



SENATE BILL 863, ADULT LOCAL CRIMINAL JUSTICE FACILITIES CONSTRUCTION FINANCING PROGRAM PROPOSAL FORM

This document is not to be reformatted.

SECTION 1: PROJECT INFORMATION

A. APPLICANT INFORMATION AND PROPOSAL TYPE				
COUNTY NAME Modoc County		STATE FINANCING REQUESTED \$ 9,416,000		
SMALL COUNTY (200,000 and UNDER GENERAL COUNTY POPULATION) <input checked="" type="checkbox"/>	MEDIUM COUNTY (200,001 - 700,000 GENERAL COUNTY POPULATION) <input type="checkbox"/>	LARGE COUNTY (700,001 + GENERAL COUNTY POPULATION) <input type="checkbox"/>		
TYPE OF PROPOSAL – INDIVIDUAL COUNTY FACILITY /REGIONAL FACILITY PLEASE CHECK ONE (ONLY):				
INDIVIDUAL COUNTY FACILITY <input checked="" type="checkbox"/>		REGIONAL FACILITY <input type="checkbox"/>		
B: BRIEF PROJECT DESCRIPTION				
FACILITY NAME Modoc County Jail				
PROJECT DESCRIPTION 32-bed jail with abundant space for evidence-based programs.				
STREET ADDRESS NE Corner W. Sixteenth St. & W. Lucilane Blvd., Alturas, CA 96101; street address not yet assigned; county owned property				
CITY Alturas		STATE California	ZIP CODE 96101	
C. SCOPE OF WORK – INDICATE FACILITY TYPE AND CHECK ALL BOXES THAT APPLY.				
FACILITY TYPE (II, III or IV) II	<input checked="" type="checkbox"/> NEW STAND-ALONE FACILITY	<input type="checkbox"/> RENOVATION/REMODELING	<input type="checkbox"/> CONSTRUCTING BEDS OR OTHER SPACE AT EXISTING FACILITY	
D. BEDS CONSTRUCTED – Provide the number of BSCC-rated beds and non-rated special use beds that will be subject to construction as a result of the project, whether remodel/renovation or new construction.				
	A. MINIMUM SECURITY BEDS	B. MEDIUM SECURITY BEDS	C. MAXIMUM SECURITY BEDS	D. SPECIAL USE BEDS
Number of beds constructed	0	20	4	8
TOTAL BEDS (A+B+C+D)	32			

E. APPLICANT'S AGREEMENT

By signing this application, the authorized person assures that: a) the County will abide by the laws, regulations, policies, and procedures governing this financing program; and, b) certifies that the information contained in this proposal form, budget, narrative, and attachments is true and correct to the best of his/her knowledge.

PERSON AUTHORIZED TO SIGN AGREEMENT

NAME *Kathie Alves* TITLE *Chair, Modoc County Board of Supervisors*

AUTHORIZED PERSON'S SIGNATURE

DATE

F. DESIGNATED COUNTY CONSTRUCTION ADMINISTRATOR

This person shall be responsible to oversee construction and administer the state/county agreements. (Must be county staff, not a consultant or contractor, and must be identified in the Board of Supervisors' resolution.)

COUNTY CONSTRUCTION ADMINISTRATORNAME *Chester Robertson*TITLE *County Administrative Officer*

DEPARTMENT

County Administration

TELEPHONE NUMBER

530-233-7660

STREET ADDRESS

204 South Court Street, Room 100

CITY

Alturas

STATE

California

ZIP CODE

96101

E-MAIL ADDRESS

*96101***G. DESIGNATED PROJECT FINANCIAL OFFICER**

This person is responsible for all financial and accounting project related activities. (Must be county staff, not a consultant or contractor, and must be identified in the Board of Supervisors' resolution.)

PROJECT FINANCIAL OFFICERNAME *Stephanie Wellemeyer*TITLE *Auditor*

DEPARTMENT

Auditor

TELEPHONE NUMBER

530-233-6204

STREET ADDRESS

204 South Court Street, Room 100

CITY

Alturas

STATE

California

ZIP CODE

96101

E-MAIL ADDRESS

*stephaniewellemeyer@co.modoc.ca.us***H. DESIGNATED PROJECT CONTACT PERSON**

This person is responsible for project coordination and day-to-day liaison work with the BSCC. (Must be county staff, not a consultant or contractor, and must be identified in the Board of Supervisors' resolution.)

PROJECT CONTACT PERSONNAME *Ken Richardson*TITLE *Undersheriff*

DEPARTMENT

Modoc County Sheriff's Office

TELEPHONE NUMBER

530-233-4416

STREET ADDRESS

102 South Court Street

CITY

Alturas

STATE

California

ZIP CODE

96101

E-MAIL ADDRESS

krichardson@modocsheriff.us

SECTION 2: BUDGET SUMMARY

Budget Summary Instructions

Definitions of total project costs for purposes of this program (state reimbursed, county cash contribution, and county in-kind contribution) can be found in the “Budget Considerations” page 22 of the Senate Bill (SB) 863, Construction of Adult Local Criminal Justice Facilities (ALCJF’s) Request for Proposals (RFP). The county cash and in-kind contributions are collectively the county contribution. Those defined costs in the RFP shall be the guide for accurately completing this budget summary section.

In the Budget Summary Table that follows in part D of this section, indicate the amount of state financing requested and the amount of cash and/or in-kind contributions allotted to each budget line-item, in total defining the total project costs. It is necessary to fully include each eligible project cost for state-reimbursed, county cash, and county in-kind contribution amounts.

The in-kind contribution line items represent only county staff salaries and benefits, needs assessment costs, transition planning costs and/or current fair market value of land. An appraisal of land value will only be required after conditional award and only if land value is included as part of the county’s contribution.

The total amount of state financing requested cannot exceed 90 percent of the total project costs. The county contribution must be a minimum of 10 percent of the total project costs (unless the applicant is a small county petitioning for a reduction in the county contribution amount). County contributions can be any combination of cash or in-kind project costs. Small counties requesting a reduction in county contribution must state so in part A of this section. The County contribution must include all costs directly related to the project necessary to complete the design and construction of the proposed project, except for those eligible costs for which state reimbursement is being requested.

State financing limits (maximums) for all county proposals are as follows. For proposed regional ALCJF’s, the size of the lead county determines the maximum amount of funds to be requested for the entire project:

- **\$80,000,000** for large counties;
- **\$40,000,000** for medium counties; and,
- **\$20,000,000** for small counties.

A. Under 200,000 Population County Petition for Reduction in Contribution

Counties with a population below 200,000 may petition the Board of State and Community Corrections (BSCC) for a reduction in its county contribution. This proposal document will serve as the petition and the BSCC Board's acceptance of the county's contribution reduction, provided the county abides by all terms and conditions of this SB 863 RFP and Proposal process and receives a conditional award. The county (below 200,000 population) may request to reduce the required match to an amount not less than the total non-state reimbursable projects cost as defined in Title 15, Division 1, Chapter 1, Subchapter 6, Construction Financing Program section 1712.3. If requesting a reduction in match contribution, check the box below to indicate the county's petition.

