

# Review of Fire Station No.1 Program

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# BACKGROUND

Recommendations from the CRG to evaluate a fire station options that would:

- Include space for future medic unit and fire administration
- Meet town design standards - or - use most cost effective materials
- Incorporate a hardened area for emergency operations in conference area
- Be located at the original site - or - move close to public works (existing buildings)

# Proposed Building Layouts

- Option 1 – Original Site to North

- Station Area 3.0 acres
- Detention Area .3 acres

## Option 2 – Site close to Public Works

- Station Area with Detention 2.9 acres
- Area included in Construction 4.8 acres
- Station #2 – platted area 4.3 acres
- Area used for station(approx.) 3.7 acres

# Total Land Area at Site and Cost

- Original Property 4.9 acres
- Additional Acquired Property 5.8 acres
- Total Site Acreage 10.7 acres
  
- Remainder with Option 2 1.3 acres
- Average Price of Land \$6.32/sq. ft.
- Appraisal District Value \$7.00/sq. ft.
- Estimated Value of Remainder \$360,000 -  
\$396,000

# Program Building Size

- Building Meeting Goals of CRG and Council -
- Building Footprint 14,692 sq. ft.
- Bay Mezzanine area 1,722 sq. ft.
- Total Square Footage 16,414 sq. ft.
  
- Provides for future medic unit, fire administration, and hardened conference/safety area

# Comparison Of Debt

	Tax Base	Total Debt	Debt/\$100K
Fairview - FY 17-18	\$1,761,451,183	\$25,282,886	\$1,435
Fairview - FY 18-19	\$1,939,288,515	\$27,381,245	\$1,412
Fairview - FY 19-20	\$2,036,252,941	\$32,849,097	\$1,613
(est. at 5% growth)			
(with proposed addition of water, truck, station)			
Average of 13 area cities – Anna, Celina, Colleyville Corinth, Forney, Lucas, Melissa, Murphy, Prosper, Princeton, Sachse, Southlake, Trophy Club			\$2,732

# Construction Standards in Fairview

- Town adopted Form Based Code in 2014
- Code requires high standard of construction
- Code requirements include:
  - Façade rhythm - with changes in façade articulation, materials, color
  - Tri-partite architecture (Base/middle/cap)
  - Canopies: 75% of façade length
  - Windows: generally vertical, 60%-80% ground-floor façade
  - Entries covered with awning/canopies/ or inset into façade
- Permitted façade finishes:
  - Primary: Brick, stone, man-made stone, 3-step stucco
  - Accent (max 30%): metal, glass block, tile

# Construction Standards in Fairview

- Town adopted Form Based Code in 2014
- Code requires high standard of construction
- Code requirements include language related to public buildings:

That Civic Buildings be distinctive and appropriate to a role more important than other buildings, and that they help provide focus and order to the fabric of the Town.

That civic buildings and public gathering places be provided at high-image locations to reinforce community identity and encourage their use.