

# BEL AIR POLICE STATION: PROPOSED EXPANSION

February 27, 2019

# Background

For the past 13 years, the Town of Bel Air has explored options for a new public safety facility due to the age, size, and condition of the existing Police Station.



# Process

- In June 2017, a special work group was formed to oversee and manage the latest study as well as provide regular updates to the Board of Town Commissioners
- The feasibility study scope of work included:
  - Existing Facility Survey
  - Comprehensive Needs Assessment
  - Development of Building Options
- BAPD researched other police facilities & personnel structure
- BAPD held Open House & distributed Survey 8/13/18
- Public Input meeting held 11/27/18

# Structural & Functional Issues of Existing Police Facility

**Water Intrusion**

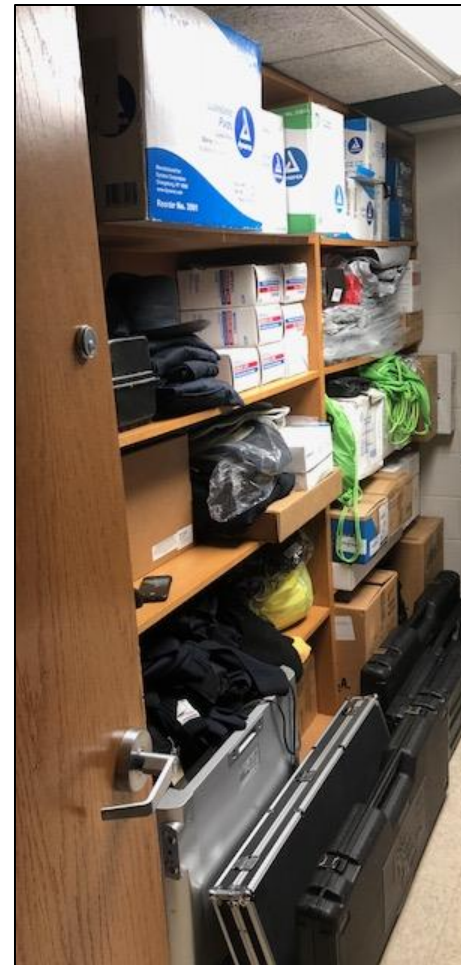


**Electrical Infrastructure**



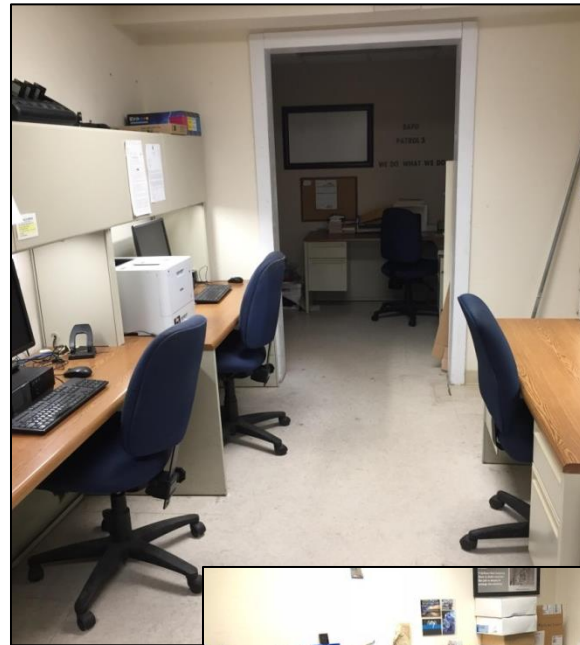
# Structural & Functional Issues of Existing Police Facility

## Limited Space for Evidence Processing & Storage



# Structural & Functional Issues of Existing Police Facility

## Inadequate Work Spaces & Offices



# Other Structural & Functional Issues of Existing Police Facility

- Not ADA compliant
- Lacks safe and secure areas to transfer detainees into the arrest, processing, and holding areas
- Undersized offices, squad room, training room, armory and weapons cleaning area
- Outdated security equipment, monitoring devices and access control
- Inefficient mechanical infrastructure, including HVAC and electrical systems

