



Fair Haven
New Jersey

Facilities Update

DEPARTMENT OF PUBLIC WORKS (DPW) & FAIR HAVEN POLICE
DEPARTMENT (FHPD)

06 FEBRUARY 2023

DPW: Update

Roof:

- Consultant identified (and selected) to conduct the assessment, bid specs, cost estimate, and phasing for the DPW roof (as well as BH lower roof)
- Site-visit forthcoming
- Pending completion of this, the project then goes out to bid and the contractor will have to post a performance and ultimately a maintenance bond (target bid award end of February 2023/beginning of March 2023)

LSRP:

- Confirming with CME requirements to finalize extent environmental remediation (target completion NLT July 2025)
- Confirming on-site visit

Fuel Tank Replacement:

- Continue evaluating additional companies to replace the fuel tanks at DPW; received input from towns who just recently completed
- Target going out to bid, to result in a lower price; requires design and bid specifications

Architect Engagement:

- Twelve (12) architects identified to support the DPW renovation project; list culled to six (6)
- Initial engagement with each architect forthcoming; followed by additional discussions to identify a “short-list”

DPW: Proposed Next Steps & Milestones

06 February 2023 – Next Steps

- Continue work to review costs to replace the EOL fuel tanks
- Continue discussions with LSRP to outline phased remediation
- Continue Architect process with end-goal to identify an Architect to support next steps
 - Landscape Architect engaged to support making the DPW more residentially friendly

Roof Milestones w/ SWAG Dates

- Bid Specifications Provided – February 2023
- Roof Project Authorized – February 2023
- Roof Project Awarded – March 2023
- Contractor Mobilization – March 2023
- Acquire Materials – March/April 2023
- Roof Construction Duration – April/May 2023 (2 – 4 weeks)

Renovation Milestones w/ SWAG Dates

- Architect Identified – February 2023
- Architect Awarded – March 2023
- Schematic Drawings & Rendering Presented – April 2023
- Resident Comment & Feedback – April 2023
- Construction Drawings – May to July 2023
- Bidding – August 2023
- Evaluate Bids – September 2023
- Award & Contract Mobilization – October 2023
- Begin Renovations – November 2023
- Estimated Construction Time – 10 Months
- Estimated Completion Time – Summer 2024

FHPD: Key Updates

Planning Board: Briefing the Planning Board on 21 February; targeting required drawings to receive approval of redesign

Gabel Associates: Initial kick-off complete; targeting on-site analysis of FHPD (and 3 other sites) on 09 February; collecting required information to inform feasibility

Fire Suppression: Discussions with Fire Marshall and Fire Chief complete; continuing discussions with American Water (decision point required)

Redesign/Initial Aesthetic Inquiry: Meeting on 09 February to discuss

Open House: Targeting 16 February 2023 for the “open house”

Project Plan: DRAFT project plan in development

BFI Furniture: State Contract vendor engaged, discussion to take place on/around 08 February

LSRP: CME to conduct additional investigative work to determine environmental remediation requirements

JCPL: Chief meeting with JCPL week of 06 February to determine feasibility of temporary electric line

