure at back of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,500.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009936	Replace 2 40 watt fluro light fittings at main entrance with weather proof light fittings	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 400.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009937	Install small ramps from floor area to ceramic tiled floor areas throughout building to eliminate trip hazardous	Tahmoor	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 800.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009938	Repair emergency exit light over door in Katies Kinder Garden Room	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 100.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009930	Replace damaged ceramic floor tiles between car park and main entrance	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 400.00	Tahmoor Community Centre - Building Envelope - Cavity Brick - STD	313386	054.013.010.001	37065
2014-009946	Repaint all internal yellow painted wall areas	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 4,000.00	Tahmoor Community Centre - Plasterboard - Internal Screen	313395	054.013.010.002	37070
2014-009945	Replace vinyl floor sheeting throughout building	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 8,000.00	Tahmoor Community Centre - Vinyl Floor Covering	313396	054.013.010.003	44116
2014-009944	Repair down pipe back of child care centre	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Tahmoor Community Centre - Colorbond M/Deck - Roof	313409	054.013.010.005	37066
2014-009942	Replace damaged eave section back of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 5,000.00	Tahmoor Community Centre - Colorbond M/Deck - Roof	313409	054.013.010.005	37066
2014-009941	Install gutter guards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Tahmoor Community Centre - Colorbond M/Deck - Roof	313409	054.013.010.005	37066
2014-009943	Repaint old roofing sheets	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 8,000.00	Tahmoor Community Centre - Colorbond M/Deck - Roof	313409	054.013.010.005	37066
2014-009947	Replace ceiling fans and wall heaters in Katies Kinder Garden Room	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Renewal	\$ 16,000.00	Tahmoor Community Centre - Air Con (Split) - Mechanical Service	313417	054.013.010.007	37067
2014-009867	Repaint all external doors	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 900.00	Tahmoor Disabled Pony Club Brick Disabled - Building Envelope - Cavity Brick - STD	313362	054.013.011.001	37437
2014-009868	Repair or replace roller door window front of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,600.00	Tahmoor Disabled Pony Club Brick Disabled - Building Envelope - Cavity Brick - STD	313362	054.013.011.001	37437

2014-009866	Replace missing 20 watt fluoro light fitting under verandah	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 300.00	Tahmoor Disabled Pony Club Brick Disabled - Building Envelope - Cavity Brick - STD	313362	054.013.011.001	37437
2014-009869	Install anchor points	Tahmoor	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 3,000.00	Tahmoor Disabled Pony Club Brick Disabled - C/Bond Metal Decking Roof	313376	054.013.011.003	37438
2014-009870	Demolish and rebuild storage shed if required	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 15,000.00	Tahmoor Pony Club Open Storage - Building Envelope - Colorbond M/Deck - STD	313361	054.013.012.001	37449
2014-009871	Replace all roofing sheets	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Tahmoor Pony Club Open Storage - Metal Decking (no colour) - Roof	313375	054.013.012.003	37450
2014-009872	Remove all timber debris from back of building - fire hazard	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Tahmoor Pony Club Sheds - Building Envelope - Colorbond M/Deck - STD	313360	054.013.013.001	37455
2014-009873	Install gutter guards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Tahmoor Pony Club Sheds - Metal Decking (no colour) - Roof	313374	054.013.013.003	37456
2014-009826	Install metal cover over orange electrical conduit east side of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Tahmoor Sportsground Amenities & Canteen (Netball) - Building Envelope - Cavity Brick - STD	313321	054.013.014.001	37479
2014-009831	Repaint verandah posts	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,500.00	Tahmoor Sportsground Amenities & Canteen (Netball) - Building Envelope - Cavity Brick - STD	313321	054.013.014.001	37479
2014-009830	Replace single fluoro light fittings with doubles to improve general lighting throughout building	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 1,200.00	Tahmoor Sportsground Amenities & Canteen (Netball) - Building Envelope - Cavity Brick - STD	313321	054.013.014.001	37479
2014-009829	Repaint all external grills and doors around building	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Tahmoor Sportsground Amenities & Canteen (Netball) - Building Envelope - Cavity Brick - STD	313321	054.013.014.001	37479
2014-009828	Repair cable and conduit south side of building and cover with metal cover	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Tahmoor Sportsground Amenities & Canteen (Netball) - Building Envelope - Cavity Brick - STD	313321	054.013.014.001	37479
2014-009827	Install RCD main switch in main switchboard	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Tahmoor Sportsground Amenities & Canteen (Netball) - Building Envelope - Cavity Brick - STD	313321	054.013.014.001	37479
2014-009834	Replace vinyl floor sheeting in canteen	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 1,200.00	Tahmoor Sportsground Amenities & Canteen (Netball) - Vinyl Floor Covering	313337	054.013.014.002	44302
2014-009832	Replace all clear roofing sheets	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,500.00	Tahmoor Sportsground Amenities & Canteen (Netball) - Metal Decking (no colour) Roof	313346	054.013.014.004	37480
2014-009833	Repaint all barge capping nad fascia boards around building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Tahmoor Sportsground Amenities & Canteen (Netball) - Metal Decking (no colour) Roof	313346	054.013.014.004	37480
2014-009835	Install metal covering over electrical conduit	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Tahmoor Sportsground Amenities Block - Building Envelope - Cavity Brick - STD	313320	054.013.015.001	37263
2014-009836	Repair fluoro light fitting in mens toilet	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 120.00	Tahmoor Sportsground Amenities Block - Building Envelope - Cavity Brick - STD	313320	054.013.015.001	37263
2014-009837	Paint eaves around building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 1,000.00	Tahmoor Sportsground Amenities Block - Metal Decking (no colour) Roof	313345	054.013.015.003	37264
2014-009838	Repaint all external doors and grills	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Building Envelope - Cavity Brick - STD	313319	054.013.016.001	37467
2014-009842	Replace damaged timber door in home changing room	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 350.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Building Envelope - Cavity Brick - STD	313319	054.013.016.001	37467
2014-009840	Replace damaged light switch in storage shed (left side of canteen door)	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 120.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Building Envelope - Cavity Brick - STD	313319	054.013.016.001	37467
2014-009841	Refurbishment of changing rooms and showers	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 30,000.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Building Envelope - Cavity Brick - STD	313319	054.013.016.001	37467
2014-009843	Repair damaged internal fibre sheet wall in home changing room	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Building Envelope - Cavity Brick - STD	313319	054.013.016.001	37467
2014-009844	Install additional fluoro lighting in home changing room	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Building Envelope - Cavity Brick - STD	313319	054.013.016.001	37467
2014-009839	Carry out Hazardous Material Survey due to age of building	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Building Envelope - Cavity Brick - STD	313319	054.013.016.001	37467
2014-009848	Repaint painted floor area in home changing room	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 600.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Concrete (predom) with some timber - Floor	313335	054.013.016.003	37472
2014-009847	Replace ceiling panels in canteen	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 5,000.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Metal Decking (no colour) Roof	313344	054.013.016.004	37468

