



DRAFT CONCEPT DESIGN

Renderings provided by S2 Architecture.
Renderings are artistic representations and are subject to change.



Replacing Fire Station #1

BENEFITS OF A NEW FIRE STATION

A new station will be built to the post disaster standard of the 2017 BC Building Code meaning it will be seismically sound should an earthquake occur.

It will also be energy efficient to reduce costs associated with operating the building.

The location is optimal for quick response times.

The new fire station will house fire services, prevention and administration as well as the emergency coordination centre. It is standard practice to house administration and firefighters in the same building.

Incorporating all in one building:

- Saves by reducing overhead from operating two separate buildings.
- Streamlines the effective prevention and education outcomes and programs to the public.

Current location and new location



By building on 618 Fitzwilliam Street, next to the existing location at 666 Fitzwilliam Street, we reduce risk by only moving dispatch and crew once.





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HOW MUCH WILL IT COST?

Total Approved Budget = \$17 million

This includes costs associated with:

- Construction
- Financing
- Design
- Project management
- Fixtures
- Furniture and equipment
- Public artwork
- Insurance
- Operational readiness
- Legal
- Administrative



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- **Welcoming:** the station will be integrated with the sidewalk and inviting to passersby.
- **Efficient:** accordian-style bay doors and fire fighting operations on the first floor mean quicker turnout for crews which reduces the time it takes to respond to fire calls.
- **Sustainable:** the building will incorporate energy efficient systems, an effective envelope and storm water capture and will be built on a brownfield site
- **Colours:**
 - Red, gold and black symbolize the colours of the Fire Services
 - Black also symbolizes Nanaimo's coal mining history
 - Glass symbolizes the clear waters of Nanaimo's harbour
- **Art and Culture:** public space and art installations will incorporate Snuneymuxw First Nation culture and Nanaimo's coal mining history





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- **Total area** Approx. 23,000 square feet
- **Parking** 15 stalls provided on-site (+4 on Lubbock Square)
- **Height** 3 storeys at 14m
- **Programs** Fire & Rescue Command
 Emergency Coordination Centre
 Fire Dispatch
 Office Administration / Business Centre



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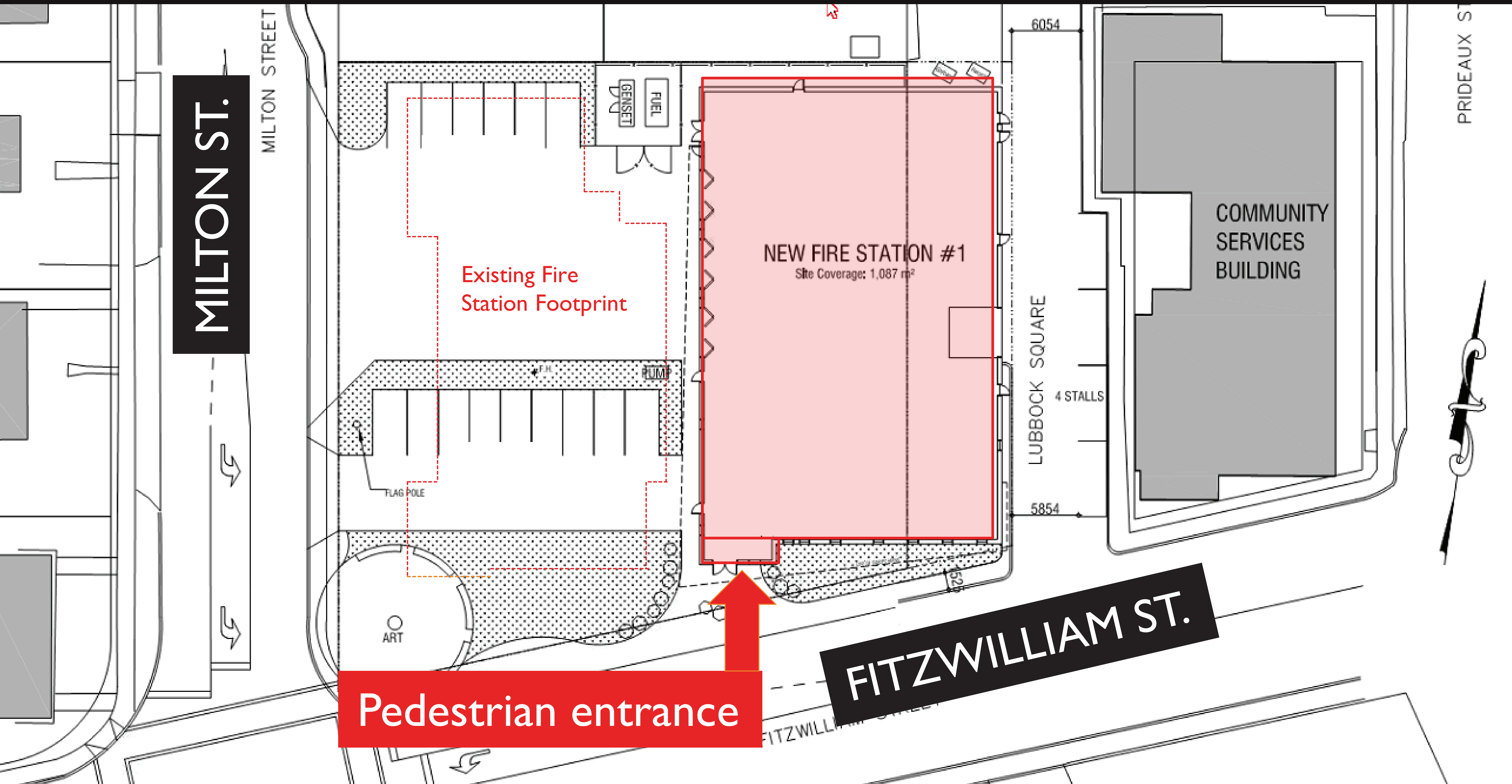
HEALTH AND SAFETY ADDITIONS

- **Decontamination site** for fire fighters to clean their turnout gear will help to reduce rates of cancer from exposure to work-related contaminants.
- **Removing fire poles** to reduce work place injuries.
- **Rooftop space** to provide mental health breaks for Emergency Coordination Centre staff during an activation.
- **Quiet room** for fire dispatch staff to take mental health breaks.
- **Secure bike storage** for employees's bikes to encourage active transportation to and from work.



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SITE PLAN



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PROJECT TIMELINE

