



# Public Safety Facility

City of  
**RED WING**®



# Overview

- 01 Review of County LEC Meeting
- 02 Current Lease
- 03 Ad-Hoc Committee Review
- 04 Site Selection
- 05 Concept Design
- 06 Additional Discussion



# County LEC Meeting

- Met on 05-14-2024
- The County wants to explore a continued LEC and a possible building restructure
- The Space study was not fully complete and information needs to be re-visited
- Possible lease extension if needed to continue working on what fits the City and County needs the best. Need to compare options.
- A Market rate of \$30 per foot was discussed but no number in concrete
- The wellness of the employees is important as well as the community
- Initial space study worked on by TSP Architecture firm
- City wants to explore options between renting vs building



# Current LEC Lease

- Two-year lease with option to extend for one additional year
  - 2024 - \$267,639
  - 2025 - \$312,358
  - 2026 - \$363,138 for extension
- Price includes the loss of a shared media room, a storage space and loss of a major case room
- There is no lease extension beyond 2026, however the County has advised that it would extend if needed



# Ad-Hoc Committee

- Met on 05-16-2024
- Discussed the County LEC Meeting
- Went through site selection and narrowed down to three sites
- The number one site selected was the Med Tech 17 acre site
- Would like to compare costs associated with three options
  - Option 1 – Build onto current LEC building
  - Option 2 – New Police Facility build
  - Option 3 – New Police and Public Works Facility build
- Discussed architectural firms
  - RFQ process for New builds
  - Would like one company to be involved with all concepts
- Public Awareness
  - Once decisions are made would like to push information to the public



# SITE SELECTION

## Site Selection

Site selection is the process of identifying potential sites, evaluating potential sites using project-specific criteria, and selecting the site most suitable for the project



The Ad-Hoc Committee narrowed site selection down to three sites



Selection criteria were identified and used to evaluate each location, with a total of 31 selection criteria



Once a Site Selection is selected the city can move forward with concept development and gather cost data

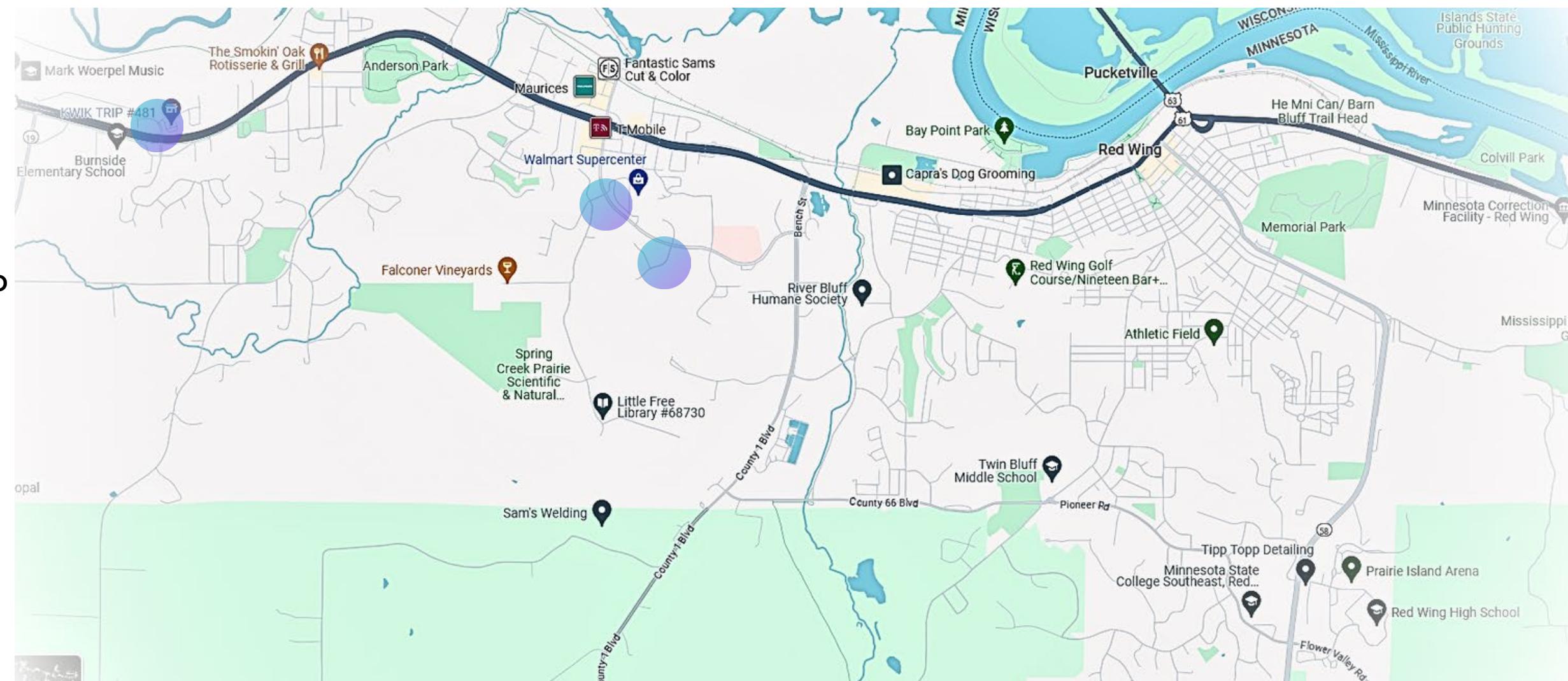
Locations throughout the community were considered for a possible new police headquarters