Funding: Meeting with Bond and Financial counsel to occur in next several weeks

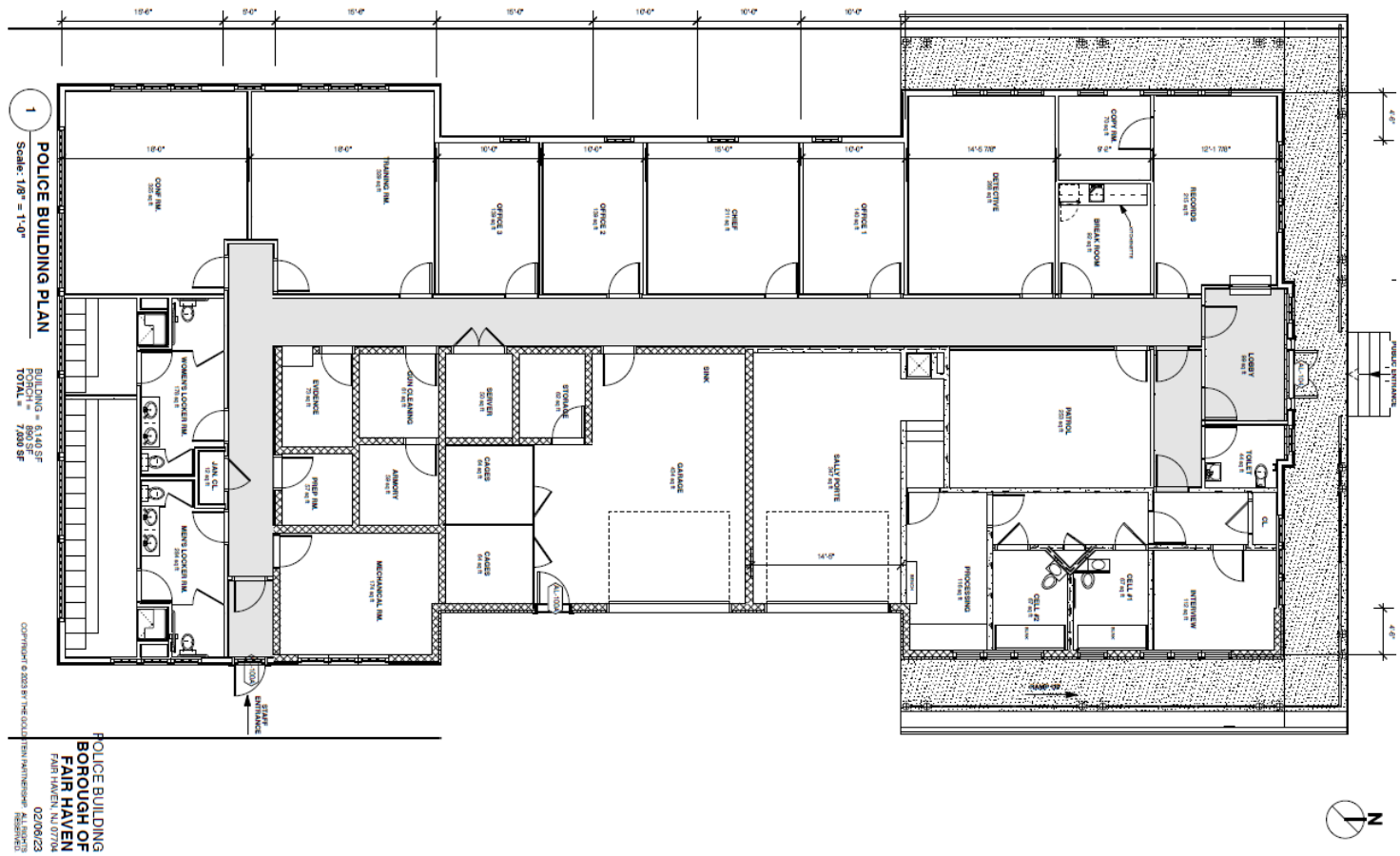
Additional Parking Solution: Chief is identifying a point of contact for engaging with the Church

Landmark: A historical assessment in DRAFT to inform landmark decision point (not landmark status)

Landscape: TGP working with Landscape Architect; Facilities Committee engaging local Landscape Architect resources as well to inform

