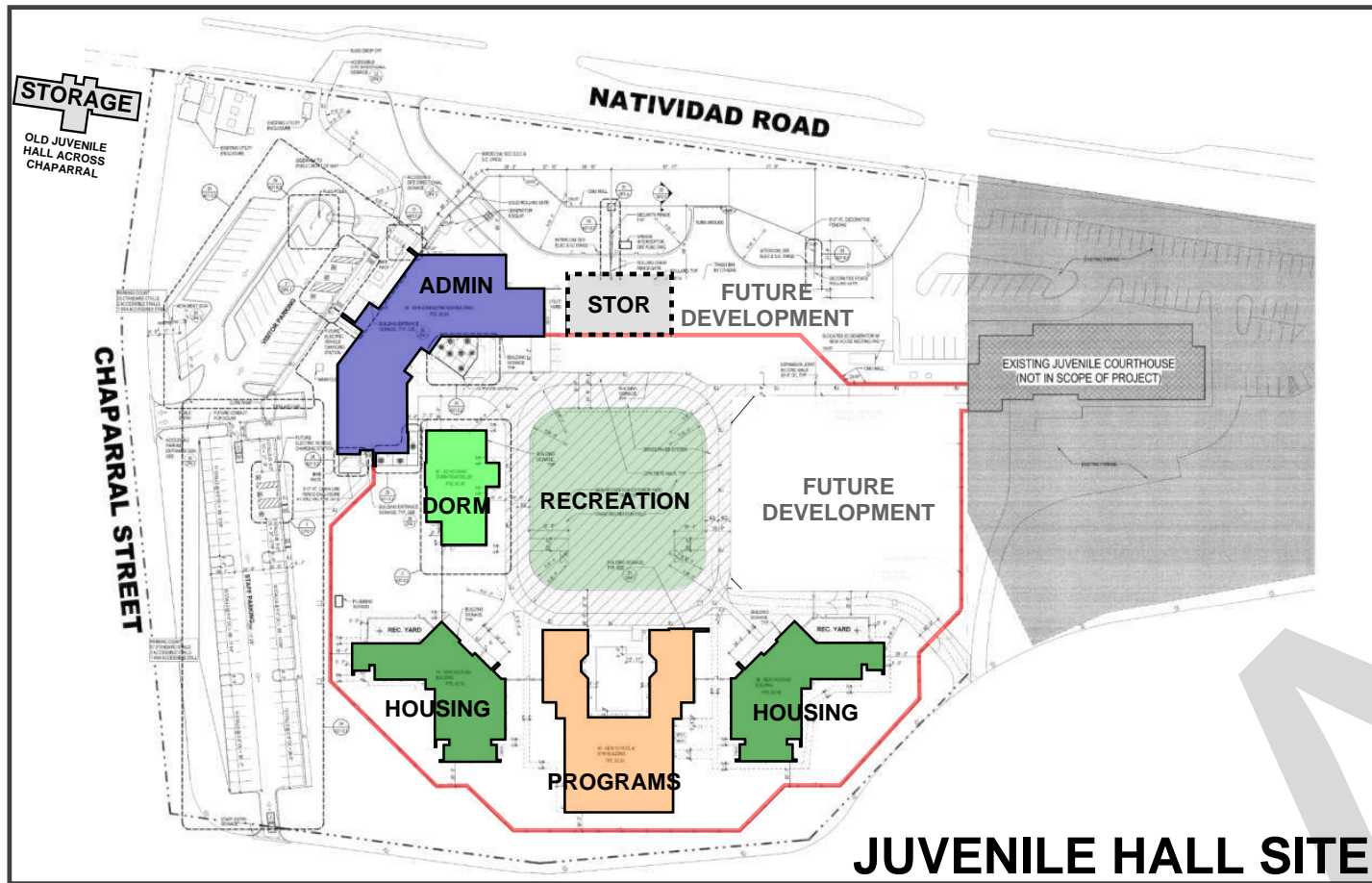
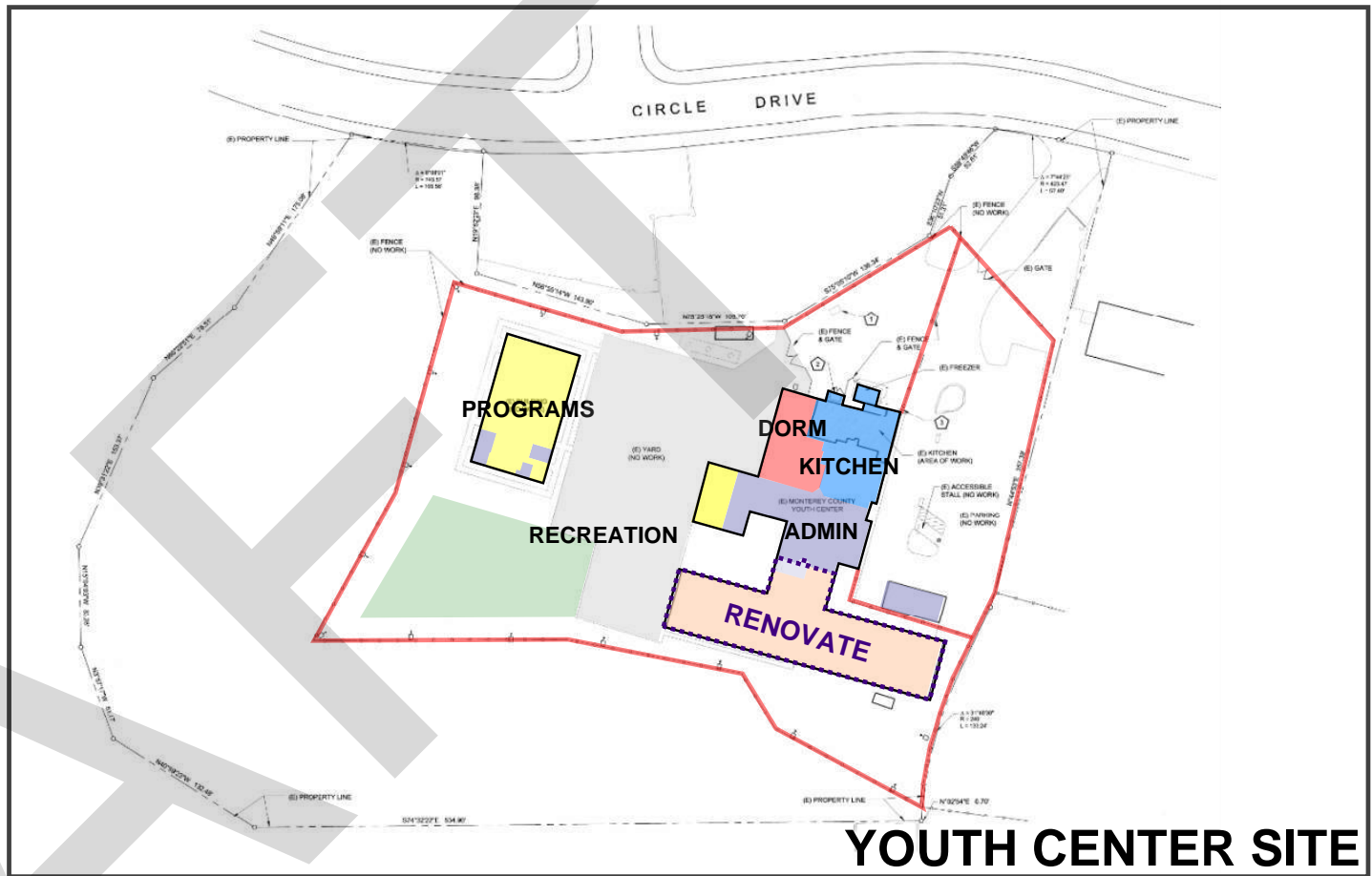


Attachment A



JUVENILE HALL SITE



YOUTH CENTER SITE

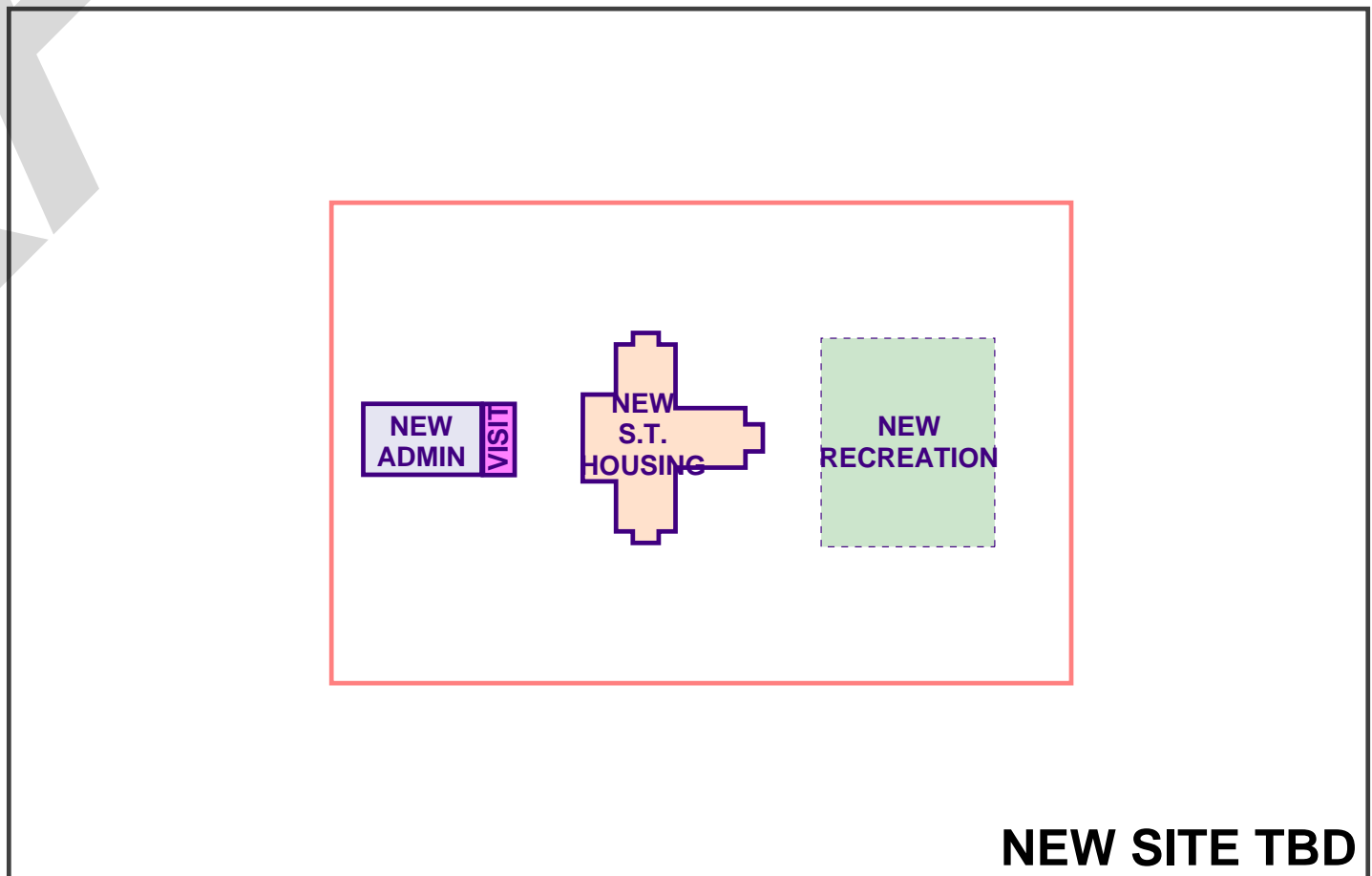
OPTION 1

Juvenile Hall + Youth Center (renovated) + Secure Track New Site TBD

Continue using the Juvenile Hall- potentially construct new housing for additional flexibility to separate unique classifications.

Continue to use the Youth Center which requires some areas to be free-exiting to the yard and other areas to be brought up to current requirements for locked facilities.

Locate Secure Track at a third site TBD.



NEW SITE TBD

Building/Site Requirements

Existing to Remain:	70,100 sf
Existing to Renovate:	11,600 sf
New Construction:	25,500 sf
Total Area:	107,200 sf
New Site:	4 AC



Pros and Cons

Pros

This utilizes the existing facilities the County owns and builds a new facility for Secure Track.

This option gives that County the space needed to house the multiple classifications with flex space.

The new site for Secure Track would allow for a campus style design aligning with SB 823 DJJ Realignment legislation.

The existing kitchen at the Youth Center can remain.

Cons

County must staff and operate three different sites.

New site must be selected and get approvals for a Secure Track facility which could take several years.

To satisfy requirements for juveniles, the site must have a 9,000 sf area for recreation.

Youth Center juveniles will need to be temporarily housed somewhere else during the renovation.

OPTION 1

Juvenile Hall + Youth Center (renovated) + Secure Track New Site TBD

Continue using the Juvenile Hall- potentially construct new housing for additional flexibility to separate unique classifications.

