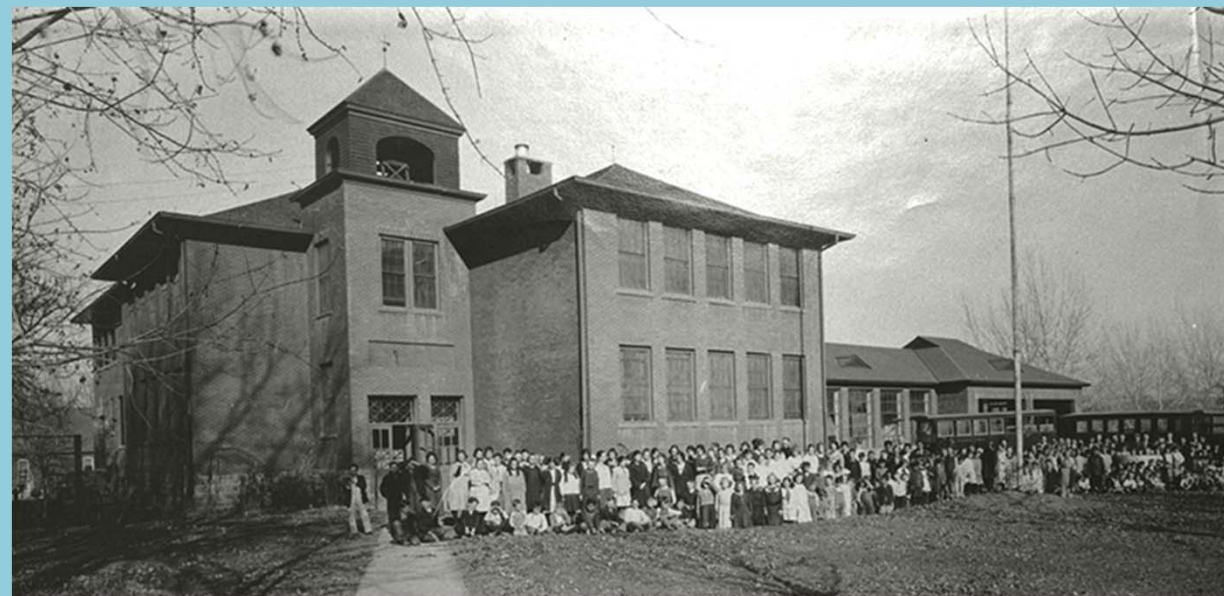






THE PROJECT GOALS:

- Reinforce the Town of Erie core values – outstanding service in a transparent way while offering value
- Provide one stop shopping for Erie Residents in a welcoming space that enhances and connects government services to the residents it serves
- Provide a professional environment
- Organize the space to maximize performance and accommodate future growth
- Provide a design to encourage and facilitate collaboration among agencies
- Provide space for community involvement and board room activities
- Create an environment that will attract and retain employees
- Preserve the historic value and look of the existing building
- Ensure the architectural style is compatible with the Town of Erie historic area
- Provide a design that meets the “Test of Time.”
- Be cost effective



The Town Hall Needs Assessment Objectives and Statistics;

- Provide a long term solution to support the breadth and depth of services that will grow with the population of Erie
- The Erie Population is expected to double in 10 years to 40,000 residents
- The existing town hall encompasses 19,000 square feet
- The proposed 40,000 square foot facility includes;
 - Space for one stop shopping
 - A larger Town Council Room
 - Meetings spaces open to the public
 - Room to grow
 - Ability to accommodate 111 staff

