

Amy Johnson

From: Geoffrey James A.I.A. <gjamesarchitect@gmail.com>
Sent: Sunday, February 05, 2017 4:18 PM
To: Tom Andersen; Brad Nanke; Chuck Bennett; Courtney Knox Busch; citycouncil; Cara Kaser; Dan Atchison; Glenn Gross; Jim Lewis; Kacey Duncan; Kenny Larson; Lynda Rose; Matthew Ausec; Mike Gotterba; Natasha Zimmerman; Peter Fernandez; E-Mail Public; Ruth Stellmacher; Sally Cook; Steve McCoid; smcoid@cityofsalem.net; Steve Powers; Tom Andersen; Tami Carpenter; Jim Lewis; Cara Kaser; Sally Cook; Chuck Bennett; Amy Johnson; Matt Ausec
Subject: Police+Seismic Public Safety Bond Measure
Attachments: POLICE+SEISMIC BOND MEASURE 02-06-2017.pdf; POLICE+SEISMIC BOND MEASURE 02-06-2017.docx

Mayor and City Council:

I previously sent you a recommendation that you adopt the **106,000** sq.ft. recommendation of the Task Force that I served on for a year.

Over the weekend I have viewed the new staff report and I now agree with the recommendation of the Police Chief that the size be **115,000 sq.ft.** because it is not too much more than the Task Force recommended.

However, this is on condition that you instruct the consultants to correct the cost estimates, and install some discipline into the budget.

The state average cost, i.e. the complete project cost per sq.ft., including everything, furnishings, solar, art, contingencies, admin., fees, etc. is **\$400.**

This is not including land and real estate acquisition.

For example, Beaverton's Public Safety Bond Measure PASSED in November 2016, was \$35M, and was below the state average cost per sq.ft. for new police facilities, i.e. was \$389 per sq.ft. for everything (except land).

Attached is a 7 page Report, that includes the rationale for this, acceptance of the 115,000 sq.ft. size, and of the vital seismic retrofit of both buildings, and agreement with the time schedule.

Let's proceed with the Police+Seismic project: let's work to get the bond measure passed, and let's build in the recommended cost control and discipline, let's adhere to the state average for brand new police facilities, and let's use the engineer's cost estimates for the seismic retrofit, and not the other (up to) \$50M of maintenance categories that the staff were trying to sneak in, under "seismic", and needs to be addressed in the next measure, but should not be allowed to sabotage this measure, and cause it to be defeated. Doing that (adding a city hall total remodel) will cause defeat of the bond measure. Let's pass it this time!

Attachment: 7 page Report in MS Word and as a PDF.

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via [Newton Mail](#)