

Public Building Commission
Minutes of Special Meeting
May 23, 2023
Police Headquarters

Peter Banca called the meeting to order at 10:05 a.m.

Present were: Commissioners Peter Banca, Robert Barnett, Len Tamsi, Greg Ames and Jim Killelea (via zoom). PBC Police Department Renovation Project members: John Alves, Deputy Police Chief; Patty Austin, Board of Police Commissioners; and Lt. Rashaad Roach. Also present were, First Selectman Cosgrove, Police Chief Jon Mulhern, Brian Humes, Jacunski Humes Architects, LLC. Participating via zoom were: Jeff Anderson, Christopher Petre, and John Fraioli, Downes Construction.

Brian Humes provided a detailed overview of the renovation project. He shared plans showing existing conditions and proposed improvements. Schematic design is currently with Downes Construction for cost estimates and design development should be complete around July 4. Updated design documents and cost estimates should be ready in August.

Brian also provided additional information concerning the following: Parking, the need to separate public from staff; lower level moisture issues; need to make space more efficient; gas refueling to be relocated offsite; access to VSC (Food Pantry) needs to be addressed by the town; sanitary line to be replaced; reworked the prison processing area including a reduction in cells; addition of new female locker area; expansion of physical training area; window replacement throughout with impact glazing; energy efficiency including, new mechanics and LED lighting; increase the number of dispatch stations; upgrades for the firing range including new mechanicals and addressing the water infiltration. The renovation will be conducted in two phases – the lower level first and then the upper level. The project is anticipated to take approximately 13 months.

A brief discussion took place concerning energy efficiency of the building including the town's draft Net Zero policy, the need for commissioning and training; incentive applications and overall efforts to make the building as energy efficient as possible. Brian Humes stated that commissioning for the HVAC system is included as a soft cost in the budget. He also stated that to some extent energy efficiency maybe limited due to the existing envelope. The Town Engineer is looking at Energy Modeling proposals. Chief Mulhern also addressed the commission to emphasize the critical operational nature of the department and importance of being able to address disruptions as quickly as possible. First Selectman Cosgrove stated that decisions are made based on the environmental, financial and operational impacts.

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Motion made by Greg Ames to adjourn the meeting at 11:34 a.m. Seconded by Robert Barnett.
Vote unanimous.

Respectfully Submitted,

Trista Milici
Clerk