

Town of Cave Creek Preliminary Fire Protection Plan

Town Council Meeting

April 19, 2021



Town of Cave Creek Fire Protection Plan Discussion

Development of a Comprehensive All-Hazard Protection Program

- **Previous Council Discussions and Activities**
 - February 16th, Preliminary Options and Cost Estimates Presented
 - March 15th, Council Approved R2021-06
 - Directed by Council to identify potential partners that were a recognized member of the Regional Automatic Aid System
 - Follow-up discussions with R/Metro FD, Phoenix FD, Scottsdale FD, Daisy Mountain Fire District and other Regional Partners
 - Automatic Aid Departments
 - **Additional Evaluation of Other Emergency Services Contracts**
 - Paradise Valley, Carefree, Avondale/Litchfield Park
 - Costing Reviews Associated with the Establishment of a Comprehensive All-Hazards Emergency Service



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Development of a Comprehensive All-Hazard Protection Program

- Important to recognize that the Town of Cave Creek is no longer a small, isolated outpost that's is unconnected to the larger metro area.
- As recently experienced, incidents in and around Town now can have a major impact on more than just an individual community or person(s).
- The Town is not the same as it was 20-10- or even 5 years ago. The risks are different and will continue to evolve as the Town (and area) continue to grow.
- The Town of Cave Creek currently has no "Official Town" assets or resources that are committed to providing these types of "All-Hazard" Fire & Emergency Medical Services.
- Currently the Town is completely reliant on other organizations

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Development of a Comprehensive All-Hazard Protection Program

- **Methodology**
 - All of the current and previous estimates were established to identify for the Town Council “all” of the associated costs.
 - Included will be immediate and long-term budget estimates and future resource impacts.
- **Financial Decisions for the Town will primarily fall into three categories**
 - One-time, Start-up (capital) Cost Estimates
 - Annual, On-going (operational) Cost Estimates
 - Funding/Revenue Sources

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- **One-time, Start-up (capital) Cost Estimates**
 - Includes real property/resources like fire stations, fire apparatus, fire/EMS equip, initial IT dispatch center, mobile & portable radios, initial PPE, etc.
 - With the Town of Cave Creek dedicating the funds and obtaining these types of resources, this would place the Town in a stronger and more financially secure position that is more consistent with other fire/emergency services contracts (PV, Carefree, Ft. Hills)
- **Annual, On-going (operational) Cost Estimates**
 - Includes fully loaded staffing/payroll estimates for 15 full-time positions. Estimates include the benefits and new PSPRS “Tier 3” pension rates.
 - Includes annual dispatch/maint costs, fire/EMS equipment replacement, fuel, utilities, annual training, contingency etc.

Overview of Estimated Costs (with options) for TOCC Fire Protection Model

Option A	Initial Year 1	Year 2	Year 3	Total
Description of One-Time Costs	One-Time/Capital	One-Time/Capital	One-Time/Capital	One-Time Capital
<u>Dispatch Services Equip/Maint.</u>				
Initial Station Dispatch Package	\$156,485		\$87,000	\$243,485
Initial Radio/IT Purchases	\$106,105		\$59,000	\$165,105
<u>Estimated Fire Station Costs</u>				
Design for new fire station	\$400,000		\$250,000	\$650,000
Purchase of Property	\$400,000		\$300,000	\$700,000
Construction of New Fire Station	\$3,300,000		\$3,500,000	\$6,800,000
Total Cost of New Fire Station	\$4,100,000		\$4,050,000	\$8,150,000
Station Furniture/Equipment	\$40,000		\$25,000	\$65,000
<u>Apparatus & Vehicle Costs</u>				
Fire Engine (new)				
1250 GPM/700 Gal	\$750,000		\$450,000	\$1,200,000
Or Est. Lease/Purchase (6 yr)				
\$130,000 Per YR				
Vehicle Equipment	\$225,000		\$150,000	\$375,000
Brush Vehicle Equip		\$75,000		\$75,000
Staff Command Vehicle	\$55,000			\$55,000
Type 6 Brush Truck		\$160,000		\$160,000
<u>Recruit new employee Training</u>				
15 x \$4500 ea	\$67,500		\$33,750	\$101,250
<u>PPE/Turnout Gear</u>				
15 x 4,000	\$60,000		\$40,000	\$100,000
<u>Contingency</u>				
Per PV for OT, Training, Utilities				
For State Expenses if they respond	\$75,000			\$75,000
Total One-Time Costs Estimates	\$5,635,090	\$235,000	\$4,894,750	\$10,764,840



