

The County of Yuba

Department Of Administrative Services

TIMOTHY J. McCOY- Director



(530) 749-7880
FAX (530) 749-7884

Date: October 11, 2018

From: Timothy J. McCoy
Director, Administrative Services
County of Yuba
915 8th Street, Suite 119
Marysville, CA 95901

To: Michael A. Shores
Field Representative-County Facilities Construction (CFC) Division
Board of State and Community Corrections
2590 Venture Oaks Way, Suite 200
Sacramento, CA 95833

Re: Tri-County Juvenile Rehabilitation Facility (SB 81)

Dear Mr. Shores,

The Counties of Colusa, Sutter and Yuba respectfully request a change in scope to our SB 81 Tri-County Juvenile Rehabilitation Facility project.

In August 2015, these counties formed a Joint Powers Authority to construct the Tri-County Juvenile Rehabilitation Facility to replace the outdated structure located on 14th Street in Marysville, California. After two awards of grant funding and county contributions totaling \$19,051,806, facility planning began with Yuba County as the lead agency. After 4 years, the project has been formally established, but not granted required state permission to proceed. In the interim labor, construction and materials costs have significantly increased creating a \$5,172,111 funding shortfall. In recent discussions with the Department of Finance, it was determined that no additional state funding is available for this project

In light of the shortfall and absence of additional state dollars, the Boards of Supervisors of Colusa, Sutter and Yuba Counties recommend reducing the project scope from 48 to 32 beds. The initial design was a 3-pod structure of 16 beds per pod. Eliminating one pod of 16 beds, and making further modifications proposed by Probation staff, lowers the cost to \$19,702,255. The county administrators and chief probation officers from Colusa, Sutter and Yuba Counties discussed the 32-bed design during the September 12, 2018 facility meeting and recommended this alternative.

In order to construct a modern facility for our youth and remain close to the original budget, the Boards of Supervisors of all three counties propose a scope reduction to the facility design that includes eliminating one pod of 16 beds. Reducing the scope by one pod eliminates 16 bed spaces, the associated dayroom, interview room, and 3-bay shower, as well as accompanying storage, janitor, mechanical space, and the sally ports providing access to each of the recreation yards. The overall size reduction equates to 4,199 square feet.

This produces the greatest cost reduction impact; however, does not generate sufficient savings to meet budgetary requirements. Probation staff met with the preliminary design team to identify elements in the structure that could be value engineered to reduce cost, yet without negatively impacting the construction integrity or facility functions.

The change in scope outlined above reflects the needs of Colusa, Sutter and Yuba Counties. The project scope retains the purpose and intent of SB 81 funding, meets the needs of our communities' youth, and remains fiscally responsible. Although the new project scope differs from the original, the new structure includes all necessary ancillary space to enable the facility to comply with operational, fire and life safety, and physical plant standards contained in Titles 15 and 24. These include dayrooms, educational classrooms, dining, showers, recreation, medical exam, visiting, attorney visitation and mental health conferences. This new scope provides space for administrative support and rehabilitative programs.

The new 32-bed project scope has been approved by the Boards of Supervisors of Colusa, Sutter and Yuba Counties and is endorsed by the Chiefs of Probation for all three counties.

The Boards of Supervisors of Colusa, Sutter and Yuba Counties appreciate your assistance in facilitating approval of the project scope change. Staff is available to answer any questions; please contact our program manager, Tim McCoy at (530) 749-7885 or tmccoy@co.yuba.ca.us.

Respectfully,



Timothy J. McCoy
Director, Administrative Services

1 Attachment:

October 10, 2018, Letter from the Boards of Supervisors

2 Exhibits:

Exhibit A, Original Facility Scope

Exhibit B, Requested Facility Scope

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In light of the shortfall and absence of additional state dollars, staff recommended reducing the project scope from 48 to 32 beds. This reduction in scope was approved by the Colusa County Board of Supervisors on October 2, 2018 and at the Sutter and Yuba County Boards of Supervisors meetings on October 9, 2018.

The Counties of Colusa, Sutter and Yuba agree with the request to reduce the scope of the Tri-County Juvenile Rehabilitation Facility from 48 beds to 32 beds.

