

Design and Build Fire Station 616 (Desert Mountain)

Estimated Project Cost: \$3,700,000

PROJECT DETAILS

Project Summary

Replace a temporary facility with a permanent fire station at 110th Street and Cave Creek Road. The new station will include crew quarters and facilities, office space, OSHA-certified decontamination area, safety gear storage and an apparatus bay.

Project Cost

Design	\$380,000
Bond Issuance Cost	\$60,000
Construction	\$2,510,000
Project Management	\$330,000
Contingency	\$420,000
Total Cost	\$3,700,000

Project Location

110th Street and Cave Creek Road



ANALYSIS & ASSESSMENT

Background

Currently the City of Scottsdale Fire Department operates out of a temporary double-wide trailer located at 110th Street and Cave Creek Road. The fire station is a double wide modular trailer housing fire station living areas, a covered canopy for the fire apparatus and approximately 500 square-foot structure, which was the previous fire station, but is now being utilized for physical fitness, restroom and laundry.

The facility is co-located at a Scottsdale Well site making access and visibility limited. The ingress/egress drive is an approximately ¼ mile gravel road that passes through washes.

Land was purchased in 2009 at 10905 E Loving Tree Lane with the intent to build a permanent fire station to improve response times in that service delivery area. The new construction would improve response times to more customers, be more accessible to the community, and provide a permanent home for the firefighters stationed here.

Safety

The current facility does not have OSHA-certified decontamination area or a storage area for personal protective equipment that meets industry standards as outlined in National Fire Protection Association 1500 and 1851 recommendations.

ANALYSIS & ASSESSMENT

What is the customer experience?

EXTERNAL: The current location and distance from a primary thoroughfare continues to have a negative impact response times for the customers in the service delivery area due to its current location.

INTERNAL: The current facility is not commensurate with contemporary industry standards or City of Scottsdale employee expectations.

Recent Staff Action

The Scottsdale Fire Department, following the recommendations of COS Audit Report No. 1413, updated their Standard of Coverage and Deployment Plan document by contracting with Emergency Services Consulting International to provide a third-party perspective. The contractual scope of work identified three components to be completed; Standard of Coverage, Facilities Assessment, and Fleet Assessment.

The 10905 E Loving Tree Lane address purchased in 2009 was confirmed in the Standard of Coverage report as the appropriate location to improve response times in that service delivery area.

The consultant also hired a third-party architect to work with COS Facility personnel to complete the comprehensive fire facilities assessment. In the executive summary of the 'Fire Station Assessment' specific to FS616, "Scottsdale Fire Station No. 16 is a temporary facility co-located with a Scottsdale Well site so public access/visibility is limited. The ingress/egress drive is an approximately ¼" gravel road that passes through wash(es) which could be compromised during sudden weather. There is

a manual vehicle gate that would delay response time, but is our understanding that it remains open when fire personnel are in the facility. The fire station is a double wide modular trailer housing fire station living areas, a covered canopy for the fire apparatus and approximately 500 sf. structure, which was the previous fire station, but is now being utilized for physical fitness, restroom and laundry. The modular facility is relatively new and restrooms are ADA accessible and two (2) of the dorms private and the other two are shared. The electrical power to the facility is fed from the well site/existing 500 sf structure with no emergency power. The modular facility has two split system A/C units with no reported issues. Scottsdale staff stated that there was a roof leak above one of the offices and was due to improper seam in the single-ply roof but could not verify if it had been repaired. Additional asphalt was added around the modular fire station to direct storm water to the west into the surrounding desert. Interior finishes are functional and in good condition based on the age of the facility. Although considered a temporary facility the new modular fire station is in very good condition so replacement/relocation is not critical, although it was stated that the land has been purchased for a new facility in the future".

Community Involvement

There will be multiple opportunities for community involvement through the design and construction of the new station.

Council Goals

The implementation of this project supports the Council Goal: Enhance Neighborhoods

RESOURCE IMPACTS

Operating Cost

There will be an increase to operating costs as we transition from a 1500 sq/ft double wide trailer to a 10,000 sq/ft contemporary fire station. This is a facility asset staffed 24 hours per day, 365 days per year and would be similar in ongoing operation costs of like sized fire stations housing four employees.

Staffing, Workload Impact

There will be no impact on staffing or workload due to the new station. Existing employees will be relocated into this facility.

