



## FACT SHEET



A responsive, professional fire rescue system is vital to our community's well-being. In response to a gap in existing service and an increase in demand for services in the Route 29 North corridor (Hollymead area), a new fire rescue station has been constructed. The new fire rescue station is located off Airport Road on property adjacent to the University of Virginia Research Park. The station serves as the primary fire protection for 20 square miles and a population of approximately 7,800. The station serves as the primary emergency medical response for 115 square miles and a population of approximately 13,000. The station is a vital community resource and a critical investment in the county's urban infrastructure. This fire rescue station is expected to serve the community for a life cycle of 100 years.

The new Hollymead Fire Rescue station provides a presence for County government in Northern Albemarle County. For example, the station has shared office space for other county staff/personnel, including police officers, who may need to complete paperwork or other administrative tasks in the area. The station will serve as a community focal point as well; it features a community room which can be used by the public for events, meetings, training, etc.

The Hollymead area is a densely populated, planned development area for Albemarle County, with a higher standard for service delivery than rural areas, as part of the Board of Supervisors' land use strategy. Hollymead Fire Rescue was needed to meet response times defined in the Comprehensive Plan and to further support fire and EMS delivery in rural areas. The expansion of the National Ground Intelligence Center/Defense Intelligence Agency at Rivanna Station, the continued proliferation of buildings and tenants in the UVA Research Park, build-out of the Hollymead Town Center, and the coming construction of the North Pointe development have and will continue to increase the demand for service.

The Albemarle County Board of Supervisors is committed to ensuring the best possible emergency services at the most cost-effective price, with the following specific goals:

- Construction of new fire rescue stations in strategic areas to achieve desired response times
- Achieving an average response time of five (5) minutes or less in planned development areas for fire emergencies
- Achieving an average response time of four (4) minutes or less in planned development areas for medical emergencies

When fully operational, the new 16,257 square foot station will house an ambulance, engine, ladder, and water tanker. Presently, the station houses an engine and an ambulance. A water tanker and aerial firefighting apparatus is planned for Fiscal Year 2009-10. The station will be staffed 24 hours per day, seven days per week with both career and volunteer staff.

### THE PROJECT

- **Cost:** Construction cost for the new Hollymead Fire Rescue station is approximately \$4.8 million. The cost of architecture & design services, furnishings, fixtures, etc. is approximately \$1.1 million. Apparatus costs for the new station total \$2.0 million.
- **Construction:** The ceremonial groundbreaking and site dedication was held in January 2007. The station construction was completed in February 2008. Until that time, advanced life support emergency medical services and fire protection services were provided from a temporary facility at the Charlottesville-Albemarle Airport.
- **Community:** The new station and services have already been welcomed in the Hollymead community. Many community partners have made generous contributions to offset the cost of the facility:
  - Various electronic and audiovisual equipment were made possible by a generous contribution from **CRUTCHFIELD**
  - Various furnishings were made possible by a generous contribution from **out of the box**
  - Some signage made possible by a generous contribution from **PS Performance Signs**
  - Fitness equipment made possible by a Department of Homeland Security Assistance to Firefighters Grant. 
  - The Virginia National Defense Industrial Agency has funded nearly half of the cost of the planned aerial firefighting apparatus with a \$401,000 Base Realignment and Closure Grant.
- **Architect & Design:** DJG Engineers, Architects, & Planners, Inc. of Williamsburg, Virginia
- **General Contractor:** Coleman-Adams Construction, Inc. of Lynchburg, Virginia
- **Project Manager:** Ronald A. Lilley, County of Albemarle, Department of General Services, Office of Facilities Development

## BENEFITS

- Improved fire and emergency medical services to the public in the Hollymead community
- Achieve response time goals for Hollymead development area
- Serve as an informational center and meeting space for the community
- Provide additional resources to the entire Albemarle County emergency response system

## FEATURES OF THE FACILITY

- A community meeting room
- Living quarters for career and volunteer staff
- Living quarters for the volunteer live-in program designed to target the recruitment of young adults and college students
- Apparatus bays adequate to handle current and future equipment needs
- Fitness & wellness facilities
- Protective clothing washing facility
- Shared office space for other county staff, including police officers

