



FIRE STATION 2 – NEW CONSTRUCTION Conceptual Design

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Background

- 1st Project from Fire Station Master Plan (FSMP, 2021)
- Includes new Fire Station 2 and Training Center
 - ◆ Existing Training Tower to remain and apparatus bay restored
- Project design began in early 2024
 - ◆ Sept 2024 - Planning Staff Review
 - ◆ Oct 2024 - Sustainability Commission Review



Project Goals

- ❖ Improve Dept. of Public Safety staff health and safety
- ❖ Provide updated fire service facilities
- ❖ Provide a high level of fire protection services to the community



Sustainability Goals

- LEED Gold Equivalency
- All-Electric Building
- Public EV Chargers
- Buildings will be "solar ready" at a minimum



LEED v4 for BD+C: New Construction and Major Renovation

Project Checklist

Project Name:

Date:



Credit Integrative Process

1

15 0 0 Location and Transportation 16

Y		Credit	LEED for Neighborhood Development Location	16
Y		Credit	Sensitive Land Protection	1
2		Credit	High Priority Site	2
5		Credit	Surrounding Density and Diverse Uses	5
5		Credit	Access to Quality Transit	5
1		Credit	Bicycle Facilities	1
1		Credit	Reduced Parking Footprint	1
1		Credit	Green Vehicles	1

6 0 0 Sustainable Sites 10

Y		Prereq	Construction Activity Pollution Prevention	Required
Y		Credit	Site Assessment	1
Y		Credit	Site Development - Protect or Restore Habitat	2
Y		Credit	Open Space	1
3		Credit	Rainwater Management	3
2		Credit	Heat Island Reduction	2
1		Credit	Light Pollution Reduction	1

5 1 0 Water Efficiency 11

Y		Prereq	Outdoor Water Use Reduction	Required
Y		Prereq	Indoor Water Use Reduction	Required
Y		Prereq	Building-Level Water Metering	Required
1		Credit	Outdoor Water Use Reduction	2
3	1	Credit	Indoor Water Use Reduction	6
Y		Credit	Cooling Tower Water Use	2
1		Credit	Water Metering	1

11 15 0 Energy and Atmosphere 33

Y		Prereq	Fundamental Commissioning and Verification	Required
Y		Prereq	Minimum Energy Performance	Required
Y		Prereq	Building-Level Energy Metering	Required
Y		Prereq	Fundamental Refrigerant Management	Required
3		Credit	Enhanced Commissioning	6
8	6	Credit	Optimize Energy Performance	18
1		Credit	Advanced Energy Metering	1
1	1	Credit	Demand Response	2
1	2	Credit	Renewable Energy Production	3
1		Credit	Enhanced Refrigerant Management	1
2		Credit	Green Power and Carbon Offsets	2

10 0 0 Materials and Resources 13

Y		Prereq	Storage and Collection of Recyclables	Required
Y		Prereq	Construction and Demolition Waste Management Planning	Required
5		Credit	Building Life-Cycle Impact Reduction	5
1		Credit	Building Product Disclosure and Optimization - Environmental Product Declarations	2
1		Credit	Building Product Disclosure and Optimization - Sourcing of Raw Materials	2
1		Credit	Building Product Disclosure and Optimization - Material Ingredients	2
2		Credit	Construction and Demolition Waste Management	2

11 3 0 Indoor Environmental Quality 16

Y		Prereq	Minimum Indoor Air Quality Performance	Required
Y		Prereq	Environmental Tobacco Smoke Control	Required
2		Credit	Enhanced Indoor Air Quality Strategies	2
3		Credit	Low-Emitting Materials	3
1		Credit	Construction Indoor Air Quality Management Plan	1
1	1	Credit	Indoor Air Quality Assessment	2
1		Credit	Thermal Comfort	1
2		Credit	Interior Lighting	2
2		Credit	Daylight	3
Y		Credit	Quality Views	1
1		Credit	Acoustic Performance	1

4 0 0 Innovation 6

3		Credit	Innovation	5
1		Credit	LEED Accredited Professional	1

0 0 0 Regional Priority 4

Y		Credit	Regional Priority: Specific Credit	1
Y		Credit	Regional Priority: Specific Credit	1
Y		Credit	Regional Priority: Specific Credit	1
Y		Credit	Regional Priority: Specific Credit	1