2014-009846	Install gutter guards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Metal Decking (no colour) Roof	313344	054.013.016.004	37468
2014-009845	Repair damaged eaves over canteen roller door	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Metal Decking (no colour) Roof	313344	054.013.016.004	37468
2014-009849	Re tag fire extinguisher	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 80.00	Tahmoor Sportsground Change Room & Kiosk Mid Ground - Ext'Shrs - Fire Service	313352	054.013.016.006	37469
2014-009852	Repair metal door on right hand side shed very difficult to close	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 300.00	Tahmoor Sportsground Storage Shed - Building Envelope - Cavity Brick - STD	313318	054.013.017.001	44089
2014-009851	Remove non council lock and replace with council lock chain on door	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 60.00	Tahmoor Sportsground Storage Shed - Building Envelope - Cavity Brick - STD	313318	054.013.017.001	44089
2014-009850	Repair fluro light fitting in left hand side shed	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 120.00	Tahmoor Sportsground Storage Shed - Building Envelope - Cavity Brick - STD	313318	054.013.017.001	44089
2014-009853	Install anchor points on roof	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 3,000.00	Tahmoor Sportsground Storage Shed - Metal Decking (no colour) Roof	313343	054.013.017.003	44088
2014-009854	Re tag fire extinguisher (right hand side of the shed)	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 80.00	Tahmoor Sportsground Storage Shed - Ext'Shrs - Fire Service	313350	054.013.017.004	44090
2014-009874	Repaint flag pole outside front roller doors	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 900.00	Tahmoor RFS Shed - Building Envelope - Cavity Brick (predom) with others	313359	054.013.018.001	37895
2014-009877	Repair fluro light fitting in rear storage area	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 100.00	Tahmoor RFS Shed - Building Envelope - Cavity Brick (predom) with others	313359	054.013.018.001	37895
2014-009876	Repaint all internal painted walls and doors	Tahmoor	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Tahmoor RFS Shed - Building Envelope - Cavity Brick (predom) with others	313359	054.013.018.001	37895
2014-009875	Install RCD main switch	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Tahmoor RFS Shed - Building Envelope - Cavity Brick (predom) with others	313359	054.013.018.001	37895
2014-009882	Repair cracks in concrete floor	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Tahmoor RFS Shed - Concrete (only) - STD - Floor	313366	054.013.018.002	37900
2014-009883	Repaint painted floor area after repairs to cracks are carried out	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Tahmoor RFS Shed - Concrete (only) - STD - Floor	313366	054.013.018.002	37900
2014-009880	Replace clear roof panels	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,000.00	Tahmoor RFS Shed - Metal Decking (no colour) - Roof	313373	054.013.018.003	37896
2014-009879	Replace all metal roofing sheets	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 8,000.00	Tahmoor RFS Shed - Metal Decking (no colour) - Roof	313373	054.013.018.003	37896
2014-009878	Install roof anchor points	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Tahmoor RFS Shed - Metal Decking (no colour) - Roof	313373	054.013.018.003	37896
2014-009881	Install whirly gig in rear storage area were chemcials are kept to avoid build up of fumes in this area	Tahmoor	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 1,500.00	Tahmoor RFS Shed - Metal Decking (no colour) - Roof	313373	054.013.018.003	37896
2014-009884	Re tag fire extinguisher	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 80.00	Tahmoor RFS Shed - Ext'Shrs - Fire Service	313380	054.013.018.005	37897
2014-009885	Replace air conditioning unit due to age	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 10,000.00	Tahmoor RFS Shed - Air Con (Split) - Mechanical Service	313381	054.013.018.006	37897
2014-009886	Install Whirly gigs for natural ventilation	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Tahmoor Pony Club Shed (NEW) - C/Bond Metal Decking Roof	313372	054.013.019.003	37456
2014-009887	Install gutter guards	Tahmoor	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,200.00	Tahmoor Pony Club Shed (NEW) - C/Bond Metal Decking Roof	313372	054.013.019.003	37456
2014-009708	Replace carpet in main hall area	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 3,000.00	Heritage Centre Hall - Building Envelope - Timber - STD	313247	054.014.001.001	37143
2014-009709	Replace hall chairs to fit in with this type of building	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 2,000.00	Heritage Centre Hall - Building Envelope - Timber - STD	313247	054.014.001.001	37143
2014-009710	Install anchor points on roof	The Oaks	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 3,000.00	Heritage Centre Hall - C/Bond Metal Decking Roof	313274	054.014.001.004	37144
2014-009712	Replace carpet throughout building	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Renewal	\$ 10,000.00	Heritage Centre Entrance Building - Building Envelope - Cavity Brick - STD	313246	054.014.002.001	37137
2014-009713	Eliminate trip hazard at entry gate with asphalt ramp	The Oaks	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Reactive	\$ 300.00	Heritage Centre Entrance Building - Building Envelope - Cavity Brick - STD	313246	054.014.002.001	37137
2014-009711	Replace missing fluro light covers	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Renewal	\$ 300.00	Heritage Centre Entrance Building - Building Envelope - Cavity Brick - STD	313246	054.014.002.001	37137

2014-009754	Install security system in main building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 10,000.00	Heritage Centre Entrance Building - Building Envelope - Cavity Brick - STD	313246	054.014.002.001	37137
2014-009714	Replace rusty guttering back of building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 1,200.00	Heritage Centre Entrance Building - C/Bond Metal Decking Roof	313273	054.014.002.004	37138
2014-009716	Install fluro light covers	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 400.00	Heritage Centre Shed 2 - Building Envelope - C/Bond Metal Deck - STD	313245	054.014.003.001	37167
2014-009715	Replace rusty metal external sheeting around building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Heritage Centre Shed 2 - Building Envelope - C/Bond Metal Deck - STD	313245	054.014.003.001	37167
2014-009720	Repaint internal painted walls	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 200.00	Heritage Centre Shed 2 - Timber Panels - Internal Screen	313253	054.014.003.003	44270
2014-009717	Install gutter guards	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Heritage Centre Shed 2 - C/Bond Metal Decking Roof	313272	054.014.003.004	37168
2014-009718	Install anchor points	The Oaks	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 3,000.00	Heritage Centre Shed 2 - C/Bond Metal Decking Roof	313272	054.014.003.004	37168
2014-009719	Repair damaged bird netting along eaves	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Heritage Centre Shed 2 - C/Bond Metal Decking Roof	313272	054.014.003.004	37168
2014-009721	Repair cracks in internal walls	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	W.S. Williams Amenities / Shed - Building Envelope - Cavity Brick - STD	313244	054.014.004.001	37305
2014-009722	Repaint internal doors and walls	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,500.00	W.S. Williams Amenities / Shed - Building Envelope - Cavity Brick - STD	313244	054.014.004.001	37305
2014-009723	Replace handbasin in ladies toilet	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 900.00	W.S. Williams Amenities / Shed - Building Envelope - Cavity Brick - STD	313244	054.014.004.001	37305
2014-009724	Replace missing door locks in access and ladies toilet	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 200.00	W.S. Williams Amenities / Shed - Building Envelope - Cavity Brick - STD	313244	054.014.004.001	37305
2014-009727	Repaint barge capping	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 600.00	W.S. Williams Amenities / Shed - Metal Decking (no colour) Roof	313271	054.014.004.003	37306
2014-009725	Replace missing down pipe	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 400.00	W.S. Williams Amenities / Shed - Metal Decking (no colour) Roof	313271	054.014.004.003	37306
2014-009726	Repair loose guttering and tighten roofing screws where required	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	W.S. Williams Amenities / Shed - Metal Decking (no colour) Roof	313271	054.014.004.003	37306
2014-010029	Repaint internal painted walls and doors	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Dudley Chesham Pony Club Clubhouse - Building Envelope - Cavity Brick - STD	313447	054.014.005.001	37503
2014-010023	Repair damaged steel external grill right hand side front building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Dudley Chesham Pony Club Clubhouse - Building Envelope - Cavity Brick - STD	313447	054.014.005.001	37503
2014-010025	Repair fluro light fitting in clubhouse	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 100.00	Dudley Chesham Pony Club Clubhouse - Building Envelope - Cavity Brick - STD	313447	054.014.005.001	37503
2014-010026	Install additional fluro lights in shed to improve general lighting	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Dudley Chesham Pony Club Clubhouse - Building Envelope - Cavity Brick - STD	313447	054.014.005.001	37503
2014-010024	Replace missing cornice in clubhouse	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 300.00	Dudley Chesham Pony Club Clubhouse - Building Envelope - Cavity Brick - STD	313447	054.014.005.001	37503
2014-010027	Replace partition screen between clubhouse and shed	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 1,000.00	Dudley Chesham Pony Club Clubhouse - Building Envelope - Cavity Brick - STD	313447	054.014.005.001	37503
2014-010028	Replace main electrical switch in shed with RCD unit	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 500.00	Dudley Chesham Pony Club Clubhouse - Building Envelope - Cavity Brick - STD	313447	054.014.005.001	37503
2014-010032	Repaint ceiling in clubhouse	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 800.00	Dudley Chesham Pony Club Clubhouse - C/Bond Metal Decking Roof	313467	054.014.005.004	37504
2014-010031	Repair down pipe front right hand side of building and extend pipe away from building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Dudley Chesham Pony Club Clubhouse - C/Bond Metal Decking Roof	313467	054.014.005.004	37504
2014-010030	Replace rusty roof capping	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 2,000.00	Dudley Chesham Pony Club Clubhouse - C/Bond Metal Decking Roof	313467	054.014.005.004	37504
2014-009758	Repaint all internal doors	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 300.00	Dudley Chesham Canteen - Building Envelope - Cavity Brick - STD	313291	054.014.006.001	37491
2014-009757	Repaint metal external door	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Dudley Chesham Canteen - Building Envelope - Cavity Brick - STD	313291	054.014.006.001	37491
2014-009756	Reconstruct concrete pathway to back canteen door	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 900.00	Dudley Chesham Canteen - Building Envelope - Cavity Brick - STD	313291	054.014.006.001	37491