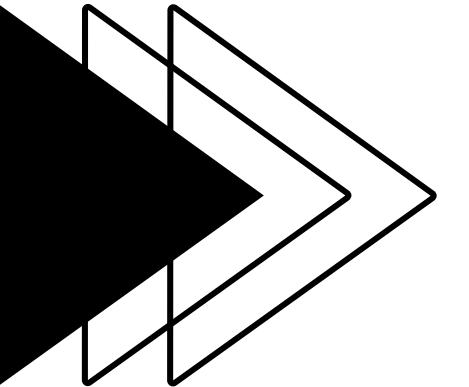
Site selection must balance location preparation costs with facility construction costs to reach a cost-effective solution that meets the needs of the community and its police force



Location Options for a Public Safety Building in Red Wing



# Site Selection Criteria



No.	Evaluation Criteria	Criteria Description	Weight Factors
1	Expansion for Growth	The site possess ample space for expansion of facilities, accessory uses and infrastructure	20
2	Site accessibility/access points	Site is accessible through multiple curb cuts, roads and sidewalks	20
3	Infrastructure/utilities	Utilities are on site or contiguous to the site with adequate capacities	15
4	Size and Configuration of Site	Site provides ample building envelope to facilitate the project	15
5	Neighborhood Impact	Site allows for positive neighborhood impacts	12
6	Political/Public Support	Is the site supported by elected officials and the public	12
7	Site Security	Can the site provide protection from both man-made and natural hazards	12
8	Topographic Constraints	Does the site provide ample elevation to facilitate infrastructure, building plans including multiple stories	12
9	Visibility to Community	Is the site highly visible to the community and passerby	12
10	Adjacent Land Uses	Do the neighboring properties compliment a law enforcement facility	10
11	Community Impact	Will the site provide positive community impact	10
12	Infrastructure relocations	Do we need to close streets, alleys, etc. and/or relocate infrastructure	10
13	Suitability for Multiple Uses	Does the site provide space conducive to like uses	10
14	Acquisition Costs	What is the price of the land	8
15	Infrastructure Redundancy	Mission critical facilities require infrastructure redundancy	8
16	Site Consistency with Comprehensive Plan	Does the site fit into the existing city comprehensive plan	8
17	Site Transferability Time Frame	Will the site be easily acquired	8
18	Adequate Space for Storm Water Detention	Need to facilitate storm drainage and storm water detention needs	5
19	Covenants or Special Development Requirements	Is the property impacted by covenants, design guidelines, and other restrictions	5
20	Historical Impacts	Does the site have historic significance or buildings on the site with them	5
21	Ownership of Site/Multiple Owner	Single ownership is good, whereas multiple owners could delay acquisition timing and price	5
22	Proximity to City Hall/Courthouse	Distance in travel to/from city hall, jail and courthouse	4
23	Geographic Center of City	The site's proximity to the geographic center	4
24	Site Restrictions (height, noise, setbacks)	Confirmation of zoning and special regulations impacting the site	2
25	Anticipated Soil Problems	Initial evaluation of potential soil issues	-15
26	Cost of Site Development	What are the potential costs to make the site viable (site grading, etc.)	-15
27	Existing Building Reuse	If it is a retrofit situation, is the existing structure viable for use	-15
28	Hazard Mitigation Proximity	What are the man-made and natural hazards impacting the site (chemical storage, rail, flooding Etc..)	-15
29	Adverse Economic Impact	Will the site and use of it for this use negatively impact the economic strength of the community	-20
30	Former Use of Site (Hazards)	Has this site been a landfill, chemical spill site, or other hazardous material uses	-20
31	Burial Mounds Sites	Does the site contain a Dakota burial mounds site or have the potential to contain a mound burial	-10



Site # 1  
17 Acre Med Tech Site  
Tyler Road South/ Technology Dr.

