

Estates (E)

District's Action Plans

To ensure all land acquisitions, disposals and leases are carried out legally, cost-effectively and generate maximum revenue without compromising the District's other objectives and principles.

OBJECTIVES	SHORT	MEDIUM	LONG	TARGETS / SUCCESS MEASURES	RWS OBJECTIVES	INTERNAL PARTNERS	EXTERNAL PARTNERS
E 1) Provide an effective professional estate management service to EAFD.	E 1.1) Ensuring cost effective use of staff, finance and other resources.			Efficient and effective management of the Forestry Commission estate.		BS	
	E 1.1.i) Budgeting and monitoring of resource use			Financial success measured annually against budget.		BS	
	E 1.2) Provision of consistently high-quality technical and legal knowledge-based services to EAFD.						
	E 1.2.i) Provision of high quality advice and support on legal and professional land management issues relating to FE's land holdings in East Anglia.			Customer satisfaction from EAFD staff and legal compliance.			Solicitors
	E 1.2.ii) Protection of the estate from adverse claims and traveller incursions via due process of law and successful claim management.			Maintain capital values. Minimise loss of land and financial losses.			Solicitors
	E 1.3) Ensuring compliance with legal, financial and Health & Safety obligations.			Effective administration of the estate.			
E 2) Generate income for the benefit of EAFD and the wider Forestry Commission and enhance the capital value of the EAFD's estate.	E 1.3.i) Provision and maintenance of buildings to serve the administrative, operational, residential and recreational requirements of EAFD.			Internal customer satisfaction		All Teams	
	E 2.1) Maximising the income potential of the estate so far as is consistent with other objectives.			Financial success measured against budget. Tenant / licensee satisfaction by growth / maintenance of rental income levels and informal feedback. Enhancement of capital values.			
	E 2.1.i) Regular reviews of potential opportunities relating to the estate in East Anglia.			Capital and revenue income.			
	E 2.1.ii) The letting of land, buildings and rights under the appropriate legislation to maximise potential income from assets or fulfil other EAFD objectives.			Provision of commercial, conservation, and recreation opportunities.			
	E 2.1.iii) Investigating, and where appropriate, obtaining planning consent for alternative uses of EAFD's assets.			Enhancement of capital values and improved flexibility.			Planning authorities
	E 2.1. iv) Promoting and securing all revenue earning opportunities from the estate so far as these are consistent with the other objectives of EAFD and meet other SBU's needs.			Growth / maintenance of rental income levels.			Developers, Planners
	E 2.1.v) The regular review of existing rents in line with current open market values.			Growth / maintenance of rental income levels.			
	E 2.1.vi) The acquisition of land, property and rights required to fulfil other team's objectives.			Enhanced estate providing additional recreation, conservation and commercial opportunities.	SP1a, SP1d, ED1c		Land owners, solicitors.
	E 2.1.vii) The disposal of land, property and rights which have become surplus to EAFD requirements.			Improved operational efficiency.			
	E 2.1.viii) The efficient disposal and realisation of value of surplus assets within the rules relating to public accountability.			Capital income generation			Solicitors

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