By checking this box the county hereby petitions for a contribution reduction request as reflected in the proposal budget.

B. Readiness to Proceed Preference

In order to attest that the county is seeking the readiness to proceed with the proposed project, the county included a Board of Supervisors' resolution doing the following: 1) identifying and authorizing an adequate amount of available matching funds to satisfy the counties' contribution, 2) approving the forms of the project documents deemed necessary, as identified by the board to the BSCC, to effectuate the financing authorized in SB 863 3) and authorizing the appropriate signatory or signatories to execute those documents at the appropriate times. The identified matching funds in the resolution shall be compatible with the state's lease revenue bond financing. Additionally see Section 6 "Board of Supervisors' Resolution" for further instructions.

This proposal includes a Board of Supervisors' Resolution that is attached and includes language that assures funding is available and compatible with state's lease revenue bond financing. See below for the description of compatible funds.

County Cash Contribution Funds Are Legal and Authorized. The payment of the county cash contribution funds for the proposed adult local criminal justice facility project (i) is within the power, legal right, and authority of the County; (ii) is legal and will not conflict with or constitute on the part of the County a material violation of, a material breach of, a material default under, or result in the creation or imposition of any lien, charge, restriction, or encumbrance upon any property of the County under the provisions of any charter instrument, bylaw, indenture, mortgage, deed of trust, pledge, note, lease, loan, installment sale agreement, contract, or other material agreement or instrument to which the County is a party or by which the County or its properties or funds are otherwise subject or bound, decree, or demand of any court or governmental agency or body having jurisdiction over the County or any of its activities, properties or funds; and (iii) have been duly authorized by all necessary and appropriate action on the part of the governing body of the County.

No Prior Pledge. The county cash contribution funds and the Project are not and will not be mortgaged, pledged, or hypothecated by the County in any manner or for any purpose and have not been and will not be the subject of a grant of a security interest by the County. In addition, the county cash contribution funds and the

Project are not and will not be mortgaged, pledged, or hypothecated for the benefit of the County or its creditors in any manner or for any purpose and have not been and will not be the subject of a grant of a security interest in favor of the County or its creditors. The County shall not in any manner impair, impede or challenge the security, rights and benefits of the owners of any lease-revenue bonds sold by the State Public Works Board for the Project (the "Bonds") or the trustee for the Bonds.

Authorization to Proceed with the Project. The Project proposed in the County's SB 863 Financing Program proposal is authorized to proceed in its entirety when and if state financing is awarded for the Project within the SB 863 Financing Program.

C. California Environmental Quality Act (CEQA) compliance

Has the county completed the CEQA compliance for the project site?

Yes. If so, include documentation evidencing the completion (preference points).

No. If no, describe the status of the CEQA certification. The CEQA review is in process. An administrative draft of the Initial Study has been completed and circulated for internal review.

D. Budget Summary Table (Report to Nearest \$1,000)

LINE ITEM	STATE REIMBURSED	CASH CONTRIBUTION	IN-KIND CONTRIBUTION	TOTAL
1. Construction	\$ 8,184	\$ 0		\$ 8,184
2. Additional Eligible Costs*	\$ 246	\$ 0		\$ 246
3. Architectural	\$ 737	\$ 0		\$ 737
4. Project/Construction Management	\$ 250	\$ 23		\$ 273
5. CEQA	\$ 0	\$ 0		\$ 0
6. State Agency Fees**	\$ 0	\$ 51		\$ 51
7. Audit		\$ 20	\$ 0	\$ 20
8. Needs Assessment		\$ 16	\$ 0	\$ 16
9. Transition Planning		\$ 126	\$ 0	\$ 126
10. County Administration			\$ 90	\$ 90
11. Land Value			\$ 200	\$ 200
TOTAL PROJECT COSTS	\$ 9,416	\$ 216	\$ 290	\$ 9,922
PERCENT OF TOTAL	94.9%	2.2%	2.9%	100.00 %

* Additional Eligible Costs: This line item is limited to specified fees and moveable equipment and moveable furnishings (eligible for state reimbursement or cash contribution), and public art (eligible for cash contribution only)

** For State Agency Fees: State reimbursable costs include Real Estate Due Diligence only. State Fire Marshal fees may only be claimed as cash match.

Provide an explanation below of how the dollar figures were determined for each of the budget categories above that contain dollar amounts. Every cash contribution (match) line item shall be included with a reporting of the full amount budgeted unless a line item is not an actual cash contribution project cost for the county. (In that case, indicate so below.) For each budget category explanation below, include how state financing and the county contribution dollar amounts have been determined and calculated (be specific).

1. **Construction (includes fixed equipment and furnishings) (state reimbursement/cash match):** Construction costs are based on a programmatic estimate of a conceptual 32 - bed design consisting of 20 medium-security beds, 4 maximum-security beds and 8 special use beds along with program spaces and the required support spaces required by Title 24. Construction cost is estimated at \$8,184,000 to be provided by the state with no cash match by the county.

2. **Additional Eligible Costs (specified allowable fees, moveable equipment and furnishings, and public art)**

a) **Define each allowable fee types and the cost of each:** Fees at \$46,000 are

estimated to include \$16,000 for building permits, \$12,000 for water, \$18,000 for sewer. These fees are to be provided by the state with no cash match by the county.

- b) **Moveable equipment and moveable furnishings total amount:** \$200,000.
- c) **Public art total amount:** \$0. Inmate art programs will provide two dimensional and three dimensional art for the new facility.

3. **Architectural(state reimbursement/cash match):**

- a) **Describe the county's current stage in the architectural process:** This is a design-bid-build project. The architect has not been selected yet. We have developed an architectural program and currently are developing the type of programs that will be offered in our new facility including programs for AB 109 inmates and programs for our traditional county inmates. Our architect has developed a detailed architectural program, provided a conceptual design based on the Sheriff's security and inmate programs needs and developed a conceptual design including a site plan for the county owned site. The CEQA is in progress.
- b) **Given the approval requirements of the State Public Works Board (SPWB) and associated state reimbursement parameters (see "State Lease Revenue Bond Financing" section in the RFP), define which portions/phases of the architectural services the county intends to seek state dollar reimbursement:** We propose that all these fees be paid through state reimbursement without matching funds by the county.
- c) **Define the budgeted amount for what is described in b) above:** \$737,000
- d) **Define which portion/phases of the architectural services the county intends to cover with county contribution dollars:** Modoc County has very limited resources. We intend to borrow from other county funds and reimburse those funds when state funds are received.

Define the budgeted amount for what is described in d) above: \$0.

- 4. **Project/Construction Management - Describe which portions/phases of the construction management services the county intends to claim as:**
 - a) **Cash** \$23,000.
 - b) **In-Kind** \$0.
- 5. **CEQA – may be state reimbursement (consultant or contractor) or cash match** CEQA services are being provided in-house by Modoc County staff.
- 6. **State Agency Fees – Counties should consider approximate costs for the SFM review, which may be county cash contribution (match). \$16,000 for the due diligence costs which may be county cash contribution (match) or state reimbursement.** Modoc County has budgeted \$16,000 in real estate due diligence fees and \$35,000 in State Fire Marshal fees as cash match.
- 7. **Audit of Grant - Define whether the county is intending to use independent county auditor (in-kind) or services of contracted auditor (cash) and amount budgeted:** Modoc County has budgeted \$20,000 for the services of a contracted auditor as cash match.

