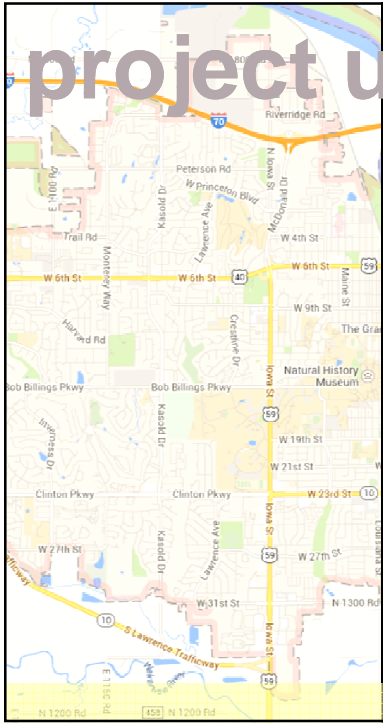




project understanding

- Population and Staff Growth
 - 20 year projections
 - Calls for Service
 - Staff/population ratio
- Geography
- Community expectations

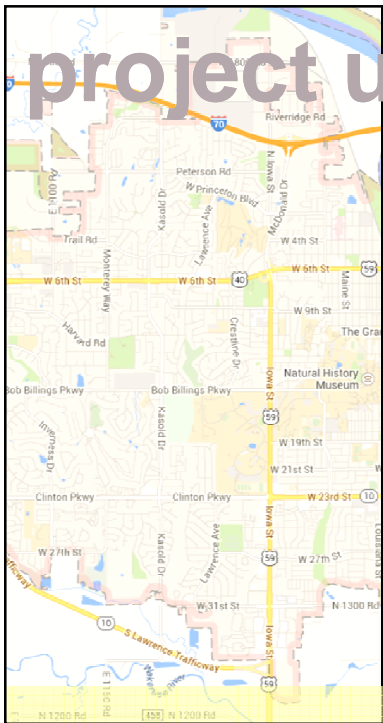
PUBLIC SAFETY



project understanding

- Population and Staff Growth

Department	2012	2032
Administration	4	6
Info. Services	29	41
Comm. Services	14	19
Patrol	96	116
Investigation	35	51
Evidence/ Property	3	5
Building Support	0	2
TOTALS	181	240



project understanding

- Population and Staff Growth
 - 2012: 92,727
 - 2032: 123,214 projected

Ratio: Staff / 1000 population

2012 ratio = 1.95

2032 ratio = 1.95

purpose driven design

- Function, function, function
- Room by room approach
- Inside out approach
- Adjacency and stacking
- Flexibility
- Efficiency and effectiveness



purpose driven design

PLANNING STANDARDS

It has been determined that the elements that dictate the need for space in a building are designed around temporary occupants, activities and the equipment and furniture necessary to conduct the required activity. A consideration of the minimum amount of space for each of these items indicates that it is more efficient to duplicate or double the required minimum amount of space to allow for the use of equipment and furniture to be shared.

The area required for specific functional elements can be determined by past or existing specific planning standards. Planning standards (PS) are used to establish quantity of floor space required to conduct a given activity. Refer to past tables. The area shown in many tables, but they are generally defined by the use of materials, ceiling, table arrangement and the use of multiple tables within the functional element if past tables are not available for reference or the standards are not in a format that is applicable to the current project.

For the Functional Standards listed in the tables below, coding is integrated in each table to the right of the table to indicate the design to the left of the table to the right. The use of a Planning Standard can be increased or decreased as needed to reflect the specific design. Planning Standards are used to determine the type of materials, construction of light.

LAWRENCE POLICE DEPARTMENT
LAWRENCE, KANSAS

MAY 1, 2012

SECTION 4.6 - SPACE NEEDS

TYPE	TYPICAL USE
PS-1	Private Office
PS-2	Private Office
PS-3	Private Office
PS-4	Private Office
PS-5	Private Office
PS-6	Open Office
PS-7	Open Office
PS-8	Open Office
PS-9	Open Office
PS-10	Open Office
PS-11	Break Room
PS-12	Break Room
PS-13	Break Room
PS-14	Break Room
PS-15	Break Room
PS-16	Break Room
PS-17	Break Room
PS-18	Break Room
PS-19	Break Room
PS-20	Break Room
PS-21	Break Room
PS-22	Break Room

SECTION 4.6 - SPACE NEEDS

DESIGN CONSIDERATIONS

- ✓ PROVIDE FLOOR AREA
- ✓ BUILT IN CLUSTERS AND THE SPACE
- ✓ WORKSTATION AREA AT DESK
- ✓ CHAIRS AND/OR AREA DESK SEATING
- ✓ SMALL CONFERENCE TABLE
- ✓ WALLS TO BEYOND WORKING BARRIER
- ✓ POWER CABLES WORKSTATION, WORKING AREA AND CONFERENCE TABLE

