

**SUBJECT:** APPROVING AN APPROPRIATION OF \$2,250,000 FROM THE GREATER PALMER CONSOLIDATED FIRE SERVICE AREA FUND BALANCE AND APPROVING THE SCOPE OF WORK AND BUDGET FOR A PROJECT TO CONSTRUCT PUBLIC SAFETY BUILDING STATION 3-9, AND REPAYMENT OF A LOAN BY AREAWIDE TO THE GREATER PALMER CONSOLIDATED FIRE SERVICE AREA.

**AGENDA OF: October 1, 2024**

**ASSEMBLY ACTION: Adopted without objection 10/15/24 - BJH**

**AGENDA ACTION REQUESTED:** Introduce and set for public hearing.

Route To	Signatures
Originator	9 / 1 2 / 2 0 2 4 X      C a s e y L a u g h l i n S i g n e d   b y : C a s e y L a u g h l i n
Department Director	9 / 1 2 / 2 0 2 4 X      K e n B a r k l e y S i g n e d   b y : K e n B a r k l e y
Finance Director	9 / 1 3 / 2 0 2 4 X      C h e y e n n e H e i n d e l S i g n e d   b y : C h e y e n n e H e i n d e l
Borough Attorney	9 / 1 6 / 2 0 2 4 X      N i c h o l a s S p i r o p o u l o s S i g n e d   b y : N i c h o l a s S p i r o p o u l o s
Borough Manager	9 / 1 6 / 2 0 2 4 X      M i c h a e l B r o w n S i g n e d   b y : M i k e B r o w n
Borough Clerk	9 / 2 0 / 2 0 2 4 X      L o n n i e M c K e c h n i e S i g n e d   b y : L o n n i e M c K e c h n i e

**ATTACHMENT (S) :** Ordinance Serial No. 24-100 (2 pp)  
 Resolution Serial No. 24-104 (2 pp)  
 Board Meeting Minutes (2 pp)

**SUMMARY STATEMENT:**

In the Fiscal Year 2022 Capital Budget, a project in the amount of \$2,500,000 was awarded from the Greater Palmer Consolidated Fire Service Area, as well as \$3,500,000 from the Areawide Budget for a portion of the estimated design and construction costs for a new joint Emergency Services facility to be known as the new Station 3-9 in Palmer. In addition, the borough has been notified of a

grant award in the amount of \$8,000,000 which is in the process of being finalized before it can be accepted and appropriated.

This facility is a partnership project between the fire service area and areawide services to construct a facility that will house fire, rescue, ambulance (EMS), and emergency services telecommunications support services. This project has been under development for almost 5 years.

This facility will enhance the delivery of emergency services to the eastern side of the Borough including the Palmer and Sutton areas by improving response times and providing both administrative and training support for our responders. The design of the facility meets the anticipated needs of emergency services into the future and includes the ability to safely house 24-hour operational EMS and fire staffing for emergency responses.

The original funds dedicated to this project were based on very early pre-covid cost estimates for initial design concepts. Now that there is substantial completion of the design work and updated cost estimates, additional funds are required to meet the fire service areas portion of the funding contribution to this joint facility.

At the July 30, 2024 meeting of the Greater Palmer Fire Service Area Board of Supervisors, an additional \$1,600,000 was unanimously approved to be moved from their reserve fund to the new Station 3-9 facility project fund to cover the agreed upon fire service area contribution to the cost of the new facility.

Also approved at that meeting was a loan of \$650,000 from their reserve fund to areawide services to ensure adequate funds were available to allow the project to proceed immediately. These funds will be paid back to the fire service upon sale of the current Station 3-9. If the sale of the building has not occurred within 3 years of the construction completion and occupation of the new Station 3-9, then a 3-year repayment process will begin and the appropriate interest will be charged.

The opinion of value of the current Station 3-9 located at 630 Steel Loop in Palmer, based on the April 5, 2021 Broker's Opinion of Value report, was \$825,000.

The total transfer authorized by the Greater Palmer Consolidated Fire Service Area Board of Supervisors to the project fund is \$2,250,000.00.

**RECOMMENDATION OF ADMINISTRATION:**

The administration recommends approval of an appropriation of \$2,250,000 from the Greater Palmer Consolidated Fire Service Area Fund Balance and approval of the scope of work and budget for project 45288 to construct Public Safety Building Station 3-9, and repayment of a loan by Areawide to the Greater Palmer Consolidated Fire Service Area.

**MATANUSKA-SUSITNA BOROUGH**

**FISCAL NOTE**

Agenda Date: October 1, 2024

SUBJECT: Approving an appropriation of \$2,250,000 from the Greater Palmer Consolidated Fire Service Area Fund Balance and approving of the scope of work and budget for project 45288 to construct Public Safety Building Station 3-9, and repayment of a loan by Areawide to the Greater Palmer Consolidated Fire Service Area.