Overview of Estimated Costs (with options) for TOCC Fire Protection Model

Option A	Initial Year 1	Year 2	Year 3	Total
Description of On-Going Costs	Ongoing Costs	Ongoing Costs	Ongoing Costs	Ongoing Costs
Dispatch Services	\$ 82,500	\$ 86,600	\$ 135,900	\$ 305,000
Station Furniture/Equipment	\$ 5,000	\$ 5,000	\$ 7,000	\$ 17,000
Annual Utilities/Maint, etc	\$ 16,000	\$ 17,000	\$ 26,600	\$ 59,600
Vehicle Equipment Repair	\$ 10,000	\$ 10,000	\$ 10,000	\$ 30,000
Vehicle Maint/Fuel Costs	\$ 20,000	\$ 25,000	\$ 38,000	\$ 83,000
Manpower/Staffing Costs (+ OH)				
4 person 24/7 = 15 people	\$ 2,000,000	\$ 2,100,000	\$ 3,705,000	\$ 7,805,000
CC Staff Person (TBD)	\$ 171,000	\$ 171,000	\$ 171,000	\$ 513,000
Recruit new employee Training				
15 x \$4500 ea	\$ 20,000	\$ 20,000	\$ 30,000	\$ 70,000
PPE/Turnout Gear				
15 x 4,000	\$ 15,000	\$ 15,000	\$ 20,000	\$ 50,000
Contingency				
Per PV for OT, Training, Utilities	\$ 200,000	\$ 100,000	\$ 100,000	\$ 400,000
Total On-Going Expenditures	\$2,539,500	\$ 2,549,600	\$4,243,500	\$9,332,600

Option B Temporary Fire Station				
Dif in Constructions Cost in 2 years	\$4,000,000			
* Land/site (2 lots @ \$9.95 sqft)	\$325,000			
* Cost to Move	\$30,000			
* Potential Site Ready Work	\$50,000			
* Temp Vehicle Cover	\$50,000			
* Town Hall Lease (TBD) (\$1k per mo.	\$12,000			
* Dipatch Radio Pkg	\$263,000			
Lost Funds	\$4,730,000		* Total Cost of Option B =	\$12,880,000
* Still will pay one-time costs for 1 1/2 Stations plus operating costs				
Option C-Existing Station				
Lease/purchase information not available				

Funding Analysis of Fire Protection for the Town of Cave Creek					
General Fund On-going Available Revenues for FY22					\$2,865,763
Full year Funding for Fire Protection FY22					(\$2,539,500)
FY22 On-going Available					\$326,263
General Fund One-Time Revenues Available for FY22					\$ 31,528,397
FY22 One time Revenues less one-time expenditures					\$ 462,028
FY22 Reserves of Fund Balance:					
	Potential Settlement				\$ (350,000)
	CC Water Loan				\$ (8,087,473)
	DH Water Loan				\$ (87,290)
	CC Sewer Loan				\$ (4,835,229)
	Operating Reserve Policy				\$ (2,232,850)
	Total Reserves				\$ (15,592,842)
Total Unassigned FY22 GF Fund Balance Available					\$ 16,397,583
FY22 One-Time Fire Purchases					(\$5,635,090)
Fund Balance Remaining					\$10,762,493
					\$11,058,555

Additional Alternatives to One Time Funding:						\$ 16,397,583
General Fund Projects FY22						\$ 1,024,335
Open Space Acquisition Fund						\$ 1,786,298
Required Alternatives to On-going Fund:						
FY22 On-Going Available						\$ 2,865,763
FY22 Full Year Funding						\$ 2,539,500
FY22 On-going Available						\$ 5,405,263
Property Tax Increase to \$1.2519 per \$100 AV						\$ 2,000,000
FY23 Additional On-Going Needed By Fire						\$ 2,549,600
FY24 Additional On-Going Needed by Fire						\$ 4,243,500
Total Addition Fire Costs FY23 & 24						\$ 6,793,100
On Going Available with \$1.2519 Property Tax						\$ 612,163
Sales Tax Increase of 2.25% (on top of existing 3%)						\$ 2,217,976
(\$1.774 per 1% increase)						
On Going Available after 2.25% Sales Tax Increase						\$ 830,139

Estimated Annual Fire Protection Costs						
For Approx \$2 Million Revenue						
Town Location	Year Built	Structure Square Footage	Assessed Limited Property Value	Daisey Mt. Tax Rate \$3.49 Per \$100 of LPV	RM Rate Charged Per Sq. Ft. *Total Structures + Garage	CCreek Est. Tax Rate \$1.2519 Per \$100 of LPV
Hillside	1996	2,675	\$47,943	\$1,674	\$722	\$601
Ctr Town	1971	2,238	\$29,850	\$1,042	\$600	\$374
W Town O	1960	6,688	\$58,056	\$2,026	\$1,787	\$727
W Town D	2017	3,540	\$44,469	\$1,552	\$911	\$557
N Town	1996	3,537	\$43,705	\$1,526	\$911	\$548
Condo	2012	2,438	\$32,792	\$1,145	\$600	\$411
Town Avg Per Budget	NA	2,850	\$55,000	\$1,920	\$722	\$689
PSRM Example	NA	NA	\$41,342	\$1,443	NA	\$518



Next Steps

- Action item on agenda to give direction to the Town Manager