

Safety Services Building Committee Meeting
Wednesday, November 20, 2013

A meeting of the Safety Services Building Committee was held on Wednesday November 20, 2013 at 1:00 pm at the Franconia Town Hall. The minutes were recorded by Suzanne MacDonald.

Regular members in attendance were Bob Montagno (Selectman), Dawn Steele (Resident), Paul Schmucker (Life Squad Chief), Jeff Woodward (Resident), John Monaghan (Police Chief), Ted Kupper (Provan & Lorber), and Facilitator Deb Maes.

Guests were Roger Odell (Fire Department), John Lachapelle (Selectman), and Christopher Carley (CN Carley Associates)

The meeting was called to order by Bob Montagno.

The minutes of October 16, 2013 were reviewed and accepted.

Ted Cupper from Provan & Lorber gave a presentation of the project to date. There had been a proposal from P & L to authorize them to determine if the property location could be used for a new Safety Services Building. The Select Board signed the proposal to have P & L look further into the site. P & L has been concentrating on the drainage at the current location. The agreement takes us from now, thru two public hearings, and to Town Meeting. It was the committees decision to look at the drainage on the property first.

P & L Test Pit Results and Storm water Detention Evaluation were discussed. A Shoreland Protection Application will be required. An Alteration of Terrains permit will not be required. A portion of the site does fall within the protected area in regards to the Shoreline Protection

A conceptual plan has room to provide amenities to help with the drainage. Based on the report given and the retention, P & L would like for permission to move ahead at full steam.

A photo was circulated around of the Gilford facility as well as the New Hampton Safety Services Building. The second floor of the New Hampton building is not being used as the building was over built for future expansion. It was discussed if the committee should go visit the New Hampton Building. At least the question "What would you do differently?" should be asked.

Chris Carley, Architect, would like to establish a program and know what the expectations are. The "sketch" provided by the committee was reviewed and allowed Chris a better understanding of where the committee is coming from. Chris will refine the layout and present soon. The committee does not expect much community growth. Functional sizes of the rooms/areas were reviewed.

A discussion of pre engineered building versus stick built took up lots of time. The committee is looking for speed and cost. During construction there will be no place to store equipment. That will need to be looked into. Per square foot costs were looked at. Energy costs/savings were also discussed. The Town's energy commission should look into this area. A member from the energy commission should be attending each meeting. The new building must meet energy efficiency specifications. The committee would like a realistic cost of prefab versus stick building. A second floor was again discussed with the pros and the cons being brought to the surface. ADA requirements are the biggest obstacle.

Bob Montagno brought up the discussion that previous votes on this building have failed.

Roger mentioned that timeframe is one of the biggest issues. The start date would be April/May with a finish date of November/December. Temporary housing solution will need to be sought as well as storage space.

The need for a new building must be clearly identified. The question will be raised "Why not just renovate?" It is part of the P & L agreement to provide this information but they do not feel it's a priority now. This information will be presented sometime after the 18th of December.

Tentatively, Public Hearings are scheduled for January 22, 2014 and February 5, 2014. The public presentation should address the cost of building a new building versus the cost of renovating what is there. How will I be impacted as a towns person?

Mentioned by John Lachapelle were the permits needed after the Towns approval and if anything could change during that time frame. Ted Kupper expects possible regulation changes only but there will be no changes that would affect our project.

The next step is for Chris to get input from the department heads on space requirements and the contents of the building. A written document will come along with a design. The last piece of the puzzle will be the price.

Imagery was discussed and it is the consensus of the committee that this is very important. It's important the townspeople embrace the "curb" appeal.

The department heads should send the information for the inside of the building to Ted for review. The committee will meet prior to submitting this information.

P & L will cite the location and start looking at the utilities.

Jeff Woodward reviewed financing options and feels dealing with the local bank is the best option.

The next meeting will be on **December 4, 2013 at 3pm**. This meeting will look at finalizing the needs of the inside of the building. This meeting will be with the committee and the department heads.

A meeting has also been schedule with Ted Kupper and Chris Carley on **December 18, 2013 at 3pm**. Plans and exterior views with design would be presented at this meeting in rough draft.

With no other business to conduct the meeting was adjourned at 2:39 PM.

Respectfully Submitted,
Suzanne MacDonald
Safety Services Building Committee - Secretary