County of Colusa:  Date: 10/10/18
Gary J. Evans, Chairman of the Board

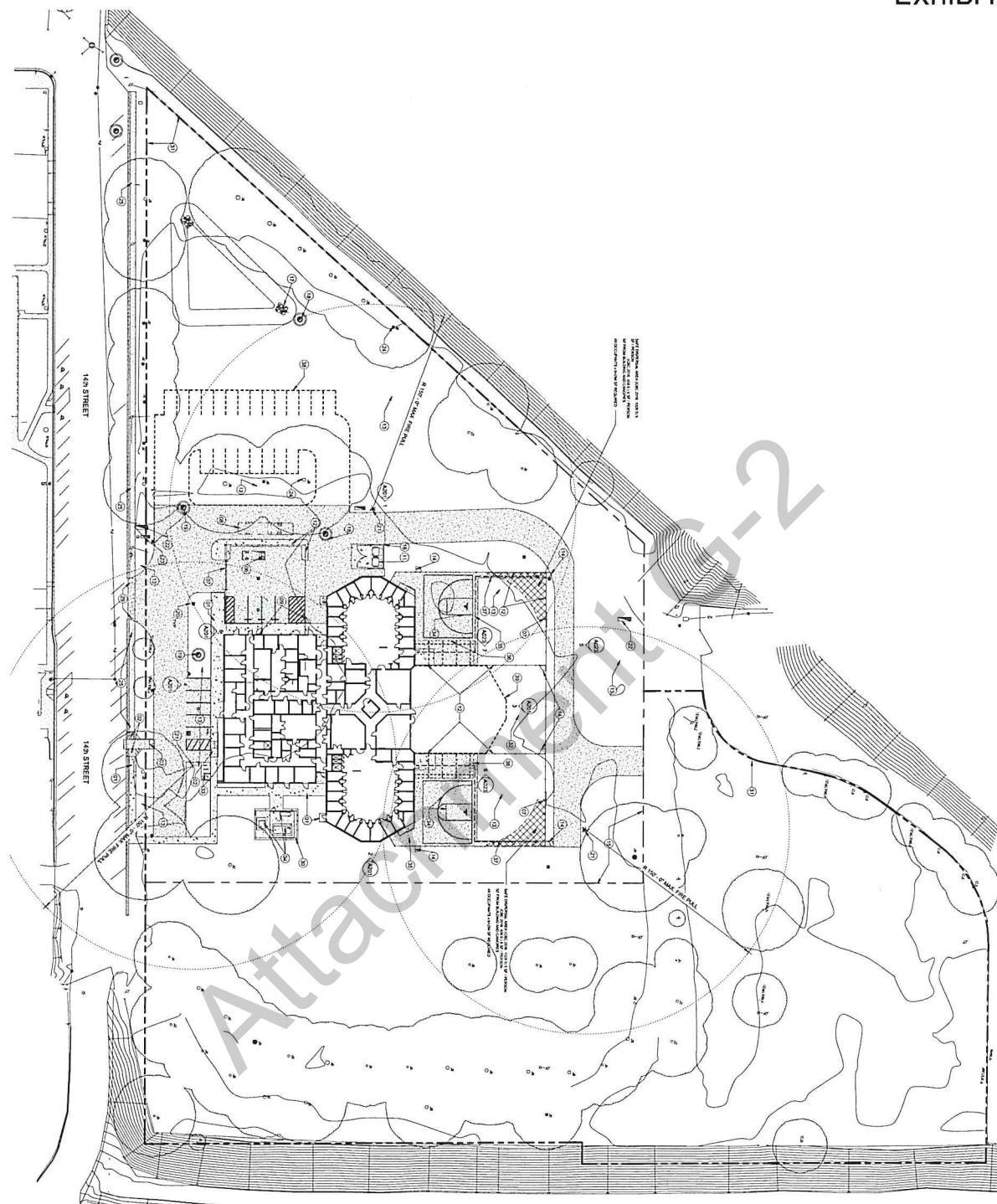
County of Sutter:  Date: 10-10-18
Dan Flores, Chairman of the Board

County of Yuba:  Date: 10-10-18
Andrew Vasquez, Chairman of the Board

Attachment G-2

EXHIBIT B

Site Plan - New
1" = 30'-0"



- SITE GENERAL NOTES**
1. SEE CIVIL DRAWINGS FOR GENERAL UTILITY AND PAVEMENT INFORMATION. SEE TO PROVIDE UTILITY AND PAVEMENT INFORMATION.
 2. SEE CIVIL DRAWINGS FOR GENERAL UTILITY AND PAVEMENT INFORMATION. SEE TO PROVIDE UTILITY AND PAVEMENT INFORMATION.
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November 2018 Board Meeting

SITE PLAN
NEW

A022.1

PRELIMINARY DESIGN
FOR DESIGN BUILD RFP
NOT FOR CONSTRUCTION

Bridging Documents

Tri-County Juvenile Rehabilitation Facility

938 14th Street, Marysville, CA 95901

VANIP
Construction Management
Solutions for Success

Attachment H-2