2014-009759	Repair fascia boards around building and repaint	The Oaks	Action Urgency 4: Low Risk-Low Priority.	2015-16	Program	\$ 900.00	Dudley Chesham Canteen - Metal Decking (no colour) Roof	313310	054.014.006.003	37492
2014-009761	Replace all internal doors	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 2,000.00	Dudley Chesham Amenities - Building Envelope - Cavity Brick - STD	313290	054.014.007.001	37233
2014-009765	Demolish and rebuild toilet to meet current BCA and Australian Standards	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 90,000.00	Dudley Chesham Amenities - Building Envelope - Cavity Brick - STD	313290	054.014.007.001	37233
2014-009764	Install steel security gates on male and female toilets to stop vandalism	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Dudley Chesham Amenities - Building Envelope - Cavity Brick - STD	313290	054.014.007.001	37233
2014-009762	Replace concrete W.C in ladies toilet with stainless steel unit	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 900.00	Dudley Chesham Amenities - Building Envelope - Cavity Brick - STD	313290	054.014.007.001	37233
2014-009760	Repaint all internal doors and walls	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Dudley Chesham Amenities - Building Envelope - Cavity Brick - STD	313290	054.014.007.001	37233
2014-009763	Investigate and carry out repairs to leak in ladies toilet - pipe to W.C.	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Dudley Chesham Amenities - Building Envelope - Cavity Brick - STD	313290	054.014.007.001	37233
2014-009766	Install small ramp at building entry east side to eliminate trip hazard	The Oaks	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 300.00	Dudley Chesham Tennis Club - Building Envelope - Cavity Brick - STD	313289	054.014.008.001	37509
2014-009769	Repaint rusty internal steel door	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 200.00	Dudley Chesham Tennis Club - Building Envelope - Cavity Brick - STD	313289	054.014.008.001	37509
2014-009767	Replace damaged window behind entry door east side	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 500.00	Dudley Chesham Tennis Club - Building Envelope - Cavity Brick - STD	313289	054.014.008.001	37509
2014-009768	Replace all fluro lighting throughout building	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 800.00	Dudley Chesham Tennis Club - Building Envelope - Cavity Brick - STD	313289	054.014.008.001	37509
2014-009770	Re fit down pipe to guttering east side building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 200.00	Dudley Chesham Tennis Club - C/Bond Metal Decking Roof	313308	054.014.008.004	37510
2014-009728	Repair cracks in external brick work	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Dudley Chesham Toilet block - Skatepark - Building Envelope - Cavity Brick - STD	313243	054.014.009.001	44383
2014-009732	Demolish building and rebuild to meet current BCA and Australian Standards	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 90,000.00	Dudley Chesham Toilet block - Skatepark - Building Envelope - Cavity Brick - STD	313243	054.014.009.001	44383
2014-009729	Repaint internal walls and doors	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Dudley Chesham Toilet block - Skatepark - Building Envelope - Cavity Brick - STD	313243	054.014.009.001	44383
2014-009730	Reconstruct concrete pathway entrance to toilets to eliminate trip hazards	The Oaks	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Renewal	\$ 500.00	Dudley Chesham Toilet block - Skatepark - Building Envelope - Cavity Brick - STD	313243	054.014.009.001	44383
2014-009731	Fit new lock on mens toilet door	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 250.00	Dudley Chesham Toilet block - Skatepark - Building Envelope - Cavity Brick - STD	313243	054.014.009.001	44383
2014-009734	Replace rusty guttering	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 600.00	Dudley Chesham Toilet block - Skatepark - Metal Decking (no colour) Roof	313270	054.014.009.003	44384
2014-009733	Replace damaged timber fascia board	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Dudley Chesham Toilet block - Skatepark - Metal Decking (no colour) Roof	313270	054.014.009.003	44384
2014-009735	Repair damaged fluro light fitting over home team changing room door	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 150.00	Dudley Chesham Change Room/Canteen & Amenities - Building Envelope - Cone Block - STD	313242	054.014.010.001	37497
2014-009736	Fill in holes around verandah post to eliminate trip/fall hazards	The Oaks	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 600.00	Dudley Chesham Change Room/Canteen & Amenities - Building Envelope - Cone Block - STD	313242	054.014.010.001	37497
2014-009737	Refurbish changing room including shower partitions	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 30,000.00	Dudley Chesham Change Room/Canteen & Amenities - Building Envelope - Cone Block - STD	313242	054.014.010.001	37497
2014-009738	Repaint internal painted walls and benches	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Dudley Chesham Change Room/Canteen & Amenities - Building Envelope - Cone Block - STD	313242	054.014.010.001	37497
2014-009739	Repair fluro light fitting in home changing room near shower	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 150.00	Dudley Chesham Change Room/Canteen & Amenities - Building Envelope - Cone Block - STD	313242	054.014.010.001	37497
2014-009740	Replace damaged power point in away changing room	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 150.00	Dudley Chesham Change Room/Canteen & Amenities - Building Envelope - Cone Block - STD	313242	054.014.010.001	37497
2014-009741	Repaint all internal walls and skirting boards in upstairs commentary box	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,200.00	Dudley Chesham Change Room/Canteen & Amenities - Building Envelope - Cone Block - STD	313242	054.014.010.001	37497
2014-009742	Replace rusty roofing sheets	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 8,000.00	Dudley Chesham Change Room/Canteen & Amenities - Metal Decking (no colour) Roof	313269	054.014.010.003	37498

2014-009743	Replace damaged guttering back of building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 400.00	Dudley Chesham Change Room/Canteen & Amenities - Metal Decking (no colour) Roof	313269	054.014.010.003	37498
2014-009772	Repaint all external timber walls doors and window frames	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 10,000.00	The Oaks Seniors Hall - Building Envelope - Timber - STD	313288	054.014.011.001	37083
2014-009782	Replace all wall heaters and ceiling fans with air conditioning units	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 10,000.00	The Oaks Seniors Hall - Building Envelope - Timber - STD	313288	054.014.011.001	37083
2014-009774	Refurbishment of Kitchen	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 15,000.00	The Oaks Seniors Hall - Building Envelope - Timber - STD	313288	054.014.011.001	37083
2014-009775	Repaint all internal walls and doors	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 8,000.00	The Oaks Seniors Hall - Building Envelope - Timber - STD	313288	054.014.011.001	37083
2014-009778	Demolish and re build building to meet current BCA and Australian Standards	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 200,000.00	The Oaks Seniors Hall - Building Envelope - Timber - STD	313288	054.014.011.001	37083
2014-009776	Install small ramp to eliminate trip hazard entering ladies and access toilet areas	The Oaks	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 500.00	The Oaks Seniors Hall - Building Envelope - Timber - STD	313288	054.014.011.001	37083
2014-009773	Replace front timber door	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	The Oaks Seniors Hall - Building Envelope - Timber - STD	313288	054.014.011.001	37083
2014-009777	Refurbishment of mens toilet to make easier access	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 20,000.00	The Oaks Seniors Hall - Building Envelope - Timber - STD	313288	054.014.011.001	37083
2014-009771	Replace all damaged timber external boards	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	The Oaks Seniors Hall - Building Envelope - Timber - STD	313288	054.014.011.001	37083
2014-009781	Replace carpet in main hall area	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 3,000.00	The Oaks Seniors Hall - Carpet Floor Covering	313297	054.014.011.003	44418
2014-009780	Repair damaged timber ceiling areas and repaint all ceilings	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	The Oaks Seniors Hall - Metal Decking (no colour) Roof	313307	054.014.011.005	37084
2014-009779	Replace damaged down pipe south side of building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 300.00	The Oaks Seniors Hall - Metal Decking (no colour) Roof	313307	054.014.011.005	37084
2014-009787	Re point and repair damaged brick work front of building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009783	Repaint all external timber walls,doors and window frames	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 15,000.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009784	Replace damaged timber window frames	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009786	Replace lock on external electrical switchboard to E lock	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 150.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009788	Demolish and re build building to meet current BCA and Australian Standards	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 300,000.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009785	Repair or replace damaged timber beams under external stairway platform	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009789	Carry out Hazardous Material Survey due to age of building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009791	Refurbishment of toilet areas	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 30,000.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009792	Replace all fluoro light fittings throughout building to improve efficiency and general lighting	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 8,000.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009800	Replace all wall heaters and ceiling fans with air conditioning units	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 20,000.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009790	Refurbishment of Kitchen	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 10,000.00	The Oaks Community Hall - Building Envelope - Timber (predom) with others	313287	054.014.012.001	37077
2014-009798	Repair damaged timber floor areas	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	The Oaks Community Hall - Timber (only) - STD - Floor	313295	054.014.012.004	37082

2014-009799	Sandback and re seal all timber floor areas	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	The Oaks Community Hall - Timber (only) - STD - Floor	313295	054.014.012.004	37082
2014-009793	Replace rusty guttering back of building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 4,000.00	The Oaks Community Hall - Metal Decking (no colour) Roof	313306	054.014.012.005	37078
2014-009794	Repair damaged eaves back of building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	The Oaks Community Hall - Metal Decking (no colour) Roof	313306	054.014.012.005	37078
2014-009796	Install Anchor Roof points	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	The Oaks Community Hall - Metal Decking (no colour) Roof	313306	054.014.012.005	37078
2014-009797	Repair damaged ceiling areas and repaint ceilings throughout building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 8,000.00	The Oaks Community Hall - Metal Decking (no colour) Roof	313306	054.014.012.005	37078
2014-009795	Replace damaged barge capping around building	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,200.00	The Oaks Community Hall - Metal Decking (no colour) Roof	313306	054.014.012.005	37078
2014-009744	Replace external termite damaged timber panels	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 5,000.00	Heritage Centre Hut - Building Envelope - Timber - STD	313241	054.014.014.001	37149
2014-009745	Carry out termite inspection and carry out treatment if still required	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Heritage Centre Hut - Building Envelope - Timber - STD	313241	054.014.014.001	37149
2014-009746	Replace rusty roofing sheets if required to keep authentic look	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 8,000.00	Heritage Centre Hut - Corrugated Galv. Iron Roof	313268	054.014.014.003	37150
2014-009747	Replace all external timber boards effected by termite damage	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 4,000.00	Heritage Centre Picnic Shelter - Building Envelope - Timber - STD	313240	054.014.015.001	37155
2014-009748	Install gutter guards	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 500.00	Heritage Centre Picnic Shelter - C/Bond Metal Decking Roof	313267	054.014.015.003	37156
2014-009755	Sandback and seal timber floor	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Heritage Centre Shed 1 - Polished Timber Floor Covering	313260	054.014.016.003	37166
2014-009752	Repaint all internal painted walls	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 5,000.00	The Oaks RFS Shed - Building Envelope - Cavity Brick - STD	313238	054.014.017.001	37901
2014-009751	Repaint entry door	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 200.00	The Oaks RFS Shed - Building Envelope - Cavity Brick - STD	313238	054.014.017.001	37901
2014-009750	Repaint internal painted floor at foyer	The Oaks	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 800.00	The Oaks RFS Shed - Building Envelope - Cavity Brick - STD	313238	054.014.017.001	37901
2014-009749	Replace lock on electrical sitchboard with E key lock	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Renewal	\$ 120.00	The Oaks RFS Shed - Building Envelope - Cavity Brick - STD	313238	054.014.017.001	37901
2014-009753	Replace damaged suspended ceiling tile	The Oaks	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 500.00	The Oaks RFS Shed - Metal Decking (no colour) Roof	313265	054.014.017.005	37902
2014-010327	Repaint all internal walls	Theresa Park	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Theresa Park RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313592	054.015.001.001	37907
2014-010328	Replace handrail on upper level to meet current Australian Standards	Theresa Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 4,000.00	Theresa Park RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313592	054.015.001.001	37907
2014-010326	Replace steel ladder to upper level with new stairway to meet current Australian Standards	Theresa Park	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 6,000.00	Theresa Park RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313592	054.015.001.001	37907
2014-010325	Repaint external door frame	Theresa Park	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 400.00	Theresa Park RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313592	054.015.001.001	37907
2014-010330	Paint main concrete floor area with non slip paint	Theresa Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Theresa Park RFS Shed - Concrete - STD - Floor	313607	054.015.001.002	37912
2014-010331	Replace vinyl floor sheeting in kitchen	Theresa Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Theresa Park RFS Shed - Vinyl Floor Covering	313608	054.015.001.003	32798
2014-010329	Install roof anchor points	Theresa Park	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Theresa Park RFS Shed - Metal Decking (no colour) Roof	313620	054.015.001.005	37908
2014-009949	Demolish and replace building to meet current BCA and Australian Standards	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Enhancement	\$ 120,000.00	Thirlmere Sportsground Amenities Block - Building Envelope - Cavity Brick - STD	313385	054.016.001.001	37281
2014-009948	Repaint all internal painted walls	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Thirlmere Sportsground Amenities Block - Building Envelope - Cavity Brick - STD	313385	054.016.001.001	37281

