



MEMORANDUM

TO: Members of the Board of Finance and Board of Representatives

FROM: Mayor Caroline Simmons

DATE: March 23, 2026

RE: FY2026-2027 Budget Request – Public Safety Complex

In the FY2026-2027 budget, I am requesting \$1.469 million to advance the development of a centralized Public Safety Complex at the city-owned site located at 805 Bedford Street. Based on the project cost worksheet, total soft costs for architectural and engineering services (design through bid phase) are estimated at \$2.5 million. Thanks to support from Congressman Jim Himes, to date, the City has secured \$1.031 million of this amount in federal funding. The funding request in the FY2026-2027 budget builds upon work initiated three years ago under my directive and Board of Resolution 4112, passed in November 2021, and aligns with the 2035 Comprehensive Plan, including redevelopment goals for the Hoyt/Bedford Street corridor.

As Connecticut’s second-largest city continues to grow, the need for modern, coordinated public safety infrastructure remains essential to protecting the health, safety, and well-being of our community—and the City is now advancing to the next phase of this project to meet that need. This phase includes full architectural and engineering design from concept through the bid phase.

This \$1.469 million investment represents a fiscally responsible next step, building on completed preliminary work and producing the detailed plans required for implementation. The design phase is expected to span two to three years, with a final construction funding request of approximately \$66.5 million anticipated in FY 2029 – 2030. By taking a phased approach, the City can thoughtfully plan for this critical infrastructure investment while minimizing taxpayer impact and continuing to prioritize ongoing investments in school facilities.

The proposed Public Safety Complex will consolidate and modernize critical emergency response and public safety functions within a single, strategically located facility: a new primary Emergency Communications Center (911), Emergency Operations Center, Fire Headquarters, Fusion/Intelligence Center, Stamford Emergency Medical Services hub, specialized police units, Health & Human Services community outreach programs, and a regional training center.

By co-locating these services, the City will strengthen coordination, enhance response capabilities, and improve regional collaboration. Advancing to this phase will also allow Stamford to avoid an estimated \$5–10 million in repairs to aging facilities, maximize the value of existing real estate assets, and pursue grant opportunities that could offset up to one-third of total project costs—ensuring the City remains prepared, resilient, and safe for years to come.

Capital Project Request FY 2027-2033

2/27/2026 10:32:48 AM

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Public Safety Complex - Project Summary

Capital Project ID: 001391
Total Square Footage: 78,041
Cost per Square Foot: \$890

ANTICIPATED BUDGET TIMELINE

Fiscal Year	Total	Notes
FY 22/23	\$57,000	Needs Assessment – Stamford Engineering Dept
FY 26/27	\$2,500,000	Budget request including Federal earmarked funds
FY 29/30	\$66,468,433	Budget forecasted final amount

DEPARTMENTS IMPACTED

Department	Notes
Fire	New main headquarters and combining Stations 1 and 5
Police	Facility for cybercrime and digital forensic investigations
Health	Training center with auditorium and breakout rooms
911	New primary 911 facility
SEMS	Centralized downtown location for EMS
Emergency Mgmt	New EOC facility and new Fusion Center

DOCUMENTS ATTACHED

Date	Document Description
11/03/2021	Board of Representatives Resolution No. 4112
10/07/2022	Needs Assessment Request
09/24/2025	Project Cost Worksheet
02/27/2026	Stamford Capital Project Budget page