62 19 0 TOTALS Possible Points: 110

Certified: 40 to 49 points, Silver: 50 to 59 points, Gold: 60 to 79 points, Platinum: 80 to 110

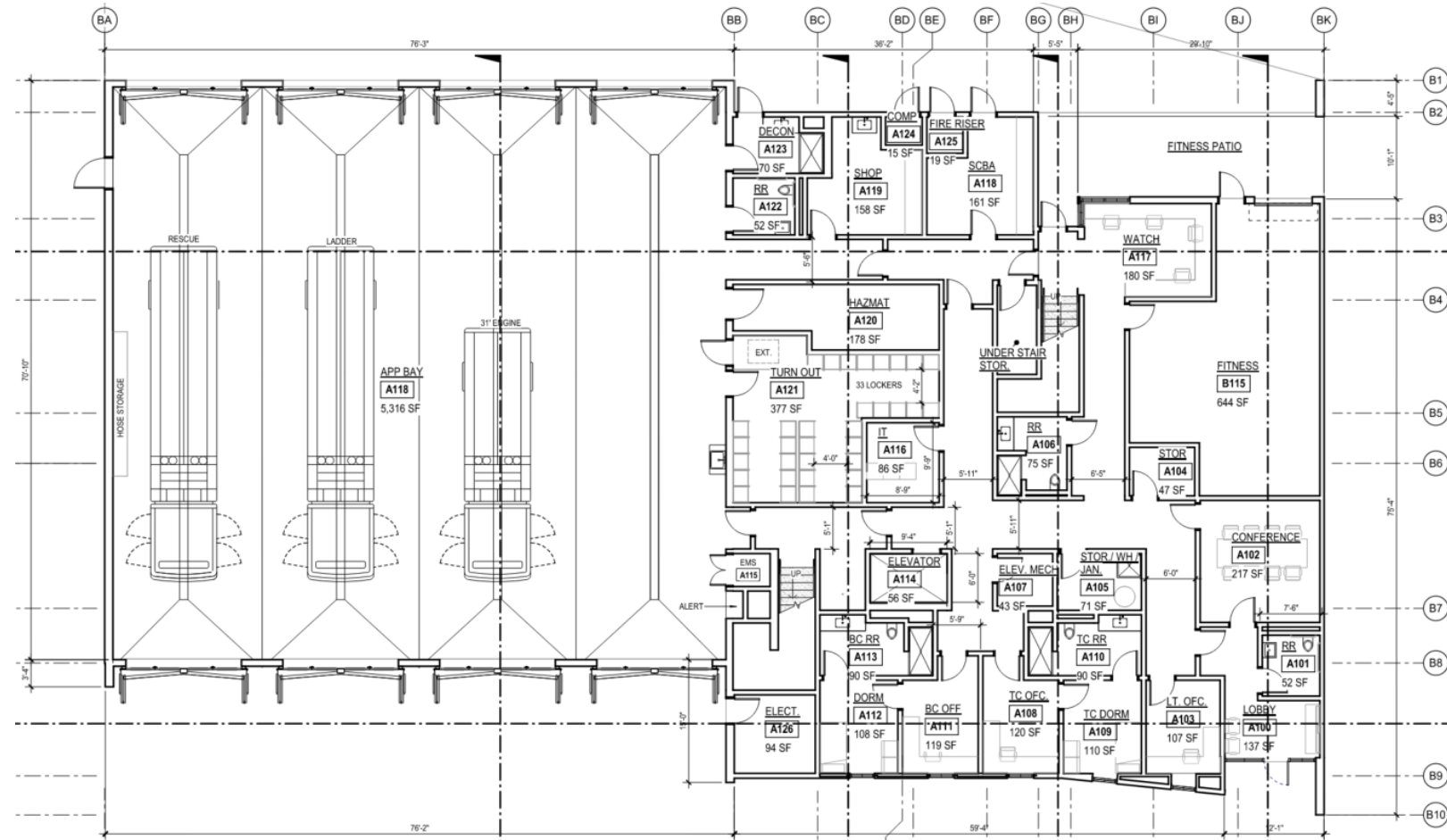
Conceptual Site Plan

- Fire Station and Training Operations
 - ◆ Circulation
 - ◆ Return Routes
 - ◆ Open Training Area
- Parking
 - ◆ 25 marked unsecured stalls for the public/trainees
 - ◆ 20 unmarked secured stalls for staff
 - ◆ FSMP noted 60 total stalls