8. **Needs Assessment - Define work performed by county staff (in-kind), define hired contracted staff services specifically for the development of the needs assessment (cash match) :** The needs assessment was provided by an outside consultant and listed as cash match.
9. **Transition Planning – Define work performed by county staff (in-kind), define the staff hired specifically for the proposed project (cash match):** Modoc County has budgeted \$126,000 in salary and benefits for transition into the new facility by staff from the Sheriff's Office (listed as in-kind match).
10. **County Administration – Define the county staff salaries/benefits directly associated with the proposed project.** Modoc County has budgeted \$90,000 in salary and benefits for project work by county administrative staff from Administration and the Sheriff's Office (listed as in-kind match).
11. **Site Acquisition - Describe the cost or current fair market value (in-kind):** Modoc County has allocated \$200,000 for the current fair market value of the project site based on an appraisal by D.J. Martin, Certified General Appraiser (listed as in-kind match).

SECTION 3: PROJECT TIMETABLE

Prior to completing this timetable, the county must consult with all appropriate county staff (e.g., county counsel, general services, public works, county administrator) to ensure that dates are achievable. Please consult the “State Public Works Board (State Capital Outlay Process)/Board of State and Community Corrections Processes and Requirements” section, page 30 of the RFP for further information. Complete the table below indicating start and completion dates for each key event, including comments if desired. Note the required time frames for specific milestone activities in this process. The BSCC Board intends to make conditional awards at its November 2015 board meeting.

KEY EVENTS	START DATES	COMPLETION DATES	COMMENTS
Site assurance/comparable long-term possession <u>within 90 days of award</u>	11/16/2015	2/12/2016	County owned site
Real estate due diligence package submitted <u>within 120 days of award</u>	11/16/2015	3/11/2016	Already started
SPWB meeting – Project established <u>within 18 months of award</u>	3/14/2016	7/11/2016	
Schematic Design with Operational Program Statement <u>within 24 months of award</u> (design-bid-build projects)	7/11/2016	1/13/2017	Preliminary Program Statement begins 7/11/2016 to ‘drive” SD
Performance criteria with Operational Program Statement <u>within 30 months of award</u> (design-build projects)			
Design Development (preliminary drawings) with Staffing Plan	1/30/2017	5/26/2017	Staffing “drives” SD/DD
Staffing/Operating Cost Analysis approved by the Board of Supervisors	7/14/2016	4/14/2017	Preliminary staffing/ operating cost analysis begins with start of SD
Construction Documents (working drawings)	7/21/2017	1/19/2018	Solicit bidding interest
Construction Bids or Design-Build Solicitation	7/13/2018	9/7/2018	
Notice to Proceed <u>within 42 months of award</u>	9/12/2018	11/12/2018	
Construction (maximum three years to complete)	12/10/2018	4/10/2020	
Staffing/Occupancy <u>within 90 days of completion</u>	4/13/2020	6/12/2020	Phased occupancy

SECTION 4: FACT SHEET

To capture key information from Section 5: Narrative, applicants must complete this Fact Sheet. Minimal information is requested. Narrative information or explanations are not to be included on this Fact Sheet nor as part of the tables in this section. Explanations of what is provided in these tables may be included in the Narrative section of the Proposal Form. Proposal narratives may include reference back to one or more of these specific tables (e.g., refer to Table 4 in Section 4 Fact Sheet).

Table 1: Provide the following information

1.	County general population	9,399
2.	Number of detention facilities	1
3.	BSCC-rated capacity of jail system (multiple facilities)	43
4.	ADP (Secure Detention) of system	30.9
5.	ADP (Alternatives to Detention) of system	2
6.	Percentage felony inmates of system	80.1%
7.	Percentage non-sentenced inmates of system	54.2
8.	Arrests per month	55
9.	Bookings per month of system	66
10.	“Lack of Space” releases per month	0

Table 2: Provide the name, BSCC-rated capacity (RC) and ADP of the adult detention facilities (type II, III, and IV) in your jurisdiction (county)

	Facility Name	RC	ADP
1.	Modoc County Jail (Type II)	43	30.9
2.			
3.			
4.			
5.			
6.			
7.			
8.			

Table 3: List the current offender programming in place and the ADP in each program

Pre-Trial Program		ADP
1.	Women's Recovery – Addiction, Relapse and Recovery	3
2.	Stress Management & Health and Fitness	13
3.	Pathways to Recovery (male and female offenders; county resources)	5
4.	Personal Preparedness (life skills; county resources upon release)	5
5.	Motivational Interviewing	6
6.	Money Management	6
Sentences Offender Program		ADP
1.	Women's Recovery – Addiction, Relapse and Recovery	1
2.	Stress Management	6
3.	Pathways to Recovery (male and female offenders; county resources)	3
4.	Personal Preparedness (life skills; county resources upon release)	6
5.	Motivational Interviewing	3
6.	GED Program	3

Table 4: List of the offender assessments used for determining programming

Assessment tools		Assessments per Month
1.	ORAS/PAT Pre-Trial Assessment Tool	10.3
2.	Educational Assessment	8
3.		
4.		
5.		
6.		

SECTION 5. NARRATIVE (STATEMENT OF NEED)

Jail Needs Assessment (JNA)

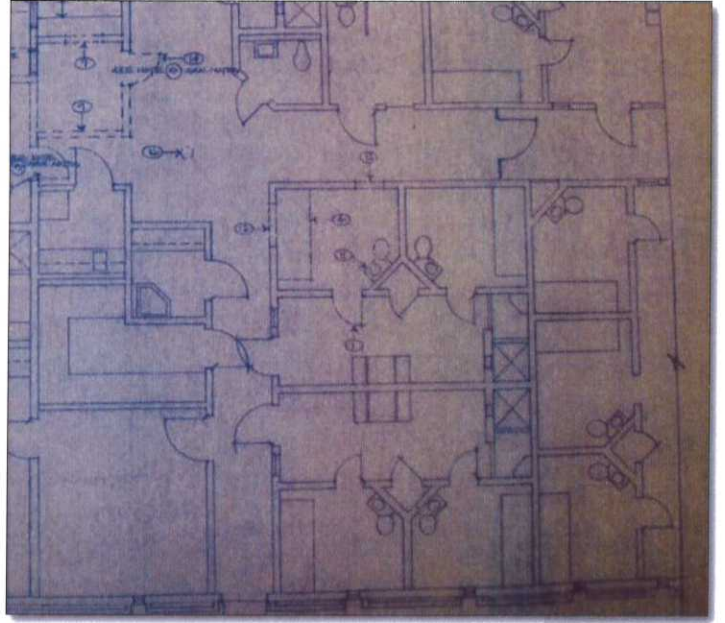
Findings. Our August 2015 Jail Needs Assessment indicates the need for 32 *beds* to meet our 2019 requirements and strongly recommends *vacating and replacing our existing linear, inadequate and unsafe jail*. To justify replacing our old jail, the JNA cites the unsafe linear design



with excessive dorm housing when we need cell housing, the difficulty in supervising and protecting inmates, privacy issues for inmates, suicide risks, the inability to separate by classification, the lack of program space, the lack of special needs beds (i.e. medical and mental health beds), the inability to meet current Title 24 standards and a number of other serious issues. The JNA further indicates the *need for purpose designed, evidence-based program spaces capable of accommodating 16 offenders* in order to allow us to expand existing programs and add already planned additional programming to promote rehabilitation and decrease recidivism. The site for our proposed jail was selected because of its adjacency to the county Agriculture Department and the county Road Department, offering the advantage of vocational programs in agriculture as well as vehicle maintenance and auto mechanics. Planning for these programs began in late July 2015.

