

NANTWICH TOWN COUNCIL

PLANNED MAINTENANCE AND CAPITAL INVESTMENT PROGRAM

ASSET DETAIL	ELEMENT	CAPITAL/MAINTENANCE	CONDITION NOTES	CONDITION RATING*	2020/21 £	2021/22 £	2022/23 £	2023/24 £	2024/25 £
Civic	New moving lights/disco	Capital	Already approved in 2020 budget	n/a	15,000				
Civic	LED Curtain	Maintenance	To replace existing curtain	3	5000				
Civic	New fire doors	Maintenance	To replace existing doors to Peggy Killick and Main Hall	2	7500	7500			
Peggy killick	New Kitchen	Capital	To refurbish and update existing kitchen	2			5000	5000	5000
Civic	New office heater	Maintenance	To add heater in tourist info. Area of Civic Hall	n/a	4000				
Civic	LED lights	Maintenance	Upgrade existing system			4000			
Civic	Replace chairs	Maintenance	Expected lifespan of current charis	2					20000
Civic	New windows	Capital	Existing windows age 20+ years. Plan required for replacement	2		5000	5000	5000	5000
Civic	New Roof	Capital							35000
Civic	Heating upgrade	Capital	Current issues with heating of main hall	2			25000	25000	

ASSET DETAIL	ELEMENT	CAPITAL/MAINTENANCE	CONDITION NOTES	CONDITION RATING*	YEAR ONE £	YEAR TWO £	YEAR THREE £	YEAR FOUR £	YEAR FIVE £
Civic	Monitor sound system	Capital	Investment on new equipment to reduce requirements for contractors	n/a	15000				
Civic	New consumer unit	Maintenance	Electrical consumer unit needs replacing during upgrade of Peggy Killick Kitchen	2			2500		
Civic	Kitchen Warming cupboards	Maintenance	Replace existing gas warmers with electric, to save on yearly certification	2	10000				
Civic	Coffee machines	Maintenance	Replacement and updated machines for the kitchen and bar area	2	16000				
Civic	Periodic test	Maintenance	Legal requirement for 5 yearly test						5000

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Market Hall	Suited locks	Maintenance	To improve security the installation of suited locks to the shutters of each stall, approved in 2020 budget	2	£1000				
Market Hall	Tables	Capital	There is a requirement for additional tables at the market. Approved in 2020 budget	1	£500	£500	£500	£500	
Market Hall	Shutters	Capital	Provision of shutters to all market units. Approved in 2020 budget	2	£15000				
Market Hall	New Heater	Capital	Additional heater required in hall. In sufficient heat generated	n/a		5000	5000		
Market Hall	New doors	Capital	Install automatic doors to market	n/a		20000	20000		
Market Hall	Market Roof	Capital	Roof leaking, previous work carried out not affective	3	35000				
Market Hall	Office Refurb	Capital	Refurbishment of staff office at market	2	15000				
Market Hall	Air con	Capital	Install air conditioning	n/a		15000	15000		

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Market Hall	Info screens	Capital	To aid in the marketing of the service	n/a	15000				
Brookfield Allotment	Health & Safety	Maintenance	Annual H&S audit and maintenance assessment	1	300	300	300	300	300
All allotment sites	Flooding	Maintenance	Maintenance of land at risk of erosion from water course or flooding	2	1500		1500		1500
All allotment sites	Tree management	maintenance	Assessment of tree conditions to identify potential risk (by tree surgeon)	1	600			600	
All allotment sites	Water supply	Maintenance	Annual testing of water supply for safe use		150	150	150	150	150
Wellington Road Allotments	New Fence	Maintenance	Current fencing in poor condition	2	5000	5000	5000	5000	5000
	Waste clearance	Maintenance	To clear accumulated waste near car park	3	4000				
Welshman's Lane Allotments	New car park	Maintenance	To develop a car park at the site	n/a		5000	5000		
	Drainage	Maintenance	To create drainage and prevent flooding			10000	10000		
Market Toilets	Windows	Capital	To replace existing windows	1				3000	

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Snowhill Toilets	Refurbishment or redevelop	Capital – figures based on DT best estimate. Two contractors have been contacted for more detailed figures.	Currently closed to public	3	50000 or 35000	50000 or 35000	40000		
Street Furniture	Lamposts	maintenance	Ornate lampposts around town square in need of black paint	1	500	500	500	500	500
	Benches	Maintenance	Cyclical painting programme	1	500	500	500	500	500
	Planters	Maintenance	To replace existing wooden planters at Church	3	1000				
Miscellane ous	Police Car	Capital – Figures based on purchase, but a lease could be considered more appropriate.	A historic desire to support the local police team	n/a	10000	10000	10000	10000	
	Maintenance vans x 2	Capital	Provision of TC vehicles for maintenance staff	n/a	20000	20000			

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Miscellaneous	Gateway Signs	Capital	Action within Strategic Plan	n/a			36000		
	Tourist Information Points	Capital	Action within Strategic Plan	n/a			30000		
	Sound system for outdoor events	Capital	Investment into system to reduce need for contractor	n/a	15000				
	Portable stage for events	Capital	As above	n/a	20000				
Total					282,550	158,450	216,950	55,550	77,950

Condition Ratings

Condition Rating 1

No repair is currently needed. Normal maintenance must be carried out.

Condition Rating 2

Repairs or replacements are needed but not consider to be serious or urgent.

Condition Rating 3

Defects are present which are either serious and/or in urgent need of repair or replacement, or further investigation is required.

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