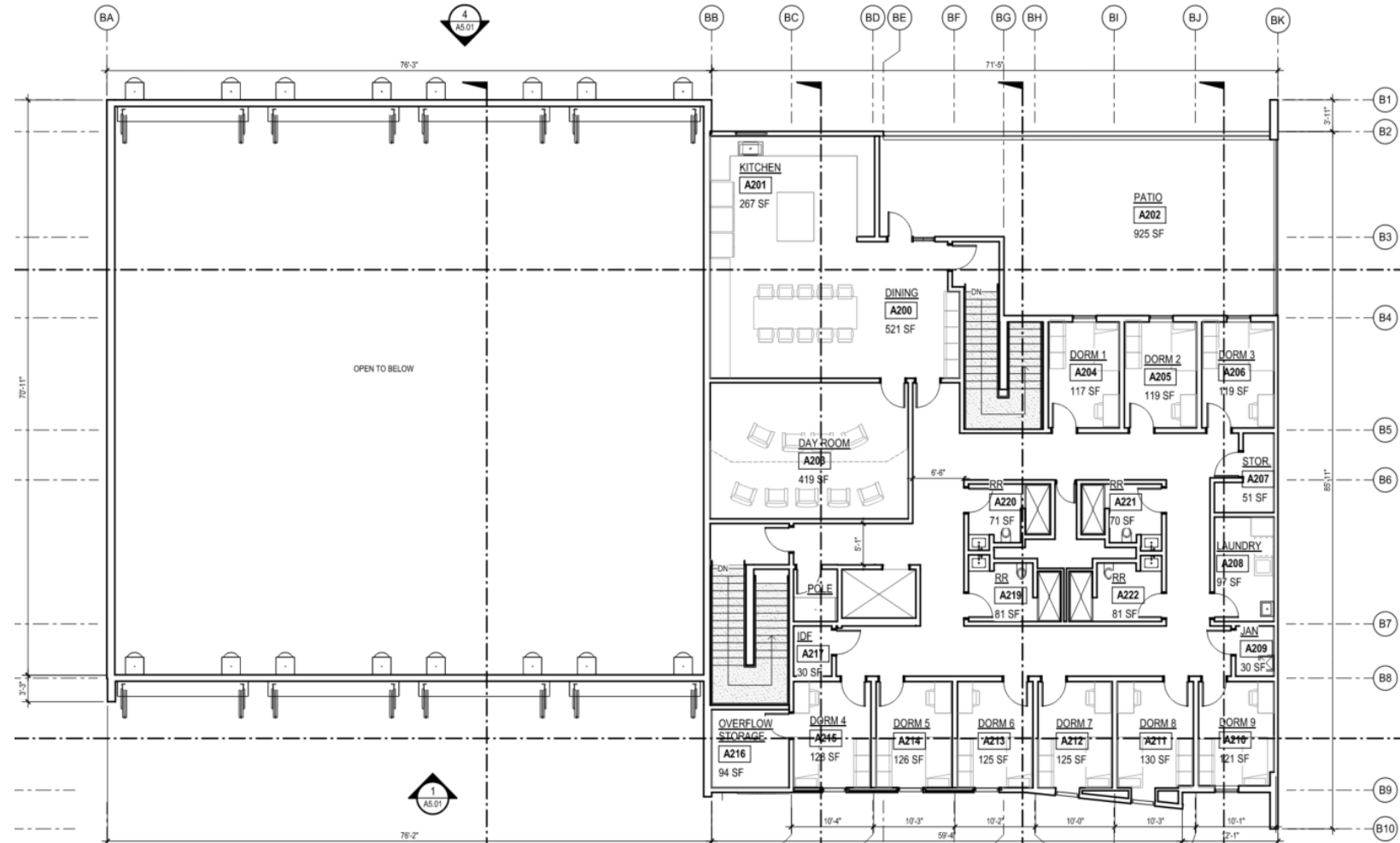
Fire Station 2 Floor Plan

- Total: 15,870 sq. ft.
- 1st Floor: ~10,950 sq. ft.
- Enhanced layout with:
 - ◆ Apparatus Bay (4 bays)
 - ◆ Decontamination/Hazmat/Turnout Rooms
 - ◆ Shop and SCBA Rooms
 - ◆ Offices and Storage
 - ◆ BC and TC Dorm Suites
 - ◆ Fitness Room
 - ◆ Lobby/Conference Room



