

IPSWICH PUBLIC SAFETY FACILITY COMMITTEE  
JULY 11, 2017  
TOWN HALL, ROOM B2

6:30 p.m. - Police Station Tour

The group began at the Dispatch Center, which Chief Nikas called the “brains” of the station. A \$35,000 grant will soon replace the console to keep the communications going. The second area seen was the computer room where firearms permitting is carried on and two 911 system racks including servers operate with connections to the State and internet to the Town. A third rack for enhanced 911 is coming soon and, since this small room houses multiple services, the three racks will be moved next door to a former juvenile cell. There are four cellblocks—two normal, one restrained, and one female. The Chief explained the location of the exterior door from the Sally Port, four steps up in an awkward configuration to the cells, and the difficulty with moving a sometimes agitated prisoner.

The group was taken to view the gym for training of officers. A bathroom will be renovated (at a new cost) into a new interview room directly opposite the lobby for more privacy and direct access from outside.

Down the hall is a room housing the detective’s desk shared with two other officers, the Police Chief’s office, and the secretarial office, and, finally, the current interview room at the end of the building where the handicap ramp exits.

Reversing direction, the group viewed one large room including radios, two tables for dining and a kitchenette (a catch-all room for the men), all items donated, except for the two wooden tables, by EBSCO when they upgrade every two years.

Downstairs (cellar), there is one locker room for 25 officers and, were there to be a female officer, an area with a toilet but no privacy.

The Chief pointed out the armory where ammunitions and firearms are locked. The IT Department, which Eric Copithorne directs, is a very crowded electrical room where storage for Harbors is also located. A \$65,000 improvement will be moving IT upstairs. The Chief, admitting the Department is running out of room, does not wish to have a trailer because of the separation element.

Up in the attic, new construction now contains locked “evidence.” Cardboard boxes filled with files still line the area up to the roof which sometimes has leaked. Electric panels and file drawers are present along with a huge old beam on the floor of the attic, meaning that there is no way to build an addition. The attic has no heat and stores harbor gear in the cold months. Outside storage houses harbor, shellfish, and animal control materials.

The group moved to the Town Hall at 7:20 p.m.

CALL TO ORDER

Mr. Robert Weatherall called the meeting to order at 7:30 p.m. with the following members present: P. Polonski, K. Buhl, R. McSherer, R. Donahue, C. Surpitski, Chief P. Nikas, J. Emerson, and newly elected liaison Board of Selectmen member Linda Alexson. Absent were Fire Chief Gagnon, and H. Schwartz.

Mr. Weatherall introduced Linda who was then introduced to the other members. She expressed the hope that Charles Surpitski, whom she is replacing as liaison, will remain.

#### APPROVAL OF MINUTES

Mr. Buhl moved, seconded by Chief Nikas, to approve 5/23/17 Minutes. UNANIMOUS.

#### OUTSIDE FIRM PRESENTATION

Chief Nikas introduced Todd Costa of Kaestle Boos. Mr. Costa explained that his company specializes in public safety facilities in municipalities. He mentioned the following in his slide presentation: conduct space needs analysis, evaluate facility options, and conduct site evaluation. In estimating prices, he explained contingency figures, as a built-in percentage of the cost so as to prevent error and marginalize unforeseen costs.

He reviewed the RFQ process in Massachusetts, illustrating the configuration of a combined facility (left to right): prisoners; police officers; shared dispatch, fitness, and public areas; fire apparatus/supplies; and firefighters' dorms. Upper level would be police and fire administration.

The feasibility process was as follows: "Stress test" for each department—fit, traffic, buildability; include all technology requirements (communication, security), investing in sustainable design (good return on dollars); opportunities for in-house training (saving operating costs); how to build consensus. (goals, tours).

He showed a possible schematic on three sites: Elm Street, Central Street (at Winthrop), and Bialek Park.

Technology—growing at a fast pace—would have multiple "rack" space, vehicle tracking, could access control management, etc.

Sustainable design would have natural daylight, a quality indoor environment, sustainable materials, highly efficient lighting and HVA, comprehensive building management, etc.

He showed an example of firefighter in-house training with ladders.

He spoke strongly of public outreach to build consensus and sell the facility to the Town, maintaining transparency throughout the process, telling what currently exists versus what is needed, answer all questions, keep the project in front of the public by using press releases and letters to the editor, facilitate public forums, use social media, offer tours—all very important. He advised a website for the project.

Mr. Costa showed Holden's (built a few years ago) and Sharon's (under construction) combined facilities. Total cost (furniture, landscaping, etc.) differs from building costs.

Detective Dziadose joined the meeting during the presentation.

Questions Mr. Surpitski asked about the firm's role in selling a concept to the community when there are a lot of competing needs for finances. Mr. Costa offers technical support and recommends that the building committee take over.

Chief Nikas asked about site evaluations; Mr. Costa explained that a grid for criteria of individual sites allows a determination with analysis of the various criteria.

Mr. Weatherall asked for his experience with single or combined facilities; he reported that dispatch and facilities are common on one site with separate communications. Advantages are great over the years with savings in generator, electricity, and electronics. He recommended a masonry building for the most bang for the buck. LEED certifiable as opposed to a LEED certificate is now common. The energy code has changed. Nikas said that Ipswich has a LEED memo to make things as efficient as possible.

Mr. Weatherall spoke of a building which the Town could appreciate for its sense of dignity and stature beyond just efficiency. He thanked Mr. Costa for an enlightening presentation.

Mr. Costa left the meeting at 8:40 p.m.

The committee discussed the difference between the two presentations: on May 23 Dillon concentrated on a needs assessment, and the Costa presentation has a broader prospective.

Buhl asked the fundamental question: What do we need in terms of square footage?

Mr. Donahue asked whether the BOS would prefer a \$15,000 needs assessment, \$85,000 in a year, or \$140,000 now to take advantage of the will of the people because he thinks public safety is on the table. Nikas suggested a needs assessment and response time assessment to reaffirm with an independent voice. Weatherall favored a longer timeline for public advocacy and conversation. Mrs. Emerson felt that the public should be aware of all steps moving forward. Mr. Surpitski stated that response times have been studied and recorded three times and at this point there is political will to take the next step. He felt that schools would trump public safety now. BOS requires planning of expenditures. A well-thought-out plan over a duration of time will do a better job and sell it.

Mrs. Alexson feels the most logical site is the Winthrop site.

Mr. Weatherall mentioned two stations for better response, suggested paying the money to have expertise help with answers, and, further, suggested continuing the conversation as the principal objective for the next meeting--money and process by which it is acquired and steps relative to Town Meeting.

#### CITIZEN QUERIES

Mr. Gary Champion, citizen, entered the room at 9:05 but, because of PSFC's imminent adjournment, deferred to the next meeting to speak.

#### NEXT MEETING

Following discussion, August 8 at 7 p.m. was set for the next meeting.

#### ADJOURNMENT

Mr. Buhl moved, seconded by Mr. Donahue, to adjourn at 9:10 p.m.

UNANIMOUS.