

Town of Newbury

Police Department Renovation Committee Meeting Minutes

Date: January 12, 2022 @ 4:30pm

Attendance: Bob Wilkonski, Dick Wright, Brad Wheeler, Deb Lacombe, Hank Thomas, Dennis Pavlicek-town administrator, Polly Lowe and Scott Wheeler, Josh Fisher, Peter Tennant

Public: Judy and Stu Hale, Nonie Reynders, J. Denise Mitchell

Prior to the meeting Polly had asked Peter for a breakdown of the individual costs that accounted for the estimated total of \$1,688,200. This was in response to a request from a member of the public at the previous meeting. A handout was passed out to show the cost breakdown based on construction estimates at this time. Also discussed was what could be removed from the construction plan to reduce the total cost for the project. Included was the removal of the sally ports and the addition to the front of the building.

Peter also gave a cost estimate for a teardown and construction of a completely new building, which was close to \$1,000,000 more than the proposed renovation. Considerable discussion followed on building codes and their need and any flexibility in their incorporation into the building design. There were also questions on the seemingly high electrical costs. And explained by Peter to be a complete upgrade to the electrical system including cameras and security locks and possibly key card entrance as opposed to just keys that can be copied or difficult to access in certain situations.

It was agreed that the submitted cost estimates may change but the overall cost will not be exceeded. Discussion followed on distributing cost estimates out to the public at large at this time, but it was decided to wait until the bond hearing in case of any major cost changes before then.

Hank questioned the cost for removal of the front addition which could save \$148,000 in estimated cost. Peter responded that it would disrupt and diminish the size of many of the office spaces if this were done. Dick suggested that removing the front addition would cause many security concerns as anyone visiting the station would be inside the building instead of just in the foyer entrance. All members agreed that the front addition should stay in the plan.

What is next is the public hearing on January 31 at 6pm

From the public Denise Mitchell stated that she needs all plans and cost estimates and questioned the cost estimates to date, and actually questioned the whole committees validity and process at this point in time. Several tried to explain that we felt we were following due diligence and completing a sound proposal and process to date including input from Peter, Josh, Bob, and Polly to no avail. Meeting was adjourned.

NEWBURY POLICE STATION RENOVATION
Estimated Conceptual Alternate Cost Study
January 12, 2022

Please note the following:

These numbers are estimates only and do not guaranty final cost.

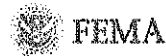
New 5100 square foot "Site Cost" assumes no site purchase cost, a relatively flat site, direct site access close to a major street, no ledge or unsuitable soils, and no wetlands or flood plains.

<u>NEW 5100 SQUARE FOOT POLICE STATION</u>	
New 5100 sf Building Only	\$ 1,938,000
New 5100 sf Site Cost	\$ 350,000
Building Subtotal	\$ 2,288,000
Arch./Engin. Cost	\$ 228,800
Owners Contingency	\$ 228,800
<hr/>	
PROJECT TOTAL	\$ 2,745,600

SPECIFIC INDIVIDUAL ITEM COSTS

Front Addition	\$ 148,000
Wall Bullet Resistant Panels	\$ 75,000

National Flood Hazard Layer FIRMette



Legend

72°2'31"W 43°19'29"N



SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS		Without Base Flood Elevation (BFE) Zone A, V, ABB
		With BFE or Depth Zone AE, AD, AH, VE, AF
		Regulatory Floodway
OTHER AREAS OF FLOOD HAZARD		0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X
		Future Conditions 1% Annual Chance Flood Hazard Zone X
		Area with Reduced Flood Risk due to Levees. See Notes, Zone X
		Area with Flood Risk due to Levee Zone D
OTHER AREAS		NO SCREEN Area of Minimal Flood Hazard Zone X
		Effective LOMRs
GENERAL STRUCTURES		Area of Undetermined Flood Hazard Zone X
		Channel, Culvert, or Storm Sewer
OTHER FEATURES		Levee, Dike, or Floodwall
		20.2 17.8 Cross Sections with 1% Annual Chance Water Surface Elevation
		Coastal Transect
		Base Flood Elevation Line (BFE)
		Limit of Study
		Jurisdiction Boundary
		Coastal Transect Baseline
	Profile Baseline	
MAP PANELS		Digital Data Available
		No Digital Data Available
		Unmapped



The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards.

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 1/12/2022 at 1:10 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmapped areas cannot be used for regulatory purposes.

0 250 500 1,000 1,500 2,000 Feet 1:6,000

72°1'53"W 43°19'3"N

Basemap: USGS National Map Orthoimagery Data refreshed October 2020

SUNAPEE STATE PARK
330226