

EXAMPLE ASSET MANAGEMENT PLAN (AMP)

By combining real tasks and costs of Regular Maintenance with projected tasks and costs of Capital Repairs, Improvements & New Works, the AMP produces annual and long term budgets for the building, enabling both preventative maintenance and saving for large capital items

	KNOWN CYCLE	COST per CYCLE	ANNUAL COST	Year Intervals								COST over 30 YEARS
				2	5	10	15	20	25	30	other	
REGULAR MAINTENANCE												
Clean Gutters and Downpies	3 months	200	800									24,000
Clean Gullies and drains	3 months	50	200									6,000
Boiler Service	annual	200	200									6,000
Ventilation Service	annual	200	200									6,000
Portable Electric Appliances Test	annual	125	125									3,750
Vermin and Rodent Control	3 months	70	280									8,400
Cleaning window glass	2 yr	500	250	*								7,500
Lightning Conductor Test	2 yr	100	50	*								1,500
Fire Extinguisher Test/replacement	annual	150	150									4,500
Electrical Installation Test	5 yr	3,000	600		*	*	*	*	*	*		18,000
Painting Exterior metal/wood	5 yr	5,000	1,000		*	*	*	*	*	*		30,000
Churchyard Grass-mower service, fuel	annual	300	300									9,000
Churchyard Landscape/Trees	annual	500	500									15,000
Churchyard walls pointing & clear ivy	5 yr	1,000	200		*	*	*	*	*	*		6,000
Repointing Various Areas	2 yr	3,000	1,500	*								45,000
Total			6,355									190,650

CAPITAL REPAIRS				When work will be required								
Churchyard Paths	10 yr	5,000	500		*		*		*			15,000
Felt roofs to boiler roof and organ loft	20 yr	10,000	666			*				*		20,000
Repair/replace window feramenta	as & when	3,000	300			*		*		*		9,000
North Aisle Mullions	100+ yr	25,000	834				*					25,000
Pinnacles to tower	100+ yr	60,000	2,000					*				60,000
High Level Internal Cleaning	10 yr	3,000	300		*		*		*			9,000
Lead Roofs patch repair	10 yr	3,000	300			*		*		*		9,000
Lead roof replace (100 years old)	150 yr	150,000	3,000								50	90,000
Electric Lighting upgrade	25 yr	25,000	833						*			25,000
Electric Power upgrade	25yr	15,000	500						*			15,000
Heating & Boiler upgrade	25 yr	35,000	1,166						*			35,000
Kitchen & Toilets upgrade	15 yr	12,000	800				*			*		24,000
Ventilation System Replace	20 yr	18,000	600					*				18,000
Total			11,799									354,000

IMPROVEMENTS & NEW WORKS				Project Target Completion								
Fire Alarm & Emergency lights install	one off	18,000	3,600		*							
Re-ordering, new rooms & office	one off	130,000	13,000			*						
New Mower	one off	500	100		*							
Total			16,700									

AMP annual total (£) to be raised: 34,854