New Public Safety Facility
Bedford Street
Stamford, CT

September 24, 2025

PROJECT COST WORKSHEET

Hard Costs:		
Construction and Sitework Cost Estimate	\$40,265,150	
General Conditions	2,013,257	
Overhead and Profit	2,818,560	
Bond Costs	1,006,628	
Permit Fee (Educational Fee only assumed)	10,066	
Design & Estimating Contingency / Escalation (15%)	6,039,772	
Subtotal		\$52,153,433
Soft Costs:		
Land Acquisition Costs	City Owned	
Architectural/Engineering Fees (design through bid phase)	\$2,500,000	
Architectural/Engineering Fees (construction admin. phase)	\$625,000	
Project Management Fees (3.5%)	\$1,755,000	
Furniture, Fixtures, Equipment (& Design)	\$1,500,000	
Land Surveying Services (A-2/T-2)	Completed	
Geotechnical Engineering / Soil Testing	\$25,000	
Independent Materials Testing / Inspections	\$100,000	
Commissioning Services	\$80,000	
Dispatch Console Furniture	\$600,000	
Radio System Relocation	\$1,000,000	
Ground mounted Antenna Tower	Not Anticipated	
Telephone / Data System Equipment	\$200,000	
Building Equipment / AV Systems	\$1,000,000	
Printing, Advertising	\$5,000	
Relocation / Moving Expenses	\$25,000	
Utility Company Backcharges	\$25,000	
Builder's Risk Insurance Policy	\$100,000	
Owner's Legal Fees / Bonding Costs	TBD	
Administrative Costs / Owner's Expenses	\$100,000	
Subtotal		\$9,640,000
Project Contingency (+/-15% of hard costs)	\$7,800,00	\$7,800,000
Project Total		\$69,593,433

- See attached Project Budget Worksheet Notes

Project Budget Worksheet Notes:

- **Hard Cost estimate is taken from professional cost estimate, dated 12.9.24, as prepared by JR Russo, LLC, Lebanon CT, based upon Schematic Design documents, dated 12.9.24 as prepared by JH Architects, LLC, Berlin, CT. Total gross square footage estimate of 78,767 s.f. Schematic Design documents were updated on 8.8.26 with a total gross square footage estimate of 78,041 s.f.**
- **It is assumed construction will start in the 2nd quarter 2027 and these budgets include anticipated escalation until that time. If the project starts beyond this date, we recommend a minimum of 4% per year escalation rate. Escalation rates have been calculated using Engineering New Record (ENR) Building Cost Index.**
- **The cost estimate is based on current construction costs as of September 2025 and escalated through Spring 2027.**
- **Excluded from the estimate are costs associated with contaminated or unsuitable soil conditions.**
- **Construction duration of 24 months is anticipated from contract signing to Substantial Completion / Occupancy.**
- **Soft Costs are indicated as “allowance” amounts for budgeting purposes. Actual costs may vary.**
- **Project Contingency is for unforeseen, unanticipated, or undesignated project expenses.**
- **Costs are based upon State of CT, Department of Labor, Prevailing Wage Rates.**
- **Costs are anticipating a General Contractor form of project delivery with Owner’s Project Manager (OPM).**

END OF PROJECT COST WORKSHEET



December 11, 2025

VIEW FROM BEDFORD STREET AND HOYT STREET INTERSECTION



PROPOSED PUBLIC SAFETY CENTER
FOR THE
CITY OF STAMFORD, CONNECTICUT





December 11, 2025

VIEW FROM BEDFORD STREET POLICE ENTRANCE



PROPOSED PUBLIC SAFETY CENTER
FOR THE
CITY OF STAMFORD, CONNECTICUT





PROPOSED PUBLIC SAFETY CENTER
 FOR THE
 CITY OF STAMFORD, CONNECTICUT



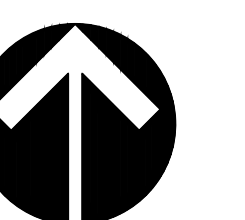
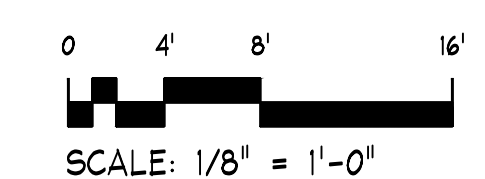


- PUBLIC
- COMMON CIRCULATION/
SUPPORT
- FIRE DEPARTMENT
- POLICE DEPARTMENT
- EMERGENCY COMMUNICATIONS
- HEALTH & HUMAN SERVICES
- EMERGENCY MEDICAL SERVICES
- EMERGENCY OPERATIONS
CENTER