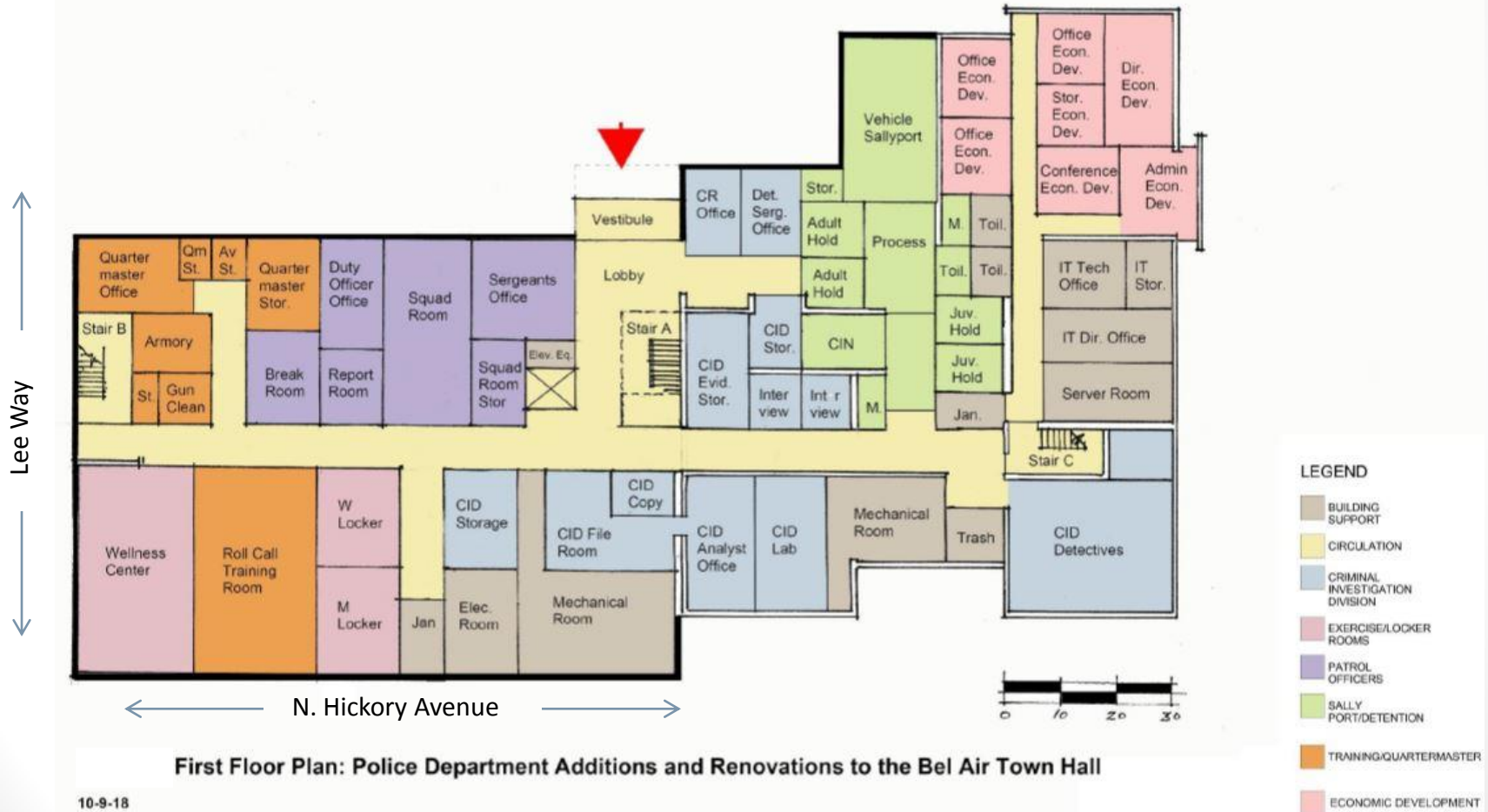
# Negative Impacts on Delivery of Police Services

- Existing police facility can not meet law enforcement accreditation standards
- Negative influence on Community Oriented Policing philosophy
- Impaired ability to deliver mission-critical services
- Compromised safety for officers and employees
- Weakened protections for visitors, citizens, and detainees
- Negative impact on recruitment & retention of department employees
- Low morale as it relates to the working environment

