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ORLEANS FIRE-RESCUE BUILDING COMMITTEE MEETING MINUTES (DRAFT) March 23, 2026

Present: David Lyttle, Peter Coneen, Fire Chief Geoff Deering, Rich Waldo, Mark Mathison, Kathy McNamara, Emily Miller, Mark Reil (Remote) and Laura St. John-Dupuis. Absent: Rick Cianfaglione.

At 5:15 PM David Lyttle called the meeting to order.

Public Comment- Mr. Scott Zencke (Doan Road) suggested the committee investigate Hilfiker wire retaining walls for the 22-foot fill area. He noted they are cost-effective, easy to install, and allow for easier drainage adjustments compared to traditional sheeting.

Project Update (Pomroy Associates & TGAS)

Status Update- Rick Pomroy, Pomroy Associates reported that geotech work and soil borings begin next Monday. Ted Galante, TGAS noted that staff worked through the weekend to prepare today's presentation. While preliminary sketches in context exist, they are being refined for the April meetings to better show the building's scale relative to the surrounding fields.

Architectural Massing Concepts- Mr. Ted Galante, TGAS presented four styles.

<u>Concepts</u>	<u>Key Features</u>
1. Net Zero	Flat roof; 25,000 SF PV area; designed as a "billboard" for town sustainability.
2. Police Replica	Gable roofs matching existing Police Station; traditional aesthetic.
3. Transitional	Mixed roof lines; uses trellises to soften industrial scale; more "domestic" feel.
4. Two Gables	Two large gabled volumes (Living vs. Apparatus) with a low-slope link.

Mr. Mathison stressed the importance of breaking up the "long east wall" visible from the middle school fields. He suggested the storage building (100'x30') be used for south-facing solar panels.

Mr. Conneen stated the station does not necessarily need to relate to the police station due to the different setting; expressed a preference for the "Transitional" and "Two Gables" looks.

Ms. McNamara inquired specifically about the "Transitional" style, seeking more detail on how it balances the industrial and residential elements. She noted that as Chair of the Select Board, this information will be vital for public outreach.

Ms. Miller stated that the committee should not discount the "Net Zero" flat-roof design, noting its striking modern architecture.

Chief Deering expressed concern that certain gable designs might interfere with interior space efficiency or water management. He emphasized that any "jetting out" of bays must remain operationally sound for the rigs

Mr. Waldo raised concerns regarding flat roofs, specifically regarding snow load and long-term maintenance. He questioned the need for attic/mechanical space and suggested solar canopies or geothermal might be better primary focuses than roof shape.

Mr. Reil suggested that the "Net Zero" component is preferential; if gables are chosen, the technology could be moved to solar carports to maintain renewable goals.

Mr. David Jacobson (Orleans Energy & Climate Action Committee) addressed the Committee and requested a calculation of the solar output differential between the Net Zero design and the other three options to guide the Select Board's decision.

Mr. Galligan, Select Board Chair, addressed the committee stating that "Net Zero" is about how the building shell is built not just adding solar panels.

Ms. McNamara emphasized that meetings must focus on outreach and securing support at the Annual Town Meeting rather than making decisions immediately.

Upcoming Meeting Dates:

- 4/1/26 Provide Project Update at the Select Board Meeting
- 4/13/26 Regular Committee Meeting
- 4/15/26 Provide Project Update at the Select Board Meeting

Chief Deering announced public open houses at the Fire Station on the following dates:

- March 25
- March 30
- April 7
- April 15
- April 24

Adjournment

At 6:23 PM. Mr. Mathison made a motion to adjourn second by Mr. Deering. The motion passed unanimously by roll call vote all affirmative.

Date approved _____

Respectfully submitted,

Laura St. John- Dupuis, Executive Assistant

To view the video of this meeting and all other Fire Rescue Building Committee Meetings, go to "Recent Meeting Videos" on the Town of Orleans Fire Rescue Building website by clicking the follow link [Fire Rescue Building Committee - All - YouTube](#)

List of documents

- TGAS Schematic Presentation