17.08 Acre Site located at Tyler Road and Technology Drive

Parcel ID 559040050

Currently owned by the City of Red Wing  
Address: 837 Technology Drive

PIIC Areas of  
Concern

Site Ranking/Scoring #

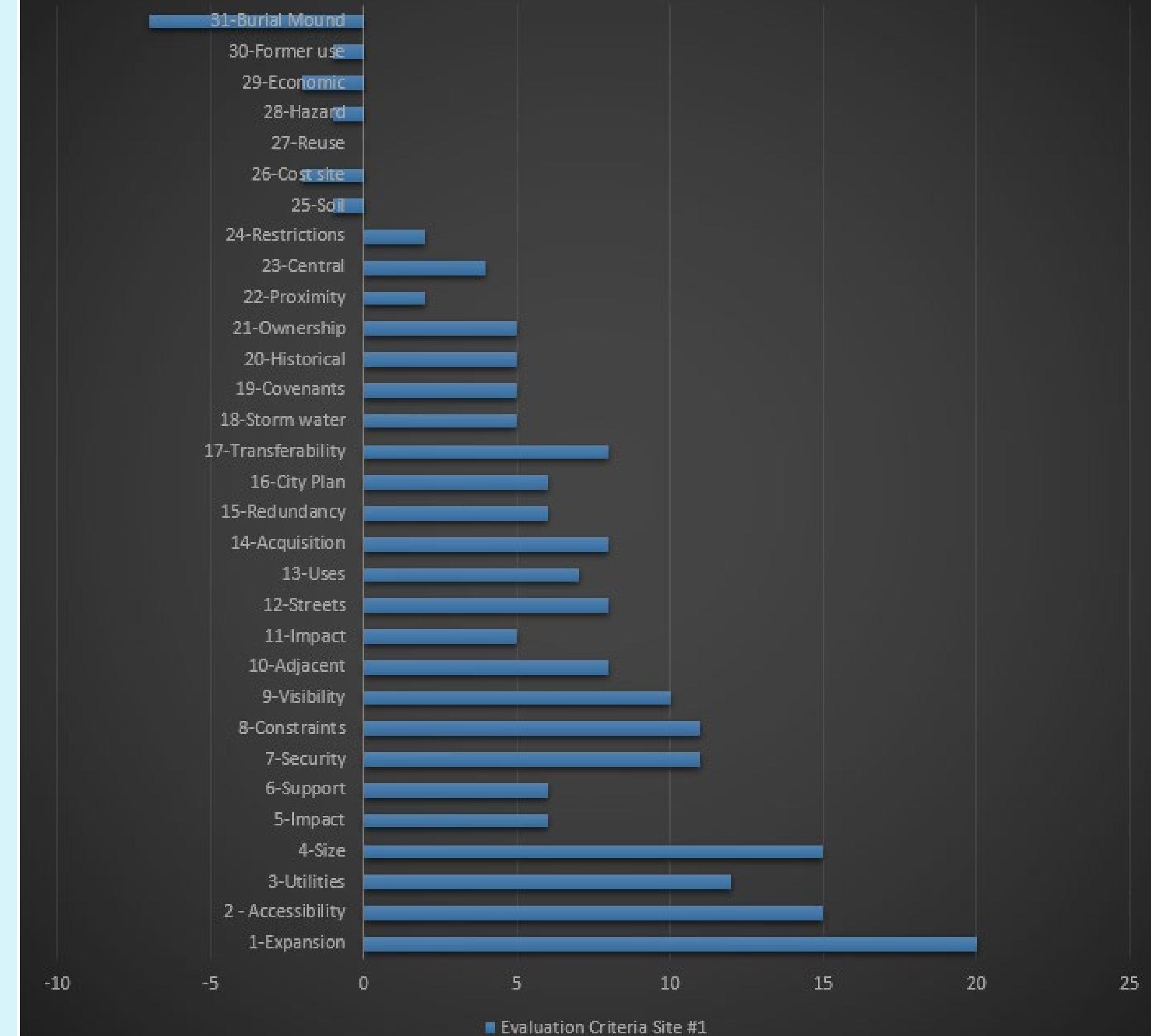
178 Points

# Site 1 Evaluation

17 Acre Med Tech Site  
Tyler Road South/Technology Dr



Evaluation Criteria Site #1





**Site # 3**  
**8.02 Acres**  
**Kosec Drive / Tyler Road South**

8.02 Acre Site located at Kosec Drive/Tyler Road South  
