

Public Buildings Committee

Presentation on a proposed
new Public Safety Building Addition

Background

- With the creation of the new Highway Facility and the subsequent Highway Department move to the new facility, space was opened up both in the upstairs of the Town Offices as well as in the old Highway Garage.
- This led to discussions about how best to allocate the use of the old Highway Garage between the Fire, Police and Ambulance Departments. At first, a Public Safety Working Group was established to make these decisions. After several discussions, it became clear that the town should be creating long range plans for all public buildings, not just the old Highway Garage.

Background

- The Public Buildings Committee was established by the Selectboard on February 7, 2022 for the following purpose:

The Conway Public Buildings Committee is responsible for identifying and prioritizing current and future needs for existing and proposed Town-owned buildings. It will oversee the design, maintenance, and construction of building rehabilitation and new construction. It will present proposals requiring the approval of a Town Meeting; and report progress and problems via the minutes of its meetings.

Option Chosen to Pursue

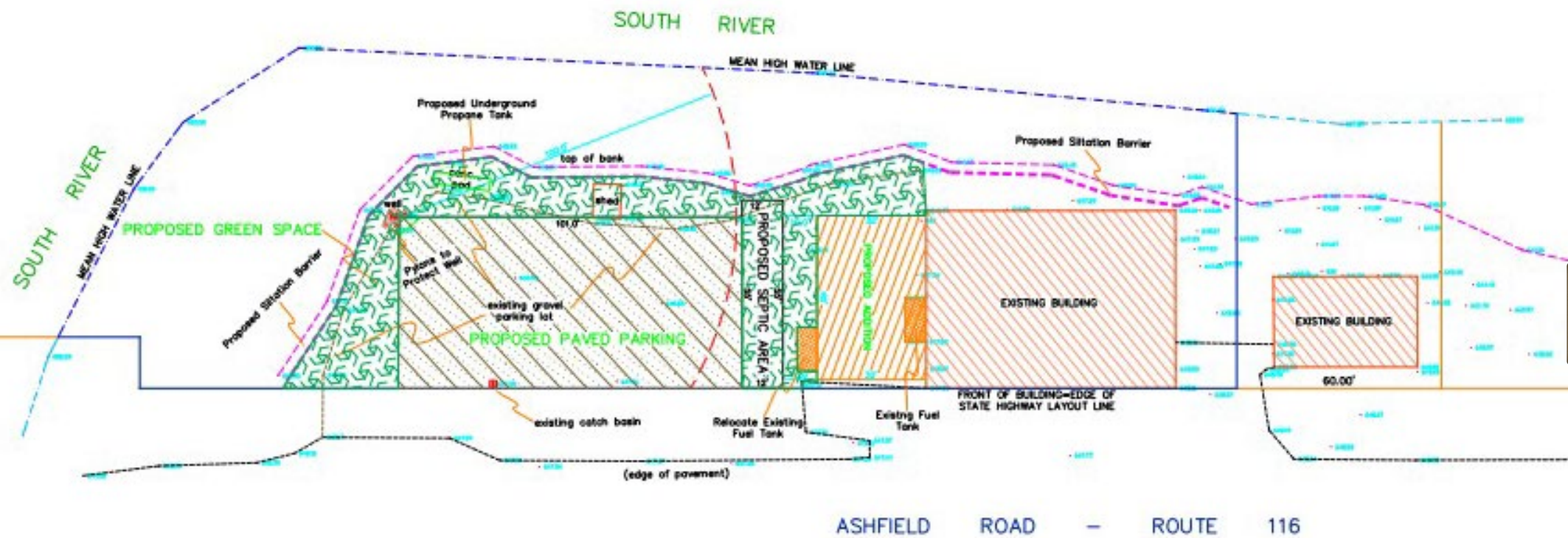
- The Public Buildings Committee decided it made the most sense to add onto the existing structure a new Public Safety Building addition which would include individual offices for the Fire, Police and Ambulance Departments, with additional space for a shower, laundry and conference room.
- The committee reviewed several options for accomplishing this, including building up on top of the old garage as well as carving out some room in the back of some of the current vehicle bays to create office space. These options were rejected for multiple reasons, including the need to bring the entire old Highway Garage up to code, the cost of installation and maintenance of an elevator, and the current and future need for more, not less, space in each of the vehicle bays.