2014-009950	Install gutter guards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 400.00	Thirlmere Sportsground Amenities Block - Colorbond M/Deck - Roof	313408	054.016.001.003	37282
2014-009951	Replace missing down pipe	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 300.00	Thirlmere Sportsground Amenities Block - Colorbond M/Deck - Roof	313408	054.016.001.003	37282
2014-009970	Replace damaged window LHS building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 300.00	Thirlmere Community Hall Shed - Building Envelope - Cavity Brick - STD	313428	054.016.002.001	37095
2014-009971	Repair cracks in external wall back of building and monitor	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	Thirlmere Community Hall Shed - Building Envelope - Cavity Brick - STD	313428	054.016.002.001	37095
2014-009972	Remove all vegetation from around building to eliminate fire hazards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Thirlmere Community Hall Shed - Building Envelope - Cavity Brick - STD	313428	054.016.002.001	37095
2014-009973	Paint external hardiplank boards to prolong life expectancy	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Thirlmere Community Hall Shed - Building Envelope - Cavity Brick - STD	313428	054.016.002.001	37095
2014-009969	Replace rusty door frame and timber door LHS building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,200.00	Thirlmere Community Hall Shed - Building Envelope - Cavity Brick - STD	313428	054.016.002.001	37095
2014-009975	Replace all guttering	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 3,000.00	Thirlmere Community Hall Shed - Metal Decking (no colour) Roof	313443	054.016.002.003	37096
2014-009974	Install gutter guards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Thirlmere Community Hall Shed - Metal Decking (no colour) Roof	313443	054.016.002.003	37096
2014-010033	Repaint fascia and barge capping boards	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 600.00	Thirlmere Memorial Park Tennis Club - Building Envelope - Cavity Brick - STD	313452	054.016.003.001	37521
2014-010034	Repair external light	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 150.00	Thirlmere Memorial Park Tennis Club - Building Envelope - Cavity Brick - STD	313452	054.016.003.001	37521
2014-010035	Replace missing guttering and down pipe and pipe away from building to improve drainage problems	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,000.00	Thirlmere Memorial Park Tennis Club - Metal Decking (no colour) Roof	313472	054.016.003.004	37523
2014-010037	Repaint fascia and barge capping boards	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 600.00	Thirlmere Greyhound Amenities - Building Envelope - Cavity Brick - STD	313451	054.016.004.001	37545
2014-010038	Replace signs outside male and female toilets	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 300.00	Thirlmere Greyhound Amenities - Building Envelope - Cavity Brick - STD	313451	054.016.004.001	37545
2014-010039	Replace damaged vandalism hand basin in ladies toilet	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Thirlmere Greyhound Amenities - Building Envelope - Cavity Brick - STD	313451	054.016.004.001	37545
2014-010040	Install drainage dish high side of building to improve drainage from building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,200.00	Thirlmere Greyhound Amenities - Building Envelope - Cavity Brick - STD	313451	054.016.004.001	37545
2014-010036	Replace rusty steel security grill gates at entry ppoint male and female toilets	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 1,500.00	Thirlmere Greyhound Amenities - Building Envelope - Cavity Brick - STD	313451	054.016.004.001	37545
2014-010041	Replace damaged guttering	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Thirlmere Greyhound Amenities - Metal Decking (no colour) Roof	313471	054.016.004.003	37546
2014-010042	Repair down pipe outside ladies toilet	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 150.00	Thirlmere Greyhound Amenities - Metal Decking (no colour) Roof	313471	054.016.004.003	37546
2014-009976	Replace missing glass louvers	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 300.00	Thirlmere Community Hall/Amenities Block - Building Envelope - Cavity Brick - STD	313427	054.016.005.001	37101
2014-009980	Replace hand basin in mens toilet	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 600.00	Thirlmere Community Hall/Amenities Block - Building Envelope - Cavity Brick - STD	313427	054.016.005.001	37101
2014-009979	Replace missing grill in mens toilet WC	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 200.00	Thirlmere Community Hall/Amenities Block - Building Envelope - Cavity Brick - STD	313427	054.016.005.001	37101
2014-009977	Repair or replace damaged lock on ladies toilet door	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 150.00	Thirlmere Community Hall/Amenities Block - Building Envelope - Cavity Brick - STD	313427	054.016.005.001	37101
2014-009978	Repaint all internal walls and doors	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Thirlmere Community Hall/Amenities Block - Building Envelope - Cavity Brick - STD	313427	054.016.005.001	37101
2014-009981	Install gutter guards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Thirlmere Community Hall/Amenities Block - Metal Decking (no colour) Roof	313442	054.016.005.003	37102
2014-010043	Replace all missing toilet seats	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 800.00	Thirlmere Memorial Park Amenities & Shed - Building Envelope - Cavity Brick - STD	313450	054.016.006.001	37275
2014-010044	Replace missing door locks in mens and access toilets	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Thirlmere Memorial Park Amenities & Shed - Building Envelope - Cavity Brick - STD	313450	054.016.006.001	37275
2014-010048	Replace missing breeze block over access toilet	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Thirlmere Memorial Park Amenities & Shed - Building Envelope - Cavity Brick - STD	313450	054.016.006.001	37275

2014-010049	Demolish and replace building with Exeloo type toilet building to meet current BCA and Australian Standards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 15,000.00	Thirlmere Memorial Park Amenities & Shed - Building Envelope - Cavity Brick - STD	313450	054.016.006.001	37275
2014-010047	Replace main electrical switch with RCD switch	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Thirlmere Memorial Park Amenities & Shed - Building Envelope - Cavity Brick - STD	313450	054.016.006.001	37275
2014-010045	Replace missing steel grill gate to mens toilet	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 600.00	Thirlmere Memorial Park Amenities & Shed - Building Envelope - Cavity Brick - STD	313450	054.016.006.001	37275
2014-010046	Repaint all internal walls floors and doors	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 3,000.00	Thirlmere Memorial Park Amenities & Shed - Building Envelope - Cavity Brick - STD	313450	054.016.006.001	37275
2014-010051	Install gutter guards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Thirlmere Memorial Park Amenities & Shed - Metal Decking (no colour) Roof	313470	054.016.006.003	37276
2014-010050	Replace missing guttering back of mens toilet	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Thirlmere Memorial Park Amenities & Shed - Metal Decking (no colour) Roof	313470	054.016.006.003	37276
2014-009958	Reconstruct canteen entry area to eliminate trip hazards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 300.00	Thirlmere Sportsground Canteen - Building Envelope - Cone Block - STD	313384	054.016.007.001	37557
2014-009952	Repair damaged stink pipe Back of building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	Thirlmere Sportsground Canteen - Building Envelope - Cone Block - STD	313384	054.016.007.001	37557
2014-009953	Replace rusty metal cover on canteen door	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 300.00	Thirlmere Sportsground Canteen - Building Envelope - Cone Block - STD	313384	054.016.007.001	37557
2014-009954	Install additional fluoro lighting in canteen	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Thirlmere Sportsground Canteen - Building Envelope - Cone Block - STD	313384	054.016.007.001	37557
2014-009955	Replace ceiling fan in canteen	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 300.00	Thirlmere Sportsground Canteen - Building Envelope - Cone Block - STD	313384	054.016.007.001	37557
2014-009956	Repaint all internal walls	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,500.00	Thirlmere Sportsground Canteen - Building Envelope - Cone Block - STD	313384	054.016.007.001	37557
2014-009957	Repair damaged external wall	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 200.00	Thirlmere Sportsground Canteen - Building Envelope - Cone Block - STD	313384	054.016.007.001	37557
2014-009959	Repaint eaves	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 300.00	Thirlmere Sportsground Canteen - Metal Decking (no colour) - Roof	313407	054.016.007.003	37558
2014-009960	Repaint all internal ceilings	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,200.00	Thirlmere Sportsground Canteen - Metal Decking (no colour) - Roof	313407	054.016.007.003	37558
2014-009986	Demolish and rebuild building to meet current BCA and Australian Standards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 300,000.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009988	Replace broken window	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009982	Repaint all external walls and doors	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 10,000.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009987	Repaint all internal walls and doors	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009990	Repair cracks in kitchen wall and repaint kitchen walls	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,500.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009989	Replace all internal light switches	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 2,000.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009984	Replace timber window frames and windows around building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 15,000.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009985	Replace main electrical switch with RCD unit	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009991	Replace all ceiling fans and wall heaters with air conditioning units	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 16,000.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009983	Reconstruct pathway and driveway to eliminate trip hazards around building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 5,000.00	Thirlmere Community Hall - Building Envelope - Galv. Iron (predominate) with others	313426	054.016.008.001	37089
2014-009996	Repair damaged timber floor in main hall area sandback and re seal	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Thirlmere Community Hall - Timber (only) - Floor	313435	054.016.008.004	37094
2014-009994	Replace all roofing sheets	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 10,000.00	Thirlmere Community Hall - Corrugated Galv Iron Roof	313441	054.016.008.005	37090
2014-009993	Replace damaged guttering front of building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 800.00	Thirlmere Community Hall - Corrugated Galv Iron Roof	313441	054.016.008.005	37090

