

Facilities Management Policy

Policy Level	One
Policy Category	Facilities management
Policy Authority	Board
Lead Committee	Senior Leadership Team
Lead Director	Josh Towers
Approved Date	22/07/2024
Review Date	31/07/2026

Our policy is to maintain the buildings and grounds owned or occupied by the organisation in a manner which provides a safe, reliable and secure environment, which is fit for purpose, and which supports the organisation in the delivery of its strategic plan.

We recognise and accept our responsibilities laid down under workplace law and in particular, the health and safety legislation as described in our health and safety policies as well as the Construction, Design and Management Regulations 2007 (CDM). We will also comply with all local planning and building control requirements and as far as it is practical, we will bring all buildings up to the standards required by the Equality Act 2010.

To achieve the aims of the Facilities Management Policy, the Directors work together, with the support of the facilities team, to:

- Provide a service which represents best value and makes best use of the available funding.
- Protect the asset value of the buildings owned by the YMCA FG by carrying out repairs in a manner which is consistent with the intended use of the facility, and which optimises the life of components.
- Minimise the risk of unforeseen major defects which might adversely affect the core work of the organisation.
- Establish robust planning processes that produce effective maintenance programmes to enable the organisation to anticipate the cost of future maintenance expenditure.
- Ensure that the organisation's estate complies with relevant legislation and that all work is carried out in accordance with the organisation's health and safety procedures.
- Secure the best prices for utility contracts, electricity and gas and where relevant using the collective buying power of the YMCA FG.
- Ensure that all new works projects are designed and built to take into the account the needs of children and young people are where practical are DDA compliant.
- Ensure that all third-party contractors employed by YMCA meet the criteria as set out in the organisation's finance, safeguarding and procurement procedures.
- Procure property insurance that protects the true value of the organisation's assets.
- To support the organisation's maintenance staff who do not work directly for the group's facilities department.
- Long term planning of estates

The Facilities Management Policy is supported by the following policy:

Environmental and Sustainability Policy

Responsible Persons

Overall responsibility	Josh Towers – Director of Youth Services
Day to day responsibility delegated to:	Branch Managers
Andover Nursery	Hannah Sullivan
Basingstoke Housing	Harry Ward
Eastleigh Nursery and Community	Derren Storey
Fairthorne Manor non-Nursery	Karina Barnett
Fairthorne Manor Nursery	Eileen Isherwood Adams
Newport Nursery	Louisa Bishop
Newtown Community	Josh Towers
Southampton Housing	Anna Roberts
The Lodge IOW	Jo McGrath
Weston Library	Clare Hooper
Whale Island Nursery	Sam Martin
Woolston Nursery	Stephanie Knight