

The image shows the Southampton Town Hall, a two-story building with a white facade and red brick columns. The entrance is marked with the text "SOUTHAMPTON TOWN HALL". In the foreground, there is a white gazebo with a dark roof and a weather vane on top. The scene is set against a clear blue sky.

SOUTHAMPTON TOWN HALL

**FEASIBILITY STUDY  
NEW PUBLIC SAFETY COMPLEX  
SOUTHAMPTON, MA**

FEBRUARY 26, 2024

## AGENDA

- Discussion of rough estimate of Annual Costs
- Updates to conceptual design
- Public Information Meeting
- Next Steps



Pare Corporation  
Site/Civil, Structural +  
Geotechnical Engineers,  
Environmental Permitting



GGD Consulting Engineers  
Mechanical, Electrical, Plumbing,  
Fire Protection + Technology  
Engineers



Tortora Consulting, Inc.  
Cost Consultant





## ANNUAL COSTS

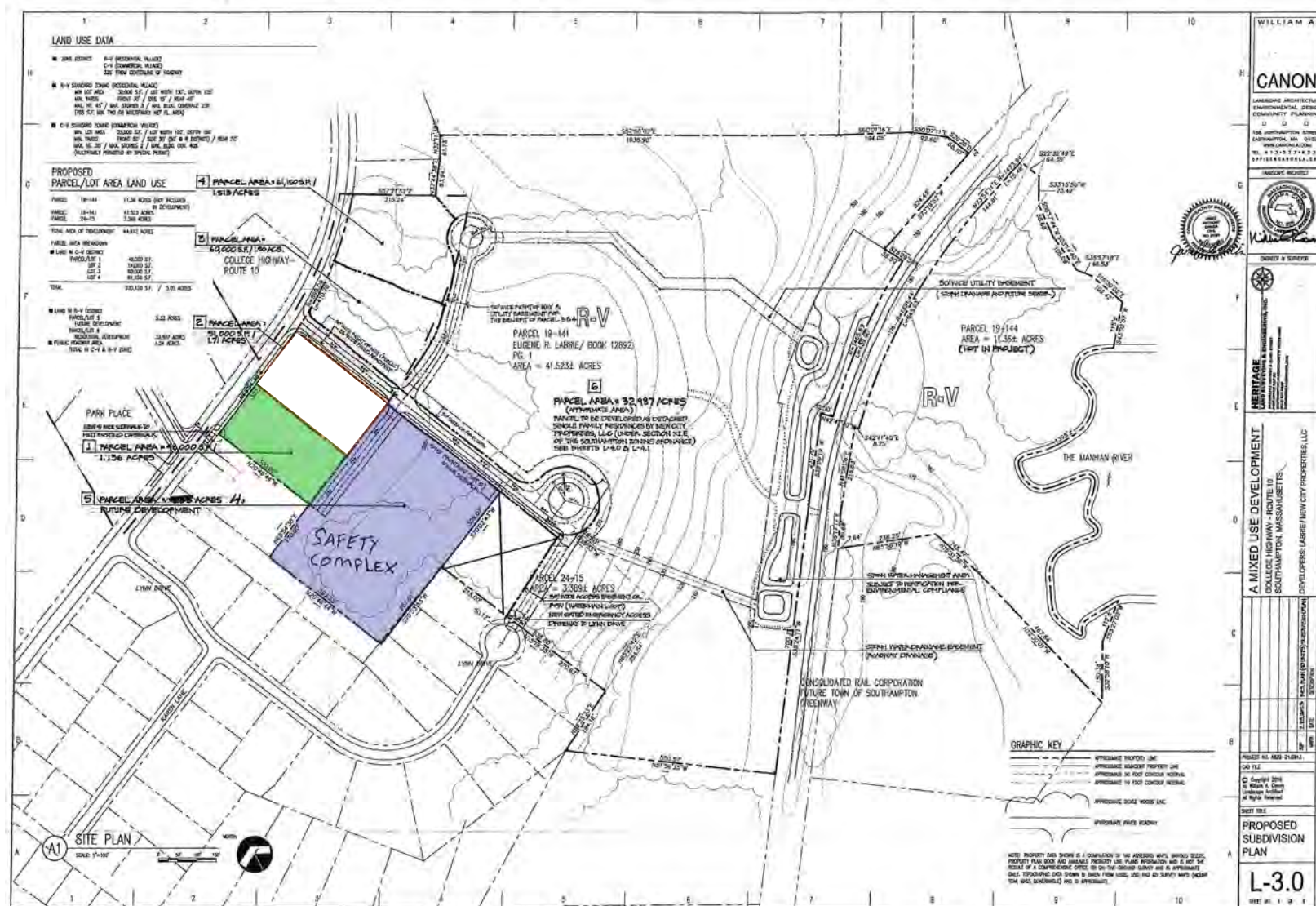
- Overview: Assess performance of various mechanical system options
  - 50 year cycle to determine the most advantageous system considering utility, maintenance, replacement and initial construction costs
  - The Option with the greatest total life-cycle savings is generally recommended
- 3 systems presented:
  - Option 1 – Air Source to Hydronic (Hot & Chilled Water) Heat Recovery Plant w/ Dedicated Outdoor Air Systems (DOAS)
  - Option 2 – Air Source Variable Flow Refrigerant (VRF) Heat Recovery System w/ Dedicated Outdoor Air System (DOAS)
  - Option 3 – Closed Loop Geothermal VRF Heat Recovery System w/ Dedicated Outdoor Air System (DOAS)

