

**CANDIA SAFETY FACILITY COMMITTEE
MEETING MINUTES OF
March 1, 2021
APPROVED**

SFC Members Present: Brien Brock (BOS); Mike McGillen (PD); Mark Chalbeck (PB); Jim Wilson (FD); Rick Langlois (PD); Joe Flanagan (FD); Russ Dann (BOS)

SFC Members Absent: none

Audience Present: Beth Chalbeck, Jake Labbe (FD), Jim Franklin (Licensed Land Surveyor)

*Brien Brock called the SFC meeting to order at 6:00pm immediately followed by the Pledge of Allegiance.

B. Brock starts by asking Mark Chalbeck and Jim Wilson to join the table and committee. He states that the purpose of this committee is to start looking for facilities for the PD, future facilities for HW and the FD as needed. The PD is the top priority at this time because the Town Hall is not equipped to service them any longer due to safety reason, among others. The HW dept. will be looking for basic accommodations needs and to have a place to provide equipment work.

B. Brock starts the presentation by noting that there is a property of interest located at 80 Raymond Rd. that has been looked at as a potential space. Pictures of the property and the buildings on the lot are shown to the committee so they can get a sense of the space and what the options would be for utilization. The main building could be used for offices, a waiting area, conference rooms, kitchenette, bathroom areas and the ADUs could potentially be rental units, with either the Town or a management company being hired to oversee this piece of the project.

The existing garage area would be used as the holding space for the PD with cells, a processing and evidence area, and bathroom facilities. The important factor is that the officers would be able to secure the area when they are processing offenders. It would meet the immediate needs of what the PD is looking for.

M. McGillen states that they went to Barnstead and Epson to see what they had to offer for space in their newer facilities and he notes that this property is larger than both of theirs. An important aspect of this property is that it can all be retro-fitted with what the departments may need because of what it already has and the limited requirements it would entail. Safety is currently always an issue at the Town Hall because we never know when a situation is going to arise and there could be residents, children, etc. in the same building areas as prisoners.

R. Dann states that our facility at Town Hall is very inadequate. If there is a health or safety issue, the officers are currently using the same facilities for the prisoners as are for the public. The functionality for the officers does not work currently.

B. Brock states that the 2nd floor is currently an ADU that could be used as his/her locker rooms w/additional storage space. The space is approx. 1100sq ft so there is potential for more use as well up there.

B. Brock says straight back, on the far right hand side of the property is a foundation approx. 30' by 50'+ that already has water hookup for sewer and power and the septic is already large enough to accommodate everything because it was originally designed for a full restaurant. There are drains throughout the property to accommodate any runoff plus sewer cover access to all the pump stations to accommodate all the current structures including the potential for the existing undeveloped foundation. We thought that would be perfect place for the HW dept. to put up a structure to accommodate their immediate needs.

R. Dann notes that the foundation was designed to have a building for the Highway Department with an office.

B. Brock says if you go further back onto the property, a little to the right, there is another building that houses a pump and access to a well that is over 50gals a min, so there is plenty of water. There is also enough room behind that to possibly accommodate another structure if needed to house newer firetrucks, an ambulance, etc. Probably not a whole new facility with multi-bays but extra space as needed. There is plenty of parking and power as well.

R. Dann states that there will be room to maneuver the trucks in the back instead of being out front with the public vehicles.

M. Chalbeck asks if the building would meet the needs of the PD and M. McGillen says yes. The building can be reconfigured more easily because of the non-load bearing walls they already have.

R. Dann notes that if there is any excess HW material storage, it is far enough back on the property that it won't be visible.

M. Chalbeck asks about the potential to purchase property for a facility and B. Brock says that the Town cannot make any commitment at this moment and they conveyed that to the owner as well. He did inquire with Donna Becker as to what the requirements are to call a Special Town meeting. She said she is waiting for the DRA to get back to her with more info. but a couple possibilities are if it's declared as an emergency, but if it's about funding, you have to have at least 50% of the voting population show up to vote, or the BOS can petition the Superior Court to have the vote. Currently it is listed just under \$1 mill.

*Joe Flanagan arrives, and B. Brock asks him to join the table and committee.

B. Brock asks the members to research different aspects of the needs for the facilities and come back to the committee with the information to discuss further. He asks the police officers to look at the structure and make recommendations as to what they feel it needs to meet the accommodations of a new facility and then put a cost to it. Joe/Jim will research the dimensions of the foundation and what it would cost to put up a structure that would accommodate at least a 10-wheeler or tri-axle to fit in the center with a plow and a wing to work on, with kitchen/bathroom/rest area and the other side for smaller equipment. Mark will look into contacting agencies regarding the apartment rental part of the project. We are not sure if the Town wants to be in the "landlord" business, but if there is a management company that could assist with this aspect, it could be an option.

R. Dann says it's important to get the word out to the public about this. Put it out on social media so hopefully it will catch their attention and may draw people in to give more options to the Town. We can also look into any grants that might fund facilities such as these. Beth Chalbeck volunteered to assist the Committee by adding information to the Community FB page.

J. Flanagan states that he reached out to the Auburn FD Chief to get more info. on who developed their complex and if there are any grant options there. B. Brock notes that other Town have received grants to retrofit so there are possibilities out there.

R. Dann notes that money is being set aside for building infrastructure yearly by the FD and the Town needs to look at this for other facilities as well, but in the long term. A bond is an option and needs to be looked into for a project of this magnitude and importance to the Town. B. Brock notes that the Committee needs to have the funds needed as accurate as possible when providing the information to the Town and that is why the research part is so important.

Jim Franklin is a Land Surveyor in Town and is willing to assist with anything he can, the Town Engineering Firm, Stantec is also a good resource if needed, M. McGillen (PD) and Jake Labbe (FD) will work with B. Chalbeck to provide info. for the FB page and start getting the word out to the community that we need their help as well.

J. Wilson notes that it would be important to include the FD within the bond for the facility unless the Town wants to go back and revisit it 5+ years down the road. The potential for grants, etc. if the FD is included could make a big difference on the money spent for equipment, upgrades, manpower, etc.

J. Flanagan asks what the priorities are as a group at this moment that's the PD is 1st priority for safety reasons, but the FD is inadequate and will eventually need to be replaced. Why spend \$150k on an addition when it doesn't meet the future needs. Get the architect to do plans for the PD but also include future possibilities for the FD & HW as well so we are looking at a whole and start seeking grants and looking into bonds.

B. Brock notes that he will work on the Special Town Meeting and update the Committee with any information.

The Committee discusses a future set monthly meeting date, and it is agreed upon for the 1st Tuesday of the month starting April 6th at 6pm.

Minutes:

None

MOTION:

R. Dann **motioned** to adjourn the SFC meeting at approximately 7:28pm. B. Brock **seconded**. **All were in favor.**

Motion passed.

Respectfully submitted,
Lisa Galica
Land Use Office Coordinator
cc: file