**RESOLUTION NO. 2194-07**

**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WINDSOR APPROVING THE DESIGN (SITE PLAN, FLOOR PLAN AND ELEVATIONS) OF THE FIRE STATION NO. 2 PROJECT (FILE NO. PPR 06-58)**

**WHEREAS**, the Town Council of the Town of Windsor ( "Town") and the Windsor Fire Protection District ("Fire District") entered into a Real Estate Purchase Agreement dated October 1, 2002; and

**WHEREAS,** on September 21, 2006, the Town, Windsor Redevelopment Agency ("Agency") and the Fire District executed a Memorandum of Understanding (MOU) providing terms on which the Town or Agency might participate in the construction of a new fire station on the west side of Town ("Fire Station No. 2") to address funding shortfalls of the Fire District; and

**WHEREAS,** the Parties desire to amend, restate, and replace in its entirety both the Original MOU and the Original Purchase Agreement in order to provide for the financing, construction, maintenance and operation of Fire Station No. 2, and are in the processing of preparing an Amended and Restated MOU, for consideration by the Town Council at a subsequent meeting; and

**WHEREAS,** the MOU provides for the Town and the Agency to assist the Fire District by approving all plans and specifications for Fire Station No. 2; and

**WHEREAS,** on February 27, 2007, the Town issued a Request for Proposals for the design and preparation of plans and specifications for Fire Station No. 2; and

**WHEREAS**, on July 18, 2007, the Town Council adopted Resolution 2091-07 authorizing the Town Manger to execute an agreement with Beverly-Prior architects for the design of Fire Station No. 2; and

**WHEREAS**, Beverly-Prior architects commenced the design process by conducting programming for Fire Station No. 2 with the Town Staff and Fire District Staff to determine the operations based goals for the Fire District; and

**WHEREAS**, the design of Fire Station No. 2 station including the site plan, floor plan and elevations attached hereto and incorporated herein as Exhibit "A" reflects the operations based goals of the Fire District; and

**WHEREAS**, the design of Fire Station No. 2 is intended to provide an efficient use of space while meeting Town's design goals and green building guidelines including being LEED certified; and

**WHEREAS**, the design of Fire Station No. 2 complies with Americans with Disabilities Act and the Essential Services Act while allowing the Fire District to comply with OSHA criteria; and

**WHEREAS**, the project, is determined to be consistent with the provisions of the Town of Windsor General Plan; and

**WHEREAS,** the Town Council makes the following additional findings regarding Fire Station No. 2:

1. The proposed use is allowed within the applicable zoning district and generally complies with all other applicable provisions of the Zoning Ordinance and the Town Code.
2. The design, location, size, and operating characteristics of Fire Station No. 2 are compatible with the existing and future land uses in the vicinity.
3. The site is physically suitable for the type, density and intensity of use being proposed, including access, utilities, and the absence of physical constraints.
4. Construction of the project would not be detrimental to the public interest, health, safety, convenience, or welfare, or materially injurious to persons, property, or improvements in the vicinity and zoning district in which the property is located.

**WHEREAS,** the Town Council makes the following additional findings regarding the proposed design of the project:

1. The design and layout of Fire Station No. 2 is consistent with the General Plan, the development standards of the applicable zoning district, design standards/guidelines, and architectural criteria for special areas;
2. The design and layout of Fire Station No. 2 will not interfere with the use and enjoyment of neighboring existing or future developments, and will not create traffic or pedestrian hazards;
3. The architectural design of the proposed development is compatible with the character of the surrounding neighborhood;
4. The design of Fire Station No. 2 will provide a desirable environment for its occupants, visiting public, and its neighbors through the appropriate use of materials, texture, and color, and will remain aesthetically appealing and be appropriately maintained;
5. The project will not be detrimental to the public health, safety, or welfare or materially injurious to the properties or improvements in the vicinity; and
6. The project involves no potential adverse effect, either individually or cumulatively, on wildlife resources.