## ANNUAL COSTS

- 3 systems considered for annual cost following discussion. These include the costs for mechanical and electrical systems:
  - Option 1 – Air Source to Hydronic (Hot & Chilled Water) Heat Recovery Plant w/ Dedicated Outdoor Air Systems (DOAS) **Air Source Hydronic: \$3.30/sq. ft. – approx. \$86,500/yr**
  - Option 2 – Air Source Variable Flow Refrigerant (VRF) Heat Recovery System w/ Dedicated Outdoor Air System (DOAS) **Air Source VRF: \$2.90/sq. ft. – approx. \$76,000/yr**
  - Option 3 – Closed Loop Geothermal VRF Heat Recovery System w/ Dedicated Outdoor Air System (DOAS) **Geothermal GWS Hydronic: \$2.50/sq. ft. – approx. \$65,500/yr**

## 0 COLLEGE HIGHWAY – CURRENTLY PROPOSED ACQUISITION

- 4.03-acre parcel within a 41.5-acre parcel 
- Additional +/-1.14-acre parcel – acquisition 
- Benefits:
  - Lot size supports all programming needs
  - Direct access to College Highway
  - Potential separate access for Fire apron (MassDOT may have curb cut access requirements)







## 0 COLLEGE HIGHWAY – OPTION 3 – ONE STORY – FIRST FLOOR

- Center entry provides access to both departments + public areas located along central spine
- Fire apparatus located for easiest access to College Highway
- Focus on firefighter health, carcinogens + elimination of cross contamination: Layout provides for hot to cold zones
- Fire administration located along north wall with living areas located to southwest
- Police administration located along east side with operations located to south
- Sally port + detention located to rear of site



**0 COLLEGE HIGHWAY – OPTION 3 – ELEVATION STUDY B.1**



Main Entry looking from Northeast

**0 COLLEGE HIGHWAY – OPTION 3 – ELEVATION STUDY B.1**



Apparatus bays looking from Northwest

**0 COLLEGE HIGHWAY – OPTION 3 – ELEVATION STUDY B.1**

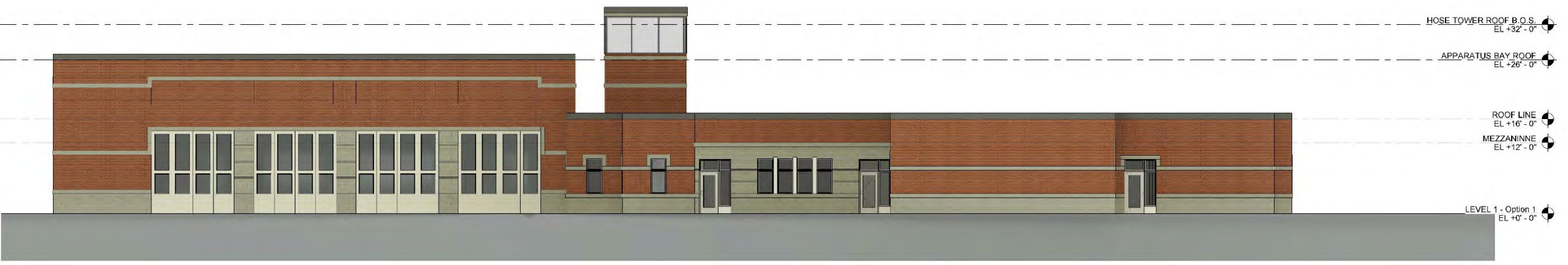


Side view looking from Southeast

# 0 COLLEGE HIGHWAY – OPTION 3 – ELEVATION STUDY B.1



# 0 COLLEGE HIGHWAY – OPTION 3 – ELEVATION STUDY B.1



S ELEVATION

1



W ELEVATION

2

## SCHEDULE + NEXT STEPS

- Proposed Committee Meeting on Monday, 3/25
  - Cost estimate
- Community Information Meeting proposed for April 10, 2024
- Town Meeting Presentation – TBD