20' ALLEY

TRASH
ENCLOSURE

NEW ADDITION

EXISTING
BUILDING

ENTRY

NEW PARKING

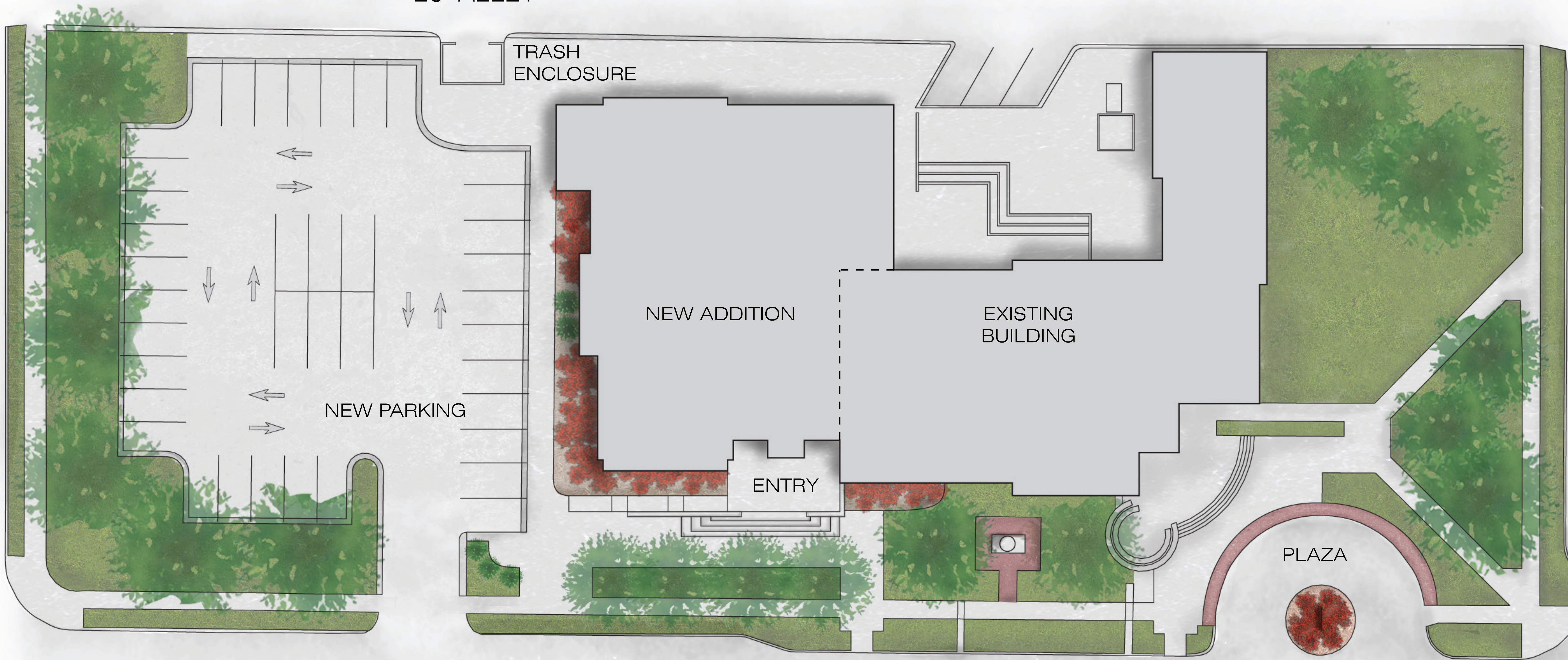
PLAZA

HOLBROOK ST.

EXISTING PARKING

CHEESMAN ST.

WELLS ST.



EXISTING BUILDING SPACE ALLOCATION				
	Floor	Square Feet	Workstations	Private Offices
	Basement Usable Square Feet	5,786	0	0
	First Floor Usable Square Feet	7,438	18	11
	Second Floor Usable Square Feet	5,700	14	6
	Total	18,924	32	17

NEW BUILDING SPACE ALLOCATION				
	Floor	Square Feet	Workstations including existing building	Private Offices including existing building
	Basement Usable Square Feet	6,980	0	0
	First Floor Usable Square Feet	6,980	50	15
	Second Floor Usable Square Feet	6,552	33	14
	Total	20,512	83	29

Total		39,436	83	29
-------	--	--------	----	----

CODE	RESPONSE	HISTORIC COMPATIBILITY
Changes in color, graphical patterning, texture or material	Use of Stone Base Brick and Glazed connector	Strong division of base, middle, & top - not of building planes
Projections, recesses, and reveals, expressing structural bays or other aspects of the architecture with a minimum change of plane of 12 inches	Continuation of the bays which project 3'	Cornice lines, roof slopes and projections, bay articulation
Windows and fenestration	Continues rich rhythm of existing fenestration	Size and placement of glazing
Awnings	Entry canopy separated from building and at connection	Lack of attached entry projections in original building
Gable projections or other projecting architectural features	Stair tower, roof overhangs,	Keep strong cornice line with only interruption at connector & vertical circulation



ADDITION ATTRIBUTES	SIMILAR	DIFFERENT/COMPATIBLE
Location	Front & rear setbacks, west facing entrance	Historic structure at prominent corner of site, addition toward parking lot
Massing	Height, Roof Lines & Overhangs	Flat @ Connector with roof screen as connector
Materials	Use of brick on a stone base	Stone goes above base and forms entry element
Glazing	Overall Size & Rhythm of openings	Mullion Placement, Ganging of multiple units, use of glazing instead of brick, use of metal sills.
Prominent Bays	Size, Shape, Fenestration Placement/Rhythm	Fenestration material & mullion placement
Circulation Tower	Simple Form, Usage for Vertical Movement	Less prominent location, no Copula
Entry Ramp/Sequence	Located off Holbrook St	More integral with Design, ability to cover stairs



Project Executive Summary

SOFT COST TOTAL - \$ 1,638,730

- **Design Fees:**
 - Programing & Preliminary Design
 - Architectural, Civil, Landscape, Structural, & MEP
 - Preconstruction Services
- **Utility and Development Costs:**
 - Water Tap Fees
 - Sanitary Sewer Tap Fees
 - Xcel Energy
- **Geotechnical & Material Testing:**
 - Initial Site Survey
 - Soils Report
 - Materials Testing
- **Environmental/Hazmat/Testing:**
 - Hazardous Material Survey
 - Abatement
- **Finance/Insurance/Management:**
 - Moving & Relocation
 - Legal Fees
 - Appraisal
 - Title Commitment
- **Project Furnishings:**
 - TV, Sound, Projection, Video Equipment
 - Furniture (Office/Other)
 - Computer, Copiers, Printers

HARD COST TOTAL - \$ 13,408,990

- **Building Construction Costs:**
 - Construction
 - Permit Fees
 - Construction Contingency

