

**Brentwood Fire Station Building Committee**  
**Minutes November 17, 2008**

Present : Selectman Jeffrey Bryan, Fire Chief Kevin Lemoine, Deputy Gary Raymond, Ed Berry, John Kennedy, Police Chief/Road Agent Wayne Robinson and Trip Lowell

Attending: Brian West

Jeff called the meeting to order at 5:33PM

Ed made a motion to approve the minutes of October 20, 2008, Kevin seconded. There was no discussion. All voted yes.

The committee proceeded to review the proposed bid specs line by line.  
**Changes made by Ed are in bold. Changes noted by Jane in bold italics**

**Brentwood Fire Station Specs**  
**11/17/08**

**General Conditions**

- All permits including site specific
- Engineering
- Temporary Power
- Temporary Phones
- Temporary Water
- Temporary Sanitation
- Insurance
- Disposal cost
- Temp Facilities
- Construction Waste Removal
- Dust Control

**Site Work**

- Erosion Control
- Site Clearing and Grading as per Site Plan
- Storm & Water Drainage
- Water and Sewer Lines
- Septic System as per plans
- Well and Pump Systems
- 30,000 Gallon Cistern w/pump**
- Electric and Telecommunication Conduits
- Parking Areas, Walkways and Curbing
- Site Lighting

Landscaping  
Fencing and Guardrails  
Flagpole  
Water/Oil Separator  
Finished **and compacted pavement of 2 ½"** Parking areas 3" Truck access Drives  
Concrete Pads for Dumpster, Fuel Tank, Generator, Transformer etc.  
Striping of Parking, Handicap and Direction Arrows

### **Drainage & Utilities**

Storm Drainage as per Site Plan  
Detention Pond as per Site Plan  
Crushed Stone at areas of above ground concentrated water flow  
Crushed Stone at eaves of sloped roofs to collect and drain water away from the building  
Install a Domestic well with all pumps, filters, tanks etc.  
Install a **30,000** Gallon cistern with a 200gpm pump for filling trucks with a 1 ½" line and 4 drops  
Septic system for domestic waste properly sized  
Waste tank for oil/water separator and drain from wash/decon room  
Underground electric and telecommunication conduits from existing utility poles to the building for;  
a. Electric  
b. Telephone  
c. Cable TV  
d. Fiber optic  
e. Spare conduit for future wiring

### **Pavement and Surfacing**

Compacted bank run gravel under all paving and concrete  
Minimum gravel thickness compacted to a minimum of **95%**;  
Pavement sub-base bank run 8"  
Pavement crushed gravel 6"  
Walkway crushed gravel 6"  
Floor Slabs crushed gravel 6"  
Double course of bituminous with binder and wearing course at all parking, driveways and loading areas  
Parking lot minimum 2 ½"  
Truck access drives minimum 3"  
Sloped asphalt curbing to be installed;  
At all areas adjacent to parking areas  
Along both sides of driveway entrance  
At all areas where required for drainage  
Parking lot striping, including traffic flow arrows and handicap stalls  
A 6" thick reinforced concrete pad, sized accordingly at:  
10'X10' dumpster pad  
Mechanical equipment pads (fuel tank, generator etc.)  
Electrical transformer pad  
Concrete exposed aggregate walkways 4" thick wire reinforced at sidewalks per plan

## Landscaping

Naturalized landscaping using a combination of trees, shrubs, ground covers and lawn over all disturbed areas

Existing on site loam will be screened ½” and spread and compacted for lawns and the rest stockpiled on site  
Areas disturbed but not otherwise improved to be hydro seeded

Minimum requirements;

Landscaping will be in accordance with town regulations

Trees to be a minimum of 2 ½” caliper

Appropriate pruning, mulching, fertilizing and bracing

Mulch beds around all trees and planting beds

Evergreen screening at, mechanical equipment areas, and where required by town regs.

## Site Fixtures

6’ stained or painted stockade type fence with swing gate to be installed around dumpster

20’ white fiberglass flagpole with base lights

## Concrete

12” X 24” footings reinforced with #5 rebar

8’ high by 8” thick # 5 rebar reinforced foundation walls in the garage area 3’ above grade

5’ high by 8” thick #5 rebar reinforced foundation wall at office area 1’ above grade

Office slab to be 4” w/ 6X6 WWM **3000 psi**

Garage bay slab to be 6” w/ WWM pitched to steel grate drains at the doors both sides **4000 psi**

All concrete to be sealed *Ed I got 3000lbs for walls and 4000lbs for floors*

## Exterior Walls

To be vinyl sided as per plans with aluminum wrapped trim over air infiltration barrier

## Roof

24 ga. Steel standing seam panels with all appropriate flashings

6’ ice and water shield at eaves, 3’in valleys

Tri- flex extreme to cover the whole roof

## Roof Structure

Prefab engineered roof trusses

Trusses to be anchored to walls with metal plate connectors

Sheathing to be 5/8” exterior plywood

## Wall Structures

Exterior walls to be 2X6 wood studs at office area **2x8 garage area**

Sills to be pressure treated

Sheathing to be minimum 5/8” exterior plywood

Interior walls 2X4 studs except at chase and load bearing walls

**11 7/8”** TGI floor joists 2<sup>nd</sup> floor with ¾ T&G glued and nailed plywood

Appropriate sized headers at all openings

Bridging, blocking and furring to be installed where needed and required

## **Interior Trim**

Lobby and conference room to have stock molded chair rail  
Windows and doors to be sheet rocked **with trimmed sills**  
Wire closet shelves upstairs and wood shelving downstairs