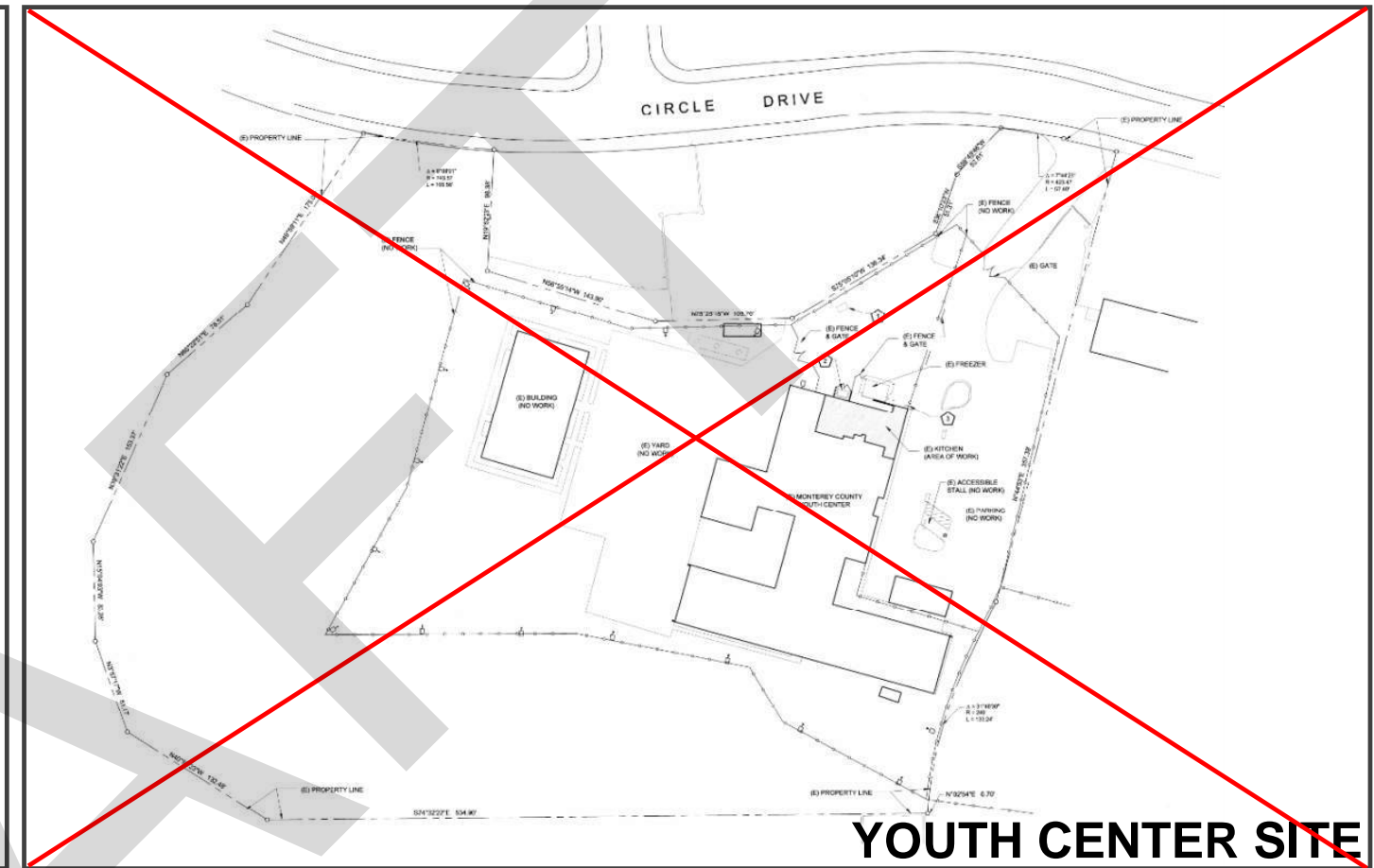
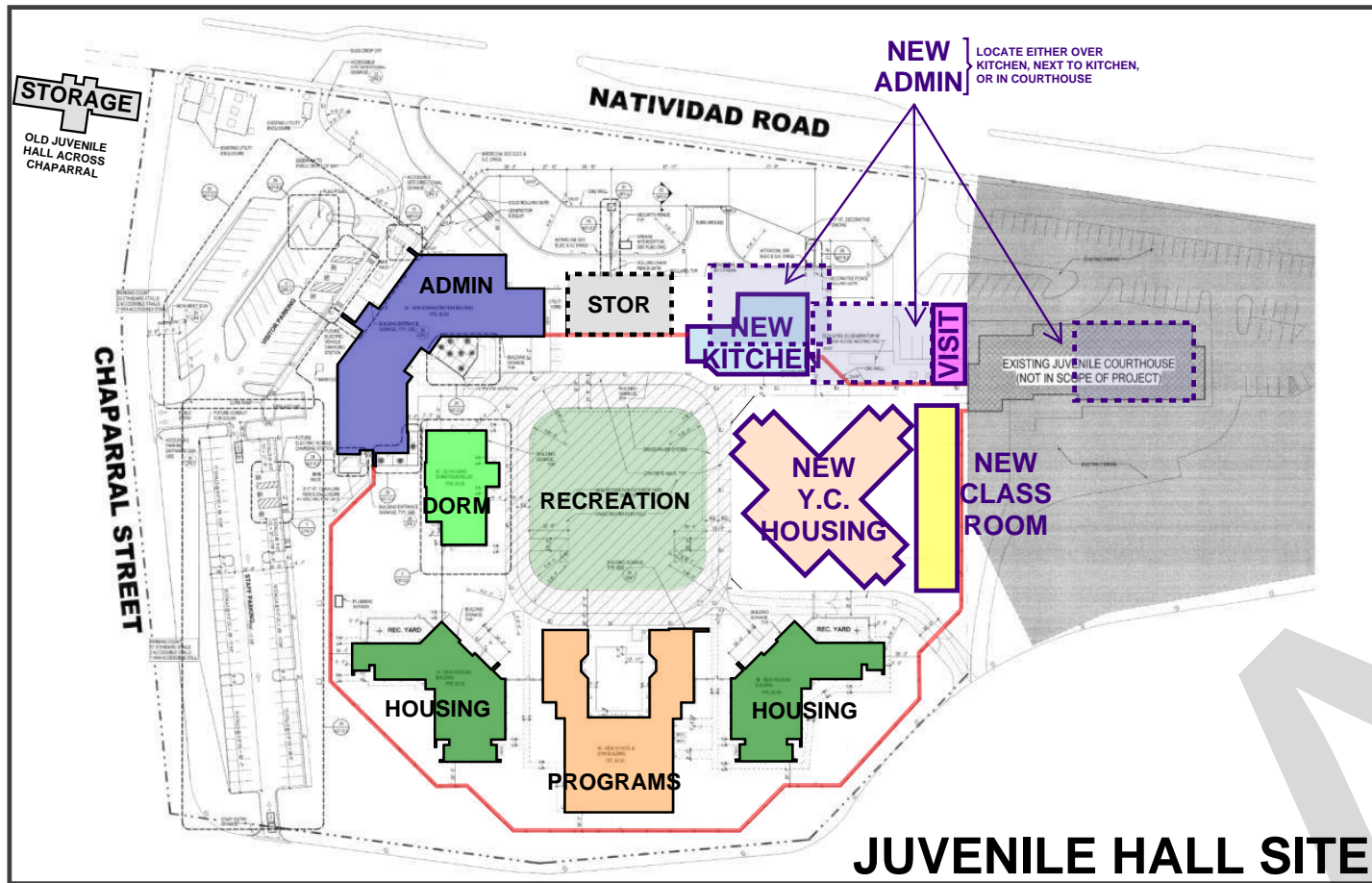
Continue to use the Youth Center which requires some areas to be free-exiting to the yard and other areas to be brought up to current requirements for locked facilities.

Locate Secure Track at a third site TBD.

Building/Site Requirements

Existing to Remain:	70,100 sf
Existing to Renovate:	11,600 sf
New Construction:	25,500 sf
Total Area:	107,200 sf
New Site:	4 AC



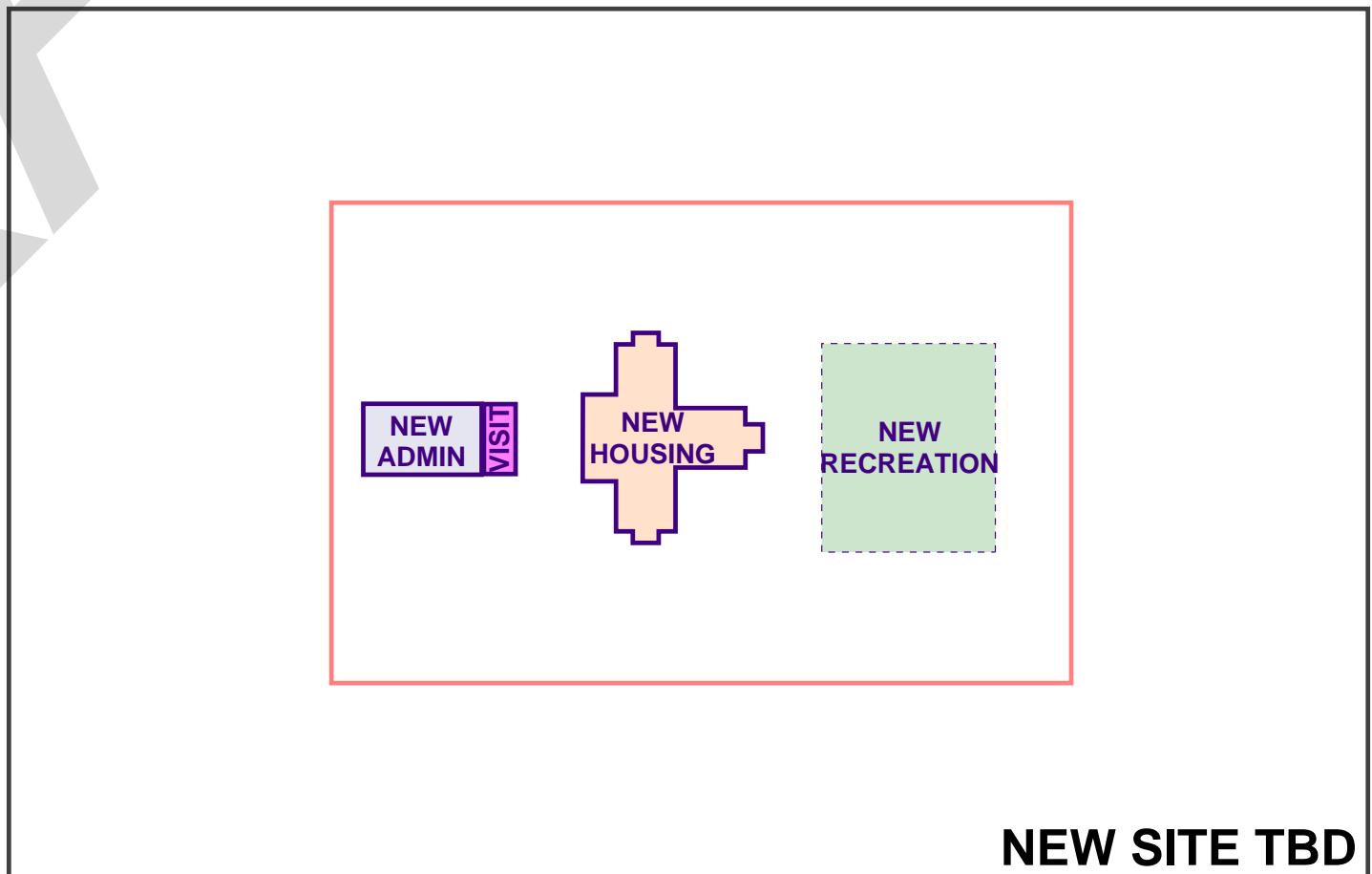


OPTION 2

Juvenile Hall (expanded for Youth Center) + Secure Track New Site TBD

Continues using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms.

Locate Secure Track at a second site TBD.



Building/Site Requirements

Existing to Remain:	47,000 sf
Existing to Renovate:	0 sf
New Construction:	61,600 sf
Total Area:	108,600 sf
New Site:	4 AC

Pros and Cons

Pros

County is only operating two sites which it is currently.

Most staff will be at the juvenile Hall site.

Youth Center site can be re-purposed.

Cons

New site must be selected and get approvals for a Secure Track facility which could take several years.

The Juvenile Hall youth and Youth Center youth need to have separation from all activities. Grouping these classifications together is not the ideal situation.

New administration, kitchen, and program buildings need to be constructed at the Juvenile Hall site in addition to new housing.

This solution would barely fit on the Juvenile Hall Site and may require site expansion or a multi-story solution.

To satisfy requirements for juveniles, the new Secure Track site must have a 9,000 sf area for recreation.

A replacement kitchen is required.

Because this version closes an existing campus, and requires substantial new buildings, this is one of the more costly construction options.

