



Staff Report

TO: City Council
FROM: Sean Thuilliez, Chief of Police
DATE: September 20, 2022
SUBJECT: Police Department Feasibility Update

Background and Analysis:

The current police facility was built in 1988 and opened in 1989. The department had approximately 16 sworn officers and Beaumont's population at that time was around 10,000. Despite efforts by staff to maintain a clean and well-organized facility, the impacts of severe overcrowding and systems at the useful end of lifespans is evident. Some space relief was afforded by the additions of modular units to house key staff and repurposing nearly every space in the present building.

The current building, however, was built for a city and police department a fraction of the size of today's Beaumont Police Department (BPD). The building was also built in an era that could not fully anticipate the nature and sophistication of the infrastructure needed to support the equipment now in use and envisioned by BPD. The current single-story masonry structure was built well before current seismic standards, modern energy efficiency standards and ADA barrier-free standards were implemented.

In June 2020, City Council approved the 5-year Capital Improvement Plan (CIP) which included a project for the new Police Station Feasibility Study (PS-01) with \$250,000 of Police Facilities Mitigation DIF funding. This project is intended to prepare the City for future police station needs and provide for facility site planning, conceptual drawings and probable construction costs. In July 2021, City Council approved \$157,000, not to exceed \$177,000, agreement to LPA for a space needs analysis by population growth, multiple facility tours, floor plan development and building elevations, probable construction costs, and this final report to City Council.

This report provides detailed information about the existing Police Station, including a report and discussion on existing conditions with key findings, future space needs, possible amenities for a new facility and the next steps needed to be taken to advance this major Capital Improvement Project.

The overall purpose of this project is to replace the existing Police Station with a Public Safety Center. The project has been determined to be required by maintenance, inspection, engineering staff, and the Police Department's current and future programmatic requirements. The Public Safety Center will be designed to industry standards and include space needs for the projected staffing over the next 30 years (i.e., planned build out of City), and will be designed for durability over the next 50 years. The Public Safety Center will not only provide police services but also provide a community meeting space. In planning for the next phase of project development, staff is requesting feedback from Council to guide further policy and design development for the Public Safety Center.

City Council has authorized \$3,500,000 in the FY23-27 CIP for the final Architecture and Engineering (A&E) phase (PS-07). Additionally, staff is recommending that City Council authorize the notice of request for proposal's for the completion of the A&E and environmental documentation.

Fiscal Impact:

There is no fiscal impact to this report.

These are preliminary construction cost estimates. This cost estimate is based upon conceptual drawing package dated July 27, 2022, prepared by LPA Design Studios, Inc., along with verbal and written guidance from the design / engineering team. No costs will be incurred until actual construction begins.

CONSTRUCTION COST SUMMARY

Base Scope Elements	Area	Cost / SF	Total
NEW POLICE FACILITY BUILDING	47,562 SF	\$778.18	\$37,012,021
SUPPORT BUILDING	3,175 SF	\$844.92	\$2,682,609
SITWORK	243,000 SF	\$68.50	\$16,645,763
TOTAL ESTIMATED CONSTRUCTION COST			\$56,340,393
OFF-SITE (UTILITY CONNECTION AND NORTH ACCESS ROAD)	28,746 SF	\$34.61	\$994,861
PV SOLAR CANOPIES AND BATTERY STORAGE	22,130 SF	\$251.19	\$5,558,854
TOTAL ESTIMATED CONSTRUCTION COST			\$62,894,108

Recommended Action:

Discuss and provide direction on the conceptual cost estimate of the future Public Safety Center.

Attachments:

- A. Conceptual Cost Estimate from H-Construction Management and LPA Design Studios, Inc.