2014-009992	Install gutter guards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Thirlmere Community Hall - Corrugated Galv Iron Roof	313441	054.016.008.005	37090
2014-009995	Install roof anchor points	Thirlmere	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 4,000.00	Thirlmere Community Hall - Corrugated Galv Iron Roof	313441	054.016.008.005	37090
2014-010053	Repaint numbers on kennel doors	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 300.00	Thirlmere Greyhound Dog Kennel - Building Envelope - Cavity Brick - STD	313449	054.016.009.001	37527
2014-010052	Replace Steel Mesh front of kennels	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	Thirlmere Greyhound Dog Kennel - Building Envelope - Cavity Brick - STD	313449	054.016.009.001	37527
2014-010054	Replace missing bricks in external wall	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Thirlmere Greyhound Dog Kennel - Building Envelope - Cavity Brick - STD	313449	054.016.009.001	37527
2014-010055	Replace damaged roof capping	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 500.00	Thirlmere Greyhound Dog Kennel - Metal Decking (no colour) Roof	313469	054.016.009.003	37528
2014-009997	Carry out Asbestos inspection of building due to age	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 400.00	Thirlmere Greyhound Lure Motor Shed - Building Envelope - Colorbond M/Deck - STD	313425	054.016.010.001	37533
2014-010000	Replace all damaged fascia boards around building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Thirlmere Greyhound Lure Motor Shed - Metal Decking (no colour) Roof	313440	054.016.010.003	37534
2014-009999	Replace all roofing sheets	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,000.00	Thirlmere Greyhound Lure Motor Shed - Metal Decking (no colour) Roof	313440	054.016.010.003	37534
2014-009998	Replace damaged eaves around building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,200.00	Thirlmere Greyhound Lure Motor Shed - Metal Decking (no colour) Roof	313440	054.016.010.003	37534
2014-010002	Replace wire mesh on entry gate to starter box	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Thirlmere Greyhound Starter Box - Building Envelope - Timber - STD	313424	054.016.011.001	37539
2014-010003	Reconstruct pathway leading to starter box	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 2,000.00	Thirlmere Greyhound Starter Box - Building Envelope - Timber - STD	313424	054.016.011.001	37539
2014-010004	Replace starter boxes	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Thirlmere Greyhound Starter Box - Building Envelope - Timber - STD	313424	054.016.011.001	37539
2014-010001	Repaint Starter box	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 1,000.00	Thirlmere Greyhound Starter Box - Building Envelope - Timber - STD	313424	054.016.011.001	37539
2014-009961	Replace external door metal skin cover west side of building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 300.00	Thirlmere Sportsground Changeroom & Old Gym - Building Envelope - Cavity Brick - STD	313383	054.016.012.001	37551
2014-009964	Install small ramps into shower and toilet areas to eliminate trip hazards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Thirlmere Sportsground Changeroom & Old Gym - Building Envelope - Cavity Brick - STD	313383	054.016.012.001	37551
2014-009963	Replace damaged internal double timber door	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 300.00	Thirlmere Sportsground Changeroom & Old Gym - Building Envelope - Cavity Brick - STD	313383	054.016.012.001	37551
2014-009962	Refurbish both shower areas to include partitions	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 30,000.00	Thirlmere Sportsground Changeroom & Old Gym - Building Envelope - Cavity Brick - STD	313383	054.016.012.001	37551
2014-009968	Replace carpet area with carpet tiles	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 4,000.00	Thirlmere Sportsground Changeroom & Old Gym - Carpet Floor Covering	313391	054.016.012.002	44316
2014-009966	Replace all clear roofing sheets	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Thirlmere Sportsground Changeroom & Old Gym - Colorbond M/Deck - Roof	313406	054.016.012.004	37552
2014-009965	Replace all guttering and down pipes	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 5,000.00	Thirlmere Sportsground Changeroom & Old Gym - Colorbond M/Deck - Roof	313406	054.016.012.004	37552
2014-009967	Install roof anchor points	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Thirlmere Sportsground Changeroom & Old Gym - Colorbond M/Deck - Roof	313406	054.016.012.004	37552
2014-010009	Replace all fluro light fittings in main hall	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 5,000.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010010	Install floor covering over timber floor in main hall area	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 4,000.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010005	Replace damage door to access under building with steel door	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010006	Replace damaged fluro light back of building	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010007	Remove both doors back of building and replace with block bricks	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010011	Install door in ladies toilet	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 350.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010008	Install metal skin on main entry door	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185

2014-010012	Install vent blocks around bottom of external building to improve natural ventilation	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 3,000.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010013	Replace locking mechanism exit door back with rivers lock system	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010015	Refurbishment of kitchen	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Enhancement	\$ 5,000.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010014	Inspect building for termites and treat if required	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Thirlmere Sportsground Scout Hall - Building Envelope - Cone Block - STD	313423	054.016.013.001	37185
2014-010017	Replace missing down pipe	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Thirlmere Sportsground Scout Hall - Metal Decking (no colour) Roof	313438	054.016.013.004	37186
2014-010018	Install roof anchor points	Thirlmere	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 4,000.00	Thirlmere Sportsground Scout Hall - Metal Decking (no colour) Roof	313438	054.016.013.004	37186
2014-010016	Install gutter guards	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Thirlmere Sportsground Scout Hall - Metal Decking (no colour) Roof	313438	054.016.013.004	37186
2014-010019	Install whirly gigs to improve natural ventilation	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Thirlmere Sportsground Scout Hall - Metal Decking (no colour) Roof	313438	054.016.013.004	37186
2014-010057	Install electric motors on all large roller doors	Thirlmere	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 8,000.00	Thirlmere RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313448	054.016.014.001	43235
2014-010056	Repair Mercury Vapour light in main shed area	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 400.00	Thirlmere RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313448	054.016.014.001	43235
2014-010058	Paint concrete floor with non slip paint	Thirlmere	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 3,000.00	Thirlmere RFS Shed - Concrete - STD - Floor	313460	054.016.014.004	43240
2014-010102	Repaint external metal sliding gate to access toilet	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010091	Replace timber door for outdoor storage shed	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010090	Repair minor cracking around back of building and monitor for future cracking	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010093	Replace double timber doors in plant room	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010094	Re locate shower or fire extinguisher bracket in plant room	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 100.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010092	Replace damaged timber door and door jam for plant room	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 600.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010103	Replace damaged acide effected external brick work at entry gate	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 10,000.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010101	Replace door handle on external access toilet door	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 60.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010100	Replace metal sliding gate with doulbe automatic electric doors	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 15,000.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010099	Refurbish first aid room	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 15,000.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010098	Refurbish male and female shower and changing rooms	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 80,000.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010097	Refurbish main kiosk room to improve efficiency and appearance	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 50,000.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010096	Install vent bricks in external wall to stop birds from entering plant room	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010095	Remove all loose items from plant room to gain access to plant room filters etc and put into storage shed	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Warragamba Pool Building - Building Envelope - Cavity Brick - STD	313485	054.017.001.001	37959
2014-010104	Replace missing down pipe front of outside storage shed	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Warragamba Pool Building - Metal Decking (no colour) Roof	313510	054.017.001.004	37960
2014-010177	Stablise embankment around concrete slab opposite side to tennis court which is causing large internal wall cracking	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 5,000.00	Warragamba Tennis Clubhouse - Building Envelope - Cavity Brick - STD	313563	054.017.002.001	37581
2014-010178	Repair cracks in internal walls due to external errosion problems	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 800.00	Warragamba Tennis Clubhouse - Building Envelope - Cavity Brick - STD	313563	054.017.002.001	37581