OPTION 2

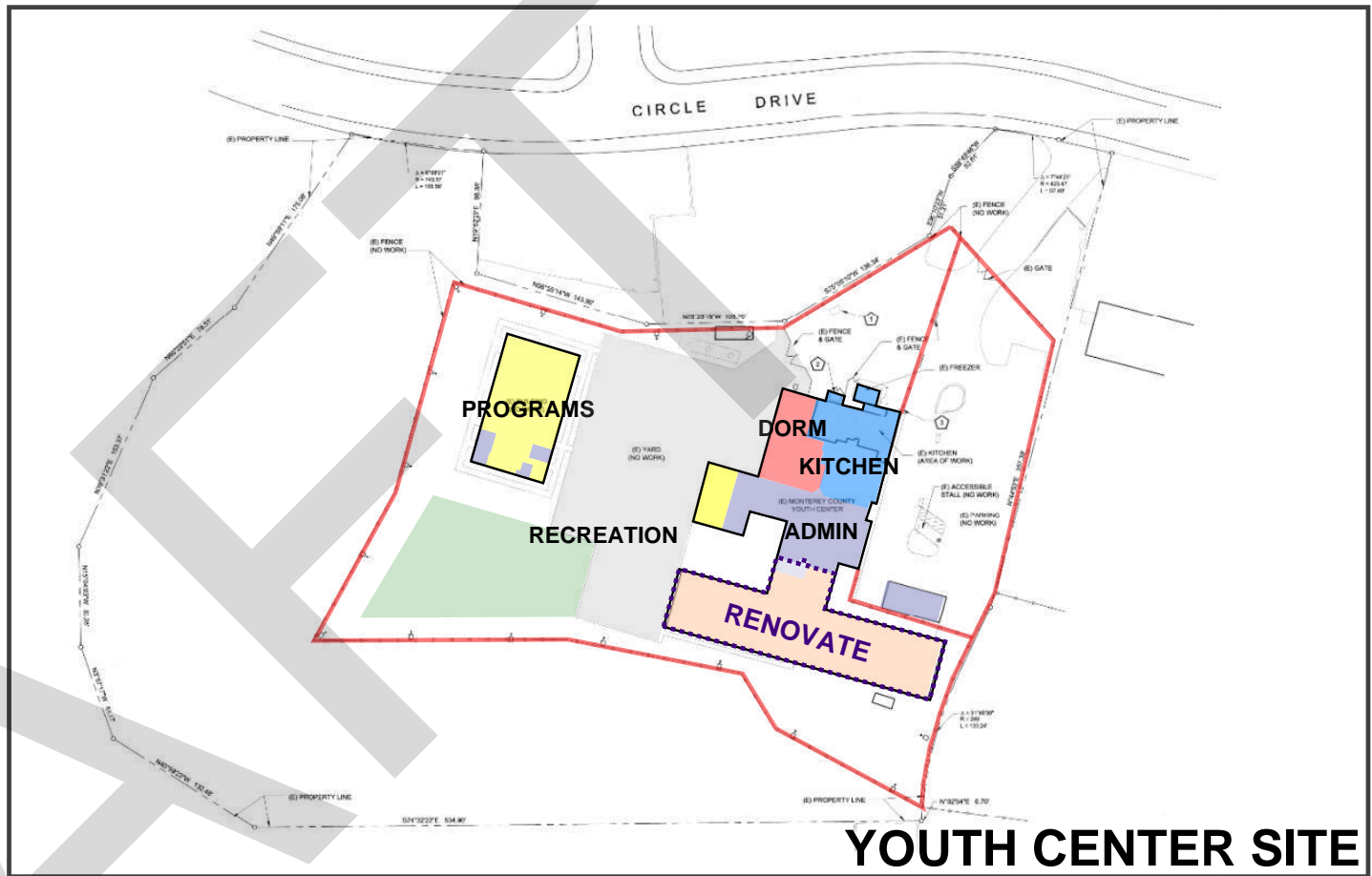
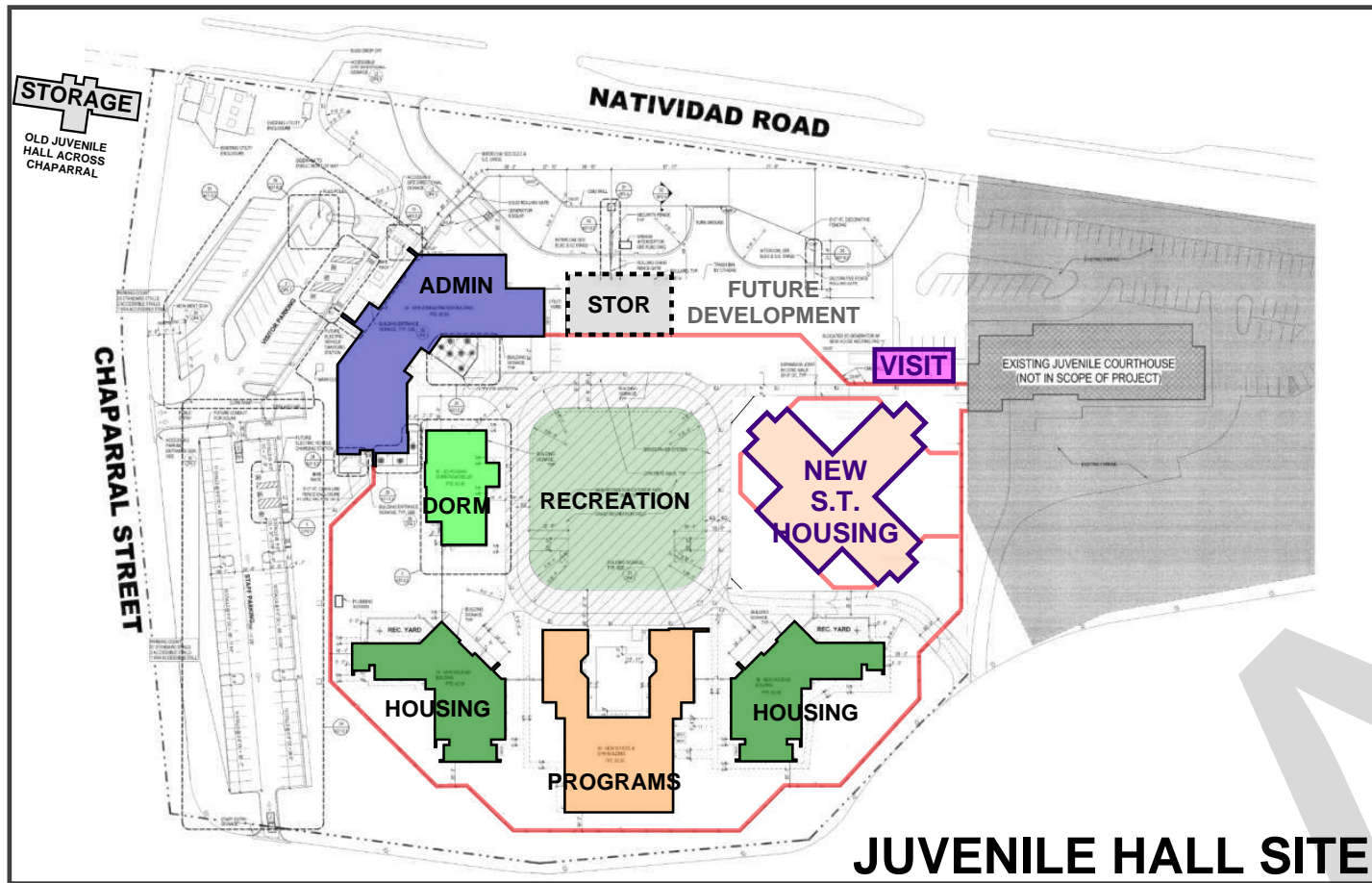
Juvenile Hall (expanded for Youth Center) + Secure Track New Site TBD

Continues using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms.

Locate Secure Track at a second site TBD.

Building/Site Requirements

Existing to Remain:	70,100 sf
Existing to Renovate:	11,600 sf
New Construction:	25,500 sf
Total Area:	107,200 sf
New Site:	4 AC



OPTION 3

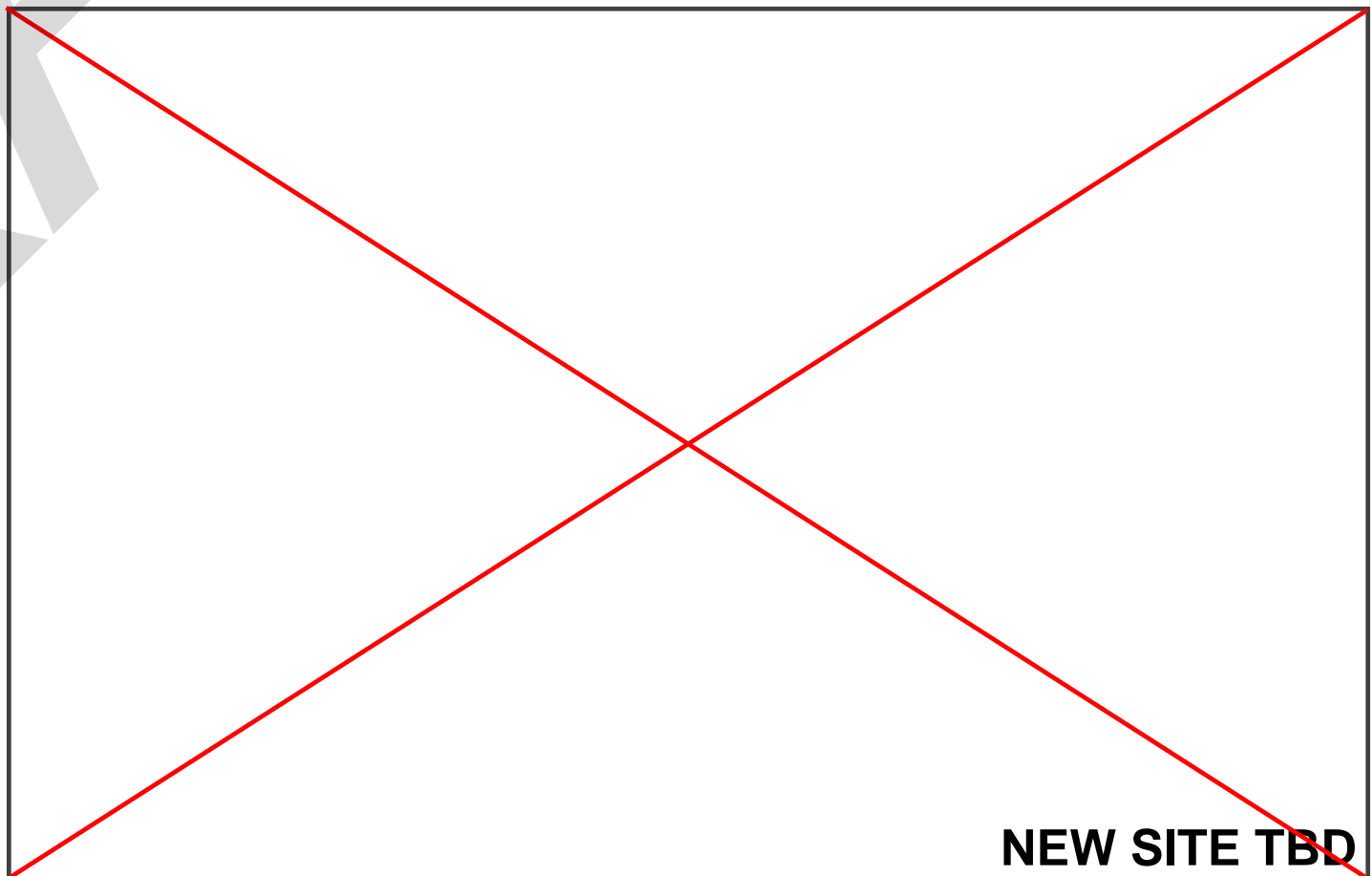
Juvenile Hall (expanded for Secure Track) + Youth Center (renovated)

Continues using the juvenile hall but expand to accommodate new housing for Secure Track populations and program/classrooms- potentially construct new housing for additional flexibility to separate unique classifications.

Continue to use the Youth Center which requires some areas to be free-exiting to the yard and other areas to be brought up to current requirements for locked facilities.

Building/Site Requirements

Existing to Remain:	70,100 sf
Existing to Renovate:	11,600 sf
New Construction:	15,600 sf
Total Area:	97,300 sf
New Site:	NA



NEW SITE TBD

Pros and Cons

Pros

This option makes the best use of existing facilities/investments.

Both sites already have the 9,000 sf recreation area needed for recreation at both sites.

No need to find a new site.

Still maintains space at the Juvenile Hall for future expansion.

Existing kitchen remains.

This option requires the least construction and therefore the least costly.

Cons

Youth Center juveniles will need to be temporarily housed somewhere else during the renovation.

Secure Track housing is somewhat limited for a campus design, but still possible.

