

## **Job Profile**

### **Asset Lifecycle Manager**

**Job Title: Asset Lifecycle Manager**

**Job Grade: Level 5 Zone 1**

#### **About North London Waste Authority (NLWA)**

Employed by London Borough of Camden, this role is based in North London Waste Authority (NLWA), serving Camden and six other north London boroughs. North London Waste Authority serves 2 million residents in the boroughs of Barnet, Camden, Enfield, Hackney, Haringey, Islington and Waltham Forest. We help residents reduce their waste and increase recycling. We make sure that their waste is disposed of in an environmentally responsible way. We are delivering infrastructure through the North London Heat and Power Project to provide long term assets for the sustainable management of north London's waste.

These activities contribute to our mission of preserving resources and the environment for future generations by exemplary planning, innovation and communication in managing north London's waste.

The Authority's website is [www.nlwa.gov.uk](http://www.nlwa.gov.uk), and we have a specific website [www.northlondonheatandpower.london](http://www.northlondonheatandpower.london) to provide information on the £1.5 billion project we are managing to provide new infrastructure.

#### **About the role**

The Asset Lifecycle Manager will lead major asset initiatives and disposals with minimal supervision, facilitating comprehensive management across the entire asset lifecycle – from procurement through to disposal for all the Authority's assets, facilities, and land. Reporting directly to the Head of Strategic Asset Management this role supports NLWA's strategic asset management objectives by ensuring that every asset is effectively managed, properly maintained, and strategically positioned for future development in line with its planning designation and overall significance.

The post holder will lead multiple complex asset programmes across the organisation, represent the Authority's asset strategy at senior committees and cross-authority boards, and operate with broad decision-making autonomy to drive value. The post holder will be expected to oversee multi-million-pound capital budgets, and where appropriate, sign-off project expenditures and income streams from leased and sold assets/facilities/lands. The post holder will also need to act autonomously when working with external organisations, including but not limited to north London borough Officers and north London Councillors to agree plans for changes to Authority owned assets.

## **Key Responsibilities**

### **Lifecycle Management:**

- Drive integrated project and programme planning and control across multiple asset streams, including IT infrastructure and digital systems, ensuring alignment with asset management strategy and delivery against governance frameworks.
- Oversee the complete asset management process/cycle for the Authority's key assets – from the initial procurement of necessary facilities, ongoing maintenance, capital improvements, to eventual disposal.
- Implement best practices to enhance asset performance and value throughout its lifecycle.
- Own end-to-end delivery of major capital and disposal programmes, setting and monitoring performance metrics and escalating issues as needed, demonstrating strong analytical and financial skills
- Provide interactive Power BI dashboards, risk logs and strategic insights to the Head of Strategic Asset Management and Strategic Asset Portfolio Manager to inform quarterly portfolio reviews.

### **Strategic Planning & Coordination:**

- Collaborate with internal and external cross-functional teams i.e. Strategy and Services; Corporate Services, and Communications, to align lifecycle management strategies with NLWA's broader asset management aims/objectives.
- Develop and update supporting asset and programme management documentation that address both current operational needs and future development opportunities for the Authority's key assets.
- Shape multi-million-pound multi-year asset investment plans, translating strategic vision into detailed programmes with cost-benefit analysis.
- Chair cross-organisational asset governance boards with a variety of internal and external stakeholders.

### **Project and Contract Management:**

- Drive project initiatives related to asset acquisition, refurbishment, or disposal while ensuring to timelines, budgets, quality, and regulatory requirements.
- Work with procurement and legal teams and others from Corporate Services to secure cost-effective contracts that align with the overall asset management strategy, and draft and negotiate sophisticated commercial contracts – gathering stakeholder input and applying strong commercial acumen to ensure robust, value-driven agreements
- Direct and hold responsibility for large-scale procurement and contract negotiations, awarding and managing multimillion-pound frameworks.
- Institute and audit project governance standards and RACI matrices across all asset initiatives.

- Coordinate and lead large, multi-disciplinary consultancy teams – including major external providers – through strategic brief development, performance management, and delivery assurance

#### **Financial Oversight:**

- Monitor budgets associated with the asset lifecycle, contributing to cost optimisation and efficient allocation of resources.
- Take receipt of and budget for capital incomes and expenditures, including the sign-off project spends in the order of £100k and income receipts from asset sales and disposals.
- Provide regular reports on asset performance, maintenance expenses, and future capital requirements.
- Build and present robust business cases for capital projects/programmes to portfolio/executive committees, securing budget approvals and managing financial risks.

