



KACHEMAK EMERGENCY SERVICES

53048 Ashwood Ave • Homer, Alaska 99603
PHONE: (907) 235-9811 • FAX: (907) 235-8034
www.kachemakemergency.org • KES@Borough.Kenai.AK.US

ROBERT W. CICCARELLA
CHIEF

MEMORANDUM

TO: Mayor Navarre

FROM: Robert Cicciarella, Chief KESA *RWC*

CC: Paul Ostrander, Chief of Staff
Colette Thomson, Borough Attorney
Marcus Mueller, KPB Land Management
Julie Cisco, KPB Risk Manager

DATE: June 29, 2012

SUBJECT: KESA Proposed Lease Property

In negotiations with the City of Homer in the summer of 2008, a plan was agreed to for KESA to systematically take over full Service Area operations in a four step process spread over a period of two years beginning July 1, 2009. That time-frame was accelerated when in April of 2009 KESA was given a directive from the Borough Administration to end its contract with the City of Homer in full as of July 1, 2009 and take over operations of the entire Service Area. In order to do so KESA needed to find a facility on the west side before that date. The building on Ruth Way was considered the only alternative at the time as the administration wanted minimum housing for an ambulance and an engine.

Toady KESA has a lease in place for that building leased from a combined HVFD and KESA Volunteer which has just enough space for an ambulance and a small footprint engine. Originally a fast-attack squad was in place but was upgraded for capability reasons to an engine on loan from CES carrying 1000 gallons of water and all the extrication tools for response to both fires and rescue with entrapment. This apparatus is a very tight fit. In the warmer months a brush truck is stored outside as there is no room available inside.

KESA has been under ISO probation to maintain an 8B rating as we meet the requirements on the East side but do not meet the requirements on the west side due to the lack of a rolling water supply. ISO requires 4000 gallons of rolling water for an 8B rating and that requirement is met by a department having the capability to flow 200 gallons of water per minute uninterrupted for 20 minutes. ISO has allowed KESA to maintain an 8B rating with the understanding we have a 2000 gallon tanker/pumper on order and were working towards construction of a new facility on Diamond Ridge Road.

After a request for consideration from the Mayor, the KESA Board voted on March 16, 2012, to postpone the construction of the Diamond Ridge Fire Station with the caveat that we lease additional space or space large enough to meet all KESA's needs which are: an effective response to all emergencies, meet the ISO requirement and free-up space to accommodate the incoming tanker/pumper. Response to Anchor Point for automatic and mutual aid was also taken into consideration. *(Note: please reference KESA Board Meeting Minutes March 16, 2012.)*

Once an appropriate facility can be determined and the new tanker/pumper apparatus arrives we will relocate our 4000 gallon tanker and our Class A Pumper to the West side along with one of our squads. Having the space available to house the squad we can now put the extrication tools back on it, use it as a crash response vehicle and eliminate the double duty for the Class A Pumper.

In looking to accomplish this, KESA Board members, volunteers, and I contacted potential property owners in the Diamond Ridge and Sterling Highway area who may have had a large enough facility to accommodate us. Included in our contacts were:

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| Ken Halpin | South end of North Fork Rd | Could not give up space |
| Alan Engebretsen | South end of North Fork Rd | Could not give up space |
| Cap Schaefer/Tom Clark | Dibble Creek off of Sterling Hwy | High cost/only two trucks |
| Joe Super | Eagle View (Inside City Limits) Off West Hill | High cost/ Only 1 truck/ shared space/no heating |
| Shane Campbell | Sterling Hwy | Could not give up space |
| Danny Stanislaw | Sterling Hwy (Just inside City Limits) | Space for all apparatus |

We had established a coverage plan out of the Ruth Way Station for the West side and having a location in close proximity to that of Ruth Way will allow us to keep that response plan in place. The housing of all apparatus in the same location will provide a more efficient, less confusing response and eliminating the radio coordination of responding personnel to one station instead of multiple locations.

Daniel Stanislaw the property owner of 3800 Sterling Highway and a volunteer with KESA had planned improvements to the facility in order to eventually lease the building to boat owners. He had planned to install an overhead automatic door, a man door, insulation, heat, electricity, water and lighting for his future needs. He also will be installing a phone line. Currently the garage door, the man door are installed and the insulation is being installed the weekend of June 30, 2012. KESA will provide a combination lock with a dead bolt for the man-door for security and additional garage door openers. The owner also has plans to improve the level of gravel in the front of the building. All work is currently scheduled to be completed by the middle of July.

KESA discussed an intention to lease with the pending functionality of the facility and approval of the Borough.

The cost of the lease was verbally discussed with the property owner at an estimated \$2,000.00 per month plus utilities. A separate meter and fuel tank will be installed on the building to simplify accounting.

This realignment of equipment establishes an immediate full response for the West side of the Service Area for fire, medical and rescue emergencies with a tanker, an engine, squad, medic unit and brush truck. This will also allow us to meet the ISO requirement for an 8B rating for the first time in the Service Area's history on both sides of the Service Area within 5 miles of a station and make room for the tanker/pumper at Station 1 and continue the full response to all emergencies on the East side.