

Police Use of the PSB First floor

In January 2023, the KFPD and the KPPCSD each appointed two members to begin discussions on sharing space in the PSB for police use. In May 2023 the KPPCSD announced they were looking for a separate police location at an assumed maximum cost of \$3.9 million. The latest estimated cost for this new building in Kensington Park is \$10.0 million.

We are now in the process of an analysis of consolidation by Ridgeline. They want a cost comparison of the differences in providing police service in a stand-alone building like Kensington Park or sharing space in the PSB. The KPPCSD has taken the position that they will not move into the PSB and therefore are not prepared to evaluate a possible PSB plan.

We have undertaken several studies to see how such a plan might work, but some minor modifications by Marjang are necessary. These changes are shown on the following floor plan and should require minimal time and no cost to the KFPD. When completed this plan will satisfy the request by Ridgeline set forth as Task 1.1.b in their contract agreement. It will also provide an alternative to a separate police station. This alternative is important because Ridgeline informed us that "the PSB is one of the best comps for the KPPCSD building."

As indicated on the attached plan the layout of police services provides all of the essential services deemed important to the Kensington police chief except that only one, not two, restroom is provided. The proposed layout requires no change in existing shear walls, and therefore the only additional cost would be the installation of FF&E (furniture, fixtures and equipment). FF&E costs should be \$200,000 or less.

MARJANG

MODIFIED GROUND FLOOR STUDY
04/16/2024