PLANNING STANDARD PS-1
PLAN VIEW

LAWRENCE POLICE DEPARTMENT
LAWRENCE, KANSAS

MAY 1, 2012

SECTION 4.6 - SPACE NEEDS

PLAN PS-1

DESIGN CONSIDERATIONS

- ✓ PROVIDE FLOOR AREA
- ✓ BUILT IN CLUSTERS AND THE SPACE
- ✓ WORKSTATION AREA AT DESK
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LAWRENCE POLICE ARCHITECTS, PA
TREASOR ARCHITECTS, PA

PAGE 64

purpose driven design

FUNCTIONAL ELEMENTS AND SPACE NEEDS LAWRENCE POLICE DEPARTMENT												
Planning Station Space Needs - S2												
Workstation Standard - WS22												
Planning Station Workstations Required - WS2												
Planning Station Personnel - P2												
Current Space Needs - S2												
Current Workstations Required - WS2												
Current Personnel - P2												
2012												
2032												
#	NAME	SPACE	P1	WS1	WS2	OS	SI	P2	WS2	OS	SI	SI
2.00	INFORMATION SERVICES											
2.01	Information Services Captain	140	1	1								
2.02	Records Chief/Manager	137	1	1								
2.03	Records Clerk	976	8	11								
2.04	Shift Records Counter	0	0	0								
2.05	Intake/Receiv	80	3	2								
2.06	Records Work Room	27,723	0	0								
2.07	Active Records Storage	144	0	0								
2.08	Archive Records Storage	962	0	0								
2.09	Report Taking	0	0	0								
2.10	Report Taking / Booking / Fingerprinting	49	0	0								
2.11	Receiving / Control Supply / Mail Room	130	0	0								
2.12	Animal Parking Control Officer Manager	20,214	1	1								
2.13	Animal Control Officers	1,128	34(1)	3								
2.14	Animal Control Officer	10,112	0	0								
2.15	Motor Technician / Work Room	708	1	1								
2.16	Cleaning Garage	0	14(1)	0								
2.17	Professional Accountability Sergeant	148	1	1								
2.18	Professional Accountability Conference	0	0	0								
2.19	Chaplain	0	16(1)	0								
2.20	Crime Analysis	148	2(1)	2								

FUNCTIONAL ELEMENTS AND SPACE NEEDS LAWRENCE POLICE DEPARTMENT												
Planning Station Space Needs - S2												
Workstation Standard - WS22												
Planning Station Workstations Required - WS2												
Planning Station Personnel - P2												
Current Space Needs - S2												
Current Workstations Required - WS2												
Current Personnel - P2												
2012												
2032												
#	NAME	SPACE	P1	WS1	WS2	OS	SI	P2	WS2	OS	SI	SI
1.00	ADMINISTRATION											
1.01	Chief of Police	278	1	1								
1.02	Assistant to the Chief	136	1	1								
1.03	Deputy Chief	0	0	0								
1.04	Administrative Support	181	1	1								
1.05	Public Affairs Sergeant	118	1	1								
1.06	Staff Attorney	0	0	0								
1.07	Special Assignment	140	0	1								
1.08	Personal/COA Files	99	0	0								
1.09	Work Room	10	0	0								
1.10	Conference Room	384	0	0								
1.11	Conference Room	1,213	4	4								

MAY 1, 2012

purpose driven design

FUNCTIONAL ELEMENTS AND SPACE NEEDS SUMMARY LAWRENCE POLICE DEPARTMENT						
#	DIVISION	EXISTING SPACE	2012	2032		
			P1	S1	P4	S4
1	ADMINISTRATION	1,213	4	1,370	6	1,775
2	INFORMATION SERVICES	5,211	29	5,475	41	6,865
3	COMMUNITY SERVICES	4,536	14	6,260	19	7,000
4	PATROL	2,374	96	3,720	116	4,595
5	INVESTIGATIONS	6,871	35	6,075	51	8,525
6	EVIDENCE & PROPERTY	8,848	3	4,768	5	6,059
7	FORENSICS	1,498	0	3,635	0	3,975
8	BUILDING SUPPORT	6,938	0	10,035	2	12,880
SUBTOTAL (Net Area)		37,489		41,338		51,674
ACCESSORY SUPPORT SPACE		3%		1,240		1,550
CIRCULATION		27%		11,496		14,371
WALLS AND UNUSABLE AREA		9%		4,867		6,084
BUILDING TOTAL			181	58,941	240	73,678
9	GARAGE	1,448	0	20,170	0	23,470
10	FIRING RANGE	0	0	3,650	0	3,650
WALLS AND UNUSABLE AREA		9%		2,144		2,441
GARAGE AND RANGE TOTAL				25,964		29,561
GRAND TOTAL				84,905		103,239

purpose driven design



- Construction costs associated with Police Facilities
 - Durability of materials
 - 24/7/365 operation
 - Integrated Technology
 - Security
 - Physical
 - Electronic
 - Specialized products/equipment