**NOW, THEREFORE BE IT RESOLVED** that the Town Council hereby approves the design of Fire Station No. 2 shown in or substantially similar to Exhibit A subject to the following conditions:

**PASSED, APPROVED AND ADOPTED this 5th day of December 2007 by the following vote:**

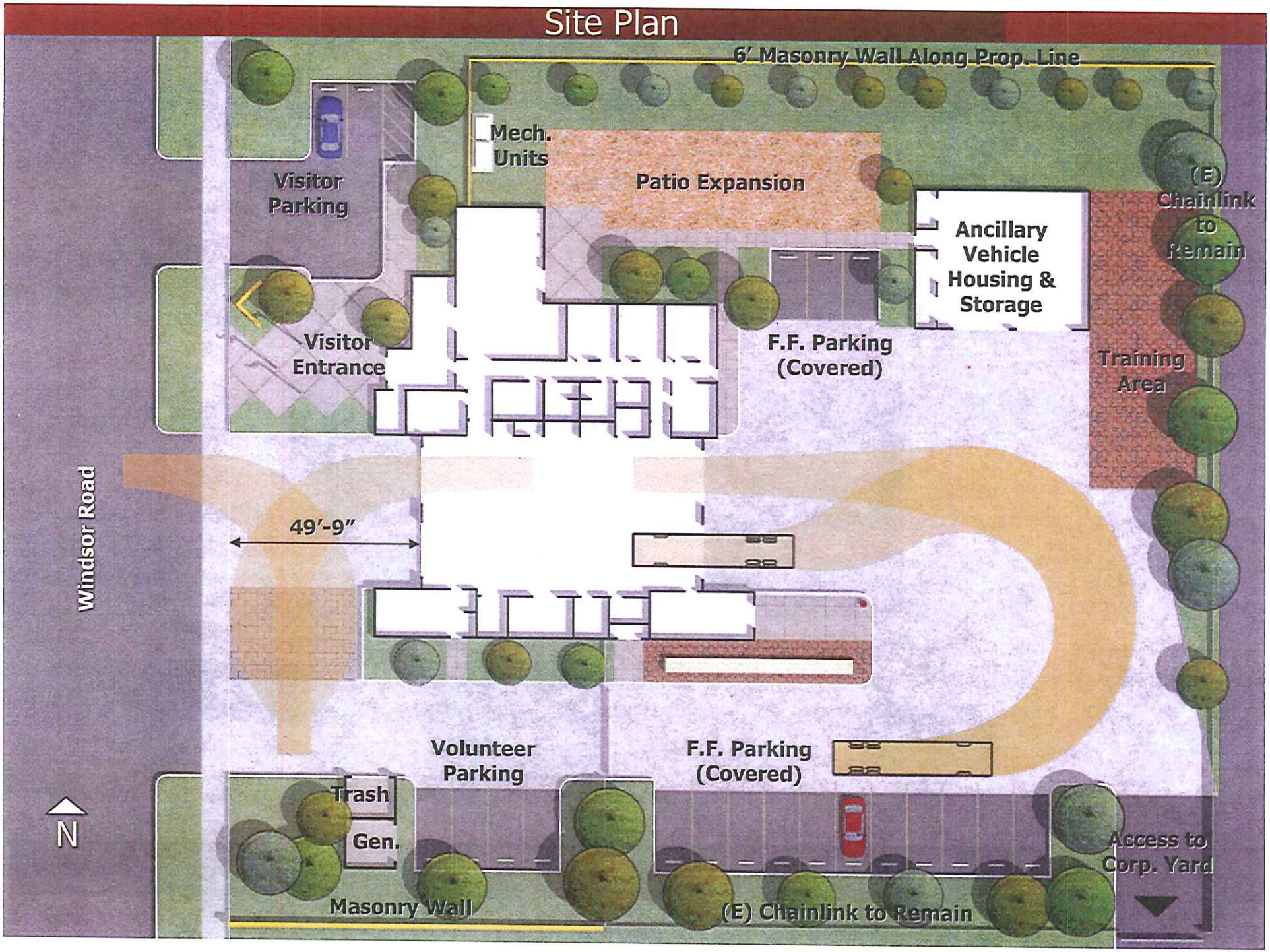
**AYES:** **COUNCILMEMBERS ALLEN, GOBLE, PARKER, SALMON AND MAYOR FUDGE**
**NOES:** **NONE**
**ABSTAIN:** **NONE**
**ABSENT:** **NONE**