#### **Stakeholder Engagement and Reporting:**

- Act as the primary contact for internal and external stakeholders concerning the management and future plans of the Authority's key assets.
- Present findings and recommendations at key asset management related meetings, ensuring that asset performance and any operational challenges (e.g. those arising from on-going or tactical issues) are clearly communicated.
- Serve as the lead liaison for asset projects at senior programme board level, preparing and delivering comprehensive project and programme dashboards and risk reports.
- Engage external partners and commissioners to align asset initiatives with broader public-sector priorities.

#### **Risk, Governance and Compliance Management:**

- Ensure compliance with all relevant regulatory standards and internal policies.
- Identify potential risks associated with asset management and implement strategies to mitigate them.
- Design and embed asset governance frameworks, conduct periodic assurance reviews, and drive compliance across business units

#### **Health, Safety & Well-being:**

- Oversee H&S compliance for all asset works, ensure risk assessments and method statements are in place, updated periodically, and partner with safety personnel to drive a zero-harm culture.

#### **Continuous Improvement and Innovation:**

- Lead process reviews, capture lessons learned, introduce industry best practices, and champion new tools or methodologies to boost efficiency and value, incorporating IAM best practices

## About you

- Degree-qualified with a Bachelor's (or higher), preferably in a Technical Engineering, Manufacturing, Project Management, or a related discipline, or have gained such knowledge through the delivery of technical projects
- Proven experience in asset management, facilities management and/or project management, including leading multiple high-value, complex asset creation, disposal, other initiatives.
- Demonstrated expertise in managing complex assets and/or delivering projects and programmes within a multidisciplinary environment.
- Experienced in setting up and leading project governance structures.
- Highly proficient in Microsoft Office applications, including Word, Excel, and PowerPoint.
- Advanced skills in Project Management with a strong ability to create clear and visually appealing Gantt charts.
- Experience in developing interactive Power BI dashboards to analyse and present data effectively.
- Possession of an accredited qualification from Institute of Asset Management (IAM) or equivalent or the willingness to achieve such accreditation.
- Relevant Surveyor qualifications, such as RICS, or equivalent credentials, are advantageous.
- Relevant project management certifications, such as PRINCE2, APM, or similar credentials, are advantageous.
- Exceptional ability to influence senior leaders, external stakeholders and cross-functional teams
- Strong financial and analytical skills.
- Proficiency in strategic planning within asset management and related disciplines.
- Excellent communication and stakeholder management capabilities.

## Work Environment:

The NLWA offices are in Tottenham Hale; 2 minutes from the Underground and rail station with great service and amenity links close by. There is also opportunity for home working and alternative flexible working options are available/open to discussion.

## People Management Responsibilities:

The post holder will lead and influence multi-disciplinary project teams in a matrix environment, establishing clear roles, driving accountability and ensuring delivery. The post holder will also need to manage the deliverables of colleagues in borough organisations to achieve project objectives.

## Relationships:

The post holder will report directly to the Head of Strategic Asset Management.

The post holder is expected to develop and maintain relationships across the organisation – engaging with teams such as Strategy & Services, Corporate Services, Legal, Finance, Communications – and liaise with partner organisations including NLHPP and LEL to align objectives, share insights and drive successful project/programme outcomes.

The post holder will need to develop and build relationships with external stakeholders – including, but not limited to, NLWA Authority Members (London Borough Councillors) and relevant North London borough Officers.

### **Is this role Politically Restricted?**

Some posts are politically restricted, which means individuals holding these posts cannot have an active political role. For a list of all politically restricted roles at Camden [click here](#).

### **Diversity & Inclusion**

we value and celebrate difference and encourage diversity in all respects. Our diverse workforce ensures we represent our communities to the best of our ability and enables us to make better decisions. Because of this, we particularly welcome applications from Black, Asian and those of other non-white ethnicities, those who identify as LGBT+, neurodiverse and disabled people.

### **Agile working**

We view work as an activity, not a place. We focus on performance, not presenteeism. We create trusting relationships; we embrace innovation rather than bureaucracy and we value people. We expect NLWA employees to work in accordance to the Hybrid Working Policy that includes an average of 2 days a week in the office / on-site. This should be flexible based on business need.

We are proud to be one of Hire Me My Way's inaugural campaign supporters. Hire Me My Way is a national campaign led by Timewise, designed to increase the volume of good quality jobs that can be worked flexibly in the UK ([www.HireMeMyWay.org.uk](http://www.HireMeMyWay.org.uk)). Hire Me My Way aims to treble the number of available good quality flexible jobs to 1 million by 2020.

### **Asking for Adjustments**

We are committed to making our recruitment practices barrier-free and as accessible as possible for everyone. This includes making adjustments or changes for disabled people, neurodiverse people or people with long-term health conditions. If you would like us to do anything differently during the application, interview or assessment process, including providing information in an alternative format, please contact us on 020 7974 6655, at [resourcing@camden.gov.uk](mailto:resourcing@camden.gov.uk) or post to 5 Pancras Square, London, N1C 4AG,