



New Fire-Rescue Station Feasibility Study Committee

Tom Finan Chair, Alexis Mathison Vice Chair, Scott Zenke Clerk Members:
Peter Coneen, Ken Heritage, Al Nickerson, Mark Ziomek
Geof Deering, Fire-Rescue Chief, Ex-Officio
Ron Collins, Building & Facilities Manager, Ex-Officio

SELECT BOARD UPDATE #01 April 20, 2022

1. 8/11/2021 RFQ released for Feasibility Study Architect
 - Renovate/Expand Feasibility Study concluded :
 - **The most financially sound approach is to select a site and build a new building**
 - **Continue to occupy the current building**
2. 10/25/2021 Special Town Meeting approved \$100,000 for New Building Feasibility Study Architect
 - Sites studied are to **EXCLUDE NAUSET REGIONAL SCHOOL PROPERTY**
3. 11/30/2021 RFQ for New Building Feasibility Study Architect released
4. December 2021, Ron Collins introduced the Orleans Elementary School (OES) Committee, to a proposal to use 1 acre of their land for a new Fire-Rescue Station in exchange for parking and accessibility improvements to the OES campus
5. 1/19/2022 – Committee Appointed
6. 2/3/2022 – Organizational Meeting hosted by Town Administrator
7. 2/14/2022 – OES Committee agrees to participate in the Feasibility Study
8. 2/22/2022 – Kastle Boos Architects (KBA) selected out of three RFQ responders
9. 3/2/2022 – RFP issued for procurement of Private Property for constructing new Station
 - a. Legal announcement in newspaper
 - b. Targeted letter to approximately 10 property owners whose property is large enough and within a designated response time zone
 - c. Responses due by the 4/6/2022

10. 3/17/2022 – Committee Meeting
 - Evaluation of Town owned properties (list certified by Town Planner and Town Assessor)
 - a. 139 Main Street (Town Hall Annex)
 - b. 18 Bay Ridge Road (former DPW)
 - c. 66-76 Route 6A (Governor Prence)
 - i. **July 14, 2021- the Select Board decided that the Governor Prence Motel property would not be available for the construction of a new Fire Station**
 - **IN ADDITION TO OTHER SHORTCOMINGS, NONE OF THESE PROPERTIES ARE WITHIN THE ACCEPTABLE RESPONSE TIME ZONE**
11. Public Outreach
 - Embarked on a course to produce a video highlighting the significant shortcomings of the current facility
 - Tours of the current facility will be advertised and conducted
 - Committee Meetings are live on Channel 18 as the broadcasting schedule can accommodate
 - Committee meeting agendas, minutes and videos available on the Town Web Site
 - Monthly updates to Select Board (4/20) and FinCom (4/21)
 - Key Documents available on Town Web Site
 - 08/11/2021 TGAS Report to Select Board
 - 12/09/2021 Feasibility Study Designer RFQ
 - 10/12/2021 Fire-Rescue Department Strategic Plan
 - 01/12/2022 Ron Collins presentation to OES Committee
 - 02/2020 Fire-Rescue Department Staffing Study
 - 03/02/2022 Link to Property Procurement RFP
 - 04/06/2022 Updated Committee Charge
12. Committee toured modern Fire-Rescue facilities in nearby towns
 - 4/5/2022 Brewster, 4/6/2022 Chatham, 4/7/2022 Hyannis
 - Occupied – Chatham 2016, Brewster 2018, Hyannis 2019
 - Common threads:
 1. Originally designed to meet current and future needs
 2. Downsized prior to delayed construction
 3. Built smaller for more money
 4. 2022 – all out of space
 - **Lesson learned: The most economical way forward is to build as originally designed**

13. 4/6/2022

- **ZERO PROPERTY PROCUREMENT RESPONSES WERE RECEIVED**

14. 4/14/2022 – Committee Meeting

- Kaestle Boos Architects (KBA)
 - Finalizing contract negotiations
 - **Sole Focus is on Feasibility of Orleans Elementary School Property for construction of new station**
 - **Should the OES property prove to be unfeasible THE COMMITTEE HAS NO PLAN B**

15. Upcoming

- Tours of Orleans Fire-Rescue Facility – **PUBLIC INVITED**
 - Friday 4/22/2022 10:00AM – NOON
 - Tuesday 4/26/2022 6:00PM – 8:00PM
- 5/12/2022 – Next Committee Meeting
- 5/18-19 /2022– Updates to Select Board and FinCom

16. Questions, Comments, Suggestions