

Facilities Divestment Policy Workshop

7 October 2026



Purpose

To discuss and seek further feedback on the Draft Surplus Facilities Divestment Policy, in particular where a Right of First Refusal option is applied under this policy.

A report seeking adoption of the Draft Surplus Facilities Divestment Policy will be presented to Council on 21 October.

Facilities Strategic Framework

1. Portfolio optimisation to address critical functions
2. Transparent decision making for each asset based on function
3. Sound, safe, reliable, sustainable asset management
4. Financial sustainability – limited resources to optimum use

Portfolio Optimisation

Every facility classified and prioritised aligned with importance

Investment is focussed on highest importance assets

Clear pathways for retention, repurpose or removal

Surplus Facilities Divestment Policy

Purpose

Establish a transparent and consistent framework for assessing and divesting Council-owned facilities that are surplus to Council agreed requirements

The Policy Ensures

- Strategic alignment with Council directed priorities
- Responsible, effective and efficient stewardship of public assets
- Consideration of current and future community needs informed by Council direction
- Compliance with all legal and prudent governance requirements
- Transparent and accountable decision-making for all ratepayers

Divestment is not about selling assets. It is about ensuring Council owns and stewards the right assets for the future.

How council determines a Property is Surplus

Assessment Framework

Before any facility can be declared surplus, it must demonstrate:

1. The facility is no longer needed for a critical purpose
2. There is no foreseeable strategic or community benefit from retaining the asset and its liabilities
3. The costs and risks of ownership outweigh the value delivered as defined by Council

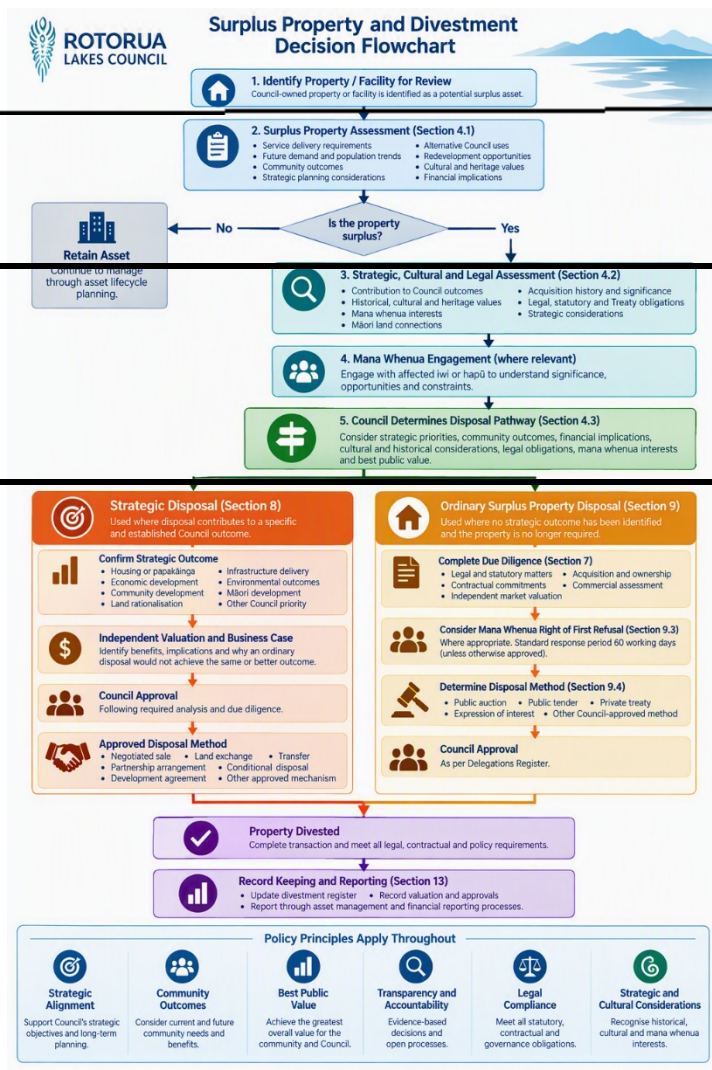
Property Disposal Decision Framework

Step 1 Property identified as potentially surplus.

Step 2 Operational surplus assessment completed.

Step 3 Strategic, historical, cultural, mana whenua and Māori land and legal assessment completed and included in a Business Case to Council.

Step 4 Council decision on desired primary outcomes and preferred disposal pathway (Strategic Disposal, Ordinary Surplus Property Disposal or Mana Whenua Right of First Refusal)



Step 1

Step 2

Step 3

Step 4

Patai?



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