## **Cabinets and Countertops**

Cabinets to be **laminated**, kitchen and baths  
Countertops to be laminate with back splash, baths, kitchen, wash, and dispatch room  
**Stainless steel in the washroom/ laundry**

## **Moisture and Insulation**

Caulking and flashing at all building joints susceptible to water  
Foundation and slab insulation to be 2" thick polystyrene  
Exterior walls 5 ½" **R-24** with vapor barrier and **R-27** in the apparatus bay  
Roof- ceiling to be 12" R-38 bats with **8" blown in fiberglass on top**  
Proper vents where needed for air flow  
Sound insulating bats to be installed within all interior walls

## **Drywall**

All drywall to be minimum ½" taped and finished for paint  
Moisture resistant drywall in showers and wash rooms  
5/8 fire code 1hour rating wall between garage and office area

## **Doors and Windows**

All locking doors to be master keyed  
All hardware shall be commercial duty  
Exterior and security doors to have non removable hinge pins  
Automatic door closers on all doors that should remain closed  
Exterior doors to be weather-stripped and have aluminum/ wood thresholds  
Floor mounted door stops  
Side lites, transom and vision lites as per plans  
Louvers on doors requiring air flow  
Glass entry doors at main entry and vestibule  
Steel fire rated doors between office and garage/**with vision lites of glass in doors**  
Steel exterior doors  
Solid core wood interior  
Steel insulated overhead doors, one section to have vision lites and 3 button commercial electric openers  
Two remotes per overhead door and an opener hard wired into dispatch  
Windows to be double hung Harvey Classic Vycan with **full** insect screens  
Fixed window in dispatch to garage to be fire rated  
**Pass through window in lobby**  
Door bell and electronic lock/unlock main entry door wired into dispatch

## **Flooring**

Garage to be sealed concrete  
Carpet 2<sup>nd</sup> floor, bunk, day, multi-purpose and training rooms  
VCT all other rooms.

## **Plumbing & Fire Suppression System**

Piping material PEX  
Drilled well with pump, tank, filters etc.  
Domestic water pressure pumps where needed  
Radiant heat to be installed under first floor office and garage  
Forced hot water *baseboard* 2<sup>nd</sup> floor offices  
4 hose bibs in garage, 2 front 2 back, domestic water  
Drainage for 9 bays to oil/water separator  
Drain in wash room to connect to same oil/water separator  
Fire Suppression System to entire building according to NFPA code  
**30,000** gallon cistern connected to FSS with 200gpm pump and 1 ½" line to 4 drops in apparatus bay (2 each end)  
Gas piping black iron as required to all needed equipment *or copper L*  
Sewer and waste PVC as required by code

## **Plumbing Fixtures**

Floor drain in wash room and steel grates in front of garage doors  
Toilets 1.6gpf china elongated bowls  
Lav sinks oval china  
Lav faucets – single lever ADA  
Kitchen sinks- double bowl stainless steel  
Kitchen faucets- single lever swivel spout w/ adjacent spray head  
Shower stalls – acrylic resin reinforced fiberglass stalls  
ADA units where required  
Utility sink- plastic floor with swivel spout with lever handles  
Hose bibs- cast bronze freeze resistant self draining  
Dishwasher in kitchen  
Mop sinks up and down stairs

## **Electrical**

400 amp three phase panel  
Three prong outlets to match needs  
GFI's by code in bath kitchen and wash room  
220v outlets in the wash room (3), SBCA and workbench  
9 110v ceiling drops in the garage bays  
Data telephone and cable outlets every room  
Exterior recessed weather boxes next to building entrances  
Transformer  
Key card security system  
Door bell and electronic lock/unlock at main entrance

Generator, transfer switch, and wiring

**Fire alarm system per NFPA**

4 ceiling fans in the garage bays

Lighting to be T-5

Exterior lighting- 2 wall packs on each end and 3 in front recessed in portico all photo cell and or timer controlled

Emergency egress lights and exit signs by code

**Camera in lobby area**

**Heating and Air Conditioning**

LP/Oil Boiler sized accordingly

Radiant heat down –offices and garage

Baseboard 2<sup>nd</sup> floor office area

A/C condenser sized for office area

All applicable ductwork and plumbing

**Misc. Specialties**

10hp air compressor with 9 drops, one in each bay

9 electric 110v drops, one in each bay

Domestic water hose bibs in garage 2front 2back, *copper*

Garage door hard wired to dispatch

Key card security system

Electronic Main entry door

Door bell front door

4 foot waterproof walls, plywood with steel cover both sides of garage bays

8” bollards @garage doors, generator, fuel tank and dumpster

**Engine** exhausts system in garage

Base radio and antenna

Gear racks and lockers

Gutters and downspouts

Signage- interior and exterior

Generator, transfer switch, fuel tank and wiring

Kitchen appliances

50X100 gravel area

Commercial grade Washer/Dryer

**Gear drying rack**

Phone systems with intercom (19)

Install **30,000** gallon cistern with 200gpm pump connected to Fire Suppression System and garage bays

There was a long discussion on the roof design and that it would dump all snow in front of all the apparatus bays. Gary believes the apparatus bay should have the roof pitched in the other direction. Several agreed snow build in front of bays will be a problem. He would like to get the cost comparison between the present plan and a T shaped station.

Jeff said the committee has been working on this configuration for the past several meetings. They discussed the pros and cons of the current plan and one with the roof turned the other way. The availability of trusses to do the job was in question. Jeff was concerned about snow build up in the valleys of a T shaped building.

Members are to bring the names of companies to receive the bid proposals. The next meeting will next Monday November 24 at 5:30

The meeting adjourned at 6:50

Respectfully,