

**TOWN OF LAKEVILLE
FIRE STATION BUILDING COMMITTEE
August 23, 2023 – 6:30 pm
Lakeville Police Station Meeting Room
323 Bedford Street, Lakeville, MA**

On August 23, 2023, the Fire Station Building Committee held a meeting at 6:30 PM at the Lakeville Police Station Meeting Room. The meeting was called to order at 6:30 PM by Chairman Lorraine Carboni. Members present were Chairman Lorraine Carboni, Ari Sky, Nathan Darling, Larry Kostant, Michael McCullough, Peter Conroy, Matthew Simon, and Fire Chief Michael O'Brien. Member Kate Shing was not present. Also present were Taylor MacDonald and Alex Murphy from Pomroy Associates. LakeCAM was recording the meeting for broadcast.

Meet with Pomroy Associates to Discuss Geotechnical Proposal from LCGI

Mr. Darling suggested that they consider pulling the soil logs from the triangular area of the Council on Aging construction, the library, and the police station. He said if the soil is consistent, they can make a present assumption that the sites may not matter one way or another, for the Geotech. Mr. Darling offered to reach out to the COA Director and the Board of Health to access the reports. In addition to the soil logs, he said the Town may have full geotech and analysis reports, at a greater depth, for the COA property. Mr. Sky recommended holding off on the work in the LCGI proposal until the architect is on board. Mr. Darling suggested a good balance may be to collect the reports from the Town and schedule a couple of quick borings across the street from the police station. He said having this information could save the Town time and money. Mr. MacDonald offered to reach out to the owner of LCGI and let him know that the committee probably has some more information from the sites at the other Town buildings. Mr. MacDonald will ask the owner what it would cost for him to do a quick review of the information and provide a recommendation. The committee agreed with these recommendations.

Update and Discussion on Architect RFQ Reviews and Interview Scheduling

Chair Carboni stated that the RFQ's are due at 2 PM tomorrow (Thursday August 24, 2023) at the Select Board Office. Mr. MacDonald handed out a draft review document that Pomroy Associates typically uses to rank proposals that have been received. Mr. MacDonald stated that he would pick up the RFP submissions tomorrow, after the deadline, or on Friday. He will sort them and let Ms. Cotsoridis know that they are ready to be picked up. Committee members can pick up a hard copy of the proposals and the review document, or they can access it electronically. The committee discussed a timeline. They agreed to read and review the proposals and submit their rankings to the OPM by September 15, 2023. Pomroy Associates will tabulate the rankings. The committee will meet on September 20, 2023 at 6:30 PM to go over the results, select their top candidates, and discuss what interview questions they would like to ask. The committee plans to interview candidates on October 11, 2023.

Update on Meeting with Parks Commission Regarding Proposed Site Locations

Mr. Sky will reach out to Melissa Turcotte, Chair of the Parks Commission. He will ask if the New Fire Station Building Committee can attend the Parks Commission meeting scheduled for October 19, 2023 at 7 PM to talk about the three (3) site locations recommended in the Fire Station Feasibility Study. The three (3) sites are located on Park land. The committee would like to have a preliminary conversation with members of the Parks Commission to hear their thoughts. The committee would also like to get their blessing to look at the sites and perhaps conduct some investigations of the sites.

Discuss Natural Heritage Considerations

Mr. Darling provided an update. He advised the committee that he, Mr. MacDonald, and Chief O'Brien met a week ago with Brian Madden (Senior Vice President at Coastal Heritage Bank). They discussed the three (3) different proposed site locations. They provided Mr. Madden with all the Town's previous permits through Natural Heritage. Mr. Darling said that, generally, as a high-level overview, Mr. Madden thought that the Town would probably be ok with any of the three (3) sites. Mr. Madden is going to put together a proposal that would include a site evaluation, contact with Natural Heritage, and for the Town to prioritize the three (3) different sites, if Natural Heritage has a site preference. Mr. Darling said that they should see a proposal within a week or two.

Mr. Darling advised that there is a mitigation associated with Natural Heritage. Typically, it's 1.5 times the land usage or 1.5 times the property value. He said that the Town will have to see what properties will be viable for a Natural Heritage conservation deed restriction. The site locations for the new fire station building are in a Natural Heritage mapped area.

Mr. MacDonald added that Mr. Madden, who conducted the Licensed Site Professional and Natural Heritage work for the Lakeville Police Station site, noticed a clause which keeps the permit open for a period of fifteen (15) years. He said it might make things easier, because it would really be about amending the permit, rather than starting a new permit.

Review and Possible vote to Accept the Minutes of June 21, 2023

Upon a motion made by Mr. Sky and seconded by Mr. Conroy, it was:

VOTED: to approve the minutes of the June 21, 2023 meeting.
Unanimous approval.

Schedule Next Meeting

The next meeting for the Fire Department Building Committee was scheduled for September 20, 2023 at 6:30 PM.

Other Business

Chairman Carboni provided the committee with a letter that the Board of Health submitted to the Select Board. Chairman Carboni asked that the Board of Health to copy the Fire Station Building Committee on the letter. She read the letter aloud for the record. The letter dated, July 10, 2023, is attached to the August 23, 2033 minutes.

Adjournment

Chairman Carboni adjourned the meeting at 7:14 PM.

List of Documents Provided at the Meeting

Geotechnical proposal from LCGI

Draft Review document for RFP submissions

Letter from the Board of Health to the Select Board, dated July 10, 2023