**DEBORA FUDGE, MAYOR**

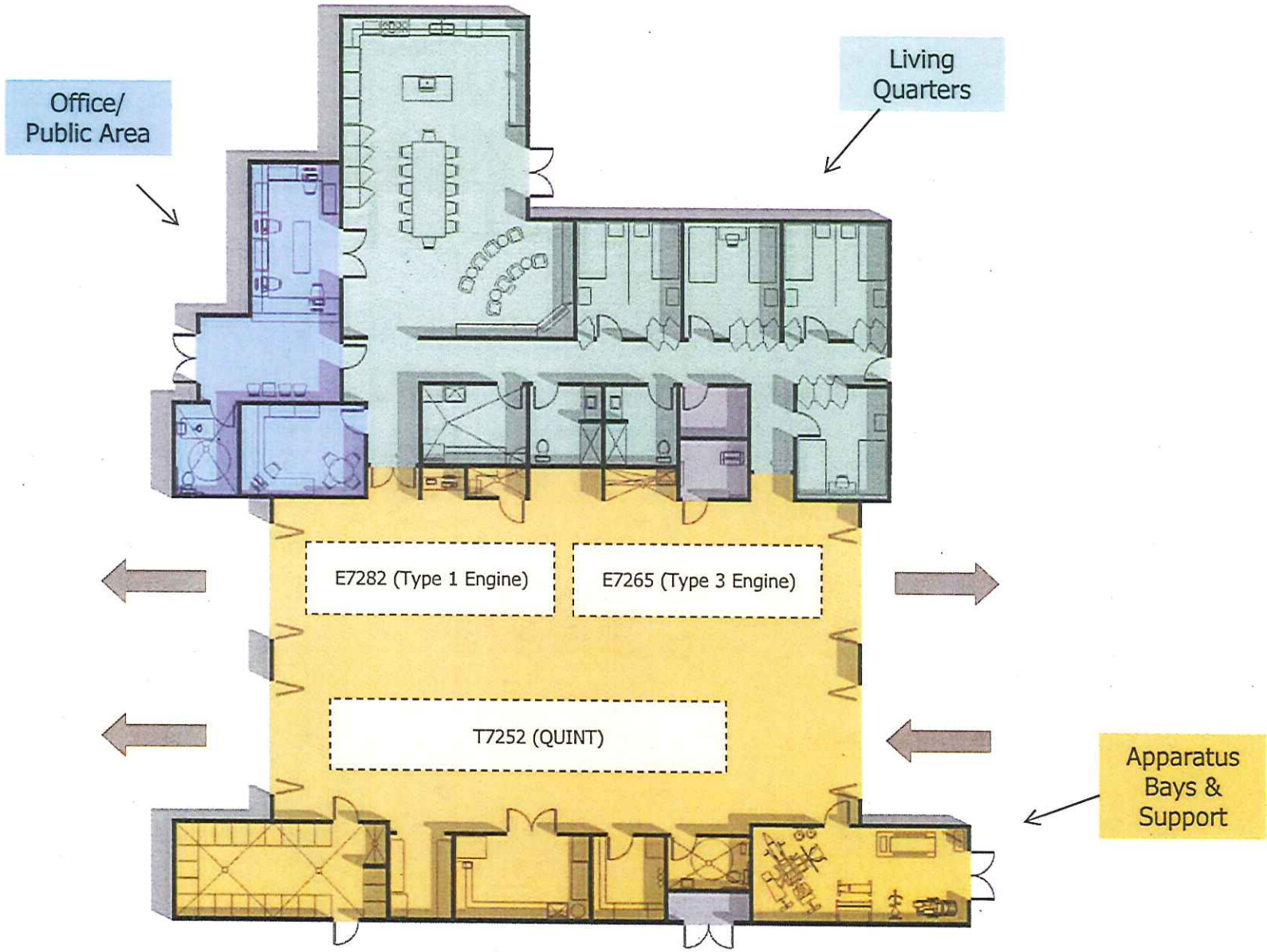
**ATTEST:**

**MARIA DE LA O, TOWN CLERK**

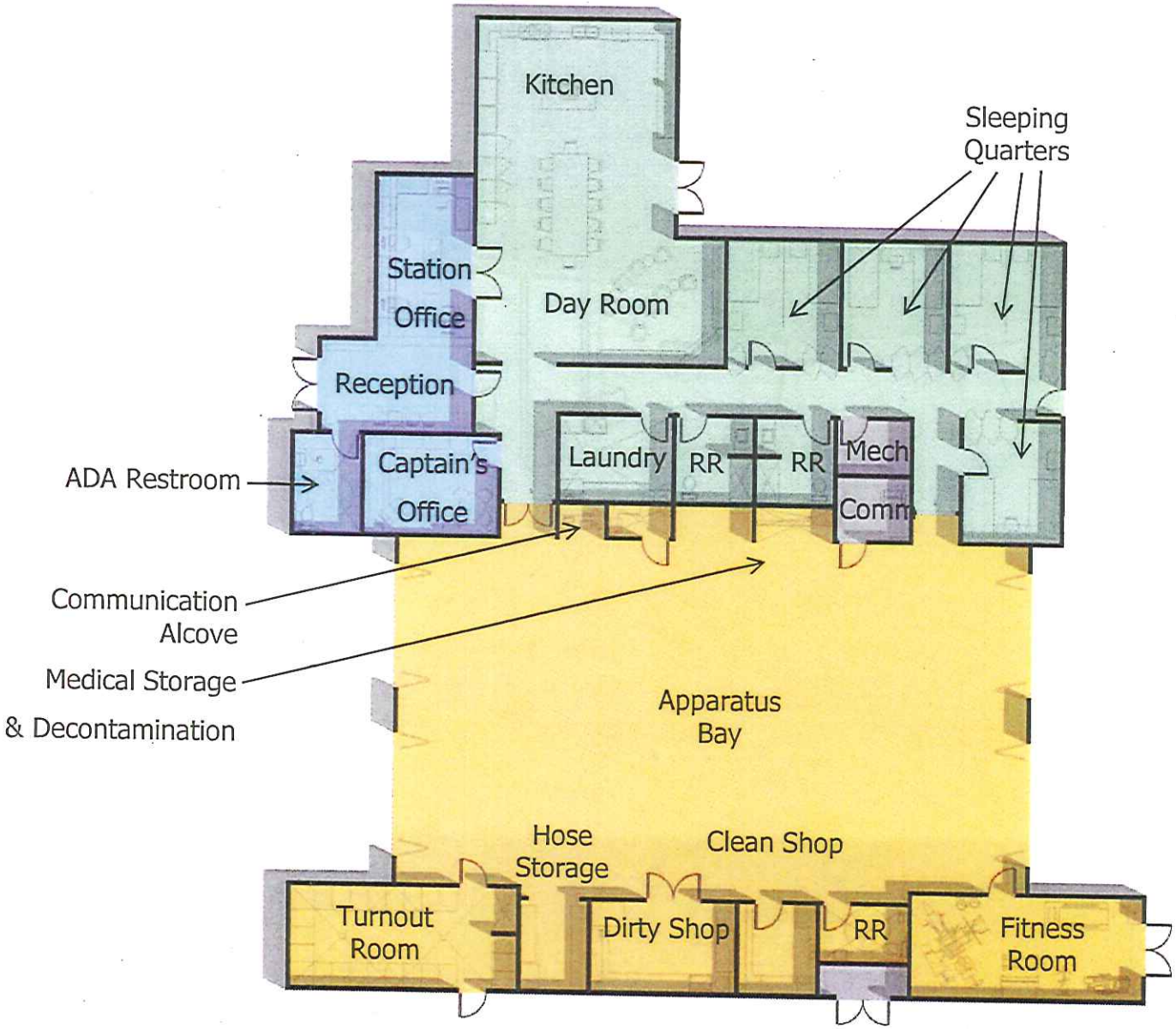
Exhibit A – Site Plan, Floor Plan, and Elevations


Site Plan
6' Masonry Wall Along Prop. Line
Mech. Units
Visitor Parking
Patio Expansion
(E) Chainlink to Remain
Ancillary Vehicle Housing & Storage
Visitor Entrance
F.F. Parking (Covered)
Training Area
Windsor Road
49'-9"
Volunteer Parking
F.F. Parking (Covered)
Trash
Gen.
Access to Corp. Yard
Masonry Wall
(E) Chainlink to Remain
N