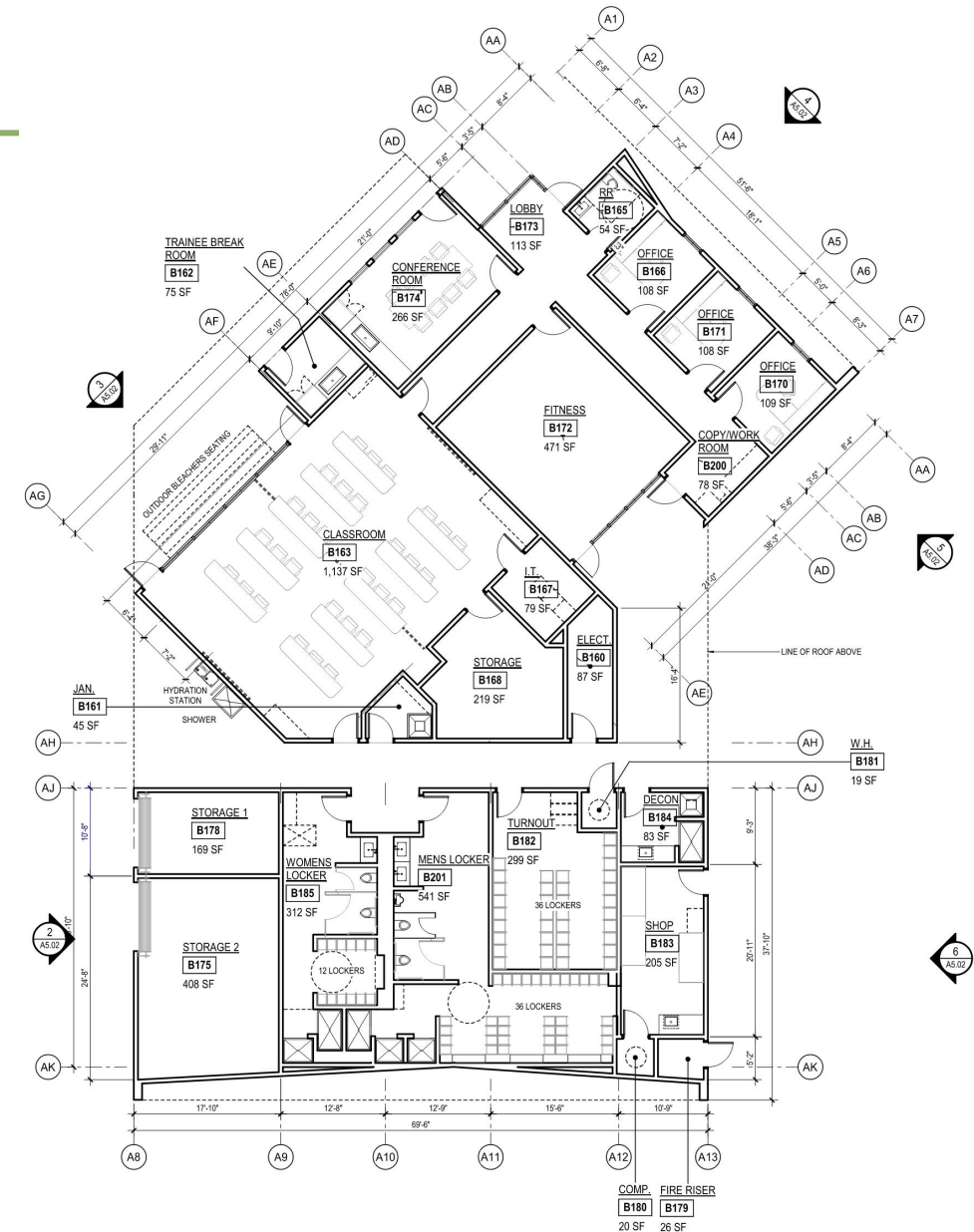
Fire Station 2 Floor Plan

- Total: 15,870 sq. ft.
- 2nd Floor: ~5,960 sq. ft.
- Enhanced layout with:
 - ◆ Kitchen and Dining Room
 - ◆ Enclosed Day Room
 - ◆ Outdoor Patio
 - ◆ Dorms and Restrooms
 - ◆ Laundry and Storage
 - ◆ Elevator and Support Spaces



