

Meeting Of The South Side Fire Station Committee To Over Designer Proposals

The Meeting of the SSFSBC with Rick Pomroy, to go over designer proposals was called to order at 1530.

- Roll Call: Chair Wayne Sampson**
Clerk Robb C. Christensen
Peter Lindberg
William Dusty Meier
Kyle Lima
David Cody - Fire Chief
Carol Lynch
Peter Meier Chair Selectboard
Marlene McCollem - TA

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 TOWN CLERK BOURNE

Pomroy Associates, through Rick Pomroy, has narrowed down 4 designers from a panel of 8. The following designers to be possibly ranked are as follows:

1. Saccoccio & Associates
2. The Galante Group Architects Services (TGAS)
3. Keenan & Kenny Architects, LTD
4. LiRo Corp. f/k/a DiGiorgio Associates Inc

Rick Pomroy suggested the committee go over the 4 proposed designers.

Mr. Pomroy asked the committee to hear of the 4 proposed designers, then the committee can either go over them and possibly rank and or eliminate a designer. Chief Cody agreed.

Mr. Pomroy stated the firm was concerned with the LiRo company; they had purchased the DiGiorio Associates, who were architects in the Boston area, and were in business for quite some time. He explained that companies such as LiRo are purchasing smaller companies and creating a bigger company. Mr. Pomroy, although liked their proposal, just not uniquely qualified to build a fire station. He went on to explain there are too many layers and the person in charge for the proposed Southside Fire Station has no experience in designing a fire station.

Mr. Pomroy stated another firm, Keenan & Kenny, that they don't match the qualifications of the other 2 remaining firms. Mr. Pomroy went on to say that the Keenan & Kenny firm made some fatal design flaws from the last proposed project for Bourne. Selectchair Meier talked about how the Keenan & Kenny firm

has some previous knowledge of the town and the needs. He suggested that the committee remove LiRo Corp. and Keenan & Kenny and ask the remaining 2 (Saccoccio & TGAS) to come forward to the committee to present their proposals. Mr. Pomroy stated that he agreed with that suggestion. He went on to say that he has never worked with The Galante Group, and they ranked higher than the Saccoccio & Associate group. Mr. Pomroy stated that the Galante Group pushes the Contemporary design, but the discussion followed and agreed that as long as the building is built to suit and meet the needs, then that will be fine.

Selectchair Meier made a motion to eliminate LiRo Corp. and the Keenan & Kenny Group, motion was 2nd by Chief Cody, motion passed unanimously.

A motion was made by Peter Lindberg to accept the remaining 2, Saccoccio & Associates and TGAS Group to come forward to the committee. 2nd by Selectchair Meier, passed unanimously.

TA McCollem wanted to make sure of what the expectations would be for the 2 other firms to discuss to the committee, such as pass issues, and solving them, site issues, supply chain issues, etc. Chair Sampson talked about how the committee would want the 2 companies to help engage in site selection as far as giving advice on proposed site selection. Chief Cody stated that there have been internal working groups with the Fire Department on just getting input. Chief Cody wants to make sure that flow paths within the fire station are met adequately.

TA McCollem stated that the Fire Dept. heads and staff members will want the designer to sit down with the FD. to go over the day to day operations, staffing, staffing with storm coverage, etc.

Chair Sampson asked Mr. Pomroy what would be the life expectancy of the fire station. TA McCollem stated we should plan on at least 70 years as a life expectancy. Chair Meier asked about the possibility of future expansion, and a part of building maybe be a training/community room, to hold a potential voting place. Chair Sampson asked the Chief about the Fire Departments getting away from adding community rooms, especially when the station is empty, with sensitive equipment on the ambulances and fire apparatus. Dusty Meier spoke of added costs to building a building and available parking lots. TA McColem added the cost of building the fire station would be in the \$500 per square foot area. Money needs to be spent on what is absolutely necessary for the fire station. There would be a training room exclusively for the Fire Dept personnel and not for potential public use.

Mr. Pomroy asked the committee on how long does the committee want to dedicate to interviewing the 2 firms. He suggested 45 minutes for each firm, with 15 Q&A afterwards. Mr. Pomroy suggested the firms may take a little longer, than normal, to be asked how they are going to work with us. TAMcCollum asked if the committee only wants to hear from the firms or also hear from some of their subs. Dusty Meier asked if they would know their sub consultants were. Mr. Pomroy suggested that the firms bring in their mechanical and electrical personnel to ask questions, especially related to HVAC, and overall safety of the personnel living in that building.

Mr. Pomroy stated that in the past that there are firms that will watch their competitors interview. He stated it has happened in the past.

Chief Cody asked about ranking of the remaining 2 firms, and suggested the committee asked a standardized list of questions. Mr. Pomroy suggested the committee will most likely make a recommendation for the firm selected at the October 18, 2022 interview meeting.

Mr. Pomroy suggested the format to interview should be;

The firm should be prepared for a 45 minute presentation followed by 15 minute Q&A.

Have firm walked through their approach for programming

Talk about key considerations for design solutions for fire stations

How do they design for expansion and growth

Give committee examples of management approaches to problem solving.

How is the firm going to help us with our community engagement with getting ready for town meeting and support?

Discussion followed on what the committee would ask each firm.

Thoughts of longevity of the fire station.

The committee voted to interview The Galante Architect Services first

Saccoccio second.

Motion to adjourn, 2nd by Clerk Christensen at 1626

Respectfully Submitted By,

Robb C. Christensen, Clerk SSFSBC