OPTION 3

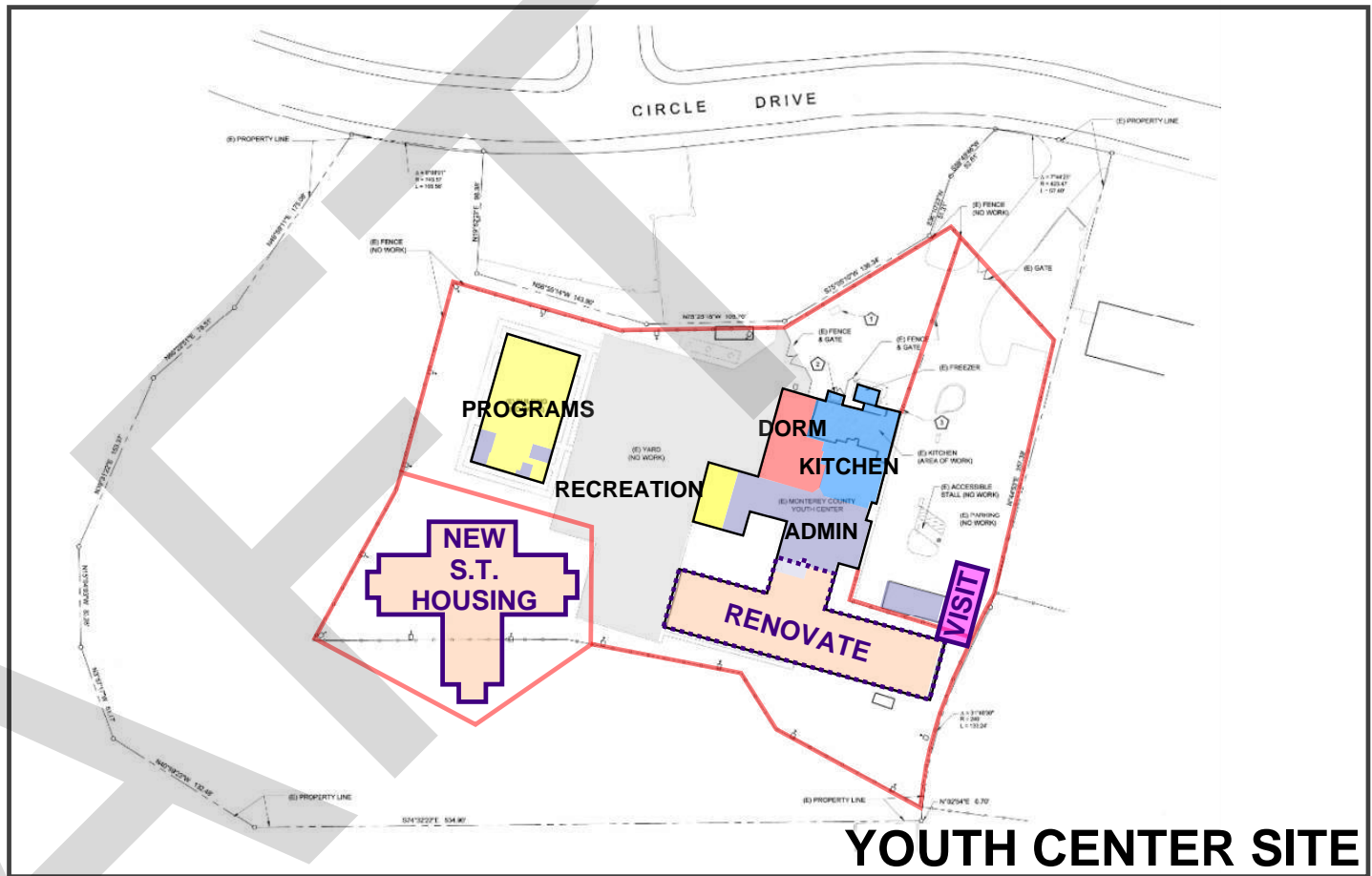
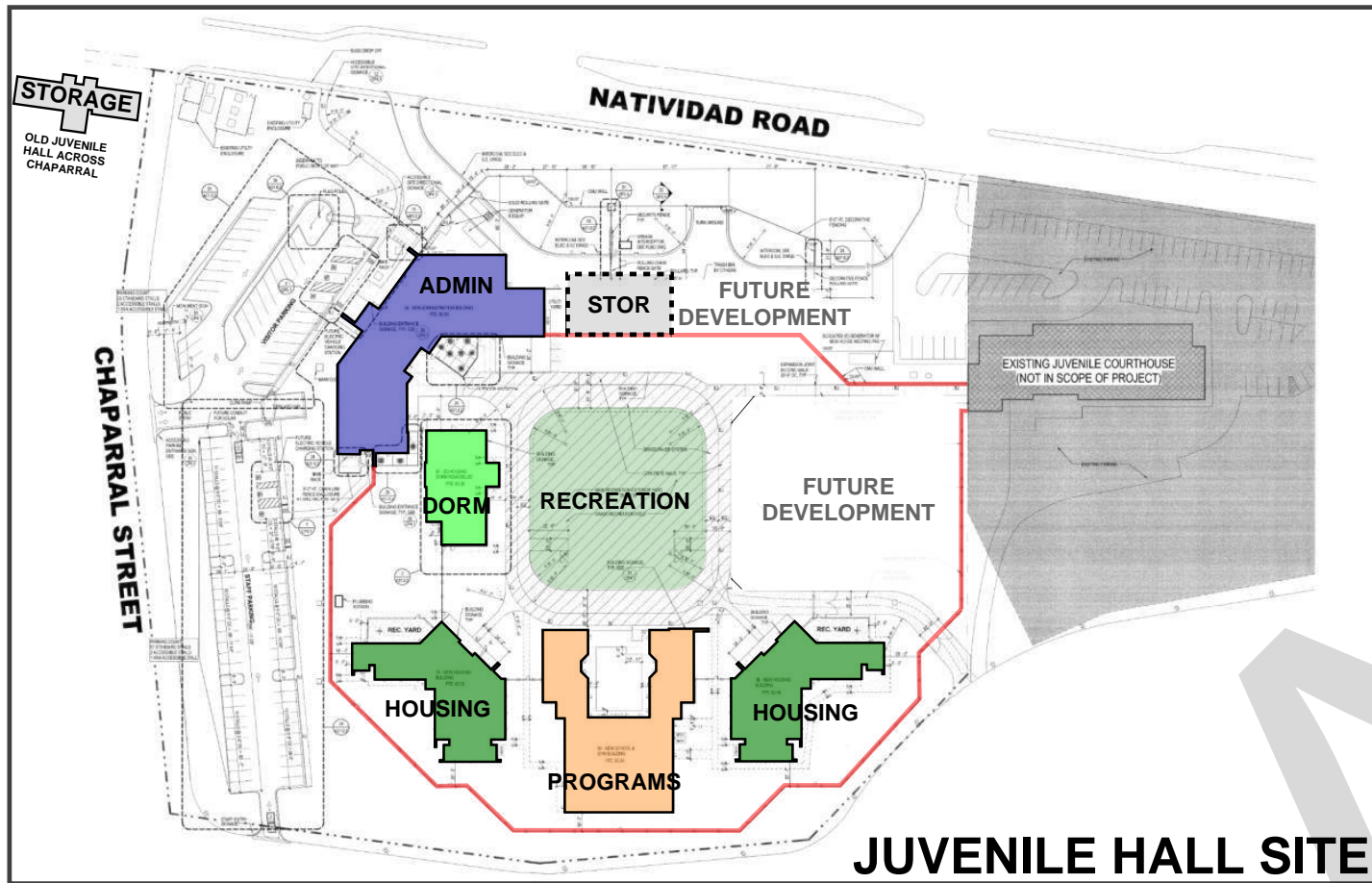
Juvenile Hall (expanded for Secure Track) + Youth Center (renovated)

Continues using the juvenile hall but expand to accommodate new housing for Secure Track populations and program/classrooms- potentially construct new housing for additional flexibility to separate unique classifications.

Continue to use the Youth Center which requires some areas to be free-exiting to the yard and other areas to be brought up to current requirements for locked facilities.

Building/Site Requirements

Existing to Remain:	70,100 sf
Existing to Renovate:	11,600 sf
New Construction:	15,600 sf
Total Area:	97,300 sf
New Site:	NA



OPTION 4

Juvenile Hall + Youth Center (renovated and expanded for Secure Track)

Continue using the Juvenile Hall- potentially construct new housing for additional flexibility to separate unique classifications.

Continue to use the Youth Center which requires some areas to be free-exiting to the yard and other areas to be brought up to current requirements for locked facilities; in addition, expand to accommodate new housing for Secure Track populations, program/classrooms, and visiting.

Building/Site Requirements

Existing to Remain:	70,100 sf
Existing to Renovate:	11,600 sf
New Construction:	27,300 sf
Total Area:	109,000 sf
New Site:	NA



NEW SITE TBD

Pros and Cons

Pros

County will be using the current facilities they are operating.

Both sites already have the 9,000 sf recreation area needed for recreation.

No need to find a new site.

Maintains space to expand at the Juvenile Hall.

The existing kitchen at the Youth Center can remain.

Cons

Youth Center juveniles will need to be temporarily housed somewhere else during the renovation (although new Secure Track housing could be used if phased).

Secure track populations may need greater separation from youth center populations which may require redundant facilities to maintain separation.

New visiting at the Circle Drive site for Secure Track housing may be a challenge.

OPTION 4

Juvenile Hall + Youth Center (renovated and expanded for Secure Track)