Jail System Overview. Our *rated capacity is 43 beds; however, our facility is “grandfathered” and requires more staff than normal because of our piecemeal, convoluted design*. Our average daily population (ADP) was 30.9 for 2014, which supports our JNA projected need for 32 beds in 2019. Even though we currently have 43 rated beds our facility is staff intensive. The JNA also discusses

the severe strain on our system because of the age of the facility, the safety and Prison Rape Elimination Act (PREA) deficiencies and the inability to provide adequate visual supervision of inmates. Further *our existing jail does not allow for separation by classification, which endangers staff and inmates. Worse, we do not have the number of medium, maximum and special use beds required to house today's more criminally*



sophisticated and violent inmates along with those inmates who have mental health issues. Because of our county's extremely limited resources, SB 863 offers the only opportunity in the foreseeable future for us to provide programs and build a staff efficient, podular detention facility. With limited resources and difficulty in recruiting staff it is essential that we replace our old jail with a podular, staff efficient detention facility.

Project Benefits. *The primary advantages of this project are that it will decrease our staffing ratios under "best practices" and increase our ability to offer evidence-based academic and vocational programs.* In addition:

- This project will *increase the security of our jail* and thereby enhance the safety of staff, inmates and visitors. Public safety will be improved.
- A new podular adult detention facility will allow us to *better accommodate AB 109 inmates* while still incarcerating traditional county inmates.
- New medium, maximum and special needs beds will *allow us to properly house all inmates by classification.* This is not possible with the current abundance of dormitory beds.

- *Delivery of mental health and medical services will improve* with dedicated beds and treatment areas.
- *Energy and maintenance costs will be reduced substantially* with the abandonment of our old, unsafe physical plant. The new jail will be designed to LEED standards. Life cycle costs including maintenance will be monitored carefully during the design and construction.
- *Officer supervision will be improved* in the new housing units, thus reducing jail crime.
- *New space will be devoted to innovative, evidence-based programs* to promote rehabilitation and reduce recidivism. *Currently we have only one program room, which is difficult to supervise.* We are planning new program spaces designed to current educational standards. Additionally we will offer automotive and agricultural vocational programs using the immediately adjacent Agricultural Department and Road Department facilities. *Successful programs will reduce future bed needs.*

Current Trends Related to Bed Need. Our JNA indicates our *most distressing current trend is our inability to safely house the more criminally sophisticated inmates*, including AB 109 inmates who will have extended lengths of stay. Our facility was designed for less sophisticated misdemeanants and minimum to low medium security inmates. Today's inmates should be housed in single or double cells rather than dorms, which we have in abundance.

Approach to Reducing Bed Need. Modoc County's *alternative to incarceration programs are the primary reason our ADP was 30.9 for 2014.* Our alternatives include:

- *Sheriff's Community Service Program.* This is a voluntary program under which a sentenced offender is credited with one day of confinement for each day of participation.
- *Sheriff's Work Alternative Program (SWAP).* Similarly, in this program an offender is credited with one day of confinement for each day of participation.
- *Own Recognizance release.* In 2014, 129 offenders were released on OR; 61 offenders have been released on OR in the first half of 2015;

- *Supervised Own Recognizance* release. 21 offenders participated in this alternative from January through June of 2015; 39 offenders participated in 2014.
- *Electronic Monitoring*. This program has not had any participants in the first half of this year and was used sparingly in the past.

Effectiveness/Impacts of Alternatives. Alternatives to detention have been developed and implemented as part of Modoc County's risk-based assessment model. The development of these alternatives has been *a collaborative effort of the Community Corrections Partnership (CCP) led by Sheriff's Office staff and involving city and county agencies, departments and groups who provide services to and/or have an interest in reducing recidivism* in Modoc County. We continue to *use the least restrictive alternative for which an offender qualifies* in order to integrate offenders into the community as seamlessly as possible.

Determining Program Space Need. Our single program room is small and difficult to supervise. We desperately need program space. *To be certain our new program spaces are adequate, the capacity for interior spaces was determined by allowing 160 net sq. ft. for the instructor and 28 sq. ft. per offender participating in programs. Our outdoor program space is considerably larger.*

Need for Programming to Assist with Population Management. *The incarceration of AB 109 inmates has led to the need for longer-term programs for offenders who will serve more lengthy sentences in addition to the programs for our historic county jail population. Because of our lack of program space we cannot effectively serve either population. A staff efficient jail with increased programs will allow us to provide programs for all offenders, thus reducing recidivism.* If this funding application is successful we will be able to enhance existing programs and introduce new programs.

Examples include:

- mental health programs, counseling and therapy sessions; special education classes;
- developing an adult literacy program;

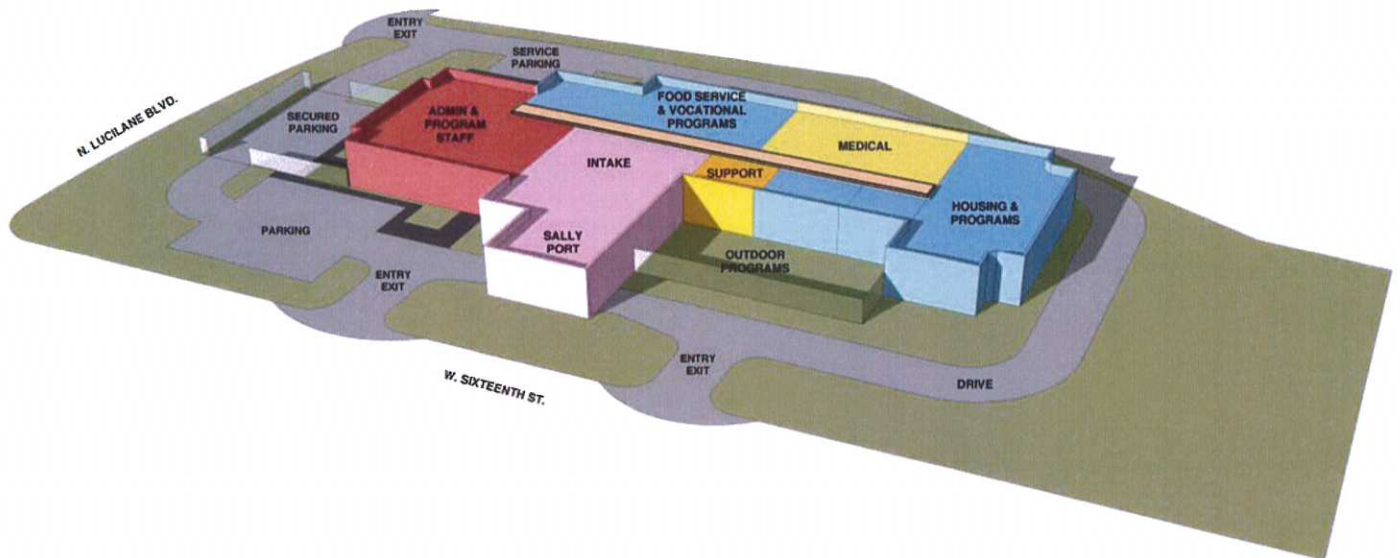
- providing tutoring for inmates seeking a GED;
- additional religious programs;
- AA meetings and concurrent counseling;
- providing health education on a variety of subjects.
- family awareness and responsibilities; parenting programs;
- mentoring programs;
- anger management classes and counseling;
- self-esteem enhancement;
- cultural awareness programs;
- developing communication skills and enhancing human relations;
- aptitude assessment and career planning;
- vocational education classes
- academic and vocational education correspondence courses; and
- other programs that will assist offenders in returning to the community as productive citizens.