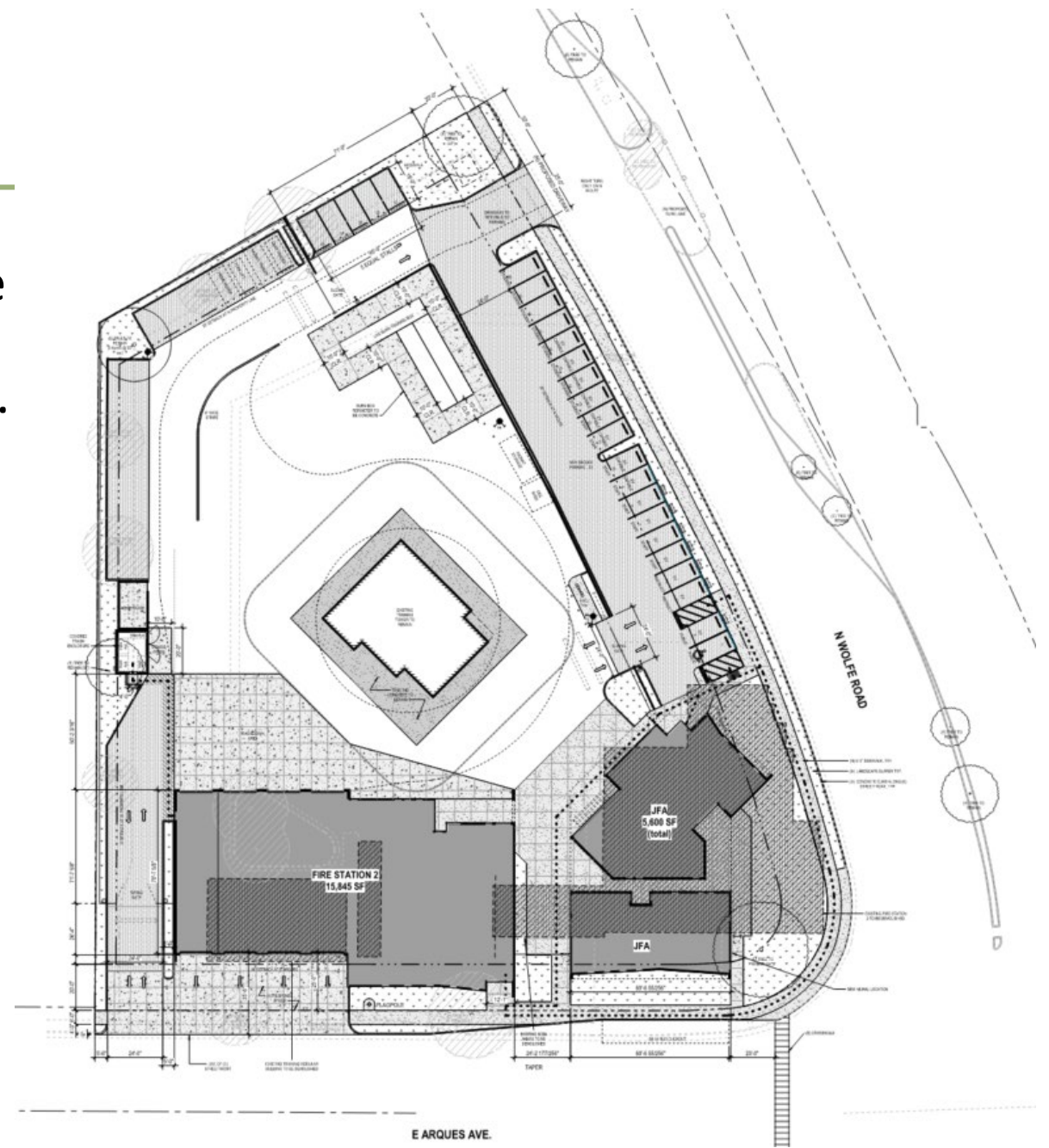
Training Center Floor Plan

- Approx. 5,850 sq. ft.
- Significant improvement for training
- Improved and Enhanced layout with:
 - ◆ Classroom (indoor and outdoor seating)
 - ◆ Fitness area
 - ◆ Separate Mens and Womens Locker Rooms
 - Allows the Training Tower Apparatus Bay to be restored to use
 - ◆ Turnout Gear Room
 - ◆ Decontamination Room
 - ◆ Shop and Storage



Construction Phasing

- **Phase 0 (prior to construction):** Relocate EMS trailer (by others) and relocate/sell existing training center modular building.
- **Phase 1:** Demo Drafting Pit and SCBA Annex. Build new Fire Station 2.
- **Phase 1a:** Move staff into new Fire Station 2.
