



BRECKENRIDGE CITY COMMISSION AGENDA SUMMARY FORM

Subject: Discussion and any necessary action regarding consideration of obtaining a feasibility study on proposal to address Fire Station living quarters for employees

Department: Administration

Staff Contact: Cynthia Northrop

Title: City Manager

BACKGROUND INFORMATION:

Staff created an Ad Hoc Committee to brainstorm solutions to address the living quarters for City of Breckenridge Firefighters in alignment with our Strategic Plan Goal of Investing in our Employees. The challenge was to address the living conditions, recognizing that timing (critical) and limited resources were additional challenges to consider in the development of a solution. With this in mind, several options were analyzed, and committee recommended a Phased in approach:

Phase 1 – Place temporary living quarters on parking lot north of Fire Station (OPC: \$65K)

Phase 2 – Demo existing Fire Station building (OPC: \$150K)

Phase 3 – Construct modest metal building on remaining slab (OPC: \$500K-\$750K; will explore grant opportunities).

Other options explored include:

1. Renovate existing Fire Station: Cost Prohibitive/Estimated cost \$3-\$5 million/unknown issues
2. Construct new Metal building on same property to south of existing Fire Station/Fire Bays: Leaves an empty building to continue to maintain and will continue to deteriorate
3. Construct new on new property: Cost prohibitive/in addition to metal building cost would also have to construct new building for bays. Location is also an issue. Ideal location is within a few blocks of existing Fire Station as it is centrally located for ideal response times.

After further consideration, members of the Ad Hoc Committee would like Commissioners to consider obtaining a feasibility study to get more definitive information on the condition of the existing Fire Station and the cost to remodel vs. using an industry standard estimate (i.e., \$325 a sq. ft.) in order to re-evaluate current approved Phase 2 and 3.

Gary Baker & Associates have submitted a proposal (\$12K) to evaluate and submit more definitive costs to remodel the existing fire station vs. a modest metal building.

FINANCIAL IMPACT:

The cost of Gary Baker & Associate proposal of \$12K (this is not a budgeted expense and if approved, staff would come back with a budget amendment to use our fund balance).

STAFF RECOMMENDATION:

Consider approval of Ad Hoc Committee recommendation for a feasibility study to re-evaluate approved Phase 2 and 3 and authorize the City Manager to execute the document.