Description of Work to be Completed by May 10, 2024	Work By	Approximate Date		Comment
		Start	Complete	
<b>Task 1 - Space Needs Assessment</b>				
<i>Kick-off meeting</i>	ToS, HKT	8/7/2023	8/7/2023	1 Mtg
<i>Goals, process, schedule, informal visioning</i>	HKT	8/8/2023		
<i>Send Questionnaire to PD and FD</i>	ToS	PD 8/15/2023 FD 8/22/2023		
<i>Questionnaire Returned</i>	ToS, HKT	8/31/2023		1 day
<i>Tour existing fire and police stations; Meet with FD / PD personnel to discuss space needs</i>	HKT	9/13/2023		
<i>Summary Programming Sent to Departments</i>	ToS, HKT	9/25/2023		1 Mtg.
<i>Present Space Needs Programming to Committee for Discussion and Approval</i>	HKT	9/26/2023	9/29/2023	
<i>Finalize Program based on discussion</i>				
<b>Task 2 - Site Evaluation</b>				
<i>Pare on site to review 3 sites</i>	HKT	9/26/2023 or 9/26/2023		
<i>Site Analysis Presentation and Ranking using Matrix; Select 2 sites</i>	ToS, HKT	10/2/2023	10/5/2023	2nd Mtg. if reqd.
<b>Task 3 - Conceptual Design; Task 5 Project Operating Costs + Task 6 Options for Green Design</b>				
<i>Test Fit Options: 2 test fit options for two sites identified in Task #2</i>	HKT	Completed by 10/20/2023		
<i>Meeting to present 2 test fit options for 2 sites; Select Preferred site at this meeting</i>	ToS, HKT	10/23/2023	10/23/2023	1 Mtg.
<i>Town notifies HKT of selected site</i>	ToS	ToS notifies HKT by 1/2/2024		
<i>Develop 2 conceptual plans on selected site</i>	HKT	Completed by 1/18/2024		
<i>Meeting to present 2 conceptual plans on one site</i>	ToS, HKT	1/18/2024	1/18/2024	1 Mtg.
<i>Design revisions for preferred plan with elevations</i>	HKT	1/19/2024	2/9/2024	
<i>Meeting to present conceptual plan and elevations</i>	ToS, HKT	2/12/2024	2/12/2024	1 Mtg.
<i>Meeting with GGD - MEPFP Engineers; system options and green design</i>	ToS, HKT	2/12/2024	2/12/2024	1 Mtg.
<i>GGD work on a rough estimate of annual costs</i>	HKT	Ongoing		
<i>Final design revisions; GGD's Annual Costs Summary</i>	HKT	2/13/2024	2/23/2024	
<i>Meeting to present Final Option + Annual Cost Summary</i>	ToS, HKT	2/26/2024	2/26/2024	1 Mtg.
<i>Community Meeting - Communication Tools</i>	ToS, HKT	TBD; Ongoing work		1 Mtg.
<b>Task 4 - Total Project Cost Estimate and Schedule</b>				
<i>Prepare documents for Cost Estimate</i>	HKT	2/27/2024	3/4/2024	
<i>Professional Cost Estimate</i>	HKT	3/4/2024	3/20/2024	
<i>Meeting to present Cost Estimate</i>	ToS, HKT	3/25/2024	3/25/2024	1 Mtg.
<b>Task 7 - Evaluation of Existing Facilities / Comparison to Other Communities</b>				
<i>Evaluations of existing facilities and cost comparisons</i>	ToS	Ongoing		
<b>Task 8 - Comprehensive Final Report and Presentation</b>				
<i>Prepare Draft Final Report</i>	HKT	4 weeks - 3/20/2024 thru 4/17/2024		
<i>Receive Review Comments</i>	ToS	1 week - 4/17/2024 thru 4/24/2024		
<i>Revise Final Report</i>	HKT	2 weeks - 4/25/2024 thru 5/10/2024		
<i>Presentations</i>	ToS, HKT	On-going		



**Thank You**

