

Council Public Safety Committee (Bennett-McDonald) Meeting

May 16, 2016, 10:00 AM Town Hall Conference Room

Council Committee Members Attending: Mayor Tom Bennett

Council Committee Members Absent: Gary McDonald

Citizen Representative Attending: Steve Hotchkiss

Town Staff Present: Town Manager Peter Rascoe, SSPD Police Chief David Kole, SSVFD Fire Chief Ed Limbacher, volunteer citizen for SSVFD Pat Regan

Town Staff absent: Surf Rescue Chief Mirek Dabrowski

Members of the Public attending: Leo Holland, observing

Mayor Bennett called the meeting to order.

Mayor Bennett called on the Town Manager to propose an agenda for the meeting. The Town Manager stated his only proposed agenda item, after routine staff reports, was a presentation from the SSVFD regarding an update of its facilities planning.

Staff Reports:

1. Town Manager – reported on matters of safety concern being addressed (a) at the newly opened Tall Pine Bridge (line of sight south from Tall Pine intersection), and (b) street width at Beech Tree Lane intersection with East Dogwood Trail. Remedial measures being taken at Tall Pine Lane intersection: move Tall Pine Lane stop sign, install stop bar, install traffic mirror, install ‘hidden drive sign’. The Town Manager explained that the width of Beech Tree Lane is a low impact development standard and once the asphalt is laid, the actual drive surface will include adjacent low angle curbing.
2. Surf Rescue – Mr. Dabrowski was absent due to a Doctor’s appointment. The Town Manager reported roving lifeguard patrols have already commenced on the public trust beach, 3 lifeguard stands will go up Memorial Day weekend, and a 4th is set to go up two weeks later after schools end for the summer.
3. Police Department – Chief Kole reported his proposed Departmental budget contains proposed funding for signs and traffic counters to assist with vehicle speed and volumes. Chief Kole also explained the Southern Shores officers’ involvement in the scheduling for the US Highway 158 – NC Highway 12 intersection for the summer (May 21- September 4). SSPD will handle four weekends, two of which are major holiday weekends. Chief Kole noted the goal of the intersection presence is not “traffic direction” but rather “keeping the intersection clear”. He also reported SSPD will conduct saturation patrols on weekends, especially along S. Dogwood

Trail. Chief Kole also reported there would be increased emphasis on crosswalk enforcement this year.

4. Fire Department – Fire Chief Ed Limbacher reminded the committee the matter of long-term planning by the SSVFD facility needs had been previously brought up before the committee both in May and November of 2015, and he was ready to update further today.

The Mayor called on Fire Chief Ed Limbacher for his presentation. Chief Limbacher introduced SSVFD volunteer Pat Regan as assisting the Department as it commences a process of long term planning for facility needs, including siting, sizing, and financing. Chief Limbacher presented a written outline of his comments (attached), explaining the need for a larger and more modern facility in order to better serve the residents and property owners of the Town of Southern Shores. Based on the parameters of updated equipment sizes, required staffing, and current conditions of the existing facility, he stated a larger fire station is needed. He stressed the necessity of any site be located within 5 driving miles of all locations in the Town in order that property owners be able to take advantage of the Department's fire rating and it's effect on homeowner's insurance premiums. The SSVFD current location meets that criteria and is also within 5 driving miles of all properties in Martin's Point, the other area served by the SSVFD on behalf of Dare County. The Town Manager explained that he and the Fire Chief have held discussions over the past year about conceptual alternate locations for a new fire station in Town. Three ideas had surfaced. Vacant land on Duck Road had been looked at but is not ideal due to being located in a blind curve in the road, and is owned by a private property owners association. That location would not be within 5 driving miles of all of the SSVFD's area for its Dare County contract coverage. Another location looked at was the current Town Hall complex property with the idea of a joint public safety center for police, fire, and emergency medical services. This location proved to not be ideal due to lack of accessibility for incoming volunteer firemen answering calls who would have to drive through the main highway intersection during summer traffic months to get to the station. The third location considered is a possible expansion of the existing site on Pin Tail Lane, which would require the Town to consider divesting its own property there and relocate its Public Works Department. The possibility of Public works' relocation to the SSVFD's current property on East Dogwood Trail was considered as a possible site in this scenario. Chief Limbacher stressed that it is the goal of the SSVFD to have a facility for the Dare County EMS unit to remain in Southern Shores. Both Pat Regan and Steve Hotchkiss stated it is important to get before the citizenry to explain any planning efforts for another facility and its necessity. Further discussion ensued about involving each Town Council Member in a facility tour of the existing station so that each of them could understand the complexity of the matter and need for a new station. Mayor Bennett will be contacting each Council Member to arrange for minority number of Council Members, or individual Council Member, meetings with the SSVFD leadership at the fire station sometime during the next two months.