purpose driven design



- Recent local projects:
 - Leawood, Kansas (32,540 pop)
 - 92,976 sf
 - \$255/sf
 - KCMO South Patrol Station
 - 51,326 sf
 - \$285/sf
 - Blue Springs, MO (54,350 pop)
 - 72,500 sf
 - \$240/sf
- RS Means: \$252/sf (2013)

purpose driven design

- Construction Costs

- Current Estimate

- \$25,157,542.00
 - \$244/sf

- Soft Cost Estimate

- \$4,161,922.00

STATEMENT OF PROBABLE COST - BUILDING CONFIGURATION OPTION #1						
LAWRENCE POLICE DEPARTMENT						
		Unit Cost	Quantity	Units	Cost	
BUILDING AND SITE DEVELOPMENT	Building Construction - Above Grade	\$	214.00	58,837	Sq. Ft.	\$ 12,208,793.00
	Building Construction - Basement	\$	147.00	35,811	Sq. Ft.	\$ 5,244,217.00
	Building Construction - Outbuilding	\$	100.00	8,591	Sq. Ft.	\$ 859,100.00
	Normal Site Development	\$	29.00	103,239	Sq. Ft.	\$ 2,624,780.00
MISCELLANEOUS HARD COSTS	Phone / Data Wiring	\$	4.00	103,239	Sq. Ft.	\$ 412,956.00
	Security Systems	\$	3.00	103,239	Sq. Ft.	\$ 309,717.00
	Landscaping / Irrigation System	1.00%		\$20,814,889	Budgeted Cost	\$ 208,148.00
	Firing Range Equipment & Acoustics	\$	210.00	3,979	Sq. Ft.	\$ 833,481.00
					SUBTOTAL	\$ 22,870,493.00
				10% BID CONTINGENCY	\$ 2,287,049.00	
				TOTAL HARD COSTS	\$ 25,157,542.00	
SOFT COSTS	Professional Fees				\$ 2,012,403.00	
	Construction Phase Contingency				\$ 250,000.00	
	Geotechnical and Surveying				\$ 25,000.00	
	Construction Testing Services				\$ 60,000.00	
	Furniture				\$ 814,819.00	
	High Density Storage Systems				\$ 175,000.00	
	Audio Visual Systems				\$ 200,000.00	
Endorsement Incumbitor				\$ 34,500.00		
Unknown Site Development Contingency				\$ 500,000.00		
				TOTAL SOFT COSTS	\$ 4,161,922.00	
PROJECT COST				HARD PROJECT COSTS	\$ 25,157,542.00	
				SOFT PROJECT COSTS	\$ 4,161,922.00	
				TOTAL PROJECT COSTS	\$ 29,319,464.00	

Next steps

- Site Evaluation

- Evaluation Criteria

- Minimum Site Acres
 - Acquisition availability
 - Location
 - Visibility
 - Access / Egress points
 - Adjacent development compatibility
 - Security risk
 - Cost
 - Acquisition
 - Development

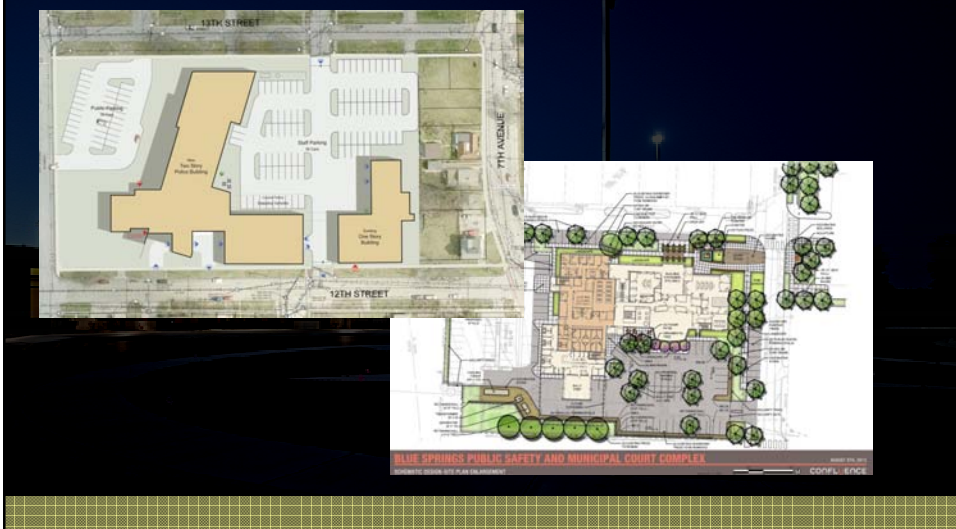
Next steps

- Program development / Concept design



Next steps

- Site development



Next steps

- Exterior design concept



Next steps

Task	Jun	Jul	Aug	Sept	Oct	Nov
Program Development / Concept Design	■		■			
Site Development	■					
Exterior Design Concept			■			
Town Hall Meetings		★ ★	★ ★	★ ★	★ ★	
Referendum						★