



AGFMA • FACT SHEET

APY Lands and Surrounding Areas Service Provider

Audience

Participating Agencies AGFMA FMSP Contractors

Purpose

To provide Agencies information on the current procurement process to select a future Service Provider in the Anangu Pitjantjatjara Yankunytjatjara (APY) Lands and surrounding areas and Towns, and the potential impact on future service provision effective from 1 July 2025.

Overview

The current Facilities Management arrangements for the delivery of works such as preventative and breakdown maintenance, Planned Small Construction Works (PSCW) and Refurbishment and Replacement (R&R) to sites located across the APY lands and surrounding areas and Towns is undertaken through the Across Government Facilities Management Arrangements (AGFMA).

Preventative maintenance and breakdown response services to 'in-scope assets' on the APY Lands are presently performed by Furnell Plumbing Pty Ltd (Furnell). PSCW and R&R are performed through the AGFMA Facilities Management Service Provider (FMSP) Ventia.

For more information please refer to the Services to APY Lands fact sheet - [Link](#)

The Furnell arrangement was originally established under the former AGFMA with the Department for Infrastructure and Transport (DIT) Facilities Services acting as the Operational Manager, and this role has now transferred to Ventia operating within the AGFMA framework.

The APY contract is between Furnell and the South Australian Housing Authority (The Authority) and DIT. DIT is responsible for support / management of certain contract aspects including negotiating contract scope changes, cost increases, terms and conditions etc. for approximately 250 government owned properties (under the AGFMA), in addition to the approximately 420 social housing properties under and managed by The Authority.

Under the AGFMA, Furnell effectively operates as an FMSP, in that preventative maintenance and breakdown jobs are raised with Ventia, who then allocates the work to Furnell to manage and administer by coordinating the necessary trades to complete the jobs.

The current arrangement with Furnell is reaching the end of its contract term and a procurement process is now underway to engage a future service provider. AGFMA is providing information to Agencies who have properties or assets in the APY Lands that receive maintenance services under the Furnell arrangement through the AGFMA to explain the current status and potential impacts to Agencies.



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To confirm, the service provision of PSCW and R&R will continue to be delivered by the AGFMA appointed FMSP.

Upcoming Procurement

The Authority and DIT have commenced preparing the procurement of the APY Lands contract. The major milestones of the procurement process are provided below with current estimated dates.

| Procurement Task | Estimated Commencement Date |
|----------------------------------|-----------------------------|
| Invitation to Supply Opens | July 2024 |
| Invitation to Supply Closes | August 2024 |
| Evaluation Completion | Mid-October 2024 |
| Purchase Recommendation Approval | End of February 2025 |
| Transition In | From mid-March 2025 |
| Service Commencement | 1 July 2025 |

The above timetable identifies that the new arrangement will go live on 1 July 2025 with the successful Service Provider providing services through the AGFMA from that date.

Agency Impacts

AGFMA may be in contact with relevant Agencies during the procurement process if it is identified that additional site / asset information is required outside of what is contained in systems. AGFMA may also consult with Agencies for feedback on general aspects of the arrangement. This will assist in enabling the future APY Lands arrangement and inform measures that would improve the current arrangement.

Applicable fees that relate to the future service provision in the APY Lands are being reviewed as part of the commercial model review of the new Service Provision. DIT will provide more information to Agencies on the particulars and impact of these fees and any changes to APY Lands Management Fee splits. Once finalised, the above Services to the APY Lands Fact Sheet will be updated.

The Priority level timeframes for Breakdown Maintenance for the APY Lands are being reviewed in conjunction with The Authority and the AGFMA agreement. The intent is to identify opportunities for improved efficiencies balancing safety, timeliness, risks, responsiveness, remote and local conditions, availability, communications and value for money. Agencies will be notified prior to any changes being made and implemented.

What the Future Looks Like

Agencies will be notified of the new Service Provider prior to the Transition In period and will be given support during the Transition In period, currently planned from March 2025 through to go live.

Currently, Agencies will still log breakdown maintenance jobs to Furnell until 30 June 2025 through Ventia's Helpdesk. Agencies will be advised in the future of changes related to services from 1 July 2025.



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Feedback

Agencies are encouraged to give feedback on the current service provision being provided to the APY Lands to the email address below. It is requested that feedback be focused on the quality, performance and effectiveness of service provision, what is working or what could be improved.

Feedback is requested to be provided before 22 March 2024 so it can be considered to inform the procurement content and process.

For More Information

If you have any queries concerning the future changes to the AGFMA services provided in the APY Lands, please contact the AGFMA Team at DIT.AGFMASC@sa.gov.au.