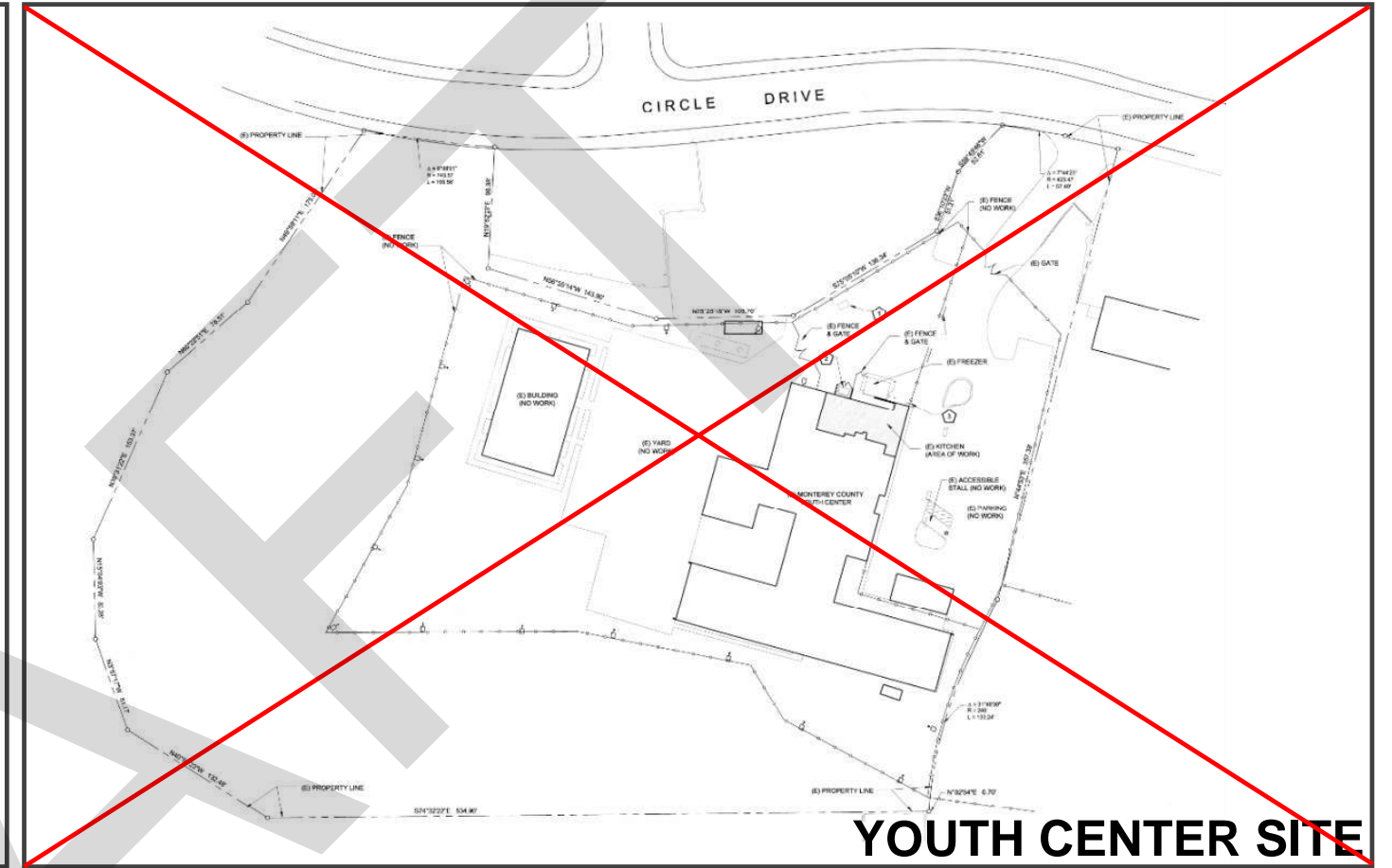
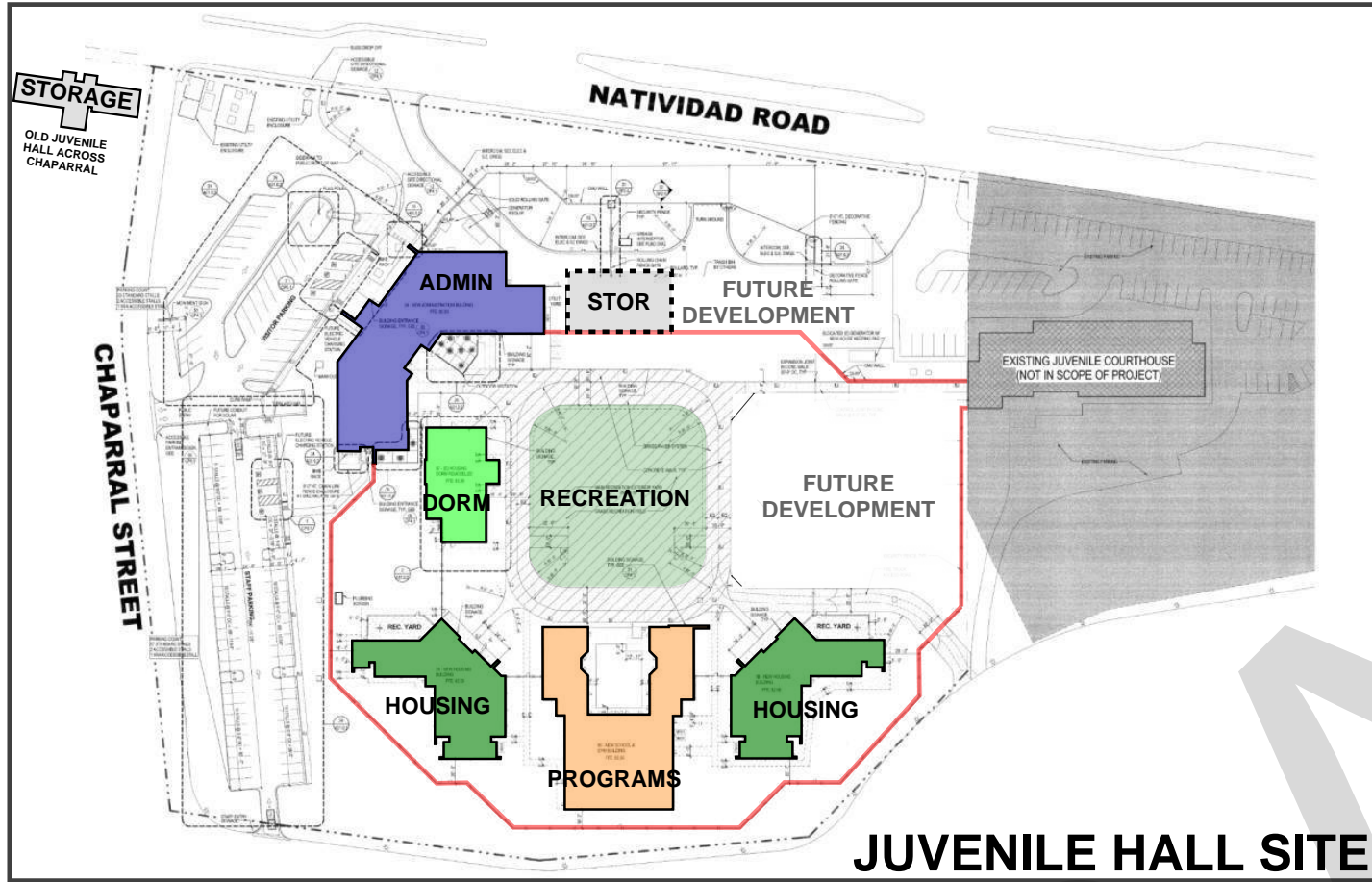
Continue using the Juvenile Hall- potentially construct new housing for additional flexibility to separate unique classifications.

Continue to use the Youth Center which requires some areas to be free-exiting to the yard and other areas to be brought up to current requirements for locked facilities; in addition, expand to accommodate new housing for Secure Track populations, program/classrooms, and visiting.

Building/Site Requirements

- Existing to Remain:
- Existing to Renovate:
- New Construction:
- Total Area:
- New Site:





OPTION 5

Juvenile Hall + New Site TBD for Youth Center replacement and Secure Track

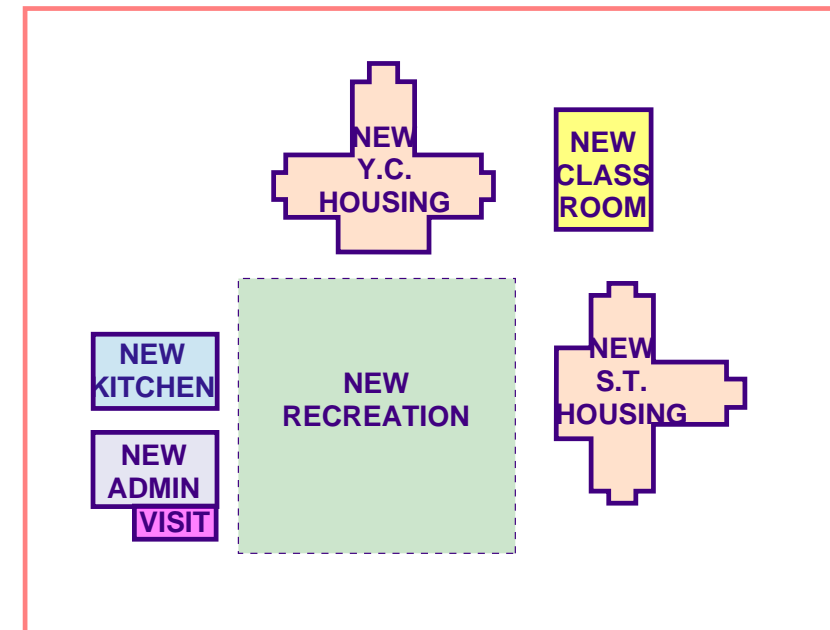
Continue using the Juvenile Hall- potentially construct new housing for additional flexibility to separate unique classifications.

Find a new site to accommodate the Youth Center populations, kitchen, laundry, and program/classrooms + Secure Track populations, program/classrooms, and visiting.



Building/Site Requirements

Existing to Remain:	47,000 sf
Existing to Renovate:	0 sf
New Construction:	64,000 sf
Total Area:	111,000 sf
New Site:	6 AC



NEW SITE TBD

Pros and Cons

Pros

- Maintains the existing juvenile hall as is and leaves room for future expansion.
- The Youth Center Property does not need to be improved.
- The Youth Center Property can be re-purposed.

Cons

- New site must be selected and get approvals for a Secure Track/Youth Center facility which could take several years.
- The new site would need to accommodate all buildings plus a 9,000 sf recreation.
- A new kitchen would need to be constructed to serve both facilities.
- The new site could be remote.
- Because this version closes an existing campus, and requires substantial new buildings, this is one of the more costly construction options.

OPTION 5

Juvenile Hall + New Site TBD for Youth Center replacement and Secure Track

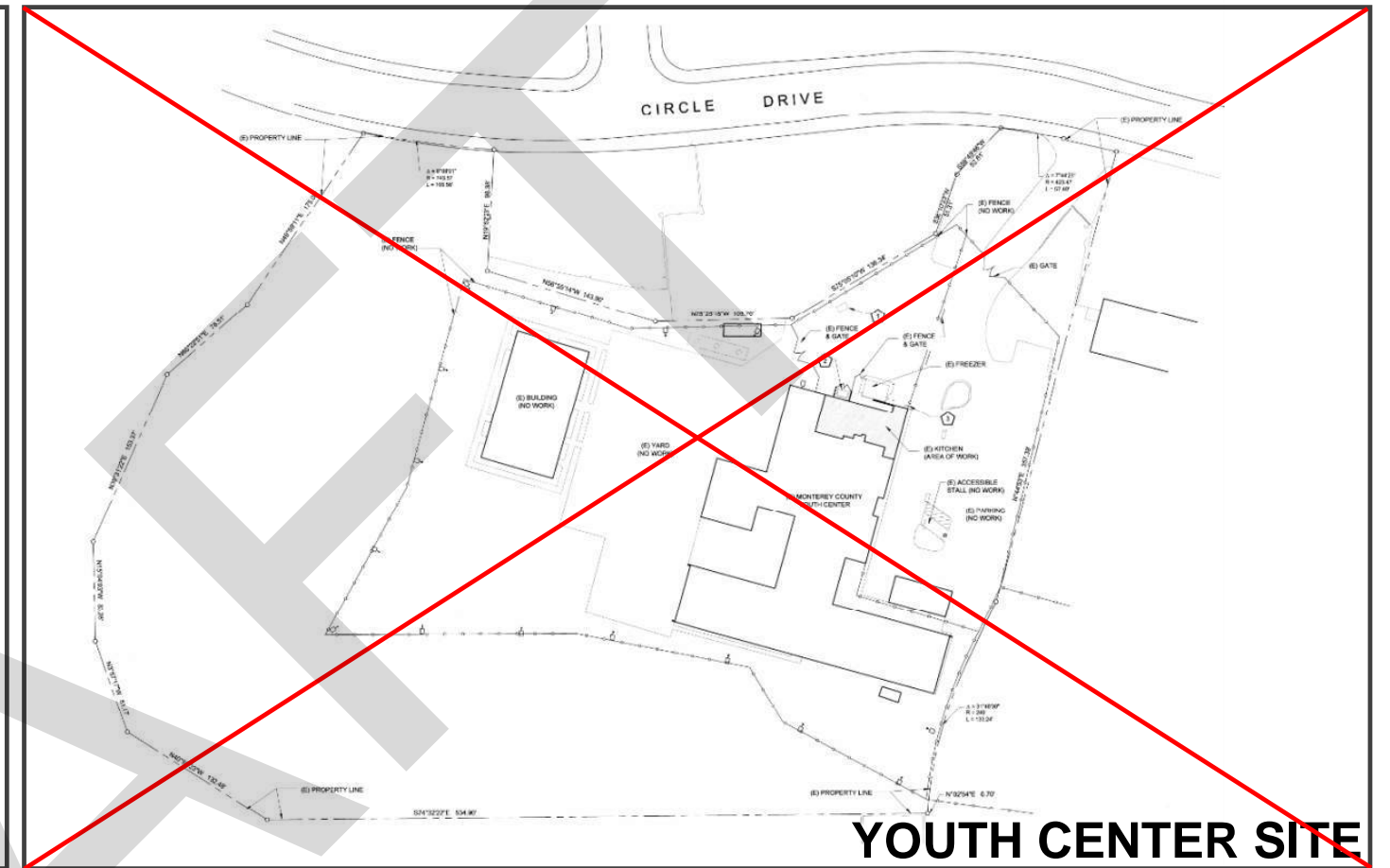
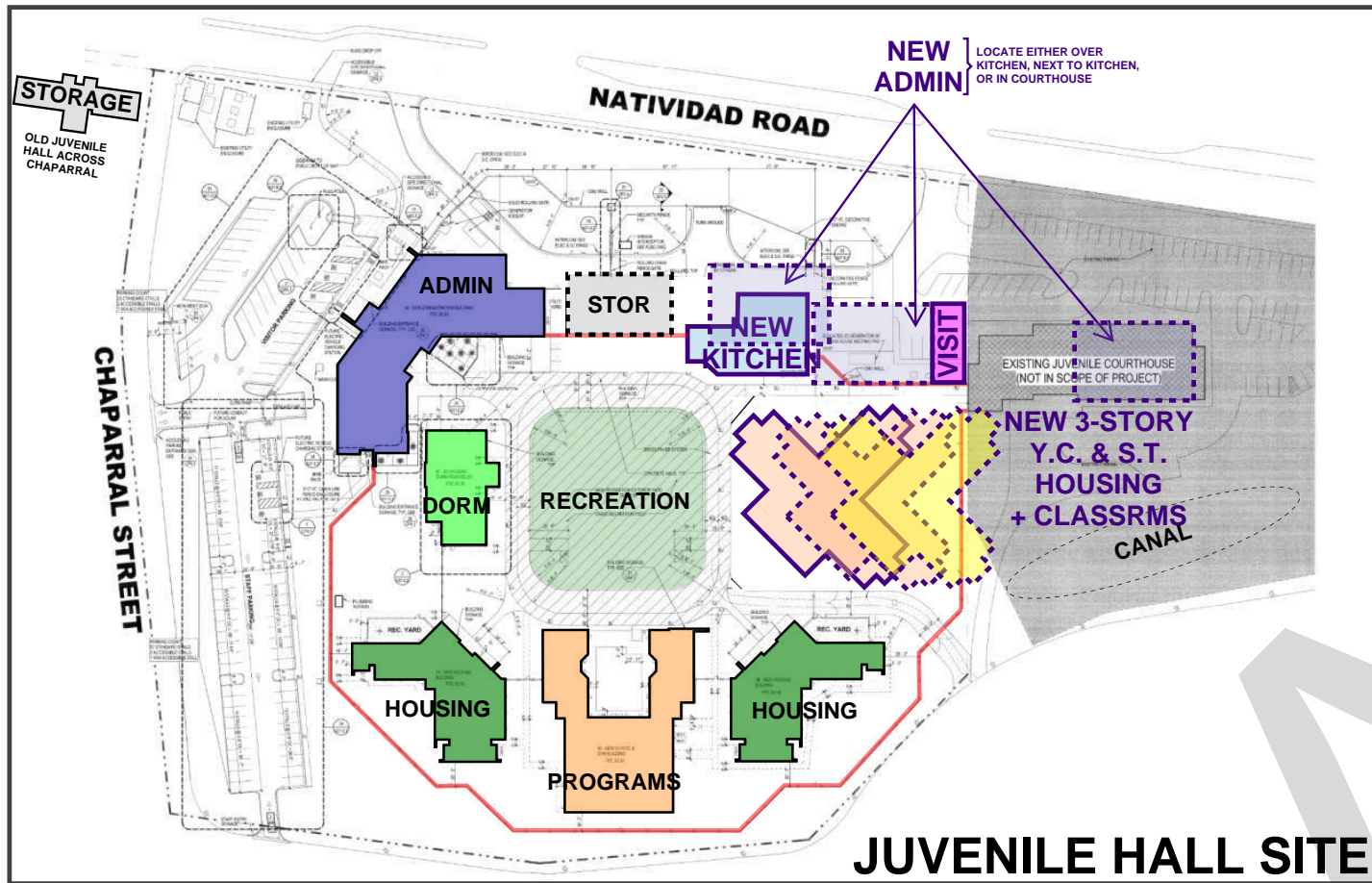
Continue using the Juvenile Hall- potentially construct new housing for additional flexibility to separate unique classifications.