- **Phase 2:** Demo existing station. Build new training center.
- **Phase 3:** Complete site and frontage improvements and install Public Art.



Fire Station 2 Public Entrance

- Simple Massing
- Materials
- Subtle Angles



Training Center and Public Parking Lot

- Consistent Massing and Materials
- “Wedge” Shape
- Optimized space around tower
- Secured site



Training Center Entrance



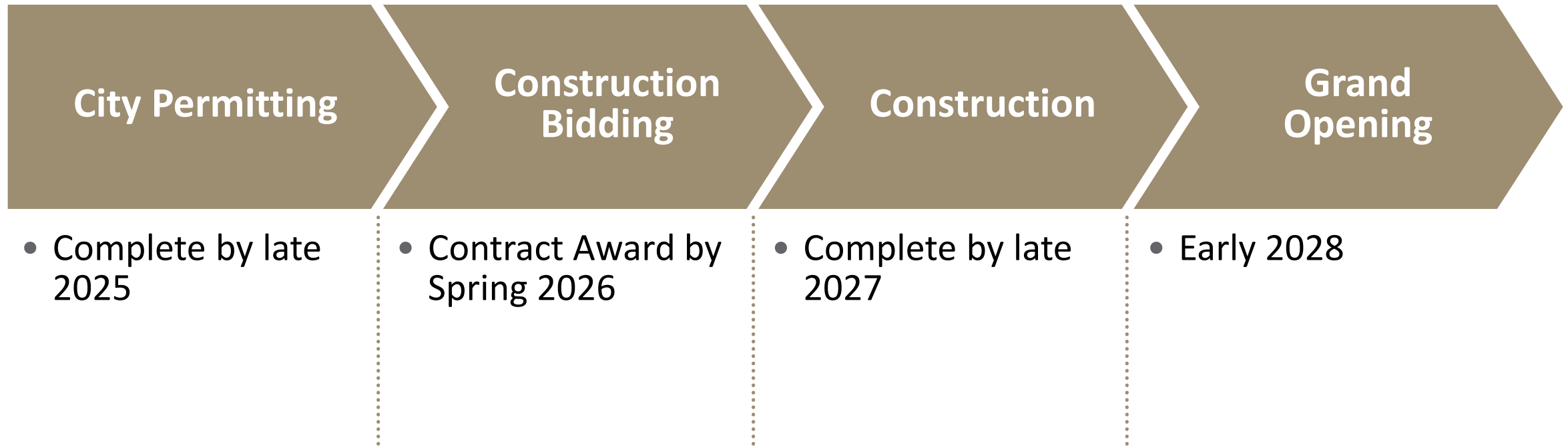
East Arques Frontage and Façade



Corner Aerial Perspective (Wolfe/Arques)



Schedule



Recommendation

Alternative 1: Approve the Recommended Conceptual Design for the Fire Station 2 – New Construction Project



Thank you

Questions?