



State of Utah

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Department of Administrative Services

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Executive Director

Division of Facilities Construction and Management

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Interim Director

Addendum No. 1

Date: November 30, 2015

To: Commissioning Contractors

From: Clint Bunnell – Project Manager, DFCM

Reference: New Provo Fourth District Courthouse
Administrative Office of the Courts
DFCM Project No. 15035150

Subject: **Addendum No. 1**

Pages	Addendum Cover Sheet	2 pages
	Draft OPR	34 pages
	<u>Program</u>	<u>320 pages</u>
	Total	356 pages

Note: *This Addendum shall be included as part of the Contract Documents. Items in this Addendum apply to all drawings and specification sections whether referenced or not involving the portion of the work added, deleted, modified, or otherwise addressed in the Addendum. Acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject the Bidder to Disqualification.*

1.1 SCHEDULE: There are no project schedule changes.

1.2 GENERAL ITEMS:

1.2.1 Interviews: 55 minutes total with 30 minute presentation and 25 minute question and answer.

1.2.2 Selection Committee Members:

Chad Browning – DFCM
John Horton – DFCM
Cordell Post – Colvin Engineering

1.2.3 This will not be a LEED building but must follow the States High Performance Energy Building Standards.

1.2.4 The Building Envelope Commissioning should not be included in this proposal as it may be a separate solicitation if a direct award process is not feasible.

1.2.5 See draft OPR document attached

1.2.6. See complete program attached.

OWNER PROJECT REQUIREMENTS

Project Team

DFCM Project Manager: Clint Bunnell, DFCM

AOC Representative: Alyn Lunceford, AOC

Facility Operator: Chad Browning, DFCM

Architect: Brent Tippets / Nathan Leavitt, VCBO Architecture

Mechanical Engineer: Jaden Perry / Dave Thompsen, Colvin Engineering

Electrical Engineer: Dave Wessesman, Spectrum Engineers

Civil Engineer: Ryan Cathey, NV5

Landscape Architect: Steven Gilbert, ArcSitio Design

Commissioning Authority:

Envelope Commissioning Authority: Don Rasmussen, Architectural Testing Inc.

Contractor: Russ Mumford, Okland Construction

Project Schedule:

Schematic Design Completion:	December 18, 2015
Design Development Completion:	March 21, 2016
Construction Document Completion:	June 1, 2016
Construction:	Earthwork Bid Package February 1, 2016 Final Bid Package July 11, 2016
Estimated Occupancy Date:	January 1, 2018

Utility Data:

Electricity: Provo Power (\$0.0437/kWh plus \$12.35 demand charge)

Natural Gas: Questar Gas (\$7.072/DTH)

Water: Provo City (\$1.20/tgal)

Sewer: Provo City (\$2.00/tgal)

Storm Water: (\$7.00/ESU)

ARCHITECTURE

Courthouse facilities are both unique and complex in their design and construction. There are a number of unique design considerations and performance requirements that influence the form, systems and overall performance of the building. These include, but are not limited to:

Presence

Courthouse facilities are typically iconic civic buildings that anchor a community and provide a reference to the rule of law that moderates our society. A strong presence is required for the building to architecturally convey this stature within the community it serves. This presence is achieved through an appropriate setback from the street edge, an effective public plaza at the building entry and the use of durable materials that convey the lifespan expected for the building.

These three design features along with the overall massing and configuration of the building will convey the stature of the courts to the broader Provo community.

Quality

Beyond the stature of the facility, it is important that the new courthouse be constructed from high quality materials that will withstand the varying climate of Provo as well as the wear and tear that will occur over the anticipated 100 year life of the building. To this end, special attention should be paid to the exterior envelope materials as well as the building structure, as these two elements will likely remain in place for the life of the building. The exterior window system may be replaced in 40-50 years. The building energy using systems are anticipated to serve the courthouse for 25 years, and the interior finish lifespan varies based on the system.

It is also important to note that this building will serve more than 1,000 people per day. This volume of use mandates the interior finishes be highly durable to withstand the ongoing use of such a highly-used facility.

Circulation

Another key consideration in a courthouse facility is maintaining effective and secure circulation for all building users and visitors. Per the Judicial Facility Design Standards:

Courthouses should provide separate circulation areas.