Find a new site to accommodate the Youth Center populations, kitchen, laundry, and program/classrooms + Secure Track populations, program/classrooms, and visiting.

Building/Site Requirements

Existing to Remain:	47,000 sf
Existing to Renovate:	0 sf
New Construction:	64,000 sf
Total Area:	111,000 sf
New Site:	6 AC





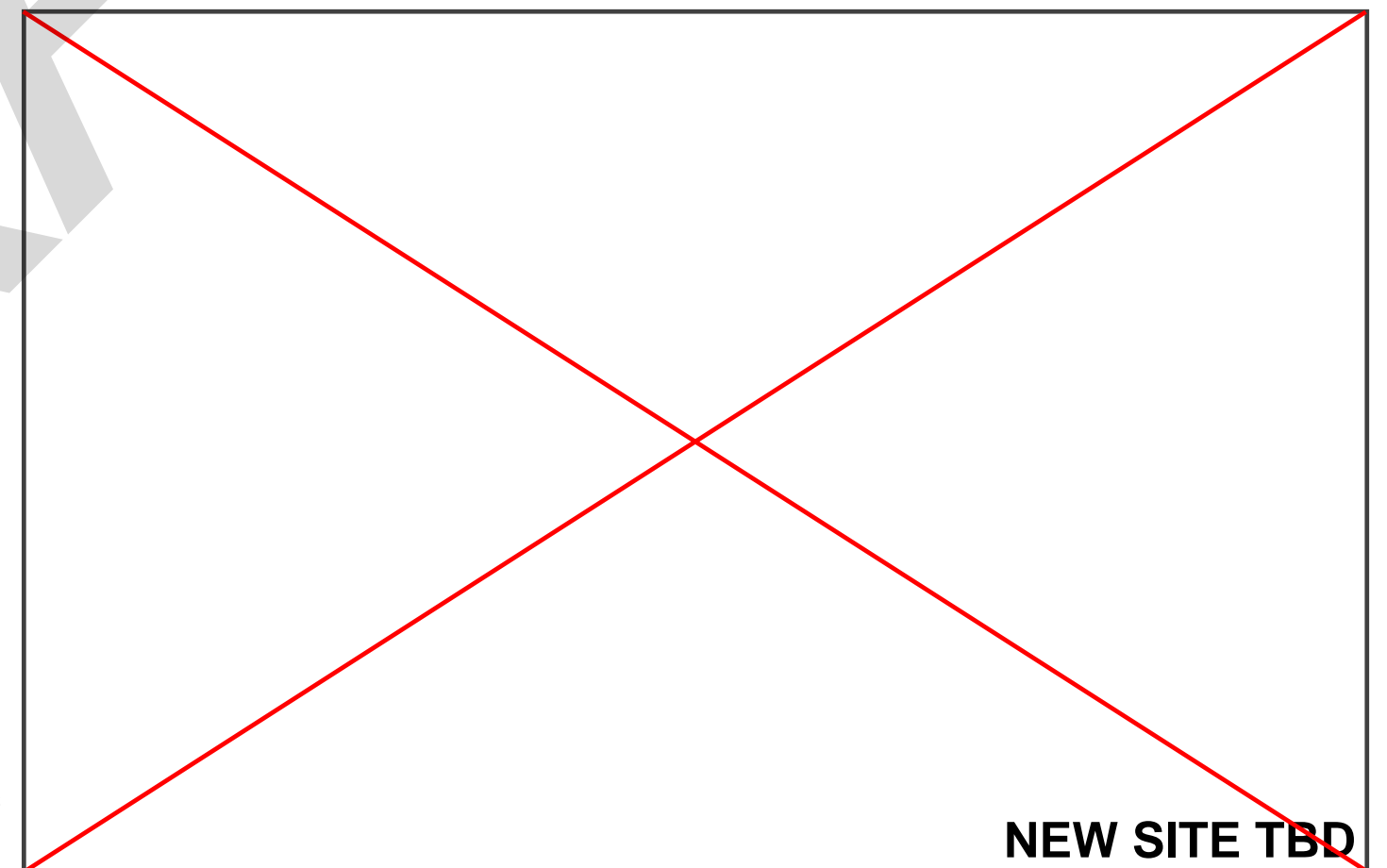
OPTION 6A

Juvenile Hall Consolidation (Multi-Story Option)

Continue using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms. Also construct housing unit for Secure Track populations and associated visiting. This option would need to be 3-stories in order to maintain the existing site perimeter.

Building/Site Requirements

Existing to Remain:	47,000 sf
Existing to Renovate:	0 sf
New Construction:	61,600 sf
Total Area:	108,600 sf
New Site:	NA



Pros and Cons

Pros

All populations and staff are at a single location.

The Youth Center can be re-purposed.

Cons

Administration would need to be expanded.

A new kitchen would be required.

The current site perimeter is not large enough.

A multi-story addition would need to be used.

A multi-story design would make exiting and ADA compliance more difficult.

A multi-story design require at least one, but potentially multiple elevators.

Multiple stairs would be required, which could introduce liability.

A multi-story facility would be costly.

A multi-story design would be more difficult to get natural daylighting into spaces.

A multi-story design can be inefficient if floor plates to not stack properly.

Secure Track housing limited to tradition unit (campus layout not possible).

Because this version closes an existing campus, and requires substantial new buildings, this is one of the more costly construction options.

OPTION 6A

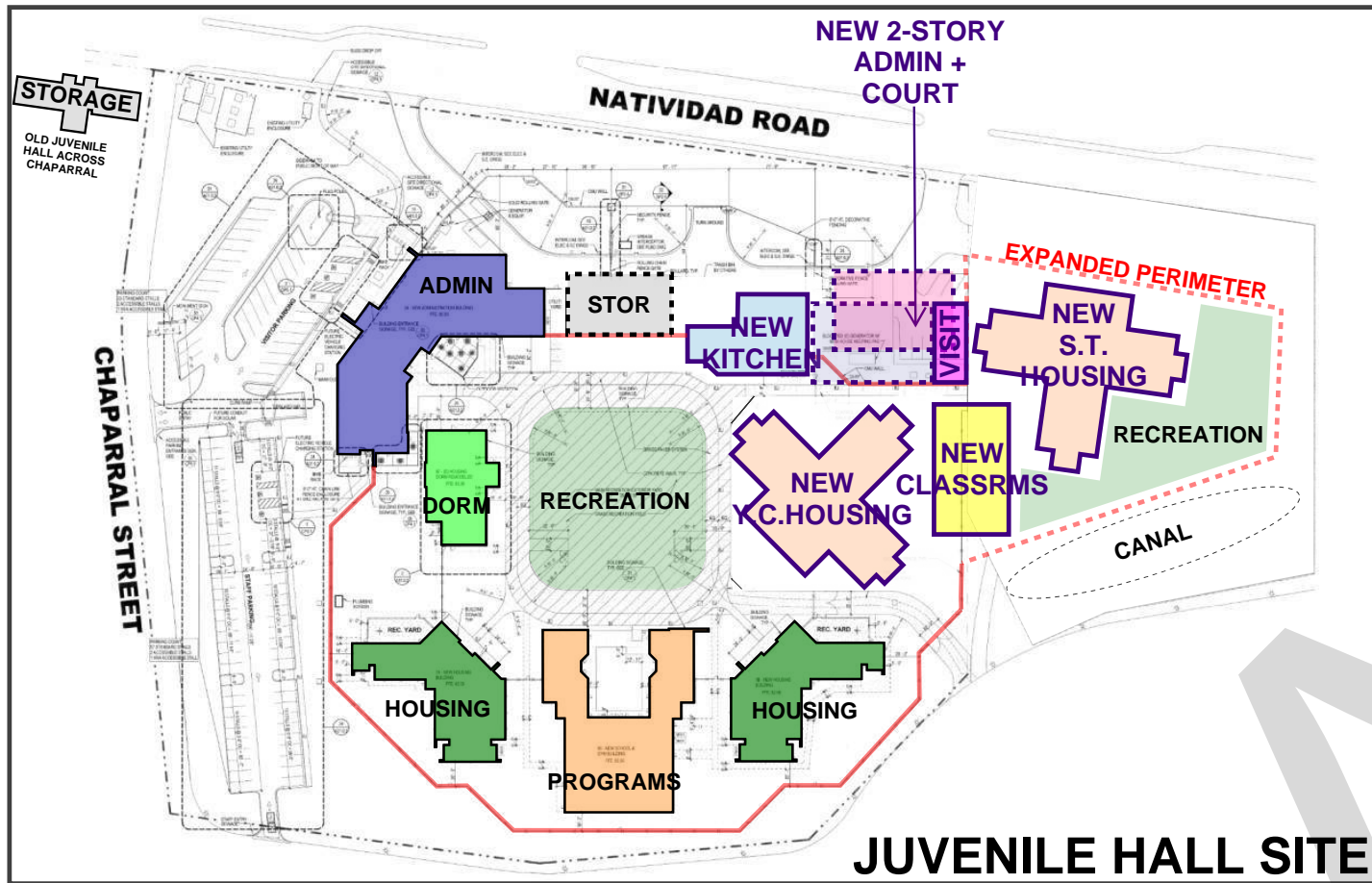
Juvenile Hall Consolidation (Multi-Story Option)

Continue using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms. Also construct housing unit for Secure Track populations and associated visiting. This option would need to be 3-stories in order to maintain the existing site perimeter.