Currently owned by Menards and house privately owned



**Site Structure**



**PIIC Areas of  
Concern**

**Site Ranking/Scoring #**

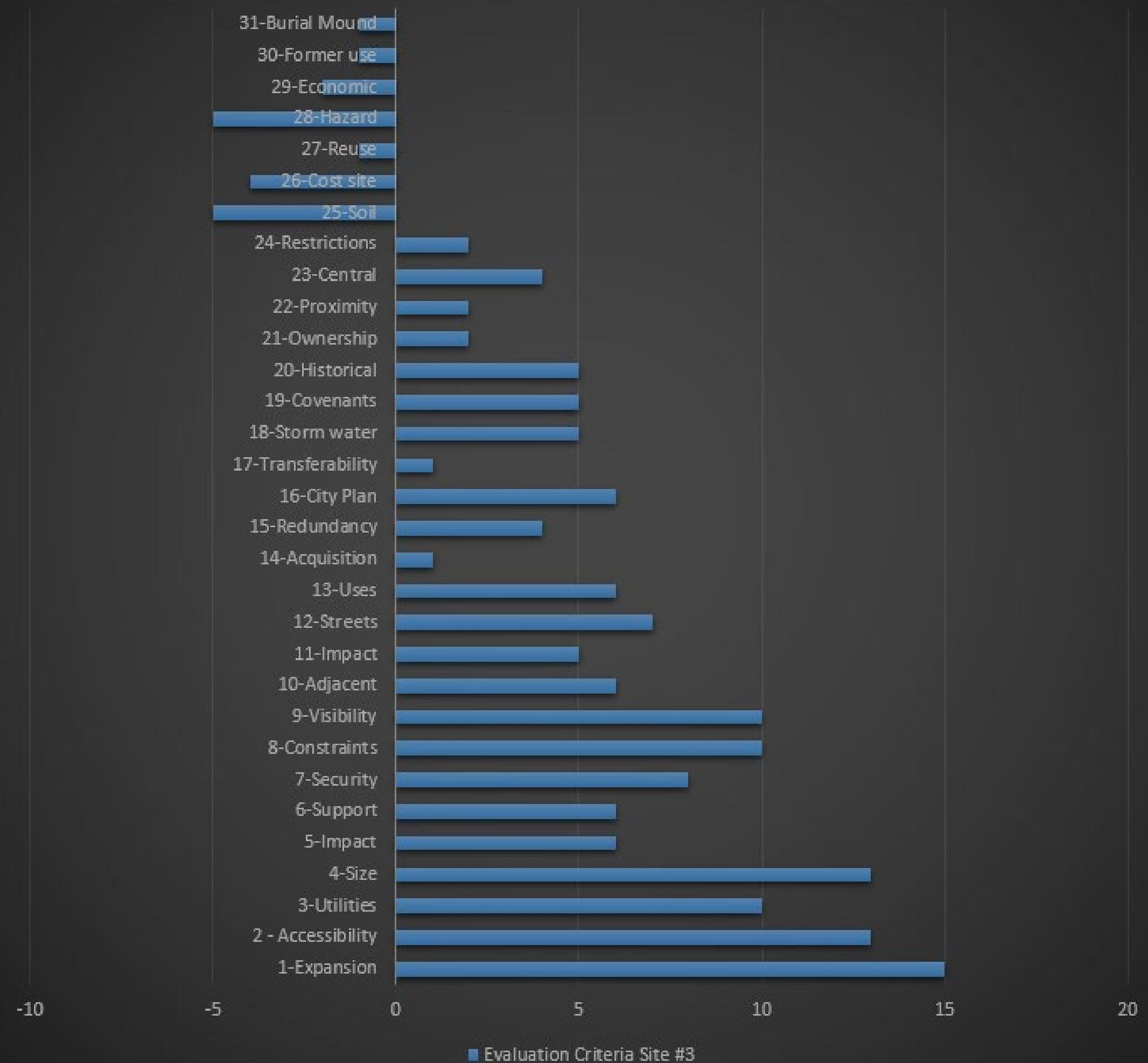
**133 Points**

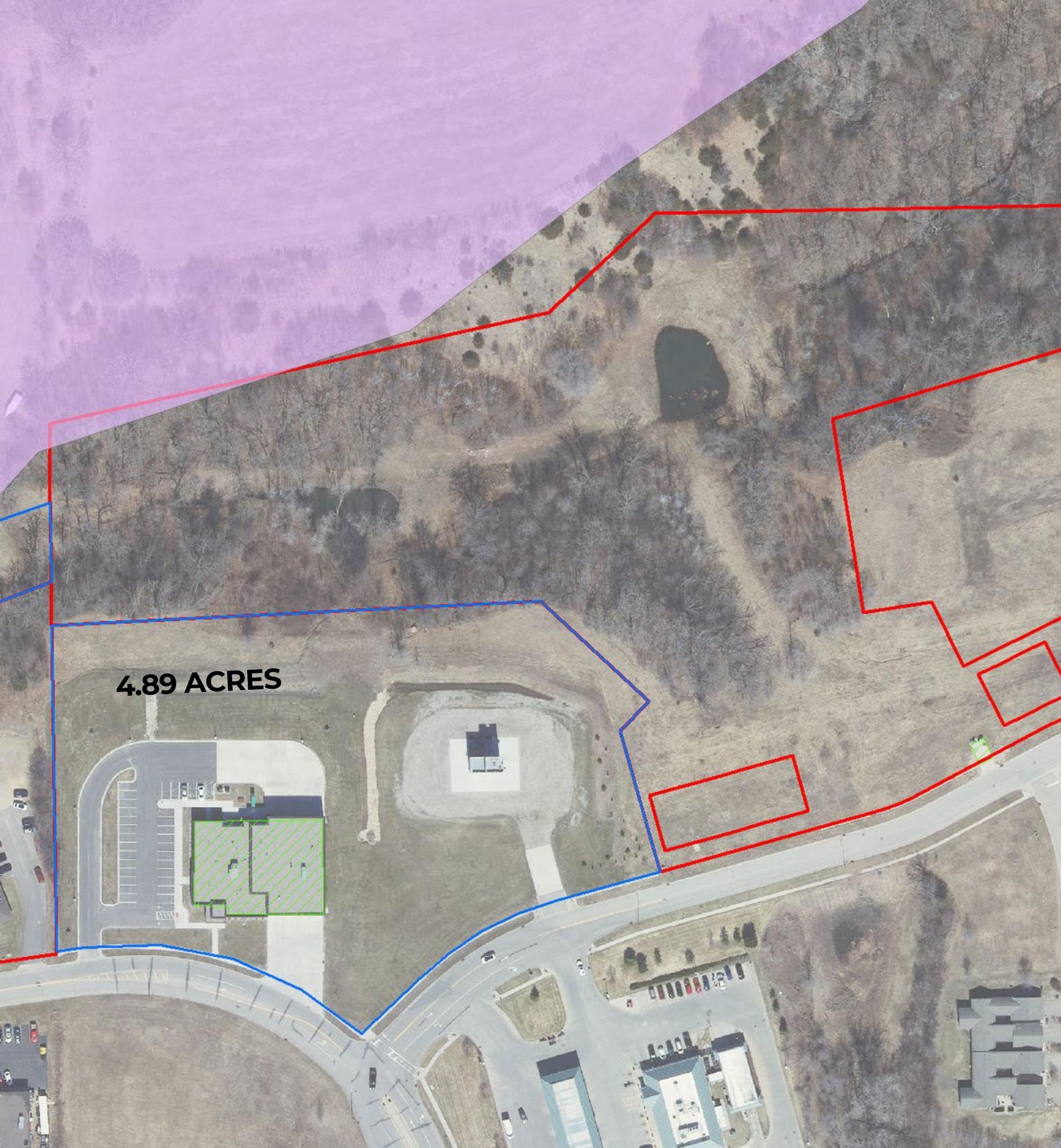
# Site 3 Evaluation

8.02 Acre Site  
Tyler Road South/Kosec Dr



## Evaluation Criteria Site #3





**Site # 5**  
**4.89 Acre site**  
**Fire Station # 2**

**4.89 Acre Site located at Moundview  
Drive**

