

# Replacing Fire Station #1: Information Session

## WELCOME!

Thank you for joining us to learn more about the project to replace Fire Station #1 with a new building. Staff from the Nanaimo Fire Services and the City's engineering and public works department are on hand to answer any questions you may have.

## FREQUENTLY ASKED QUESTIONS

*How did this project come about?*

This project came about as a result of the need to improve conditions of the existing fire station built in 1967. In spring 2017, a business case analysis was completed to compare renovating the station with replacing it. The analysis reviewed four options:

- Remain with status quo and rebuild in 2028.
- Expand and renovate the existing building.
- Build a new station adjacent to the current one.
- Build a new station at the existing location.

The recommended option was to build a new station adjacent to the current one.

Remaining with status quo and rebuilding in 10 years held the most risk. The option would cost more in the long run with the cost of construction increasing each year. Also, the existing fire station does not meet current post-disaster seismic requirements meaning if a major earthquake were to happen, the building would provide basic life safety, but it would not be operational. Renovating the existing building would cost the same as building a new one, but would cost more in the long run. Building a new station at the existing location created more risk with disrupting fire crews and operations which could impact fire response rates. Building a new station next to the current one means the current station can remain in operation during construction leading to less disruption for fire services.

*What is wrong with the existing fire station?*

The existing fire station was built in 1967 and it does not meet seismic requirements to the 2017 BC Building Code. Though the existing building would provide life safety to its occupants after an earthquake due to a prior seismic upgrade in 1999, it would likely suffer damage that would prevent its ongoing operation.

Major infrastructure components such as the boiler, electrical systems, roof, roofing membrane and hose tower are well beyond their life span or usage and are at point where a failure could have significant impact to station operations. The egress systems and lack of mechanical ventilation in some spaces do not meet current building codes. As well, the building is missing sprinkler and fire alarm systems and accessibility for persons with disabilities.

*Were other sites looked at for a new fire station?*

Yes, sites located on Wentworth Street, Prideaux Street, Wall Street, Esplanade and Selby Street were taken into consideration. However, the current location with exiting onto Milton Street was preferred for response time.

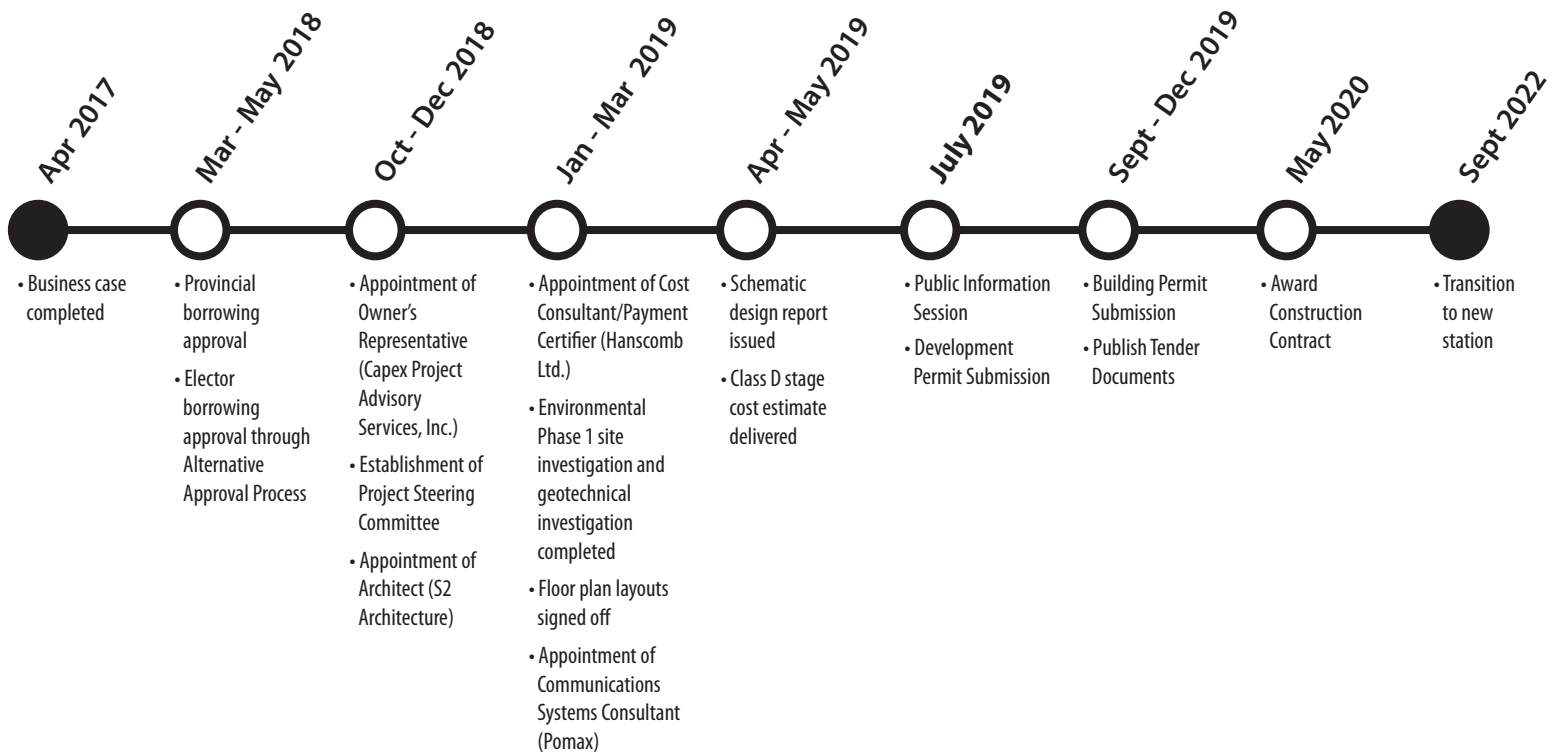
Modelling and analysis was completed and the current location provides very good coverage in the highest incident area of the City and with the greatest structure fire and social challenges.

*What is the benefit of having resources in the same building?*

Currently, fire administration and prevention and emergency management are located in the Command and Business Centre located down the street at 580 Fitzwilliam Street. Incorporating these functions with fire operations in one building saves on the overhead from managing two buildings.

Standard practice is to have a combined station with administration and firefighters in the same building. Having fire prevention staff integrated with fire operations will streamline the effective prevention and education outcomes and programs to the public.

## PROJECT TIMELINE



## CONTACTS

If you have additional questions throughout the project, please contact:

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