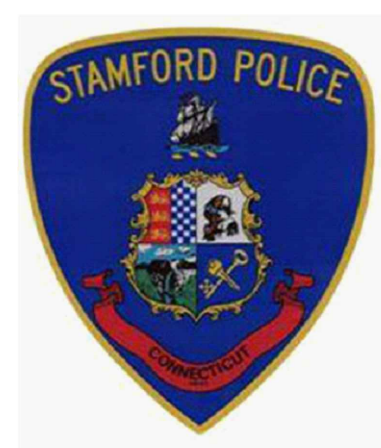
December 11, 2025

Proposed Main Floor Plan

18,536 SF



PROPOSED PUBLIC SAFETY CENTER
FOR THE
CITY OF STAMFORD, CONNECTICUT



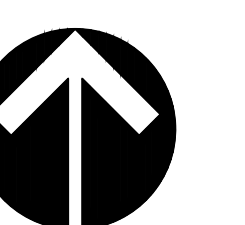
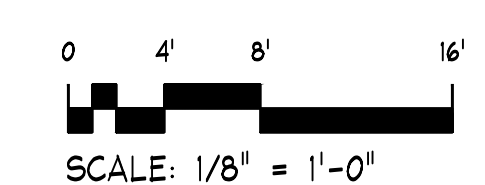


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- EMERGENCY MEDICAL SERVICES
- EMERGENCY OPERATIONS
CENTER

December 11, 2025

Proposed Second Floor Plan

19,070 SF



PROPOSED PUBLIC SAFETY CENTER
FOR THE
CITY OF STAMFORD, CONNECTICUT



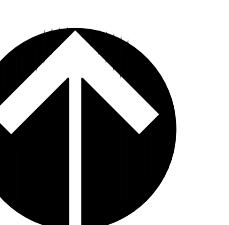
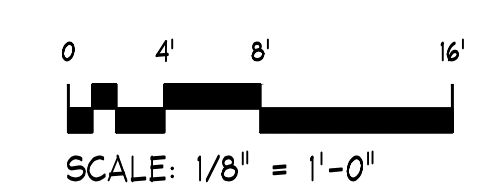