**Currently owned by the City of Red Wing**  
**Address: 4880 Moundsview Drive**



**Site Structure**



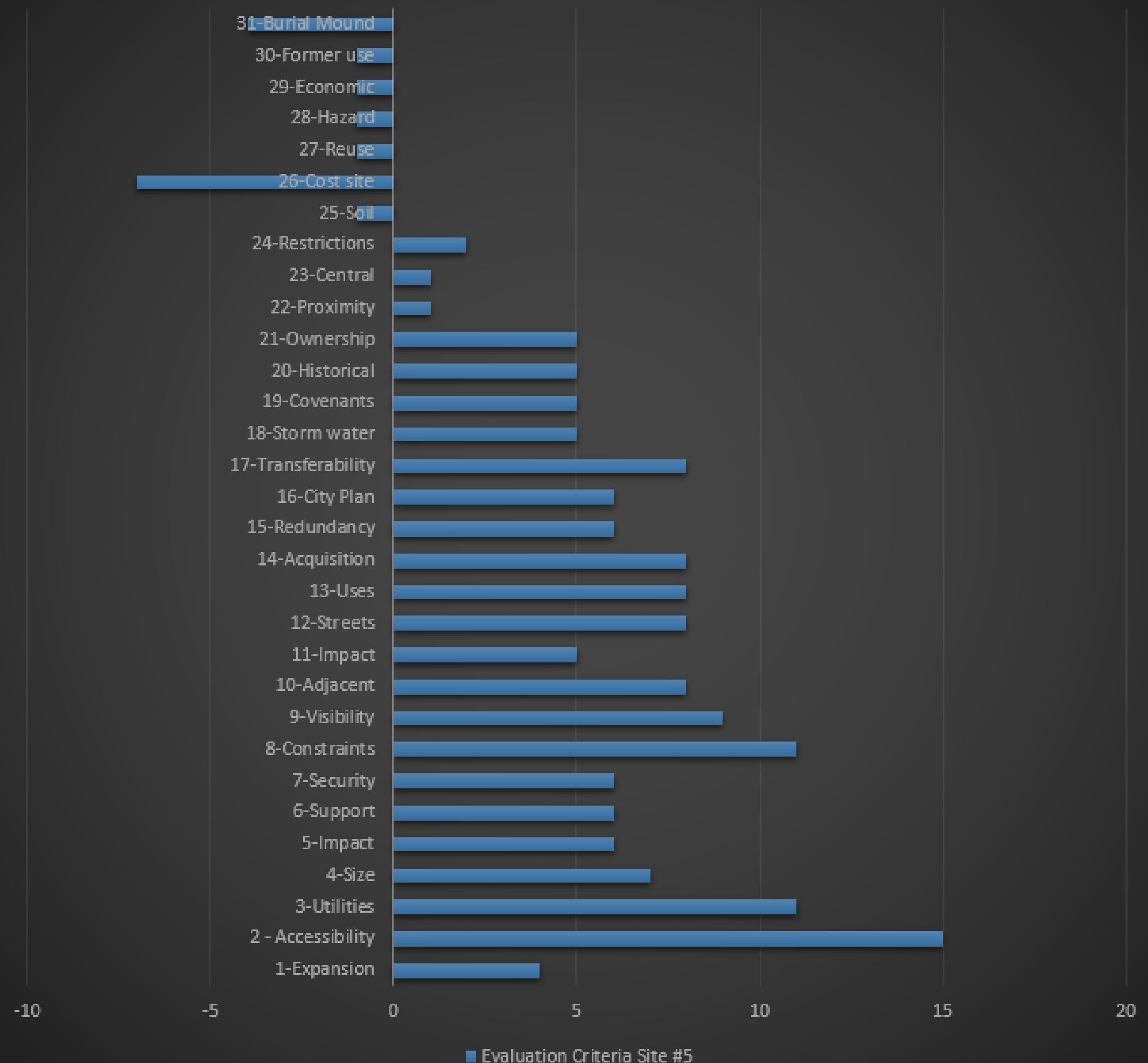
**PIIC Areas of  
Concern**

**Site Ranking/Scoring #**

**139 Points**

# Site 5 Evaluation

4.89 Acre Site  
Fire Station #2



# Concept Design

**BKV**  
**Group**  
**Architect**

Krause-Anderson  
Contractor/Construction

n



# Discussion .....

## **Site Selection:**

1. 17 Acre Med Tech site
2. 8 Acre Kosec Drive/Tyler Road
3. 5 Acre Fire Station #2

## **Block Concept selection:**

1. Building onto the Law Enforcement Center and continuing a joint venture with Goodhue County. (\$20,000)
2. Building a Public Safety Facility on a parcel selected by the council. (\$10,000)
3. Building a Public Safety and Public Works combined facility on a parcel selected by the council. (\$25,000-\$30,000)