Special Factors.

No Financing Under AB 900 or AB 1022. Modoc County *has not received financing under either AB 900 or AB 1022.*

Proposal Includes Expanded Program and Treatment Space. *As discussed above and illustrated in the axonometric site plan on the following page this project includes expanded program and treatment spaces and areas.* The interior spaces designed to accommodate academic, vocational and life skills programming appear in blue. Traditional academic and life skills programs will be held in the program room and the dayroom of the housing unit. The kitchen has been designed for vocational education in food service and catering. The fenced outdoor academic, life

skills and vocational education program area appears in the lower center between the lower roadway and the proposed detention facility. Additional vocational programs will be conducted at the facilities for the Agricultural Department (landscaping and gardening) and Road Department (automotive and vehicle maintenance) immediately adjacent to the site to the north. Medical and mental health treatment will occur in the medical spaces depicted in yellow. *When compared to our single, inadequate program room, woefully inadequate and undersized medical examination room and non-existent spaces for mental health treatment this is a significant expansion.*



TOTAL: 24,000 S.F.

AERIAL DIAGRAM



SECTION 5. NARRATIVE (SCOPE OF WORK)

Scope of Work. Our application requests funds for a *32-bed Type II Jail with extensive program space in new construction on land currently owned by Modoc County*. The number and types of beds include:

- 20 medium security beds.
- 4 maximum-security beds.
- 8 special use beds (4 mental health beds and 4 medical beds).



Our *existing antiquated jail will be vacated by the Sheriff's Office and used for general county storage*. Our *new jail beds will meet all of the requirements of Title 24* and will include dayrooms; enclosed and outdoor exercise areas; academic, life skills and vocational program spaces and areas; medical and mental health treatment areas and beds with secure pharmaceutical storage; visiting areas (video, contact and non-contact); central control and safety equipment storage; janitors' closets; audio monitoring systems; a laundry with adequate storage, emergency power, confidential interview rooms, attorney interview spaces and inmate property and institutional storage areas. Food service, commissary storage and intake/release spaces will be provided.

Planning Process. Our plans have evolved over the last several years and have been *reevaluated and revised* with the significant changes brought about by AB 109. These changes include the numbers and types of former state inmates that our small county jail now holds along with the increased average length of stay of those inmates. Planning adjustments continued to be made after the release of the RFP for SB 863 when we received the approval of the Board of Supervisors approval to submit this funding application. *Modoc County has extremely limited resources;*

however, SB 863 gives us the opportunity to replace our old, unsafe, staff intensive and inadequate jail and build purpose designed spaces and areas for inmate programs. Our JNA indicates the need for secure beds and special use housing (particularly mental health and medical beds) and the need for state-of-the-art program spaces and areas. As a result, we have developed a comprehensive plan for a new jail through the Community Corrections Partnership (CCP). Throughout the process, Sheriff's staff has met with county staff to specifically plan for this project. The Board of Supervisors has been informed of our planning and strongly supports this application.

Relationship Between Stated Needs and Planned Construction. *Our JNA recommends the replacement of our old, linear, staff intensive jail originally occupied in 1979. The JNA indicated the need for 32 beds and purpose designed program space to meet our 2019 jail bed needs. The Sheriff's Office will vacate the inefficient, deteriorating "jail steel" beds, thus significantly reducing our staffing, maintenance and utility costs. The vacated facility will serve as secure storage for Modoc County departments.*

Beneficial Outcomes. *A new jail will address the issues created by AB 109 and provide a staff efficient, safer, more secure, treatment-rich and professional environment for staff, volunteers, visitors and inmates. The new beds will include 8 special use beds. 4 medical and 4 mental health beds will be designed to current standards to temporarily treat inmates who are ill or injured as well as those with mental health diagnoses. (Offenders requiring more extensive medical or mental health treatment will continue to be treated in secure facilities outside our new jail.) Substantial benefits result from replacing the 43 staff intensive beds. Designing to LEED standards will reduce maintenance and energy costs. The linear and detached design with the attendant suicide risks, PREA concerns and privacy issues associated with the old "jail steel" and dormitory construction will be eliminated as will potential claims against the county resulting from our poor mechanical and electrical systems.*

Staffing Required to Operate the New

Construction.

Staffing for our new jail is substantially in place. The planned staffing efficiencies of the new construction will allow the existing staff to contribute to the staffing ratio for custody and to devote more time to programs. As a result we *anticipate needing to fill only two positions.* County



Administration and the Board of Supervisors are aware of these needs and we plan to begin the hiring process 12 months prior to occupancy.

Planning Process for Programming.

In the last few years we have not had the resources to construct an adequate program space or the available staff to conduct/monitor programs. As we discussed this situation internally and with our various program providers we *realized that we needed a staff efficient facility to free officers for programming and program spaces and areas tailored to evidence-based programs that are successful in other counties.* As we have continued to prepare for this planned construction project we have coordinated with our program specialists to assess the programs we should offer and look at program space design concepts that have been successful.

Relationship Between Stated Program Needs and Planned Construction.

Our planned construction will provide us with the *purpose designed program spaces and areas we need to adequately serve the AB 109 and traditional county offender populations.* A staff efficient detention facility will allow staff to devote more time to programming.

Plans to Implement and Operate New Programs.

Our program providers will continue to help us as we implement and operate our anticipated programs in our new detention facility. Additional

program providers including county service providers will be added. *Staffing for our programs already exists* through our county service providers, the staff and volunteers associated with local faith-based providers and our detention staff and other partners. To date all that has been lacking is adequate, easily monitored and safe space for academic, life skills and vocational already planned programs.