2014-010180	Replace missing guttering and down pipes back of building and extend down pipes away from building	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 3,000.00	Warragamba Tennis Clubhouse - Metal Decking (no colour) Roof	313583	054.017.002.003	37582
2014-010179	Replace all timber barge capping and fascia boards with metal panelling	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 3,000.00	Warragamba Tennis Clubhouse - Metal Decking (no colour) Roof	313583	054.017.002.003	37582
2014-010132	Replace main electrical switch with RCD unit	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 700.00	Warragamba Oval Amenities Block - Building Envelope - Cone Block - STD	313535	054.017.003.001	44391
2014-010137	Repair drain and floor area in mens toilet	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 800.00	Warragamba Oval Amenities Block - Building Envelope - Cone Block - STD	313535	054.017.003.001	44391
2014-010136	Repaint all internal walls and doors	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,000.00	Warragamba Oval Amenities Block - Building Envelope - Cone Block - STD	313535	054.017.003.001	44391
2014-010135	Demolish and rebuild building to meet current BCA and Australian Standards	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 150,000.00	Warragamba Oval Amenities Block - Building Envelope - Cone Block - STD	313535	054.017.003.001	44391
2014-010134	Repaint all external wall and steel grill gates	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Warragamba Oval Amenities Block - Building Envelope - Cone Block - STD	313535	054.017.003.001	44391
2014-010133	Repair minor cracking around front of ladies toilet and monitor	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Warragamba Oval Amenities Block - Building Envelope - Cone Block - STD	313535	054.017.003.001	44391
2014-010138	Replace all guttering and down pipes	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Warragamba Oval Amenities Block - Metal Decking (no colour) Roof	313551	054.017.003.003	44465
2014-010141	Replace timber beam near roller door	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 400.00	Warragamba Oval Old Kiosk - Building Envelope - Cone Block - STD	313534	054.017.004.001	37575
2014-010142	Repaint all painted internal painted walls	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Warragamba Oval Old Kiosk - Building Envelope - Cone Block - STD	313534	054.017.004.001	37575
2014-010140	Replace all light fittings to improve general lighting throughout building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Warragamba Oval Old Kiosk - Building Envelope - Cone Block - STD	313534	054.017.004.001	37575
2014-010139	Replace light switches throughout building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 800.00	Warragamba Oval Old Kiosk - Building Envelope - Cone Block - STD	313534	054.017.004.001	37575
2014-010143	Demolish and replace building to increase storage area	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 5,000.00	Warragamba Oval Old Kiosk - Building Envelope - Cone Block - STD	313534	054.017.004.001	37575
2014-010145	Repair end barge capping	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 150.00	Warragamba Oval Old Kiosk - Metal Decking (no colour) Roof	313550	054.017.004.003	37576
2014-010144	Replace rusty downpipe back of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 400.00	Warragamba Oval Old Kiosk - Metal Decking (no colour) Roof	313550	054.017.004.003	37576
2014-010146	Replace timber side entry door	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010157	Remove large tree near BBQ area which is causing trip hazards (will effect building structure in future)	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 3,000.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010156	Refurbish showers in both changing rooms	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 60,000.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010155	Replace damaged WC in away changing rooms	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010154	Replace main electrical switch with RCD unit	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010153	Demolish and rebuild facility to meet current BCA and Australian Standards	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 400,000.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010152	Repair emergency light in clubhouse	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010151	Install safety handrail near BBQ area to eliminate fall accidents	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 2,000.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010150	Repaint all external walls and doors	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 8,000.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010149	Install safety handrail adjacent to steps to eliminate fall accidents	Warragamba	Action Urgency 1: High Risk of failure-Highest Priority.	2014-15	Preventative	\$ 2,000.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010147	Carry out hazardous material survey due to age of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563
2014-010148	Repair damaged eaves	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 800.00	Warragamba Oval Clubhouse - Building Envelope - Cone Block - STD	313533	054.017.005.001	37563

2014-010160	Replace carpet in main clubhouse area	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 5,000.00	Warragamba Oval Clubhouse - Carpet Floor Covering	313542	054.017.005.003	44318
2014-010159	Repair down pipe near BBQ area	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Warragamba Oval Clubhouse - Metal Decking (no colour) Roof	313549	054.017.005.005	37564
2014-010158	Install gutter guards	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 1,500.00	Warragamba Oval Clubhouse - Metal Decking (no colour) Roof	313549	054.017.005.005	37564
2014-010162	Carry out asbestos inspection due to age of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Warragamba Oval Maintenance Shed - Building Envelope - Cavity Brick - STD	313532	054.017.006.001	37569
2014-010161	Replace main electrical switch with RCD unit	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Warragamba Oval Maintenance Shed - Building Envelope - Cavity Brick - STD	313532	054.017.006.001	37569
2014-010165	Replace all barge capping	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Warragamba Oval Maintenance Shed - Metal Decking (no colour) Roof	313548	054.017.006.003	37570
2014-010164	Replace all guttering and down pipes	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 1,000.00	Warragamba Oval Maintenance Shed - Metal Decking (no colour) Roof	313548	054.017.006.003	37570
2014-010163	Replace damaged eaves	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Warragamba Oval Maintenance Shed - Metal Decking (no colour) Roof	313548	054.017.006.003	37570
2014-010109	Replace old light switch in small hall room	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 150.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010107	Replace main hall wall heaters and ceiling fans with air conditioning units	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 30,000.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010105	Replace damaged air vent brick under senior citizens room	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010110	Replace all damaged and missing locks on toilet doors	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010111	Refurbish male toilets	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Renewal	\$ 15,000.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010112	Replace all old light fittings throughout building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 20,000.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010113	Replace all emergency exit door handles and bars with downward operating bars or levers	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 10,000.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010114	Repair damaged internal wall behind emergency exit light in main hall	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010115	Replace timber stairways both side of stage to comply with current standards	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 4,000.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010108	Replace damaged external door to small hall west side of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010116	Replace all old type turn door handles with new lever type action	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010117	Replace internal doors to store rooms and cupboard areas	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 5,000.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010118	Fill in or fit metal plates to eliminate gap between external wall and steps east side of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010106	Re design concrete ramp to eliminate trip hazard and to comply with new building standards ramp at present is at 21 degrees	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 8,000.00	Warragamba Town Hall - Building Envelope - Timber (predom) with others	313484	054.017.007.001	37107
2014-010119	Install gutter guards around building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 4,000.00	Warragamba Town Hall - C/Bond Metal Decking Roof	313509	054.017.007.005	37108
2014-010120	Repair damaged down pipe east side of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Warragamba Town Hall - C/Bond Metal Decking Roof	313509	054.017.007.005	37108
2014-010121	Repaint all painted floor areas	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,500.00	Warragamba Amenities (Town Hall Site) - Building Envelope - Cone Block	313483	054.017.008.001	38247
2014-010123	Replace rusty toilet roll holders	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Warragamba Amenities (Town Hall Site) - Building Envelope - Cone Block	313483	054.017.008.001	38247
2014-010122	Install hand basin next to water fountain to wash hands	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Warragamba Amenities (Town Hall Site) - Building Envelope - Cone Block	313483	054.017.008.001	38247

2014-010124	Install gutter guards	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 300.00	Warragamba Amenities (Town Hall Site) - C/Bond Metal Decking Roof	313508	054.017.008.003	38248
2014-010125	Repair damaged guttering east side of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Warragamba Amenities (Town Hall Site) - C/Bond Metal Decking Roof	313508	054.017.008.003	38248
2014-010193	Replace hot water service due to age	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,200.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010182	Carry out hazardous material survey due to age of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010183	Replace timber window frames and windows	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 10,000.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010184	Repaint all external walls doors and windows	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 10,000.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010185	Replace rotting timber floor on back verandah	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 2,000.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010186	Replace damaged window in back shed	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010187	Replace main electric switch with RCD unit	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010188	Replace front door fly screen with fly screen security door	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010189	Install small timber ramp from main room to kitchen to eliminate trip hazard	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 400.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010190	Replace all old bakealite light switches throughout building with new switches	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 3,000.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010181	Replace front timber verandah	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010192	Replace all old turn door handles with lever type handles	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010194	Replace carpet in main office area	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 3,000.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010195	Replace incandescent lights with new fluro light fittings	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 900.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010191	Replace toilet WC and bowl	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 600.00	Warragamba Elder Care Cottage - Building Envelope - Timber (predom) with others	313562	054.017.009.001	37119
2014-010197	Install roof anchor points	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 3,000.00	Warragamba Elder Care Cottage - Corrugated Galv Iron Roof	313582	054.017.009.005	37120
2014-010196	Replace rusty roofing sheets	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 5,000.00	Warragamba Elder Care Cottage - Corrugated Galv Iron Roof	313582	054.017.009.005	37120
2014-010198	Replace all timber barge capping	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 4,000.00	Warragamba Elder Care Cottage - Corrugated Galv Iron Roof	313582	054.017.009.005	37120
2014-010199	Replace guttering around building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 3,000.00	Warragamba Elder Care Cottage - Corrugated Galv Iron Roof	313582	054.017.009.005	37120
2014-010200	Replace wall mounted air conditioning units due to age	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 16,000.00	Warragamba Elder Care Cottage - Air Con (Wall) - Mechanical Service	313589	054.017.009.006	37121
2014-010209	Replace damaged light brown shade sail cloth back of early learning centre	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 3,000.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010212	Install small timber ramp between meeting room and early learning centre baby changing room	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 900.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010210	Replace missing floor light difusses in early learning centre	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010208	Repair concrete edging along ramp and back wall of early learning centre	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 900.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010207	Secure electrical cables under early learning centre floor see staff for details	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 300.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010206	Replace vinyl floor sheeting in toilet area near main office area	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 1,000.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113