Progress to Date

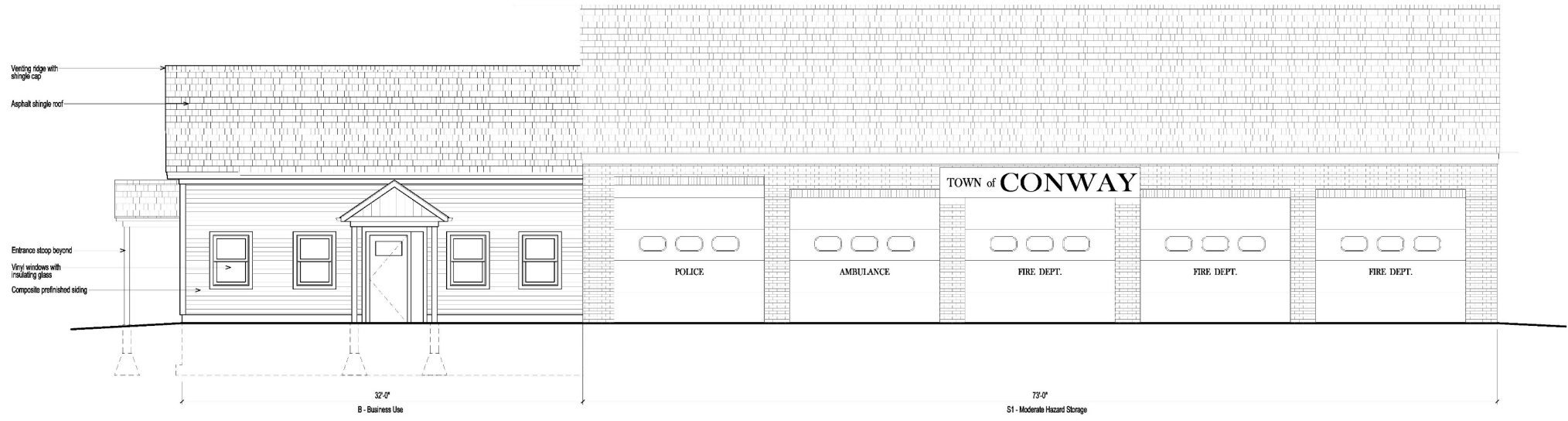
- 1. Drilled new well:** the need for water had become critical in the building, and the Selectboard approved the expenditure of \$15,000 in ARPA funds to drill and hook up the new water supply. The previous water supply had come from OESCO and was piped under Route 116, which had been leaking severely and degrading OESCO's own water supply.
- 2. Structural integrity review of the existing building:** this review was conducted by a registered engineer to ensure any future work would be feasible and not a waste of funds. The building was found to be structurally sound.
- 3. Septic and leach field siting and preliminary design:** the current system is shared with the Firemen's Auxiliary building, and shared systems require annual inspections. With new offices and a laundry, the addition will require its own septic and leach field.

Progress to Date continued

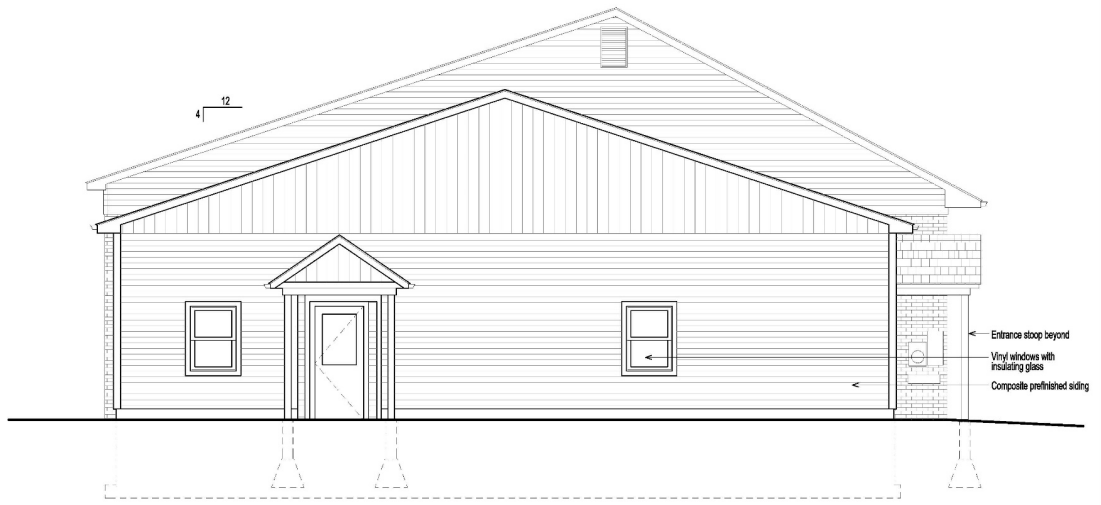
- 4. Survey of property with overlay of proposed building addition:** this is necessary background information and was needed for Conservation Commission and Massachusetts Department of Environmental Protection review.
- 5. Notice of Intent filed with the Conservation Commission:** Order of Conditions issued on April 25, 2023.
- 6. Design and engineering of the proposed attached building:** the Selectboard approved and signed a contract with Vreeland Associates for \$10,600 on April 3, 2023, using ARPA funds. **Project cost estimates to follow shortly.**



ASHFIELD ROAD - ROUTE 116



1 FRONT ELEVATION
 A2.1 Faces Ashfield Road
 SCALE: 1/4"=1'-0"



Funding

- The Public Buildings Committee is asking Town Meeting to approve moving \$311,000 of the \$450,000 in funds saved from the construction of the Highway Facility to a new Public Safety Building Addition fund. Also requested is approval of moving \$84,695.07 in funds from the Sale of Public Lands special revenue fund to also be used in the construction of the addition. These funds, combined with the \$390,635.59 leftover in ARPA funds which the Selectboard has reserved for this purpose, will amount to **\$786,330.66** . This means the town would likely not have to borrow any funds to complete the addition.

Current Project

- **Create new Public Safety Building Offices**

This will move Fire, Police and Ambulance out of the upstairs of the Town Offices, leaving the Tax Collector, Treasurer, Accountant, Town Administrator and Assistant to the Town Administrator in the downstairs offices.

- **Renovate the existing building**

The plans are to pour new concrete flooring with radiant heating and add a hallway and storage area at the back of the two bays closest to the new offices for individual access to each Department's vehicle bays. The roof will also be repaired, and the possibility of the addition of solar panels will be investigated.

Long Range Plan

- **Retrofit the Town Hall**

With a lift in order to be ADA compliant and create new offices upstairs for the rest of the employees in the Town Offices. This will leave only storage items in the upstairs, basement and in the vaults at the Town Offices.

- **Town Office Building**

Once the Town Hall is retrofitted, the town can then decide what to do with the Town Office building.

QUESTIONS?