FH Native Tree & Plant List: Provided to TGP for incorporation

FHPD: Redesign Site Plan

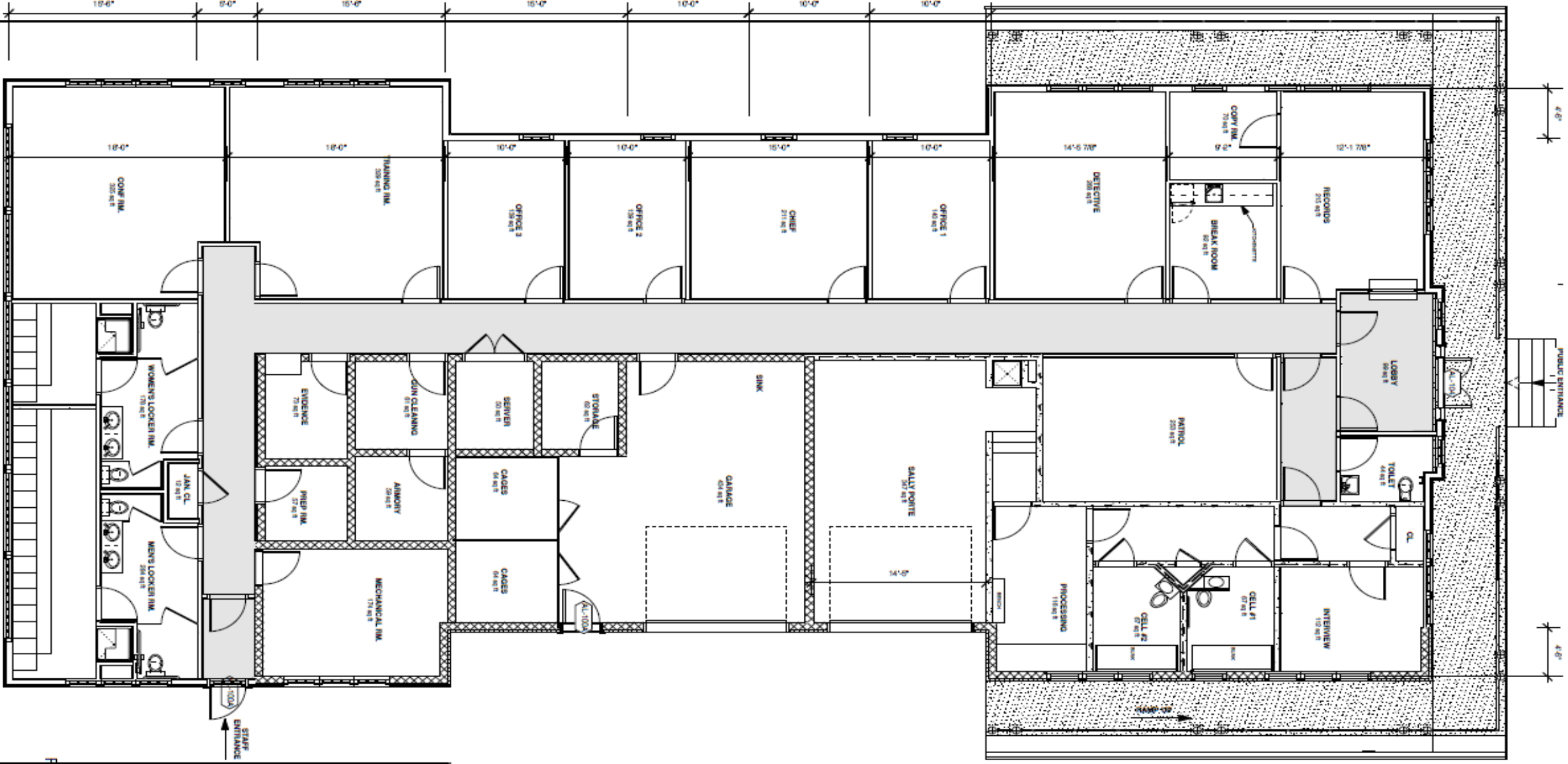


Total Square Footage – 6,140

Aligned with DOC, DOJ, IACP,
and FHPD Requirements

17 initial pieces of feedback
provided for incorporation

3 “separate” volumes to aid in
Residential friendliness



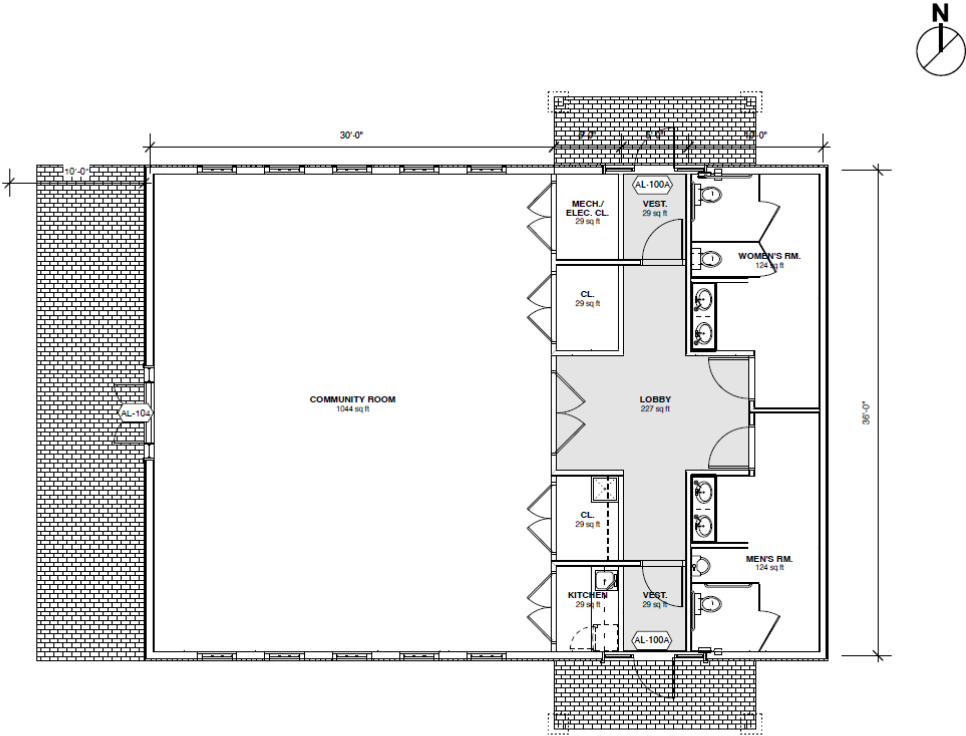
1
 POLICE BUILDING PLAN
 Scale: 1/8" = 1'-0"

BUILDING = 6,140 SF
 PORCH = 890 SF
 TOTAL = 7,030 SF

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 02/08/23
 POLICE BUILDING
 BOROUGH OF
 FAIR HAVEN
 FAIR HAVEN, NJ 07704



FHPD: Initial Community Center Design



Total Square Footage – 1,870

Restrooms on East side to ensure residential aesthetics

Lobby and West egress inclusive based on standard

Meetings scheduled to refine Community Center requirements

2 COMMUNITY CENTER PLAN BUILDING TOTAL = 1,870 SF
Scale: 1/8" = 1'-0"

COMMUNITY CENTER
BOROUGH OF
FAIR HAVEN
FAIR HAVEN, NJ 07704
02/02/23
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FHPD: Schedule

Redesign – 4 Months (Initiated 03 February)

- Schematic Design (1 Month)
- Design Development (1 Month)
- Construction Documents (2 Months)

Bidding – 1 Month

Evaluate Bids & Finalize Overall Costs – 1 Month

- Building Construction (FHPD and Community Center)
- Site Work (Stormwater Regs, Demolition)
- Residential Aesthetics
- Landscaping
- Environmental Remediation (including removal of the underground tank and remediation of the building and site)
- Bonding Costs
- Furniture Costs
- Temporary Electric Service
- Off-Site Improvements