2014-010205	Repair all internal walls in main office area	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010204	Replace fluoro light fitting over entrance to building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 400.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010203	Replace old timber windows and frames throughout building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 15,000.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010202	Replace damaged external fibro wall	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 1,000.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010201	Replace main electrical switch with RCD unit	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 600.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010211	Repaint all internal walls and ceilings in early learning centre	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 5,000.00	Warragamba Neighbourhood Centre - Building Envelope - Timber (predom) with others	313561	054.017.010.001	37113
2014-010215	Repaint barge capping over early learning centre entrance	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 1,000.00	Warragamba Neighbourhood Centre - Metal Decking (no colour) Roof	313581	054.017.010.005	37114
2014-010216	Replace rusty guttering back of early learning centre	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Warragamba Neighbourhood Centre - Metal Decking (no colour) Roof	313581	054.017.010.005	37114
2014-010214	Replace damaged fascia boards around building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 900.00	Warragamba Neighbourhood Centre - Metal Decking (no colour) Roof	313581	054.017.010.005	37114
2014-010213	Replace damaged guttering around building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 900.00	Warragamba Neighbourhood Centre - Metal Decking (no colour) Roof	313581	054.017.010.005	37114
2014-010217	Repair gutter guards at back of early learning centre	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 400.00	Warragamba Neighbourhood Centre - Metal Decking (no colour) Roof	313581	054.017.010.005	37114
2014-010166	Provide ramp at entrance to toilet to eliminate trip hazard	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 500.00	Warragamba Sportsground Amenities Block - Female - Building Envelope - Cone Block - STD	313531	054.017.011.001	37299
2014-010170	Replace locking mechanism in toilet	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 200.00	Warragamba Sportsground Amenities Block - Female - Building Envelope - Cone Block - STD	313531	054.017.011.001	37299
2014-010167	Re attach handbasin to wall	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Warragamba Sportsground Amenities Block - Female - Building Envelope - Cone Block - STD	313531	054.017.011.001	37299
2014-010169	Re attach WC to wall	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Warragamba Sportsground Amenities Block - Female - Building Envelope - Cone Block - STD	313531	054.017.011.001	37299
2014-010168	Repair leaking tap and pipe on handbasin	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Warragamba Sportsground Amenities Block - Female - Building Envelope - Cone Block - STD	313531	054.017.011.001	37299
2014-010171	Remove debris from roof	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Warragamba Sportsground Amenities Block - Female - Metal Decking (no colour) Roof	313547	054.017.011.004	37300
2014-010173	Repair cracks in external wall	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Warragamba Sportsground Amenities Block - Male - Building Envelope - Cone Block - STD	313530	054.017.012.001	37293
2014-010174	Replace missing handbasin in mens toilet	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 800.00	Warragamba Sportsground Amenities Block - Male - Building Envelope - Cone Block - STD	313530	054.017.012.001	37293
2014-010175	Repair damaged ceramic tiled wall	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Warragamba Sportsground Amenities Block - Male - Building Envelope - Cone Block - STD	313530	054.017.012.001	37293
2014-010172	Provide ramp at entrance to toilet to eliminate trip hazard	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 500.00	Warragamba Sportsground Amenities Block - Male - Building Envelope - Cone Block - STD	313530	054.017.012.001	37293
2014-010176	Remove debris from roof	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 500.00	Warragamba Sportsground Amenities Block - Male - Metal Decking (no colour) Roof	313546	054.017.012.004	37294
2014-010219	Replace missing bench	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 400.00	Warragamba Sportsground Boomerang Building - Building Envelope - Cavity Brick - STD	313560	054.017.013.001	44393
2014-010222	Replace all electric BBQ hot plates and control equipment due to age	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 18,000.00	Warragamba Sportsground Boomerang Building - Building Envelope - Cavity Brick - STD	313560	054.017.013.001	44393
2014-010218	Install concrete or asphalt ramp area to front of building to eliminate trip hazards and improve building for equal access	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 15,000.00	Warragamba Sportsground Boomerang Building - Building Envelope - Cavity Brick - STD	313560	054.017.013.001	44393
2014-010223	Replace missing stainless steel sink under hot water service to eliminate the danger of children being burnt standing below tap	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 800.00	Warragamba Sportsground Boomerang Building - Building Envelope - Cavity Brick - STD	313560	054.017.013.001	44393
2014-010224	Replace open litterbins with litterbin enclosures throughout building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 10,000.00	Warragamba Sportsground Boomerang Building - Building Envelope - Cavity Brick - STD	313560	054.017.013.001	44393
2014-010221	Install additional fluoro lights to improve general lighting	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 3,000.00	Warragamba Sportsground Boomerang Building - Building Envelope - Cavity Brick - STD	313560	054.017.013.001	44393

2014-010220	Repaint all painted table and benches throughout facility	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Warragamba Sportsground Boomerang Building - Building Envelope - Cavity Brick - STD	313560	054.017.013.001	44393
2014-010227	Repaint all painted concrete floor areas	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 5,000.00	Warragamba Sportsground Boomerang Building - Concrete - STD - Floor	313569	054.017.013.002	44398
2014-010228	Carry out repairs to concrete floor areas to eliminate trip hazards	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 3,000.00	Warragamba Sportsground Boomerang Building - Concrete - STD - Floor	313569	054.017.013.002	44398
2014-010226	Repair damaged downpipe back of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 300.00	Warragamba Sportsground Boomerang Building - Metal Decking (no colour) Roof	313580	054.017.013.003	44394
2014-010225	Repaint all ceiling timber beams	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 8,000.00	Warragamba Sportsground Boomerang Building - Metal Decking (no colour) Roof	313580	054.017.013.003	44394
2014-010230	Replace damaged ceramic tiled wall in mens toilet	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 400.00	Warragamba Sportsground SCA Amenities Block - Building Envelope - Cavity Brick - STD	313559	054.017.014.001	44402
2014-010231	Install movement sensors detectors in all toilet areas	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Warragamba Sportsground SCA Amenities Block - Building Envelope - Cavity Brick - STD	313559	054.017.014.001	44402
2014-010229	Repaint all internal painted walls	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Warragamba Sportsground SCA Amenities Block - Building Envelope - Cavity Brick - STD	313559	054.017.014.001	44402
2014-010233	Replace all rusty toilet roll holders	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,000.00	Warragamba Sportsground SCA Amenities Block - Building Envelope - Cavity Brick - STD	313559	054.017.014.001	44402
2014-010234	Re attach hand basin to wall in ladies toilet	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 300.00	Warragamba Sportsground SCA Amenities Block - Building Envelope - Cavity Brick - STD	313559	054.017.014.001	44402
2014-010232	Replace baby change table in ladies toilet	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 900.00	Warragamba Sportsground SCA Amenities Block - Building Envelope - Cavity Brick - STD	313559	054.017.014.001	44402
2014-010235	Replace all guttering	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Warragamba Sportsground SCA Amenities Block - Metal Decking (no colour) Roof	313579	054.017.014.004	44407
2014-010236	Install gutter guards	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 800.00	Warragamba Sportsground SCA Amenities Block - Metal Decking (no colour) Roof	313579	054.017.014.004	44407
2014-010237	Install safety hand railing near BBQ area	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 3,000.00	Waterboard Oval Amenities Building - Building Envelope - Cone Block	313558	054.017.015.002	38564
2014-010238	Repair external fluro light fitting over toilet entrance area	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 400.00	Waterboard Oval Amenities Building - Building Envelope - Cone Block	313558	054.017.015.002	38564
2014-010239	Repair slow leak on tap next to unisex access toilet	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 300.00	Waterboard Oval Amenities Building - Building Envelope - Cone Block	313558	054.017.015.002	38564
2014-010240	Install movement sensor dector for lights in all toilet areas	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 2,000.00	Waterboard Oval Amenities Building - Building Envelope - Cone Block	313558	054.017.015.002	38564
2014-010241	Install gutter guards	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 800.00	Waterboard Oval Amenities Building - Metal Decking (no colour) Roof	313578	054.017.015.005	38565
2014-010242	Repair beading around eaves back of building	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 300.00	Waterboard Oval Amenities Building - Metal Decking (no colour) Roof	313578	054.017.015.005	38565
2014-010244	Carry out refurbishment of internal fitout to convert from changing rooms and amenities to maintenance shed	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 10,000.00	Warragamba Sportsground - Maintenance Shed - Building Envelope - Cone Block	313557	054.017.017.001	44843
2014-010245	Repaint external walls and doors	Warragamba	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 8,000.00	Warragamba Sportsground - Maintenance Shed - Building Envelope - Cone Block	313557	054.017.017.001	44843
2014-010243	Repair damaged chicken wire mesh around building to stop bird entry	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Warragamba Sportsground - Maintenance Shed - Building Envelope - Cone Block	313557	054.017.017.001	44843
2014-010246	Remove debris from roof	Warragamba	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 500.00	Warragamba Sportsground - Maintenance Shed - Metal Decking (no colour) Roof	313577	054.017.017.003	44844
2014-010336	Replace incandescent lights with fluro light fittings in kitchen area	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 2,000.00	Orangeville / Werombi RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313591	054.018.001.001	37919
2014-010332	Replace damaged external metal sheeting	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 2,000.00	Orangeville / Werombi RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313591	054.018.001.001	37919
2014-010333	Replace rotting timber rafters and beams under rain water tank back of building	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 3,000.00	Orangeville / Werombi RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313591	054.018.001.001	37919
2014-010338	Replace metal fluro light fitting under awning near entry door with new weather proof fitting	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 500.00	Orangeville / Werombi RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313591	054.018.001.001	37919

