

WALPOLE POLICE BUILDING COMMITTEE  
Minutes, April 15, 2024

Steve Dalessio called the meeting to order at 6:32 pm. Present were Jay Punt, Rod Bouchard, Chief Justin Sanctuary, Andrew Dey, Trevor MacLachlan, Dave Adams, and Peggy Pschirrer. Present by Zoom were Cheri Watson and Emily Heaton of Petrovick Architects. Michael Petrovick was on vacation.

Rod Bouchard moved to approve the minutes of April 2, 2024; Dave Adams seconded the motion, and the minutes were approved.

Ms. Pschirrer stated there were no recent communications from Ball Park Realty to report.

The Zoom screen was shared so that everyone could see the recent changes in the building design. Ms. Heaton explained the new design has one less Sally Port, two showers and an enlarged bunk room. The new design is 6,200 square feet; the operations room will hold 28 people and the break room is smaller. Every room is smaller. The gable roof needs to be determined by floor plans. She has taken a hatchet to the square footage. Now, Ms. Heaton states she needs to meet with Chief Sanctuary to review these changes.

Mr. Bouchard, Ms. Pschirrer, and Chief Sanctuary all raised concerns about the reduction in the number of Sally Ports because the current station has two which are used regularly to hold vehicles, take in suspects etc. The Sally Ports are probably cheaper parts of the building.

The Committee discussed the size of the Training room which is on this latest plan about 24' x 26'; it will hold 28 people seated at tables. The presenter will have about five feet in front. More people could be seated if the room were auditorium.

The Officer work room is large enough for about four police officers.

It is important that the Committee research grant opportunities. There are no Brick-and-Mortar grants available right now. Most grants available are program grants. We need to investigate USDA opportunities, Community Bloc Grants, CDFA tax Credits etc.

Mr. Bouchard reported he has asked Suzanne Bainsley from Cheshire County to do some background research for grants.

It was suggested that we should consider a steel building. However, Mr. MacLachlan stated they have higher maintenance costs.

We want and need a single-story wood, gabled structure which fits our New England community. How can we make compromises?

Mr. Dalessio asked Mr. MacLachlan to give us some numbers for the building we are currently considering.

Ms. Watson quoted Mr. Petrovick who said we need to market our new station to the community.

Mr. Dey asked if we could get at least two million dollars in grants, could we build a station that would cost 7 million? How much bond can we tolerate? What will the bond market look like?

Ms. Pschirrer asked the group who discussed the Fire House Expansion to keep in mind that the Fire House is an existing building which is being remodeled for the second time. The Fire Department currently has a usable building which needs updating. It is our Emergency Operations Center.

The Police Department has an inadequate, unsafe, too small building, with no air filtration, and poor workspace. We must construct a new building on a slab with safe spaces, and a healthy work environment. Mr. MacLachlan asked how we can reduce costs. What big ticket items do we need to identify.

Chief Sanctuary commented he likes the "L" shape and the secure parking. He also approves of the secure work area for officers. Mr. Dalessio asked if the rooms meet standard office sizes. How big is a cubicle. Ms. Heaton responded that they use 100 square feet for a person.

Ms. Heaton indicated we haven't even discussed materials. She also asked if it would help if we eliminated a storage room. The answer was no that wouldn't help.

Ms. Heaton said she understands that we want two Sally Ports and two showers. The next design will reflect that.

Mr. Dalessio said we must focus on what we need. We need a hard number for cost, which can't be the driver, but we must have a plan that is affordable.

Ms. Heaton will send the new suggestions to Justin and Trevor.

Our next meeting is April 30, 2024, in the SB Office at 6:30 pm.