# Fire Station No. 2 - Floor Plan



# Fire Station No. 2 - Floor Plan



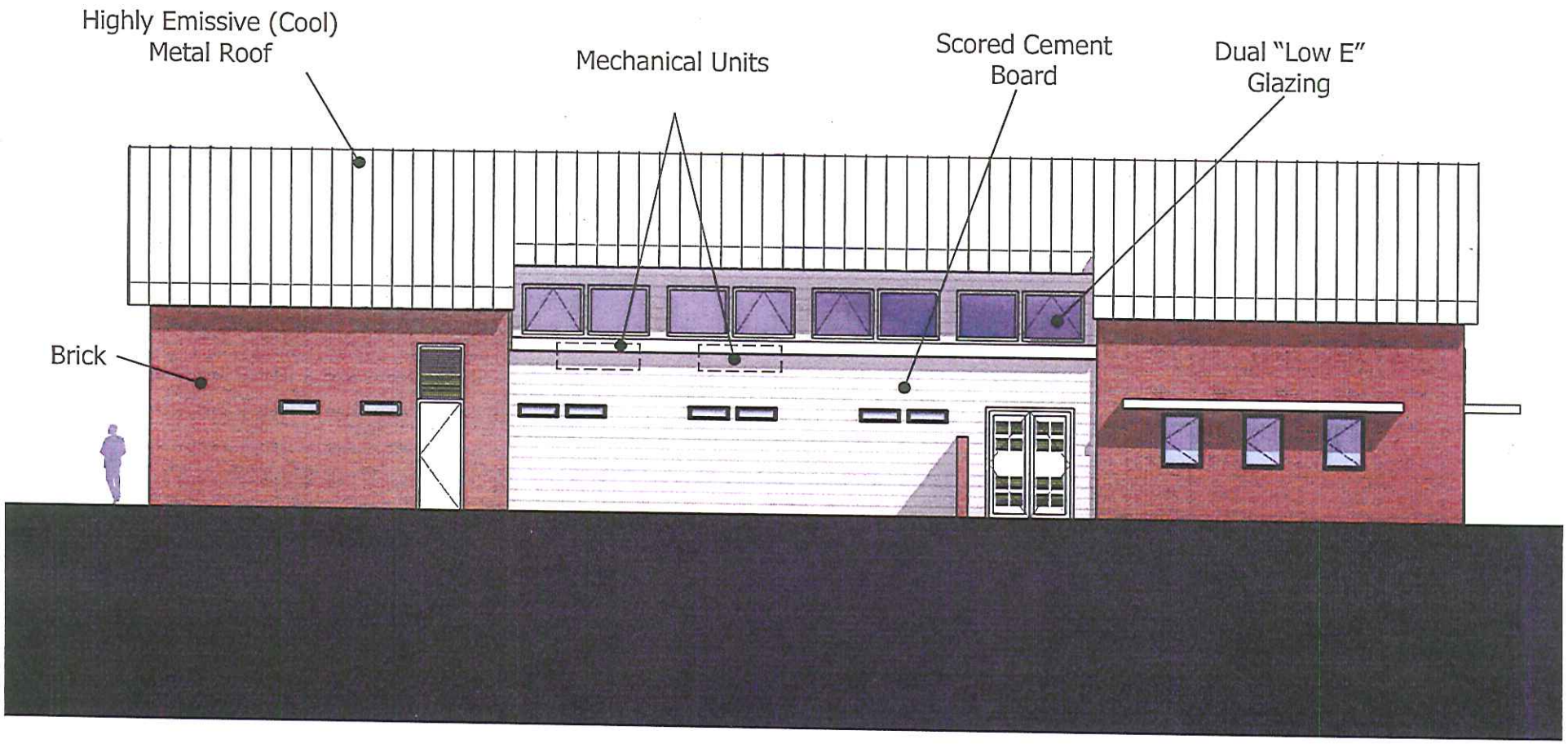
# West Elevation



# East Elevation



# South Elevation



# North Elevation