Beneficial Outcomes from New Program Space. Providing *well-designed program spaces and areas will allow us to promote program participation and improve the quality and quantity of our programs.* New and expanded programs will include such things as personality development courses (e.g. domestic violence and anger management, behavior modification, inter-personnel communication skills, etc.). Additionally, we are examining the possibility of including family reunification, family and community networking, high school courses leading to a diploma, expanded GED courses along with vocational education courses in the food service industry, automotive maintenance and repair along with landscaping gardening and horticulture as well as animal husbandry in partnership with county Animal Control, which will be co-located on the county owned property adjacent to the proposed jail site.. *Finally, we plan to implement Moral Reconciliation Therapy (MRT), which has the potential to reduce recidivism.*

Special Factors.

Feasibility of County Plan. The planning for this project has been in progress for almost three years by the Sheriff's Office and has progressed to the point of a detailed architectural program and a conceptual design. The Board of Supervisors, the CCP, Modoc County Administration, program providers including County Department, faith-based organizations and volunteers all have been involved in the process. *This project will replace unsafe housing and provide direct visual supervision of all inmate occupied areas. More than adequate treatment spaces will be provided for offenders with medical and mental health issues.*

SECTION 5. NARRATIVE (PROGRAMMING & SERVICES)

Offender Management Goals. Our funding proposal envisions a new 32-bed jail with well-designed program spaces and areas. *Goals that relate to the new facility include:*

- Improving our staffing ratios through *podular design for staffing efficiency*.
- Improved staffing ratios will *allow officers to devote more time to programs and increase the number and type of programs offered*.
- Allowing us to *meet the specific needs of unsentenced inmates (55.3% of the jail population in 2013) and sentenced population (44.7% of the jail population in 2013) as well as the lengthy program needs of our AB 109 offenders*.
- Provide an *environment that is humane and conducive to successful programming*.
- Design a podular facility that *moves services to the inmates* as opposed to moving inmates throughout the building for services. Provide *program space adjacent to inmate housing*.
- Providing *safe, secure detention beds* to protect the citizens of our county, detention officers, program staff, visitors, volunteers and inmates.
- Providing *a professional environment* for detention officers, staff and those who are responsible for our programs to reduce recidivism and teach offenders to be productive members of society. A professional environment *will improve staff working conditions, increase morale while enhancing recruiting and improving staff retention*.
- Providing *safe interaction with visiting family and friends* to further promote successful rehabilitation.
- Providing a *safe living space for offenders* so that they can concentrate on learning without the presence of negative influences and free from the fear of predators.
- *Reduce maintenance and operational costs*, which is important to a county with limited resources.

Alignment of Proposed Beds with Community Corrections Partnership (CCP) Plan. Our *CCP Plan* recommends the replacement of our old jail with a podular, more staff efficient, program-rich detention facility. Additionally the CCP and our needs assessment find the impact on the county jail population, officers, staff, service providers, volunteers and visitors of AB 109 will be significant. As a result here is an immediate need for a new jail. *Receiving funding for a new jail with well-designed program spaces and areas will meet the short-term goals identified in our CCP Plan.*

Risk-Assessment-Based Pretrial Release. The Modoc County Sheriff's Office uses the *Ohio Risk Assessment System (ORAS)* to evaluate the risk of a defendant failing to appear or committing a new crime if released on OR or bail. Pretrial releases include three levels of Own Recognizance release and Electronic Monitoring. Each high-risk offender also is further evaluated with the *Modoc County Classification Form*. Questioning covers education, employment, residential stability, marriage/family, friends, aggression, coping skills and substance abuse as well as criminal history.

Planned Construction in Relation to Need for Safe Beds. Our proposal requests funds to construct a *new staff efficient, podular 32-bed Type II Jail*. The new jail will replace our existing, outdated, linear, unsafe Jail. Our needs assessment indicates that these 32 beds will *meet our bed requirements through 2019* and handle the influx of new AB 109 offenders who will continue to be our responsibility.

Alignment of Proposed Program Space with Community Corrections Partnership (CCP) Plan. *Our CCP Plan anticipates that a staff efficient facility and the new program spaces and areas will allow us to provide successful programs for our traditional offender population and accommodate the program needs of the increasing number of AB 109 offenders.* The AB 109 offender population will require more intensive rehabilitative programming over a longer period of time. There also will be the need for programming specifically targeted for AB 109 offenders.

Programming to be Conducted in the New Program Space. In addition to the new programs discussed earlier, we plan to add *Moral Reconciliation Therapy (MRT)*. This cognitive-behavioral counseling class combines education, group and individual counseling and structured exercises designed to foster moral development in offenders. Participants are confronted with the consequences of their behavior and the effect that it has had on their family, friends and community. Published reports have documented that *MRT-treated offenders have a significantly lower rate of recidivism for periods as long as 20 years after treatment.*

Quality Reentry Model and Seamless Reentry Process. Our CCP Plan indicates that we will *offer a variety of reentry programs* through Modoc County Health Services, various county departments, faith-based organizations and other program providers once we have a staff efficient facility with a well-designed program spaces and areas. Examples of programs under consideration include life skills, literacy, academic and vocational assessment, career counseling, computer literacy, job search, referrals to community partners, vocational training in automotive repair and maintenance, vocational education in agriculture and horticulture, etc.

Collaborative Partnerships Providing Services. *Our Community Corrections Partnership (CCP) planning effort has resulted in a collaborative effort that will provide meaningful evidence-based programming to offenders.* The principal partners in our collaboration include:

- Modoc County District Attorney (assessments and interviews)
- Modoc County Department of Health Services (employment assessment, testing, evaluation, programs, job search assistance and Temporary Public Assistance Benefits counseling)
- Modoc County Library (literacy programs)
- Modoc County Probation Department (assessment and evaluation)
- Modoc County Sheriff's Office (assessment, evaluation, counseling and programming)

- Faith-Based Community Organizations (religious services, counseling and educational programming)

Sources of Financial Assistance to Support Delivery of Programs. The Modoc County Sheriff's Office has very limited resources. As a result we continue to seek *financial assistance* from the following:

- Medi-Cal
- Funding allocated through the Community Corrections Partnership

Staff Qualifications Necessary for Planned Programming. Program personnel who provide programs for offenders are *required to have the appropriate qualifications and certifications in their disciplines*. Program providers must pass a criminal background investigation and drug screening.

Special Factors.

Percentages of Inmates on Pretrial Status. Our percentage of inmates on pretrial status has remained relatively constant over the last two full calendar years of 2013 and 2014. *In 2013 55.3% of our inmates were in pretrial status (8.0% of those inmates were female). The percentage decreased slightly to 54.2% in 2014 (with 6.1% female).*

Risk-Assessment-Based Pretrial Release. The Modoc County Sheriff's Office uses the *Ohio Risk Assessment System (ORAS)* to evaluate the risk of a defendant failing to appear or committing a new crime if released on OR or bail. *Pretrial releases include three levels of Own Recognizance release and Electronic Monitoring.*

SECTION 5. NARRATIVE (ADMINISTRATIVE WORK PLAN)



Plan for Project Management and Administration.