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- EMERGENCY MEDICAL SERVICES
- EMERGENCY OPERATIONS CENTER

December 11, 2025

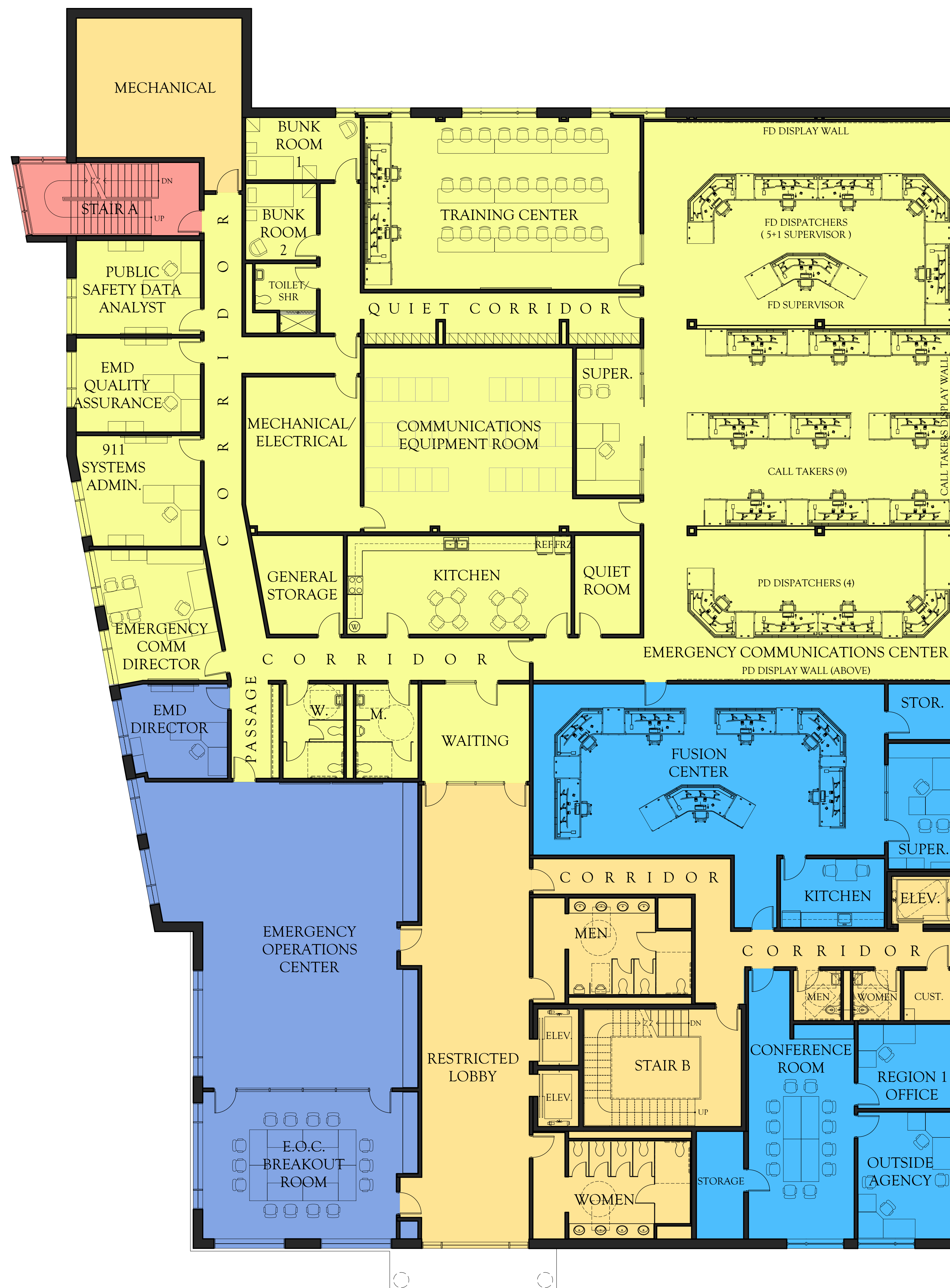
Proposed Third Floor Plan

19,070 SF



PROPOSED PUBLIC SAFETY CENTER
FOR THE
CITY OF STAMFORD, CONNECTICUT



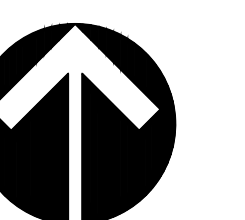
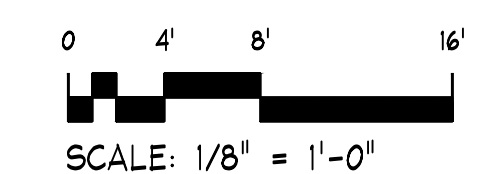


- PUBLIC
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- FIRE DEPARTMENT
- POLICE DEPARTMENT
- EMERGENCY COMMUNICATIONS
- HEALTH & HUMAN SERVICES
- EMERGENCY MEDICAL SERVICES
- EMERGENCY OPERATIONS CENTER