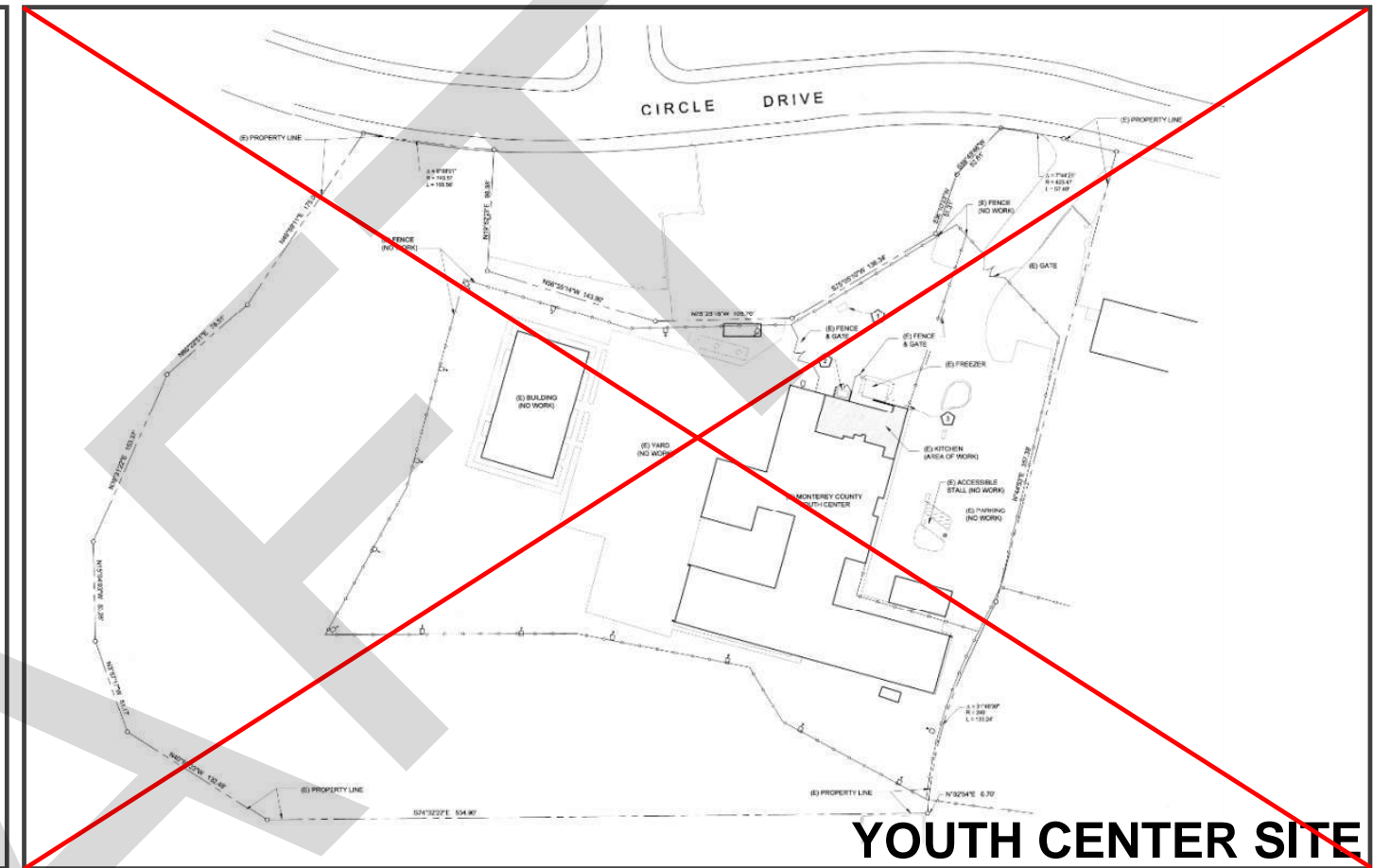
Building/Site Requirements

Existing to Remain:
Existing to Renovate:
New Construction:
Total Area:
New Site:





JUVENILE HALL SITE



YOUTH CENTER SITE

OPTION 6B

Juvenile Hall Consolidation (Expand Site)

Continue using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms. Also construct housing unit for Secure Track populations and associated visiting. In this option, the secure perimeter is expanded into the space no occupied by the juvenile courthouse; probation offices there would need to be relocated and a courtroom would need to be constructed on this site with the administration building.

Building/Site Requirements

Existing to Remain:	47,000 sf
Existing to Renovate:	0 sf
New Construction:	66,600 sf
Total Area:	113,600 sf
New Site:	NA



NEW SITE TBD

Pros and Cons

Pros

All populations and staff are at a single location.

The Youth Center can be re-purposed.

Cons

Administration would need to be expanded.

A new kitchen would be required.

The current site perimeter is not large enough.

The site would need to expand into the juvenile court property.

Probation would need to be relocated.

A new juvenile court would be required- likely stacked over the new administration building.

Relocation of these functions and required phasing could take years.

Secure Track housing limited to tradition unit (campus layout not possible).

Because this version closes an existing campus, and requires substantial new buildings, this is one of the more costly construction options.

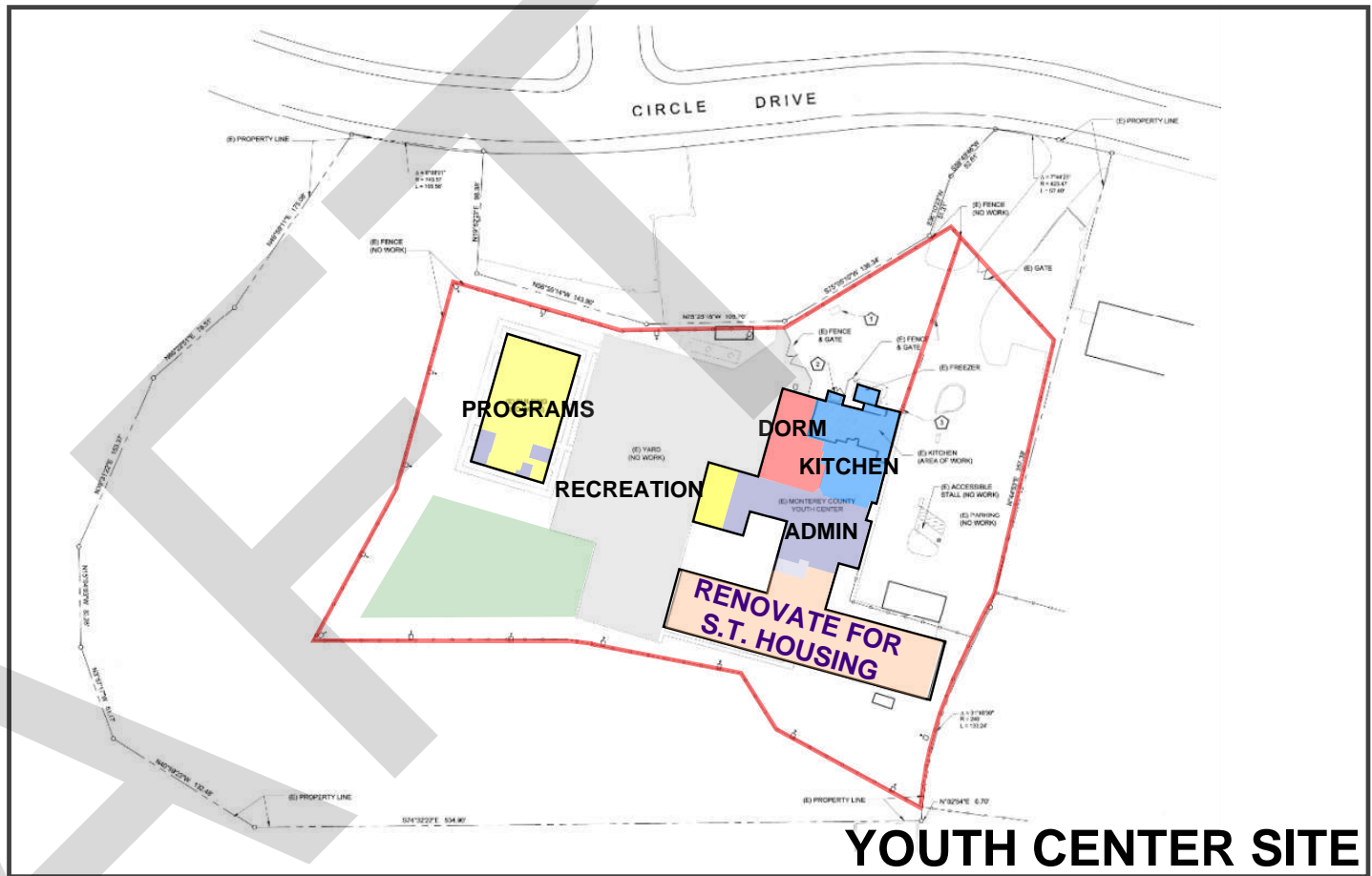
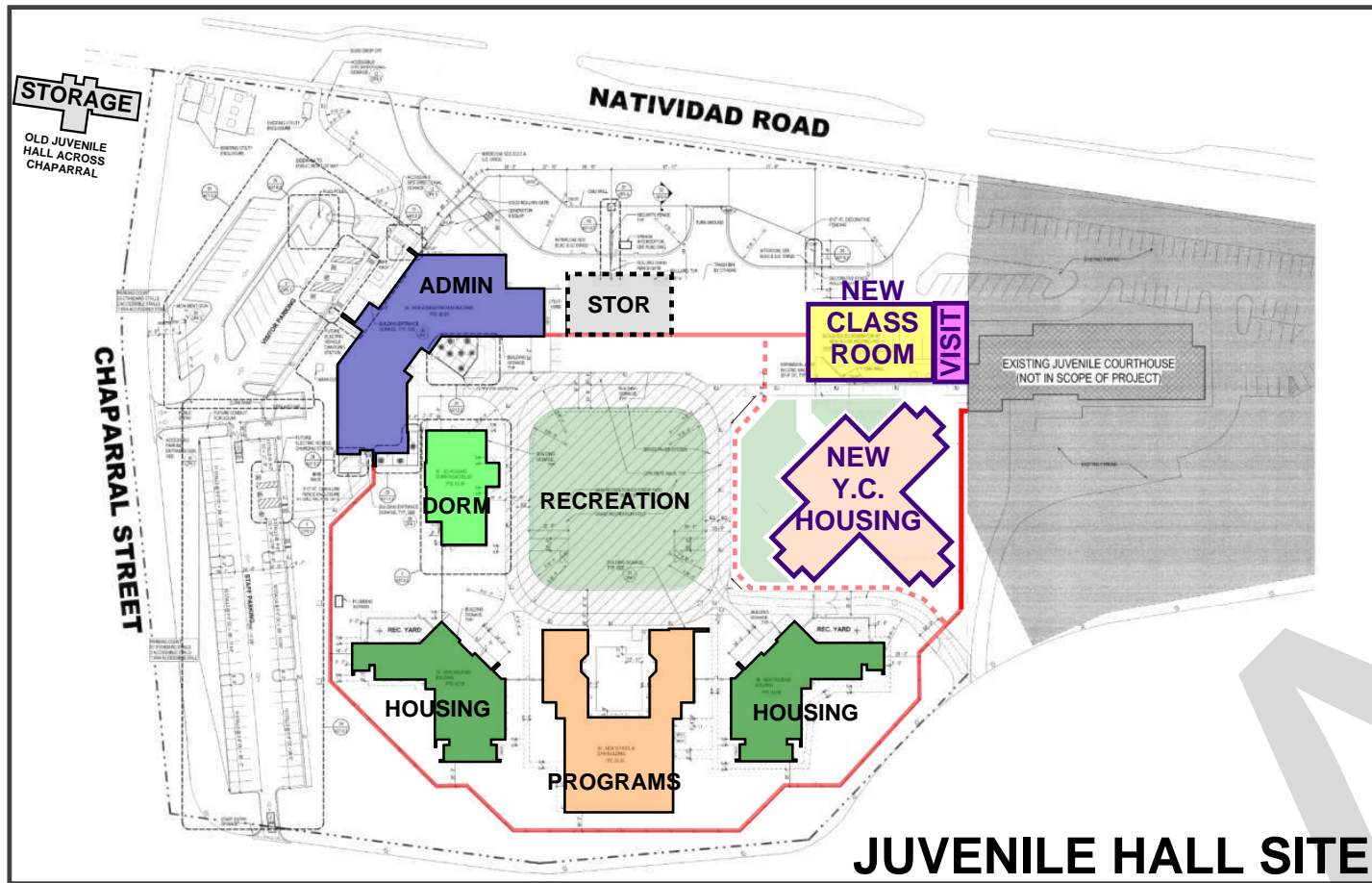
OPTION 6B

Juvenile Hall Consolidation (Expand Site)

Continue using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms. Also construct housing unit for Secure Track populations and associated visiting. In this option, the secure perimeter is expanded into the space no occupied by the juvenile courthouse; probation offices there would need to be relocated and a courtroom would need to be constructed on this site with the administration building.