- Inspection Fees (although the Borough may choose to waive Bldg. Dept. fees, there are still testing fees (for concrete, steel, etc.) that the Borough will incur.)

- Relocation Costs (unless all work of moving from the existing building into the new buildings will be handled by Borough staff)
- Owner-Furnished Equipment (telephone system, etc. Note: The building will include conduits, but not wiring or equipment)
- Contingencies (including inflation allowance)
- Construction Management (if the Borough decides to retain one in conjunction with the construction of this project)
- EV Charging Provisions (beyond the “infrastructure” called for in the site design)
- Solar array (and associated engineering)
- Fire Suppression System

Award & Contractor Mobilization – 1 Month

Start Construction – September/October 2023

Estimated Construction Time – 12 Months

Estimated Demolition Time – 2 Months

Estimated Construction Complete – Fall 2024/Winter 2025

FHPD: Design Steps

06 February: Decision point for Fire Suppression

09 February: Gabel Associates on-site to evaluate FHPD, Community Center, BH, and Concession stand

10 February: Begin formalizing Community Center requirements

16 February: “Open House” night with initial FHPD and Community Center 3D rendering

17 February: Target provision of feasibility assessment from Gabel Associates to inform solar feasibility

21 February: Brief Planning Board on updated design and receive necessary approvals

25 February: Tentative 2nd “open house” night with FHPD and Community Center 3D rendering

27 February: Final redesign presented for approval at Town Council meeting