December 11, 2025

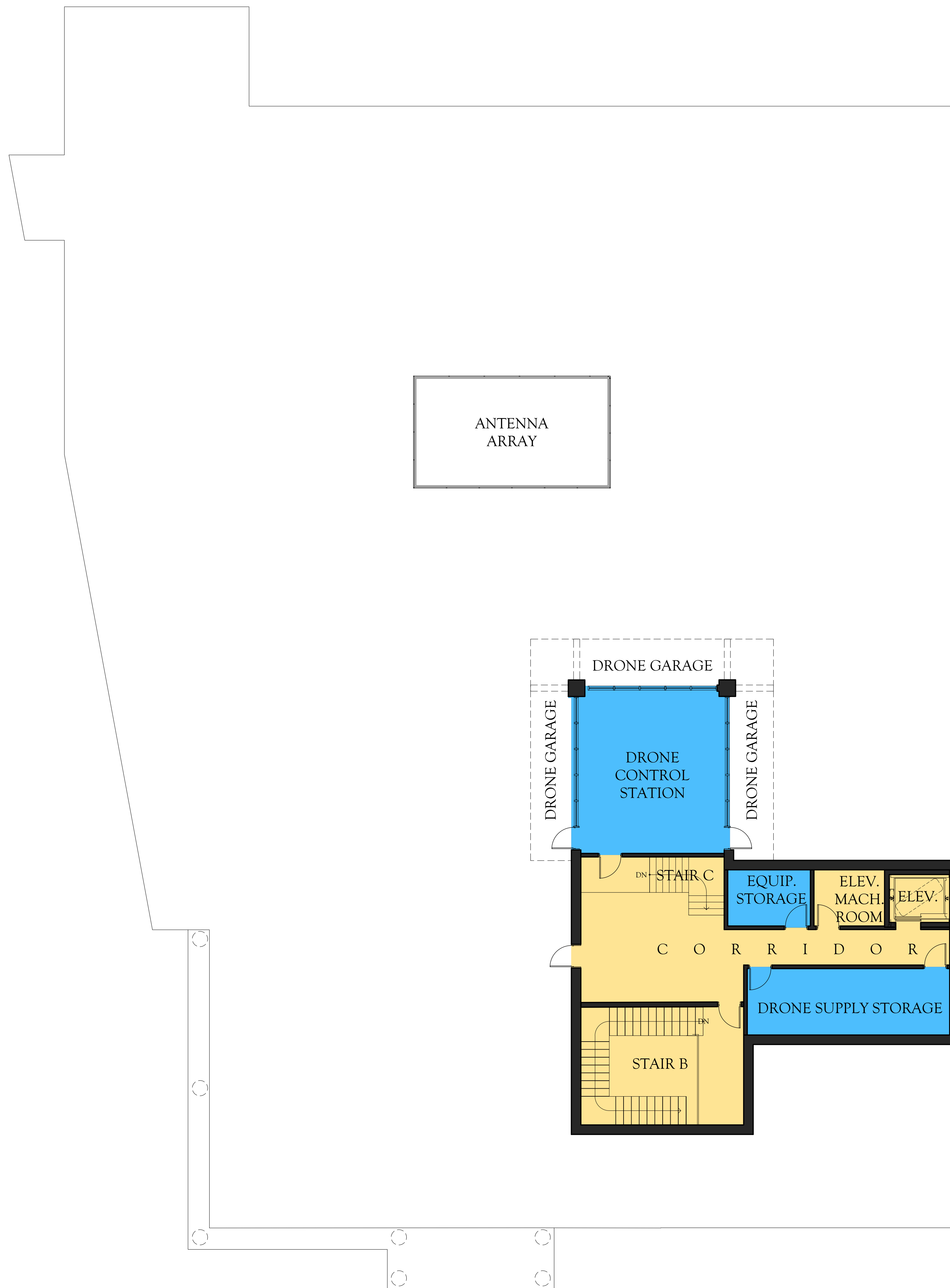
Proposed Fourth Floor Plan

19,070 SF



PROPOSED PUBLIC SAFETY CENTER
FOR THE
CITY OF STAMFORD, CONNECTICUT



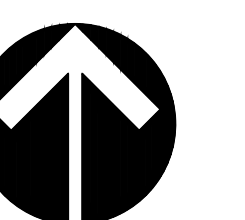
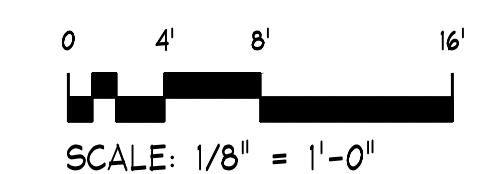


- PUBLIC
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- EMERGENCY COMMUNICATIONS
- HEALTH & HUMAN SERVICES
- EMERGENCY MEDICAL SERVICES
- EMERGENCY OPERATIONS
CENTER

December 11, 2025

Proposed Roof Plan

2,295 SF



PROPOSED PUBLIC SAFETY CENTER
FOR THE
CITY OF STAMFORD, CONNECTICUT



30TH BOARD OF REPRESENTATIVES CITY OF STAMFORD

President
MATTHEW QUINONES

Clerk of the Board
SUSAN NABEL

Majority Leader
RODNEY PRATT

Minority Leader
MARY L. FEDELI

RESOLUTION NO. 4112 RECOMMENDATION BY THE BOARD OF REPRESENTATIVES TO THE MAYOR ON THE USE OF THE OLD POLICE STATION

WHEREAS, on April 1, 2019, the Board of Representatives approved Resolution No. 3941, approving the demolition of the old police station at 805 Bedford Street (the "Property"); and

WHEREAS, on June 6, 2021, the Board of Representatives approved an Agreement between the City of Stamford and Eagle Environmental, Inc. for Hazardous Material Monitoring & Inspection for the Old Police Station Demolition which allowed the City to proceed with the remediation and demolition of the Old Police Station, resulting in a remediated space which could be retained as "green space", retained for future alternative City uses, or sold for development, among other things; and

WHEREAS the City had an appraisal of the Property performed; and

WHEREAS, the Mayor of the City of Stamford has committed to adopt the recommendation of the 30th Board of Representatives as its own and proceed accordingly; and

WHEREAS, members of the Board of Representatives have held several meetings to discuss the possible use of the Property.