Our project management and administrative work plan for our 32-bed Type II adult detention facility is outlined below. *This process is designed specifically to make the most efficient use of available resources while maintaining the project scope, quality, budget and schedule. Our plan includes the requirements and*

approvals required by the Board of State and Community Corrections (BSCC) and the State Public Works Board (SPWB) for funding under SB 863. The plan consists of the following elements:

- *Develop the jail needs assessment (completed).*
- *Establish ownership of the site (completed; county owned site)*
- *Submit the Real Estate Due Diligence package to the state (in progress).*
- *Provide site assurance to the state (within 90 days of award).*
- Detailed conceptual level planning that includes (in progress):
 - information required by funding sources including the monitoring of matching funds;
 - development of the preliminary program statement;
 - development of the preliminary staffing plan;
 - refinement of the preliminary architectural program;
 - refinement of the conceptual budget (construction costs and total project costs);
 - the development of the Modoc County Sheriff's Office's operational and staffing costs along with the maintenance costs that will be incurred once construction is complete;
 - the refinement of the preliminary schedule and plans for continued compliance with state pre-contractual requirements.

- Presentation to and approval by the Modoc County Board of Supervisors during planning, design, the development of construction documents and during construction.
- Development of the final architectural program including:
 - the preliminary code analysis;
 - the requirements of Titles 15, 19 and 24 of the *California Code of Regulations*;
 - the staffing and operational analysis, which will include a refinement of the staffing plan and refinement of the program statement; and
 - any required refinement of the project timeline and budget.
- *State Public Works Board meeting to establish the project (within 18 months of award).*
- Preparation of traditional schematic design and design development documents.
- *Submit the schematic design package with the operational program statement to BSCC (within 24 months of award).*
- *Submit the design development package with the staffing plan to BSCC.*
- Transition planning that begins with the establishment of the transition team during design and continues through move-in and post-occupancy activities.
- Continuous design/value engineering to make the most efficient use of available resources (i.e. provide a cost effective design) and preserve life cycle costs.
- Continuous user input from the Modoc County Sheriff's Office staff and others providing programs and services at the proposed facility.
- Continuous code analysis.
- Independent cost estimates during the design and construction document phases.
- Continuous analysis of the requirements of Titles 15, 19 and 24 including the required reviews by staff from the BSCC and the State Fire Marshal.
- Ongoing schedule review to be certain that the project is ready for occupancy as planned.

- The preparation of construction documents (drawings and specifications) including the required reviews by BSCC staff and the State Fire Marshal and all other state agencies.
- Constructability reviews during design and during the preparation of construction documents to use the most effective construction means and methods in order to ensure competitive bidding and to reduce change orders.
- Engineering and architectural peer review during the preparation of design and construction documents to provide the best and most cost effective solutions to design/construction issues.
- Continuous analysis of staffing, operations and life cycle costs in order to design and construct the most cost effective facility possible.
- *Submit the construction documents package to BSCC.*
- Marketing of the project to potential contractors and sub-contractors to increase the potential for competitive bids and to increase the number of bidders.
- Bidding activities including the opening of bids and the preparation and signing of the construction contract.
- *Receive authorization from the state and issue the notice to proceed (within 42 months of award).*
- Construction administration, coordination and inspection.
- Preparation of the quarterly invoices and progress reports as required by the state.
- Construction closeout activities including:
 - punch list development and the monitoring of the completion of punch list items;
 - cost reconciliation and final audit;
 - final invoice and progress payment;
 - collection of warranties;
 - preparation of the final “as-built” drawings; and

- collection of operation and maintenance manuals.
- *Staffing, occupancy, transition and move-in activities (within 90 days of completion)* including:
 - equipment commissioning;
 - facility “shake-down;”
 - operations and security “walk-through;”
 - staff occupancy training; and
 - the phased move-in of inmates (A phased move-in allows staff and inmates to adjust with less tension. BSCC staff recommends a phased move-in.)
- Periodic post-occupancy evaluations at one, two and five years after occupancy.

Project controls are in place to be certain that the project is delivered on time, within budget and meets expectations. These quality control procedures ensure that all documents are complete and properly coordinated. *Project controls for planning* have included:

- the establishment of effective communication links between and among all participants;
- early discussions with oversight organizations such as the Board of State and Community Corrections (BSCC) and the State Fire Marshal;
- continuous schedule review and refinement in planning team review meetings;
- the traditional peer review of planning documents by senior professionals who have not been involved with our project;
- outside peer review by professionals in the various planning, architectural and engineering disciplines;
- participation in continuing education opportunities related to individual disciplines and to this facility type; and
- active participation by consultants in professional societies such as the American Correctional Association, the American Jail Association, the National Sheriff’s Association,

the California State Sheriff's Association, the American Society for Industrial Security, the American Institute of Architects, the American Society of Heating, Refrigerating and Air Conditioning Engineers as well as a number of other professional societies and associations.

Additional quality control methodologies will be applied to design activities and the preparation of construction documents. These methodologies include:

- use of value engineering processes in design team weekly review meetings;
- commitment to using only those security and detention products that have been proven in a detention environment for at least five years (unless otherwise directed by the client);
- continuation of the traditional peer review of design and construction documents (as the project progresses) by senior professionals who have not been involved with the project to be certain that all documents are coordinated and that all documents are developed above industry standards;
- the assignment of a single professional on the architectural team who is responsible for ensuring that any changes are reflected in all architectural and engineering documents and that all documents are coordinated;
- independent constructability analysis by professionals who examine the construction documents from a contractor's perspective; and
- the continued use of checklists provided by BSCC and the State Fire Marshal.

To assure *staffing efficiency*, a detailed, conceptual, "best practices" staffing plan will be developed prior to the beginning of schematic design for the new jail so that staffing efficiencies are one of the primary influences on the design effort. This staffing plan will guide the design effort and be updated as necessary. The design team and the Sheriff will keep the Board of Supervisors continually informed regarding anticipated operational costs including those directly attributable to staffing. The new jail will be designed with staffing "best practices" in mind and will conform to the

requirements of Titles 15 and 24 in terms of such operational issues as inmate supervision, safety checks, etc. *As compared to the existing detention facility, less staff will be required per inmate because all inmate occupied areas in the new jail will be under the direct visual control of a deputy. Modoc County has committed the following senior staff to manage and guide this project through to occupancy:*

Project Oversight:

- Supervisor Kathie Alves - Chair, Modoc County Board of Supervisors
- Sheriff Mike Poindexter - Modoc County Sheriff's Office

Project Management:

- Chester Robertson - County Administrative Officer
- Undersheriff Ken Richardson - Modoc County Sheriff's Office
- Stephanie Wellemeyer - Modoc County Auditor

Current State of Planning Progress. Our current planning effort began with the passage AB 1022 two and a half years ago. We realized that the significant changes brought about by AB 109, including the types of inmates that our county would now hold and the increased average length of stay of those inmates would cause issues for our small



county. We commissioned our most recent needs assessment in August of this year. *Our 2015 needs assessment forms the basis for this funding application.* Our needs assessment helped us to continue to develop *a comprehensive plan through the Community Corrections Partnership* committee. Our planning process for program space has coincided with our planning efforts to

replace our antiquated, linear jail. As we continue to prepare for our planned construction project we plan to coordinate with program specialists to assess space needs.