The Mayor explained to the committee his latest and ongoing efforts to secure State funding for the Town to participate with NCDOT on any long-term remedy of the ongoing stormwater flooding on the west side of NC Highway 12 south of the East Dogwood trail intersection. This has been a public safety concern of the Town's for years, but has increased in the last eight months due to removal of an off-highway natural flow area on private property. The Town Manager explained the engineer commissioned by Town staff to evaluate the whole area (inclusive of lower East Dogwood Trail) would

hopefully have his data compiled by the first of June and then pass it on to the hydraulics engineers at NCDOT. The NCDOT hydraulics engineers have stated to Town staff, using the Town's data they could then give an opinion to the Town by hopefully the beginning of July, on what remedy would work best for handling the stormwater accumulating in that area on NC Highway 12. The Mayor and the Town Manager both reported to the committee that all involved engineers agree so far that the larger stormwater accumulation is flowing downhill from the south along NC Highway 12 and from nearby residential yards after rain events. Also after rain events there is a smaller amount of stormwater accumulating directly at the East Dogwood Trail intersection in the southwestern quadrant. The Mayor and the Town Manager also both reported to the committee that all engineers agree so far that the most likely solution to remove most of the stormwater the quickest will be a means of piping the stormwater out of the accumulating area to an engineered basin where it would infiltrate in to groundwater.

There being no further matters to be brought before the committee, the Mayor adjourned the meeting.

Southern Shores Volunteer Fire Department

Facilities Planning Update

5/16/16



SSVFD Commitment to the Citizens of Southern Shores

*It shall be the mission of the Southern Shores Fire Department to provide the highest quality service to the communities we are entrusted to serve. **Preservation of life, property and incident stabilization** through courage and dedication shall be our greatest priority. Throughout any event our members will be caring and empathetic to all of our citizens. We will go above and beyond in every situation to bring about the best possible resolution.*



Ed Limbacher, Chief SSVFD

Background Information

SSVFD currently operates two stations in Southern Shores

- Headquarters – 15 South Dogwood Rd.
 - Main location where all operational activities take place
 - 30,000 sq. ft. lot
 - 2 large bays for equipment
 - 7,872 finished sq. ft. for equipment, office, training, etc
 - Tax values: Building and Land - \$719,900
- East Station – 28 East Dogwood Rd.
 - Non operational / storage only for SSVFD and space provided for Dare EMS
 - 1 large equipment bay and 2 smaller bays
 - 27,000 sq. ft. lot
 - 4,091 sq. ft. finished (50% Dare EMS)
 - Tax values: Building and Land - \$636,100

Challenges SSVFD is Facing with Facilities

1. Two buildings in two different locations drives inefficiency and cost

- Due to the size of TOSS, one location meets our requirements
- 28 East Dogwood is primarily used for storage and housing Dare EMS
- We need all equipment to be located in one station for regular use, care and maintenance
- One location lowers operating / maintenance costs and improve our efficiency

2. Both buildings are aging and require substantial investment to support major repairs

- Built in 1989, 15 South Dogwood does not meet local, state, and federal codes including American's with Disabilities Act accessibility and the North Carolina Building Code
- The roof is leaking and the structure floods causing mold inside the building.
- The mechanical systems (heating, ventilation, plumbing and electrical) are original to the building and near the end of their useful life.

3. Buildings are undersized and can't meet the needs of a modern fire department

- Bays are too small and equipment can barely fit in them. All fire trucks must be backed in as we don't have dual sided bays.
- Space is not large enough to store our equipment indoors reducing their usable life and our ability to service them
- Need more parking space during emergency incidents and training events
- There is no proper decontamination area for employees after Emergency Medical call
- The current living conditions for the Dare EMS stationed at 28 East Dogwood Rd. are not acceptable
- Need better training space for firefighters
- Desire to become Disaster Preparedness Center

Challenges SSVFD is Facing with Facilities

1. Two buildings in two different locations drives inefficiency and cost

- Due to the size of TOSS, one location meets our requirements
- 28 East Dogwood is primarily used for storage and housing Dare EMS
- We need all equipment to be located in one station for regular use, care and maintenance
- One location lowers operating / maintenance costs and improve our efficiency

2. Both buildings are aging and require substantial investment to support major repairs

- Built in 1989, 15 South Dogwood does not meet local, state, and federal codes including American's with Disabilities Act accessibility and the North Carolina Building Code
- The roof is leaking and the structure floods causing mold inside the building.
- The mechanical systems (heating, ventilation, plumbing and electrical) are original to the building and near the end of their useful life.

3. Buildings are undersized and can't meet the needs of a modern fire department

- Bays are too small and equipment can barely fit in them. All fire trucks must be backed in as we don't have dual sided bays.
- Space is not large enough to store our equipment indoors reducing their usable life and our ability to service them
- Need more parking space during emergency incidents and training events
- There is no proper decontamination area for employees after Emergency Medical call
- The current living conditions for the Dare EMS stationed at 28 East Dogwood Rd. are not acceptable
- Need better training space for firefighters
- Desire to become Disaster Preparedness Center

Plan to Address Our Challenges

- Begin development of a long range plan to address our needs – Pat Regan to lead
- Commission a “Needs Study” to be completed by a unbiased 3rd party to clarify the need and identify mitigating solutions
- Work with Town officials and the citizens of Southern Shores to understand our needs and build consensus around a plan to address them