2014-010337	Repair fluro light on upper deck and install covers	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Orangeville / Werombi RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313591	054.018.001.001	37919
2014-010334	Install electric motors on all roller doors	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 8,000.00	Orangeville / Werombi RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313591	054.018.001.001	37919
2014-010335	Repair concrete ramp inside front entry door to eliminate trip hazard	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 500.00	Orangeville / Werombi RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313591	054.018.001.001	37919
2014-010340	Paint main concrete floor area with non slip paint	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 5,000.00	Orangeville / Werombi RFS Shed - Concrete - STD - Floor	313610	054.018.001.003	37924
2014-010339	Install roof anchor points	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Orangeville / Werombi RFS Shed - C/Bond Metal Decking (no colour) Roof	313619	054.018.001.005	37920
2014-010341	Replace air conditioning unit	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 8,000.00	Orangeville / Werombi RFS Shed - Air Con (Split) - Mechanical Service	313628	054.018.001.006	37921
2014-010342	Repair alarm system currently not working	Werombi	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Renewal	\$ 500.00	Orangeville / Werombi RFS Shed - Motion Security - Other Service	313629	054.018.001.007	37921
2014-009248	Repaint all steel grill gates	Wilton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 2,000.00	Wilton Rec. Res. Amenities/Canteen - Building Envelope - Cavity Brick - STD	312886	054.019.001.001	37587
2014-009221	Refurbishment of showers to include partitions	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Renewal	\$ 20,000.00	Wilton Rec. Res. Amenities/Canteen - Building Envelope - Cavity Brick - STD	312886	054.019.001.001	37587
2014-009222	Replace missing 40W fluro tubes and install covers	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Wilton Rec. Res. Amenities/Canteen - Building Envelope - Cavity Brick - STD	312886	054.019.001.001	37587
2014-009223	Repair door lock on refree's entrance door	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 300.00	Wilton Rec. Res. Amenities/Canteen - Building Envelope - Cavity Brick - STD	312886	054.019.001.001	37587
2014-009224	Repair timber doors to access toilet difficult to open	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Wilton Rec. Res. Amenities/Canteen - Building Envelope - Cavity Brick - STD	312886	054.019.001.001	37587
2014-009225	Install missing toilet seat in accessible toilet	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Wilton Rec. Res. Amenities/Canteen - Building Envelope - Cavity Brick - STD	312886	054.019.001.001	37587
2014-009218	Replace missing cornices in various locations	Wilton	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 800.00	Wilton Rec. Res. Amenities/Canteen - C/Bonded Metal Decking Roof	312891	054.019.001.002	37588
2014-009226	Replace external backdoor with steel door	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Wilton Rec. Res. Tennis Clubhouse - Building Envelope - Concrete Block - STD	312885	054.019.002.001	37593
2014-009227	Change lock on main entry to allow council access	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Wilton Rec. Res. Tennis Clubhouse - Building Envelope - Concrete Block - STD	312885	054.019.002.001	37593
2014-009249	Demolish and replace building to meet current BCA standards	Wilton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Renewal	\$ 100,000.00	Wilton Recreation Reserve Amenities & Shed - Building Envelope - Concrete Block - STD	312884	054.019.003.001	37317
2014-009231	Replace handbasins in both toilets	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,500.00	Wilton Recreation Reserve Amenities & Shed - Building Envelope - Concrete Block - STD	312884	054.019.003.001	37317
2014-009230	Install doorlock on mens toliet	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 250.00	Wilton Recreation Reserve Amenities & Shed - Building Envelope - Concrete Block - STD	312884	054.019.003.001	37317
2014-009229	Repair leaking tap in both toilets	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 200.00	Wilton Recreation Reserve Amenities & Shed - Building Envelope - Concrete Block - STD	312884	054.019.003.001	37317
2014-009228	Seal cracks in external wall & monitor movement	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Wilton Recreation Reserve Amenities & Shed - Building Envelope - Concrete Block - STD	312884	054.019.003.001	37317
2014-009233	Replace missing downpipe	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Wilton Recreation Reserve Amenities & Shed - Metal Decking (no colour) Roof	312889	054.019.003.002	37318
2014-009234	Replace rusting roof sheets	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,000.00	Wilton Recreation Reserve Amenities & Shed - Metal Decking (no colour) Roof	312889	054.019.003.002	37318
2014-009232	Install guttering leaf guards to prevent blockage	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Wilton Recreation Reserve Amenities & Shed - Metal Decking (no colour) Roof	312889	054.019.003.002	37318
2014-009235	Re-tag fire extinguisher in storage shed	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 80.00	Wilton Recreation Reserve Amenities & Shed - Ext'shrs - Fire Services	312907	054.019.003.004	37319
2014-009237	Upgrade Evacuation Plan to show locations of fire services etc	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Wilton Recreation Hall - Building Envelope - Cavity Brick - STD	312883	054.019.004.001	37125
2014-009250	Repaint main front door	Wilton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Reactive	\$ 500.00	Wilton Recreation Hall - Building Envelope - Cavity Brick - STD	312883	054.019.004.001	37125
2014-009251	Replace all internal water taps with lever action taps	Wilton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 2,000.00	Wilton Recreation Hall - Building Envelope - Cavity Brick - STD	312883	054.019.004.001	37125
2014-009238	Repair latch on child proof gate, unable to open	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 500.00	Wilton Recreation Hall - Building Envelope - Cavity Brick - STD	312883	054.019.004.001	37125

2014-009240	Repair damaged door latch to storeroom door	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Wilton Recreation Hall - Building Envelope - Cavity Brick - STD	312883	054.019.004.001	37125
2014-009236	High Pressure clean white silt type covering on external brick walls	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 4,000.00	Wilton Recreation Hall - Building Envelope - Cavity Brick - STD	312883	054.019.004.001	37125
2014-009239	Repair external back wall light (not working)	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 150.00	Wilton Recreation Hall - Building Envelope - Cavity Brick - STD	312883	054.019.004.001	37125
2014-009219	Install roof anchor points	Wilton	Action Urgency 1: High Risk of failure-Highest Priority.	2015-16	Program	\$ 4,000.00	Wilton Recreation Hall - C/Bonded Metal Decking Roof	312888	054.019.004.002	37126
2014-009241	Install small ramp between entrance area and vinyl corridor to avoid trip hazard	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2017-18	Program	\$ 500.00	Wilton Recreation Hall - Concrete - STD - Floor	312897	054.019.004.005	37130
2014-009242	Test and tag external fire hose reel	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 80.00	Wilton Recreation Hall - Hose Reel and Ext'shrs - Fire Services	312906	054.019.004.007	37127
2014-009244	Install Shower Screen for privacy	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 1,200.00	Wilton RFS Shed - Building Envelope - C/Bond Metal Deck - STD	312882	054.019.005.001	37925
2014-009252	Repaint external doors	Wilton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2015-16	Program	\$ 800.00	Wilton RFS Shed - Building Envelope - C/Bond Metal Deck - STD	312882	054.019.005.001	37925
2014-009243	Install locks on inside toilet door and possibly sliding door into shower area	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Program	\$ 600.00	Wilton RFS Shed - Building Envelope - C/Bond Metal Deck - STD	312882	054.019.005.001	37925
2014-009220	Install roof anchor points	Wilton	Action Urgency 1: High Risk of failure-Highest Priority.	2016-17	Program	\$ 4,000.00	Wilton RFS Shed - C/Bonded Metal Decking Roof	312887	054.019.005.002	37926
2014-009245	Install guttering leaf guards to prevent blockage	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 2,000.00	Wilton RFS Shed - C/Bonded Metal Decking Roof	312887	054.019.005.002	37926
2014-009246	Install Industrial Whirl Birds	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Wilton RFS Shed - C/Bonded Metal Decking Roof	312887	054.019.005.002	37926
2014-009253	Paint concrete floor with non slip paint	Wilton	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2017-18	Program	\$ 4,000.00	Wilton RFS Shed - Concrete - STD - Floor	312894	054.019.005.005	37930
2014-009247	Inspect and re tag fire extinguisher next to work bench	Wilton	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 80.00	Wilton RFS Shed - Ext'shrs - Fire Services	312904	054.019.005.008	37927
2014-010129	Fit blank plug into power point mount block for safety	Yanderra	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Preventative	\$ 60.00	Yanderra RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313482	054.020.001.001	37931
2014-010126	Paint concrete floor area in main shed with non slip paint	Yanderra	Action Urgency 3: Asset Life Cycle Maintenance/Renewal work Medium Priority.	2016-17	Program	\$ 3,000.00	Yanderra RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313482	054.020.001.001	37931
2014-010128	Install electric motors on all large roller doors	Yanderra	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 6,000.00	Yanderra RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313482	054.020.001.001	37931
2014-010127	Replace main entry door handle with quick release lever handle	Yanderra	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2015-16	Reactive	\$ 400.00	Yanderra RFS Shed - Building Envelope - C/Bond Metal Deck - STD	313482	054.020.001.001	37931
2014-010131	Install roof anchor points	Yanderra	Action Urgency 4: Low Risk-Low Priority.	2016-17	Program	\$ 3,000.00	Yanderra RFS Shed - C/Bond Metal Decking Roof	313507	054.020.001.005	37932
2014-010130	Install whirly gigs in roof	Yanderra	Action Urgency 2: Moderate Risk-Business Affecting-High Priority.	2016-17	Program	\$ 1,500.00	Yanderra RFS Shed - C/Bond Metal Decking Roof	313507	054.020.001.005	37932