## GOOD STEWARDS

The cost-per-square foot (CPSF) for the station (excluding site costs) is \$247. The 2005 industry-standard CPSF, based on other similar projects by DJG Engineers, Architects, and Planners, Inc. was \$190-\$222. The most recent comparable project, a fire station in Henrico County, Virginia, had a CPSF of \$269. A number of site work expenses contributed to the cost of the station including poor soils, grading, stock-piling materials, entrance work, extra stone, septic field, etc. The last station constructed in Albemarle County – Monticello Fire & Rescue, Station #11 in 2003 – had a CPSF of \$196. With a conservative inflation factor of 25 percent (5 percent per year), the cost for the same station if constructed today would be \$245.

The University of Virginia Foundation (UVAF) proffered five (5) acres of land for the fire rescue station, of which two (2) acres were used for the station. While Albemarle County paid \$429,000 in site preparations, design, architecture, and engineering for construction, UVAF assisted with cost-savings by paying for the cost of road construction, and utilities up to the property (parcel) line. The project did incur some added costs associated with design and style in order to meet the UVAF North Fork Research Park Design Standards; however, the estimated \$1 Million land value significantly exceeded any added design costs.

The new station retains and treats 100 percent of stormwater run-off from the property and was designed to include many cost-effective “green” features.

## FAQ:

### Q. Will there be volunteers at this fire rescue station?

A. Yes. The County of Albemarle is committed to a combination volunteer-career workforce, with a total of approximately 800 personnel (700 volunteers and 80 career providers). The new station will feature a Volunteer Resident Program (live-in program) to target the recruitment of young adults and college students. Volunteer live-in programs have been very successful in many parts of the country, and we believe this new program will be successful in Albemarle County.

### Q. How can I participate/volunteer as a community member?

A. Community members are encouraged to take an active role in the operation and administration of the new Hollymead Fire Rescue station. To volunteer your time and talents, contact us:

[WWW.HOLLYMEADFIRE.ORG](http://WWW.HOLLYMEADFIRE.ORG)

[VOLUNTEER@HOLLYMEADFIRE.ORG](mailto:VOLUNTEER@HOLLYMEADFIRE.ORG)

434.296.5825

### Q. What difference will I see with the new station?

A. Community members will enjoy improved emergency response times, additional community resources, and an increased presence of emergency services personnel and apparatus. The station will move us closer to meeting staffing requirements for fire and emergency medical service delivery and further supplement fire and EMS delivery in the County's rural areas.

### Q. Will there be firefighters and paramedics at this station?

A. Yes. The station is staffed 24 hours per day, 7 days per week by a combination of career and volunteer personnel. Most personnel are cross-trained in both fire and advanced emergency medical services. This station provides a staffed 24/7 advanced life support (ALS) ambulance.

### Q. Do I still call 9-1-1 for help?

A. Yes. 911 should be called for any emergency which is threatening to life or property. This includes crimes in progress, medical problems, suspicious persons or activities, and fire emergencies.

### Q. How was the location for this station determined?

A. After careful study of response capabilities and traffic/travel times using advanced Geographic Information Systems (GIS), the site at the University of Virginia Research Park was determined to be optimal for service to the Hollymead community.

### Q. I heard the station was over budget, is that true?

A. No. The station underwent thorough design and programming stages, and the 2004 adopted Capital Budget allocated \$3.69 Million for the station construction. Returned bids for station construction ranged from \$4.6 Million to \$4.74 Million (excluding site work, apparatus, etc.). Staff, engineers, and architects re-evaluated the station design and assessed construction costs which had risen faster than the rate of inflation. Staff conducted some value engineering and scaled the project back, reducing costs by \$85,000.

A gap in construction costs and appropriated funds still existed; therefore, staff requested additional funding from the Board of Supervisors in late 2006, and a revised budget of \$5.85 Million was approved. The project finished within the appropriated budget funding.