# Work Group Recommendation for Proposed Police Facility

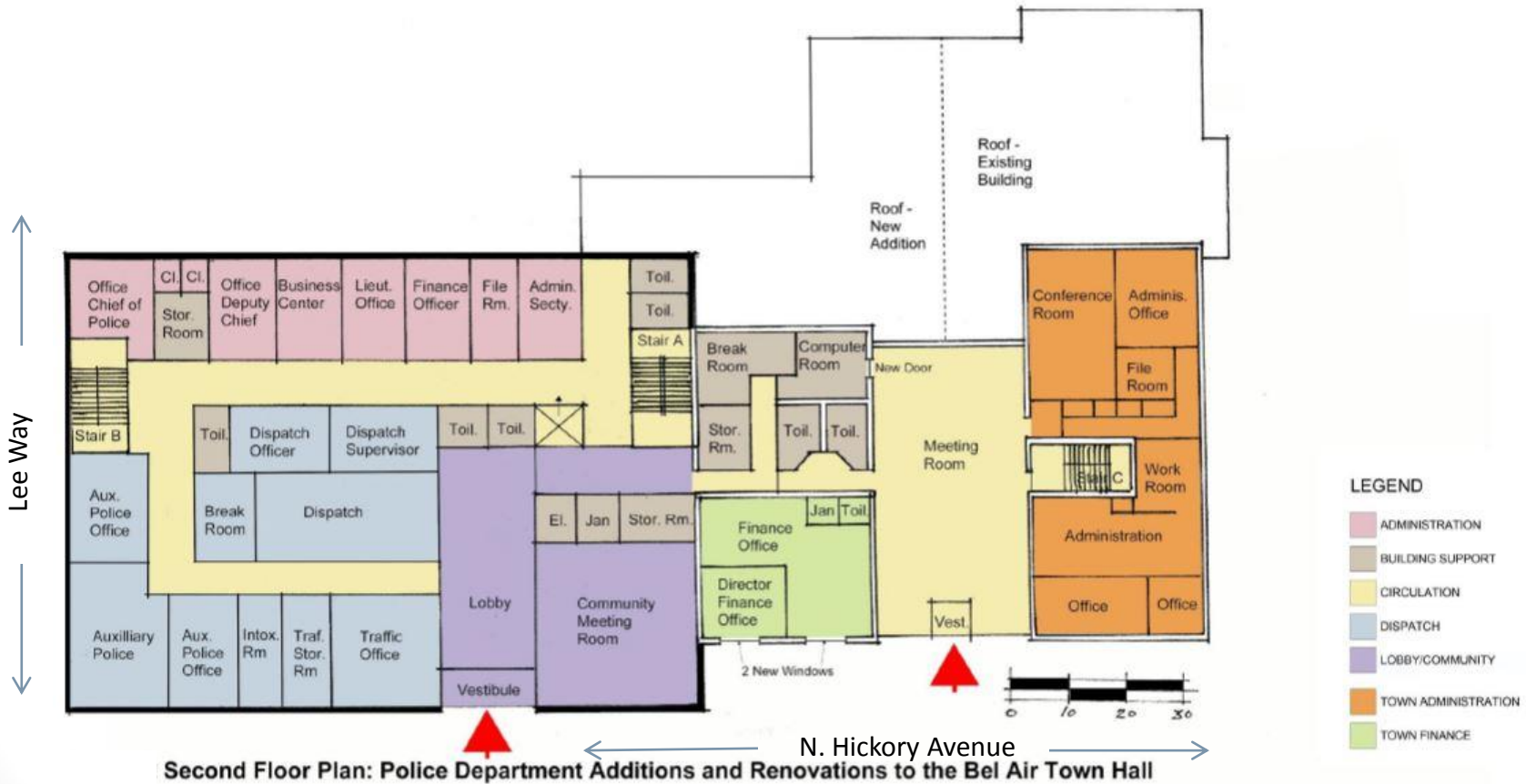


# Lower Level Floor Plan



10-9-18

# Upper Level Floor Plan



10-9-18

# Proposed Project Specifications

## Projected Space Needs for New Facility

- ❖ 19,080 sf addition to Town Hall

## Recommended Improvements to Existing Facility

- ❖ 7,128 sf improvements to existing Police facility
- ❖ 5,190 sf improvements to Town Hall
- ❖ Includes space for IT department
- ❖ Includes space for future growth

## Estimated Project Cost

- ❖ \$10.2 M

# Tax Discussion

- The **estimated** tax increase(s) are listed on the next slide and are for **discussion purposes only**.
- ***Nothing has been decided as of today.***
- Citizen feedback is encouraged.

To provide feedback or ask questions, express concerns or request additional information, please contact:

- **Kevin Small, Director of Planning/Project Manager**
  - **410-638-4540**
  - **[policehq@belairmd.org](mailto:policehq@belairmd.org)**

Please include your name, town address, phone number, and email address in any correspondence so that the Town of Bel Air may respond appropriately.

# Financing the Proposed Project

## Estimated Annual Debt Service

- Assumes 30 years at 4% interest, plus 2.5% issuance cost
- Total Cost: \$10.2M
- Estimated Annual Debt Service: \$596,000

*Example Estimate*

## Estimated Tax Implications

Tax Increase	Annual additional revenue realized (\$150,000 per 1 cent tax increase)	Annual Cost to Taxpayer based on average residential assessment
\$0.04	\$600,000	\$78.35
\$0.05	\$750,000	\$97.95

## Current Municipal Tax Rates

Municipality	Real Property	Personal Property
Bel Air	\$.50/100	\$1.16/100
Aberdeen	\$.68/100	\$1.70/100
Havre de Grace	\$.565/100	\$1.705/100

# Next Steps

Solicit Additional Public Input – Town of Bel Air residents and businesses are encouraged to attend the following meeting to provide input on the proposed Bel Air Police facility:

➤ Public Input Meeting

- April 8, 2019
- 7:30 – 9:00 p.m.
- Bel Air Armory, 37 N. Main Street, Bel Air, MD

If individuals are unable to attend the Public Input Meeting, they may also provide public comment at a Town Board Meeting:

➤ Town Board Meeting

- March 4, 2019
- March 18, 2019
- April 1, 2019
- 7:30 p.m.
- Town Hall Rotunda, Town Hall, 39 N. Hickory Avenue, Bel Air, MD

# Providing Feedback

- The Town of Bel Air would greatly appreciate feedback from town property owners, either in favor of or in opposition to this project. Your opinion matters greatly to us. We hope to receive messages that explain your thoughts and feelings regarding this project and how you feel it will impact you and your neighborhood and community, as a property owner, citizen, and tax payer in the Town of Bel Air.
- For example, considering the Town of Bel Air has not raised the property tax rate in fifteen (15) years, do you think this is an appropriate reason to do so? If yes, why? If no, why?
- **Email:** [policehq@belairmd.org](mailto:policehq@belairmd.org)

# Contact Information

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