Building/Site Requirements

Existing to Remain:
Existing to Renovate:
New Construction:
Total Area:
New Site:



OPTION 7.1

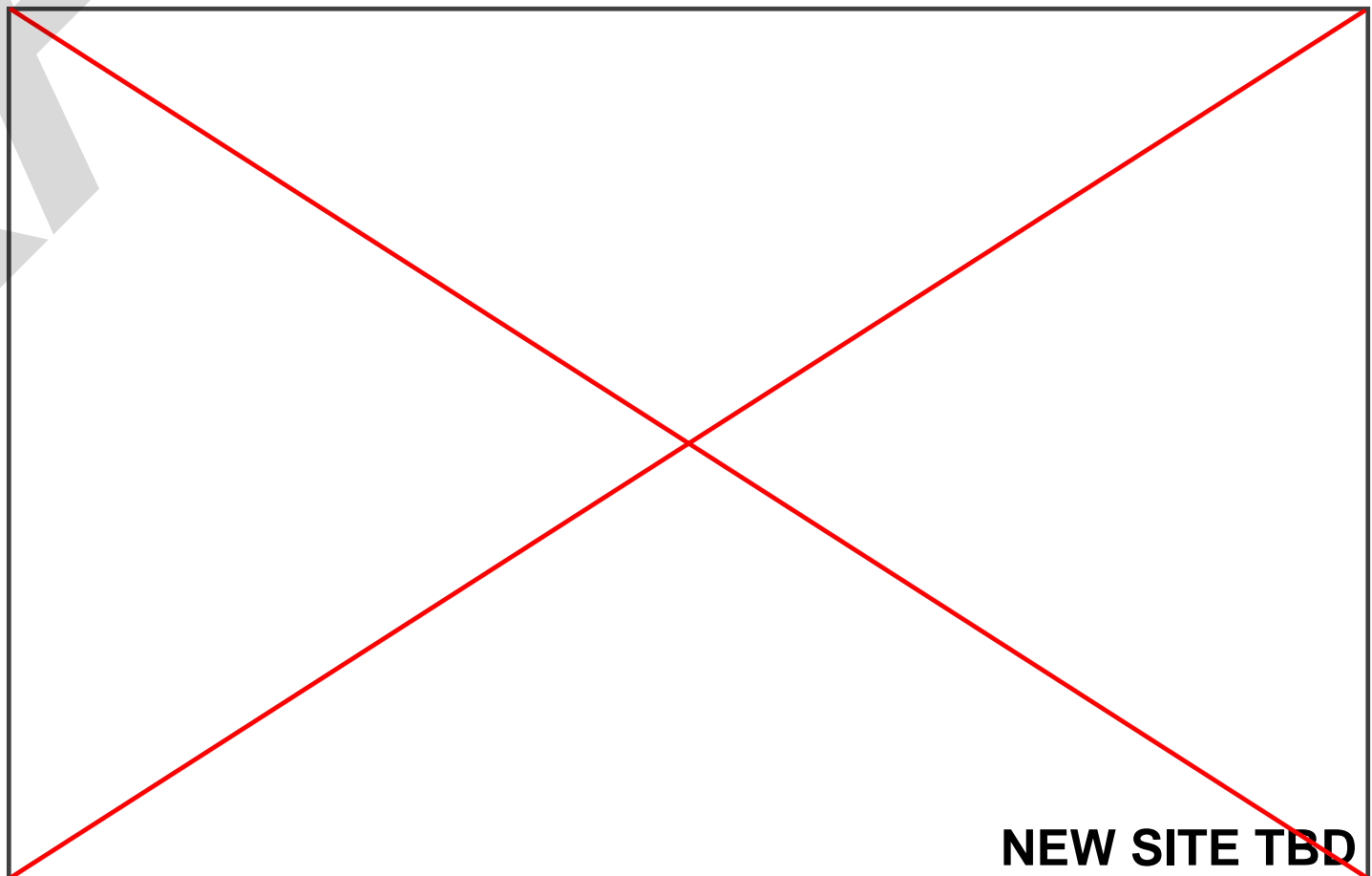
Juvenile Hall + Youth Center (renovated for Secure Track)

Continues using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms.

Locate Secure Track on the Youth Center site, using the existing administration area and program building. Renovate existing housing wings as required for code compliance.

Building/Site Requirements

Existing to Remain:	70,100 sf
Existing to Renovate:	11,600 sf
New Construction:	30,100 sf
Total Area:	111,800 sf
New Site:	NA



Pros and Cons

Pros

- This option makes the best use of existing facilities/investments.
- This option is the ideal grouping of classifications.
- Both sites already have the 9,000 sf recreation area needed.
- No need to find a new site.
- Existing kitchen remains.

Cons

- Secure Track juveniles will need to be temporarily housed somewhere else during the renovation unless the new campus style housing is constructed.
- New classrooms would also need to be constructed at the Juvenile Hall.

OPTION 7.1

Juvenile Hall + Youth Center (renovated for Secure Track)

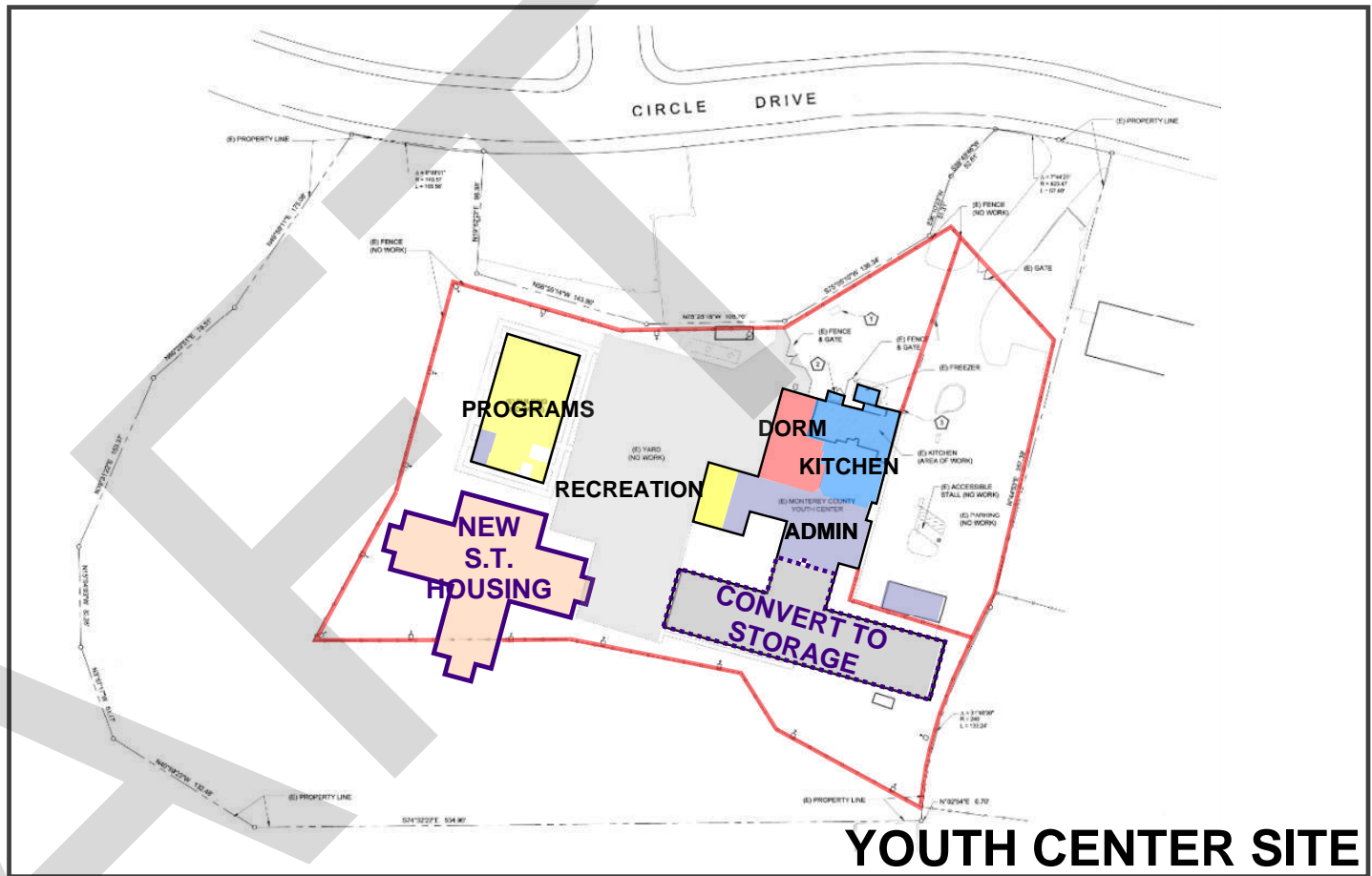
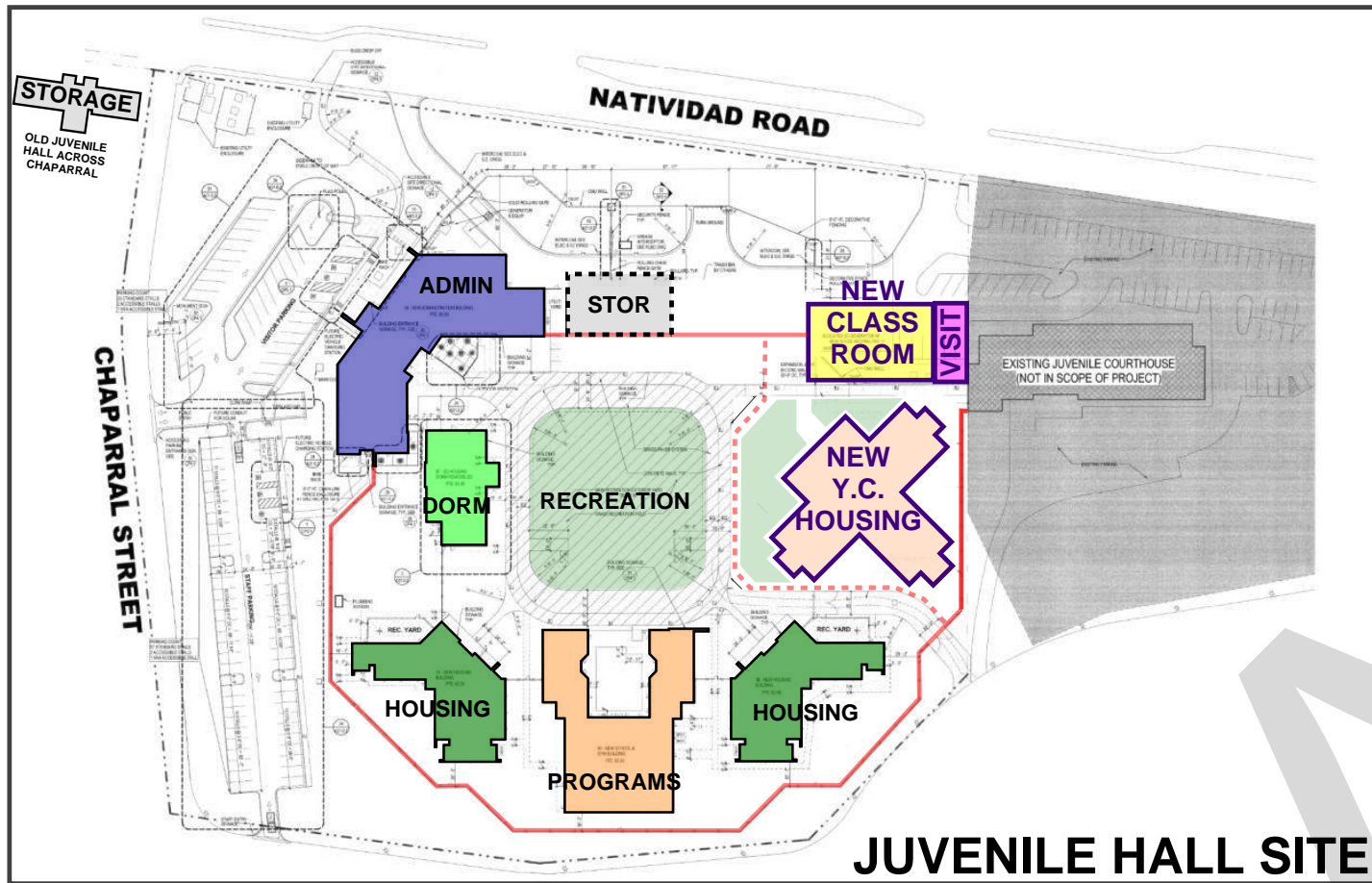
Continues using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms.

Locate Secure Track on the Youth Center site, using the existing administration area and program building. Renovate existing housing wings as required for code compliance.

Building/Site Requirements

- Existing to Remain:
- Existing to Renovate:
- New Construction:
- Total Area:
- New Site:





OPTION 7.2

Juvenile Hall + Youth Center (renovated and expanded for Secure Track)

Continues using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms

Locate Secure Track on the Youth Center site, using the existing administration area and program building. Construct new housing unit for Secure Track.

Building/Site Requirements

Existing to Remain:	81,700 sf
Existing to Renovate:	0 sf
New Construction:	43,700 sf
Total Area:	125,400 sf
New Site:	NA



NEW SITE TBD

Pros and Cons

Pros

- This option makes the best use of existing facilities/investments.
- This option is the ideal grouping of classifications.
- Both sites already have the 9,000 sf recreation area needed.
- No need to find a new site.
- Existing kitchen remains.

Cons

- New housing would need to be constructed and the old housing would be converted to storage, or renovated if it needed to serve as housing.
- New classrooms would also need to be constructed at the Juvenile Hall.

OPTION 7.2

Juvenile Hall + Youth Center (renovated and expanded for Secure Track)

Continues using the juvenile hall but expand to accommodate new housing for Youth Center populations, kitchen, laundry, and program/classrooms

Locate Secure Track on the Youth Center site, using the existing administration area and program building. Construct new housing unit for Secure Track.

Building/Site Requirements

Existing to Remain:	81,700 sf
Existing to Renovate:	0 sf
New Construction:	43,700 sf
Total Area:	125,400 sf
New Site:	NA