FISCAL ACTION (TO BE COMPLETED BY FINANCE)	FISCAL IMPACT <b>YES</b> NO
AMOUNT REQUESTED \$2,250,000	FUNDING SOURCE Greater Palmer FSA
FROM ACCOUNT # 259.000.000 4XX.XXX	PROJECT
TO ACCOUNT: 425.000.000 3XX.XXX	PROJECT # 45288
VERIFIED BY: <span style="float: right;">9 / 13 / 2024</span> <input checked="" type="checkbox"/> M e r i s s a C a r r e l l <hr/> Signed by: M e r i s s a C a r r e l l	

**EXPENDITURES/REVENUES:** (Thousands of Dollars)

OPERATING	FY2024	FY2025	FY2026	FY2027	FY2028	FY2029
Personnel Services						
Travel						
Contractual						
Supplies						
Equipment						
Land/Structures						
Grants, Claims						
Miscellaneous						
TOTAL OPERATING						

CAPITAL		2,250.0				
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REVENUE						
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**FUNDING:** (Thousands of Dollars)

General Fund						
State/Federal Funds						
Other		2,250.0				
TOTAL		2,250.0				

**POSITIONS:**

Full-Time						
Part-Time						
Temporary						

**ANALYSIS: (Attach a separate page if necessary)**

APPROVED BY:	9 / 13 / 2024
<input checked="" type="checkbox"/> C h e y e n n e H e i n d e l	

Signed by: C h e y e n n e H e i n d e l

## MINUTES

- A. CALL TO ORDER The meeting of the Greater Palmer Consolidated Fire Service Area Board of Supervisors was called to order at 9:00 A.M.
- B. ROLL CALL In attendance were GPCFSA Board of Supervisors members, Marty Van Diest and Ted Stuff; GPCFSA Chief Chad Cameron and GPCFSA Deputy Chief John Provost; Matanuska Borough Director of Emergency Services, Ken Barkley, and Matanuska Borough Deputy Director of Emergency Services - Fire and Rescue, Brian Davis.
- C. MINUTES FOR APPROVAL The minutes of the last GPCFSA Board of Supervisors meeting on April 12, 2024, were approved.
- D. NEW BUSINESS AND GENERAL DISCUSSION

### 1. STATION 39 UPDATE

Director Barkley and Deputy Director Davis presented a progress report for the Station 39 project. The final architect's plan, as well as the current project funding summary were discussed. The latest revisions show that the estimated construction cost for the building has increased to approximately \$510 sq/ft for the 32,796 sq/ft project. This makes the total cost now, \$16,000,000. The Greater Palmer Consolidated FSA previously approved \$2,500,000 to be applied toward the project. An additional \$1,600,000 of funds from the GPCFSA was requested at this meeting. After questions and discussion, the GPFSA Board voted and approved, \$1,600,000 more for the project. The total amount allocated to the building from the GPCFSA is now \$4,100,000, or approximately 24% of the total estimated project cost.

Director Barkley and Deputy Director Davis also requested \$650,000 of GPCFSA funds to be utilized on a temporary basis, for loan verification and the Station 39 water pumping system. The \$650,000 will be returned to the GPCFSA from proceeds of the future sale of Station 3-9. Following questions and discussion, the GPCFSA Board voted, and approved \$650,000.

The project will be presented to the Borough Assembly for review and approval prior to being advertised for bid.

### 2. CHIEF CAMERON REPORT

Chief Cameron shared that the new full-time positions have been beneficial in allowing for more pre-fire planning, additional community involvement and contact, and availability of key personnel in times of high call volume. Chief Cameron reported that call volume is up approximately 10% this year.

Chief Cameron stated that currently, there are no urgent needs for equipment, upgrades, or repairs at any of the GPCFSA stations. Funds will be needed in the future for improvements at Station 35, as well as replacement of Command Vehicle 35.

### 3. GENERAL DISCUSSION

Deputy Director Davis stated that the several areawide FSA's provided equipment and personnel to assist in containment of the Montana Creek wildfire. The FSA's response times, communication, and collaboration with Alaska State Forestry during this fire, worked out well.

#### E. ADJOURNMENT

Being no further business, a motion was made by Board member Ted Stuff to adjourn the meeting. There was a second to the motion and the meeting was adjourned at 9:45 A.M.

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Barry W. Mothershead, Chairperson  
Greater Palmer Consolidated FSA  
Board of Supervisors

xc: Mat-Su Borough  
Mat-Su Borough Public Safety