NOW THEREFORE BE IT RESOLVED BY THE 30TH BOARD OF REPRESENTATIVES that:

It recommends that the site of the old police station at 805 Bedford Street be reserved for future alternative City use with the further recommendation that the property be assessed for future use as a Public Safety Headquarters for police, fire and EMS that includes an Emergency Operations Center / Critical Incident Fusion Center / Backup 911 Communications Center and/or City Multi-Purpose Space. We hereby request a full and complete feasibility and cost analysis along with, but not limited to, a siting study to show any possible effects on response times of any fire apparatus and EMS vehicles that may be relocated to 805 Bedford Street from other locations in the city. We also request information pertaining to the potential re-use or sale of any city owned facility/property which function may be moved to 805 Bedford Street."

This resolution was approved by a roll call vote of 24-9-1 at the Regular Meeting of the 30th Board of Representatives held on Wednesday, November 3, 2021.


Matthew Quinones, President
30th Board of Representatives


Susan Nabel, Clerk
30th Board of Representatives

cc: Mayor David R. Martin
Kathryn Emmett, Esq., Law Department
Lyda Ruijter, Town & City Clerk
Jay Fountain, Director of OPM
Sandra L. Dennies, Director of Administration
Mark McGrath, Director of Operations
Ted Jankowski, Director of Public Safety, Health & Welfare
Thomas Madden, Director of Economic Development

Public Safety Complex – Needs Assessment Request

Stamford is the second largest city in Connecticut and its diverse population continues trending upward. With the growth of our city comes the increased need for Public Safety, Health and Welfare services throughout the community. The Simmons administration is requesting a needs assessment be conducted to assess the potential for building a new Public Safety Complex at the 805 Bedford Street site. This site is city owned and currently vacant and we would like to explore the potency of bringing multiple public safety functions to one central location.

The administration proposes hiring an outside architectural firm to conduct the assessment with input from the Director of Public Safety, Public Safety Department Heads and city officials.

The goal of the needs assessment is to develop a plan to address the increasing needs of our Public Safety departments and to ensure we proactively prepare to continue to make Stamford one of the safest cities in the country. The needs assessment will be the first step towards documenting the Public Safety departments' needs through conceptualized plans and drawings.

The Public Safety Complex facility would impact the following agencies and first responder services.

- Emergency Communications Center (ECC) –A New Primary ECC- 911 Facility.
The current ECC located at 888 Washington Blvd will become a much-needed backup city ECC. We will explore the possibility of partnering with surrounding jurisdictions in Region 1 to utilize the new facility as a Regional ECC.
- Emergency Operations Center (EOC)- A New EOC Facility.
Provide a state-of-the-art site to facilitate multi-agency coordination of information and resources to support emergency management activities, special events, incident or natural disaster responses and recovery efforts. Additional examples of EOC activation for emergency management activities include Terrorism events, major-crimes, and/or all-hazards prevention efforts.
- Fire Department - A New Main Fire Headquarters Facility
The consolidation of Station 1 and Station 5, both stations would be relocated at the new facility. Both facilities need major repairs and Station 5 is located in a flood zone.
- Fusion Center- A New Fusion/Intelligence Center
With advanced technology and systems facilitate information sharing, provide resources, expertise, and information to support terrorism and crime prevention, as well as other public safety efforts across multiple disciplines. This Center would present the City with opportunities to partner with the 14 jurisdictions within Region 1. With a thriving business community, Stamford is the economic engine of the State economy. The Fusion Center would aim to increase information flow and collaboration with multiple sectors across the city.
- Stamford Emergency Medical Services (SEMS)- provide a strategic centralized downtown location for SEMS to deploy emergency medical services. SEMS is

responsible for paramedic transport and Basic and Advanced Cardiovascular Life Support services for the city.

- Police Department- Provide a facility for Cybercrime and Digital Forensic investigations and preventive resources.
- Public Safety and Health Training Center- Large auditorium style classroom with breakout training spaces able to accommodate large groups of Stamford Public Safety professionals, Private Security professionals, as well as regional Public Safety and Health partners for collaborative Training Exercises.