Maintenance Requirements

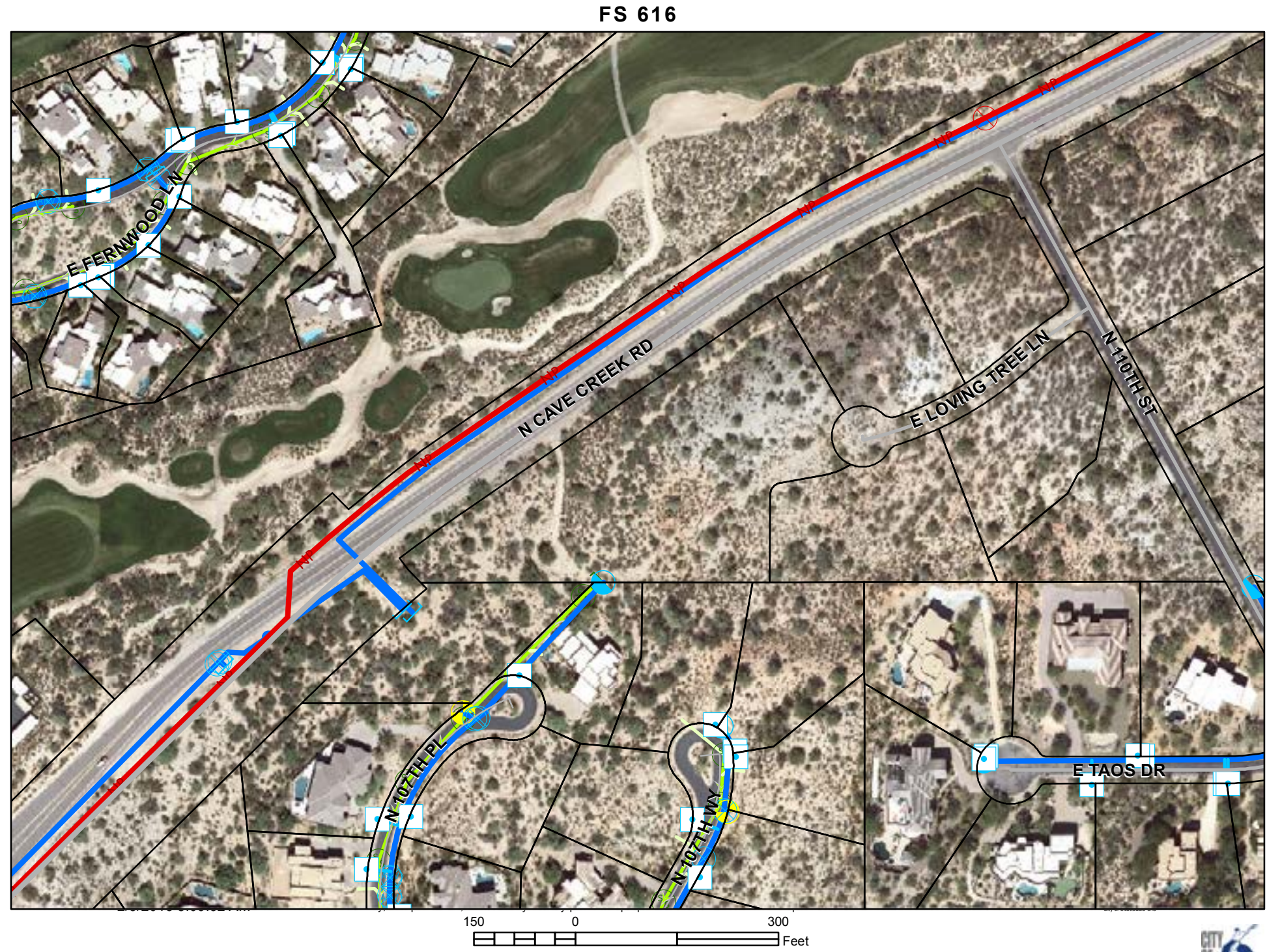
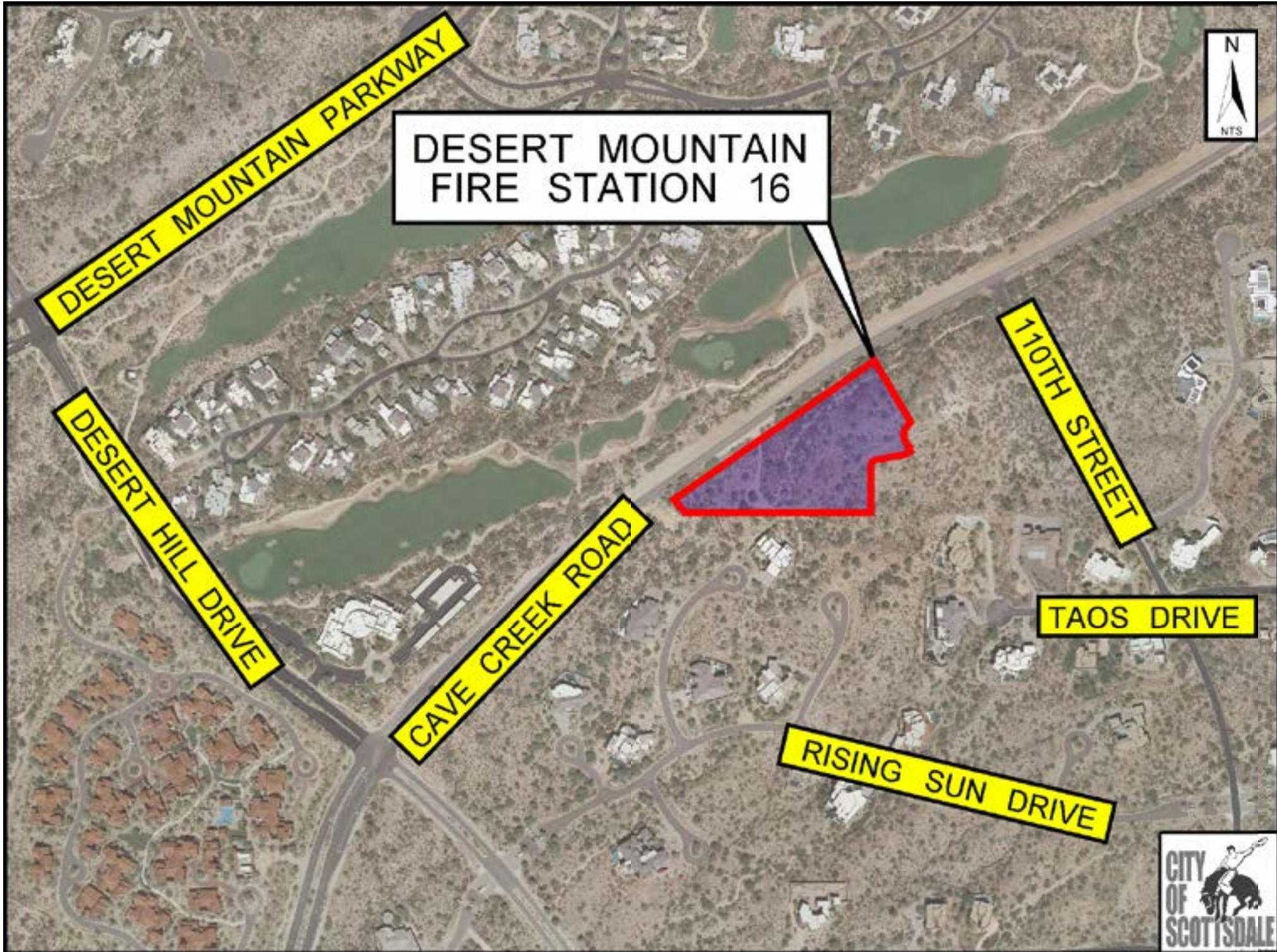
This is a facility asset that would fall into their normal and routine periodic maintenance schedule similar to other fire stations of like size.

Impact if this project is not implemented

The fire department would continue to house employees and respond to customer needs from the current location.

Supplemental Information:

1. Facility location maps
2. Design concept

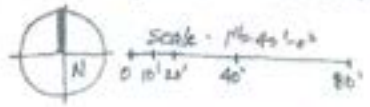


dlipinski
2/3/2015 8:09:52 AM

Notice: This document is provided for general information purposes only. The City of Scottsdale does not warrant its accuracy, completeness, or suitability for any particular purpose. It should not be relied upon without field verification.



- Project Information
1. Site (Gross) - 118,000 sf
± 2.70 acre
 2. Site (net) - 14,000 sf
± 1.47 acre
 3. Building Footprint - 11,000 sf
 4. Paved Area - 26,000 sf
 5. Total Site Development - 97,500 sf
 6. N/AOS Provided - 9.40% (26,000 sf)
Required - 25% (23,400 sf)



STATION 16

June 30, 2008



SITE CONCEPT E