Readiness to Proceed. Modoc County's readiness to proceed is illustrated by the following:

- The *Modoc County planning team for this project has been established and working together for two and a half years.*
- The proposed *site for our new jail has been identified* and the site is owned by Modoc County.
- An administrative draft of the *CEQA Initial Study has been circulated for internal review.*



We have *retained an architectural firm*, which has completed our *2015 Jail Needs Assessment*, prepared our detailed *architectural program* and developed the conceptual design and site plan for our new jail.

- With the assistance of our architectural firm we have *developed a detailed construction budget based on the square footages from the architectural program and verified by the conceptual design.*
- Funding has been identified for the required cash and in-kind matching funds as indicated in the attached *Board of Supervisors Resolution.*
- *The Modoc County Board of Supervisors, County Administration and the Sheriff are committed to building and staffing our new jail* as also is indicated in the attached resolution from the Board of Supervisors

Construction Timeline. This project is in the *conceptual planning stage.* Our project schedule and milestones are *provided in this funding application in Section 3, Project Timetable on page 7 of*

this proposal. Our schedule includes adequate time for all state and county reviews and takes into consideration the weather in Alturas and the best time to put our project out to bid.

SECTION 5. NARRATIVE (BUDGET NARRATIVE)

Justification of State Financing

Requested. Our *2015 Jail Needs Assessment (JNA)* recommends the replacement of our antiquated, linear jail and the construction of a new 32-bed, podular, Title 24 compliant Type II adult detention facility to meet our 2019 needs. We are requesting \$9,416,000 in state funding and, in turn, providing



\$506,000 in cash and in-kind match. Our linear, old, unsafe “jail steel” beds will be vacated by the Sheriff’s Office and used for secure general storage by other county departments.

Benefits/Impact of Construction in Relation to Construction Cost. With a new jail, officer, staff, volunteer, visitor, public and inmate *safety will improve significantly*. A much *greater number of evidence-based programs will be offered* in life skills, academic and vocational areas. *Staffing efficiencies will be achieved* in a podular facility with direct visual supervision of all inmate occupied areas, which will allow staff to spend more time on programs and less time on custody and escort duties. *Proper separation by classification will become possible*, which has become more important with the addition of AB 109 inmates to our jail population. *Officer recruiting and retention will improve*. *Utility costs will decrease* with an energy efficient facility designed to LEED standards. Maintenance costs will decrease. We no longer will be forced to maintain old equipment and systems, which have exceeded their normal life span.

Steps to Minimize Costs. Our project team will monitor the project’s projected and actual budget to preserve scarce resources. This includes *developing and reconciling simultaneous, independent budgets for project costs and construction costs as well as staffing and operational costs* during

design and construction. The Board of Supervisors continuously will be informed of all costs associated with the project through *careful oversight, project management and efficient communications protocols*. Close attention will be paid to the development of the budgets for staffing and operational costs since these costs must be met for the life of the facility. *Careful attention to staffing and program issues will ensure staffing efficiency and program effectiveness*. The Sheriff is required to provide an operational program statement with the schematic design package and a staffing plan with the design development package. For this project, *the program statement and staffing plan will be prepared at the beginning of schematic design so that the design will be determined by program needs* (to provide effective alternatives and reduce recidivism) *and guided by the staffing plan* (to meet “best practices” for efficient and effective staffing). To assure staffing efficiency, the housing units will be designed to maximize sightlines and provide direct visual supervision. Modoc County will keep the jail bed and program space construction and operating costs low through careful site and space planning and the use of newer technologies. *The use of construction systems that are common to the area, construction techniques with which local contractors are familiar and the “marketing” of potential contractors before construction documents are released for bidding will result in lower responsible bids*. In addition, *specification of “green” building systems* will maximize operational funds throughout the life cycle as a result of *reduced utility and maintenance costs*. The design team will use “green” (i.e. LEED) building practices to create environmentally sound and resource efficient housing units and program areas through an integrated design approach. This will achieve significant life cycle and operational cost avoidance. “Green” building principles will include resource conservation (i.e. energy efficiency) as well as the use of renewable energy and water conservation features. The design effort will consider environmental impact and waste minimization, create a healthy and comfortable environment, reduce operational and maintenance costs and address related issues. Life cycle

costs continuously will be analyzed, as will the economic and environmental impact and performance of the housing units and program spaces.

5.05 Cost Effectiveness (including from a population management perspective). Our design



goals, which were developed as part of our planning activities discuss our cost effectiveness from a population management perspective. The proposed new Modoc County Jail will be a new generation, direct visual supervision, podular, adult detention facility that meets all of the requirements of Title 24 of the *California Code of Regulations*; and:

- provide a safe and secure environment for staff, visitors, volunteers and inmates with a well defined secure perimeter that includes pedestrian and vehicular sally ports;
- include several program spaces areas to provide a variety of environments for evidence-based programs to reduce recidivism and thus reduce county, state and federal criminal justice system costs;;
- include staff efficient, control stations that provide visual supervision of the housing units, program spaces and recreation areas as well as other inmate occupied areas;
- consist of housing units with the flexibility to meet a wide variety of varying classification needs (e.g. female housing units, units of varying security levels, special use beds, etc.);
- provide a professional work environment and adequate space for custody staff, teachers, medical and mental health professionals, other professionals providing services and volunteers;
- be cost efficient to build and operate;

- be energy efficient and environmentally friendly to reduce operating costs;
- be staff efficient to preserve scarce county resources;
- meet the requirements of the Americans with Disabilities Act (ADA) and the Prison Rape Elimination Act of 2003 (PREA);
- provide adequate, easily supervised adult exercise and recreation spaces to reduce tension and contribute to the success of programs;
- include adequate storage as required by Title 24; and
- provide secure spaces for contact, non-contact and video visiting.

Plan for Sustaining Operational Costs. Modoc County Jail funding has remained relatively stable over the last five years, and is projected to remain stable in coming years with adjustment for labor and benefit cost increases to the county projected at 4% for the next two years. The current jail expenditure budget averages around \$700,000 annually. If a new facility is approved the county is projected to continue with the same approximate funding of 79% from the county general fund, 19% from public safety sales tax, and approximately 2% from other sources. The exception is if a new facility is constructed there will be a projected increase of Board of Supervisors approved allocation of personnel in future years which, would provide up to two more full time staff to meet the Title 15 staffing requirements regarding female staffing and programs to reduce recidivism. Some of the increased costs will be offset in that the Modoc County Sheriff's Office is using correctional officers to provide evidence-based programs. However, it is projected the general fund will have to accommodate at least one additional full time equivalent employee. The County of Modoc in conjunction with the Modoc Community Corrections Partnership (CCP) has developed inmate programs from a variety of providers including outside agencies, consultants and the county jail's correctional staff. The programs for inmates are sustainable presuming that funding from AB 109 public safety realignment remains at current or higher funding levels. The CCP committee has set a

modest fund reserve during the first year of funding in order to address fluctuations in funding from year to year. This will address costs associated with a new jail and provide continuity of services and/or have the opportunity to experiment with new evidence-based programs and counseling services as needed depending on the program needs of varying inmate populations.