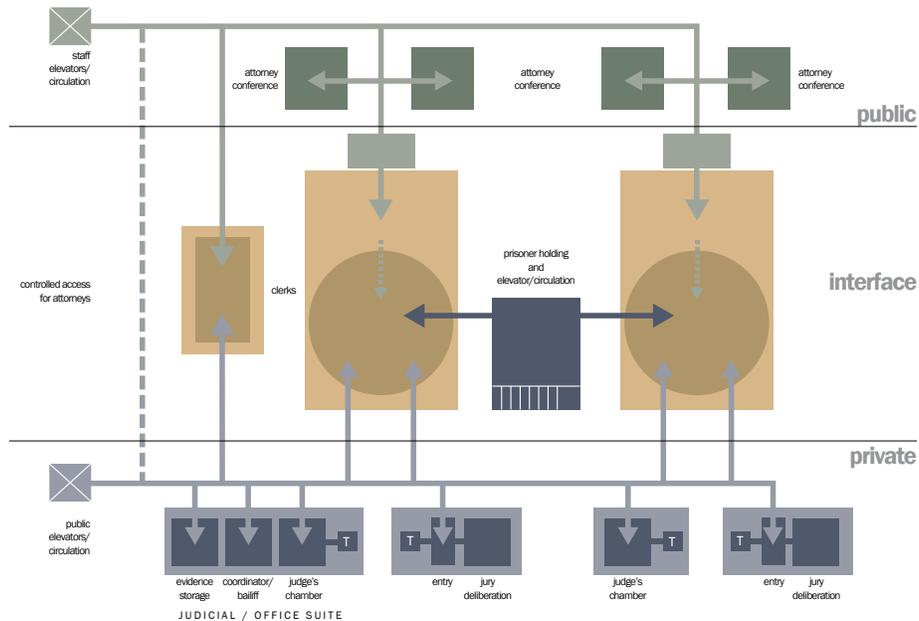
- Judges and other court personnel should be able to access courtrooms, chambers, jury deliberation rooms and staff offices without interacting with the public. Separate circulation areas alleviate much of the potential for hostile confrontation.
- While members of the Bar and the public should have access to Judges, and court staff, such access should be controlled through checkpoints where visitors can be identified and screened.
- The same principle of separate circulation applies to prisoner movement. Defendants in custody should be transported from their place of confinement to their court destination without passing through any public areas. Shared or intersecting staff/prisoner corridors are advisable only with proper security staffing, training and procedures. Once in the courthouse, prisoners should be kept in secure areas, such as group or individual holding cells, until their appearance in the courtroom is required. Such holding areas must comply with all life-safety requirements, have secure space for attorney/client meetings, and should be sound proof.

The principle of separate circulation areas can be best expressed in terms of "zones" which are as follows:

Public Zone - This includes jury assembly areas, attorney/client conference rooms, public corridors, food service areas, as well as spectator seating in courtrooms and waiting areas.

Secure Zone - This includes Judge's chambers, access to judicial parking areas and the courtroom, jury deliberation rooms, staff offices, copier/work rooms, conference rooms and libraries.

Interstitial Zone - The prisoner zone requires a holding area adjacent to the courtroom, attorney/detainee conference areas, prisoner circulation (including a secure sally port) to and from the jail, and security officer support areas. Juvenile and adult prisoners shall be separated by both sight and sound.



Interface Zone - The principle interface zones are courtrooms and mediation rooms. These zones also include those spaces where attorneys and the public meet (e.g. public

Security

Except under rare circumstances all courthouses should be planned with a single point of public entry to the facility.

The public entry of each courthouse should provide for the installation and operation of weapons and contraband screening equipment in a way that is as unobtrusive as possible and in a way that promotes efficiency. Extended delays at screening are not acceptable.

Dock and delivery areas should be secured and sized to permit the installation of screening equipment. Intercom and camera connection to the building security office should be provided. No one should be admitted without proper authorization.

Under normal circumstances, public parking should not be located under court buildings for security reasons.

Perimeter Security, defined as detection systems in staff and equipment used to monitor and safeguard public entrances, staffing, and monitoring security control rooms, and patrolling

corridor conference rooms), and space where court staff and the public interact. In general, these zones require access from two different kinds of circulation patterns.

of interior and exterior areas of courthouses, shall be budgeted and included as part of the ongoing operations and maintenance costs (O & M) of a courthouse.

Visibility of public areas and screening areas is crucial in courts facilities. Creating pockets of exterior or interior space not readily visible from public areas should be avoided.

Escape routes for court staff to exit interface areas without traveling through public spaces should be provided. Protection of these routes via bullet resistant walls or millwork should be considered.

Holding facilities should be positioned within the building to accommodate efficient transport of prisoners throughout the courthouse. Prisoner transport routes should not interact with staff or public circulation paths. Holding areas should be designed to provide a clear view of prisoners from security monitoring stations. Adult holding and juvenile holding areas should be separated by both sight and sound and be designed to meet all applicable standards.

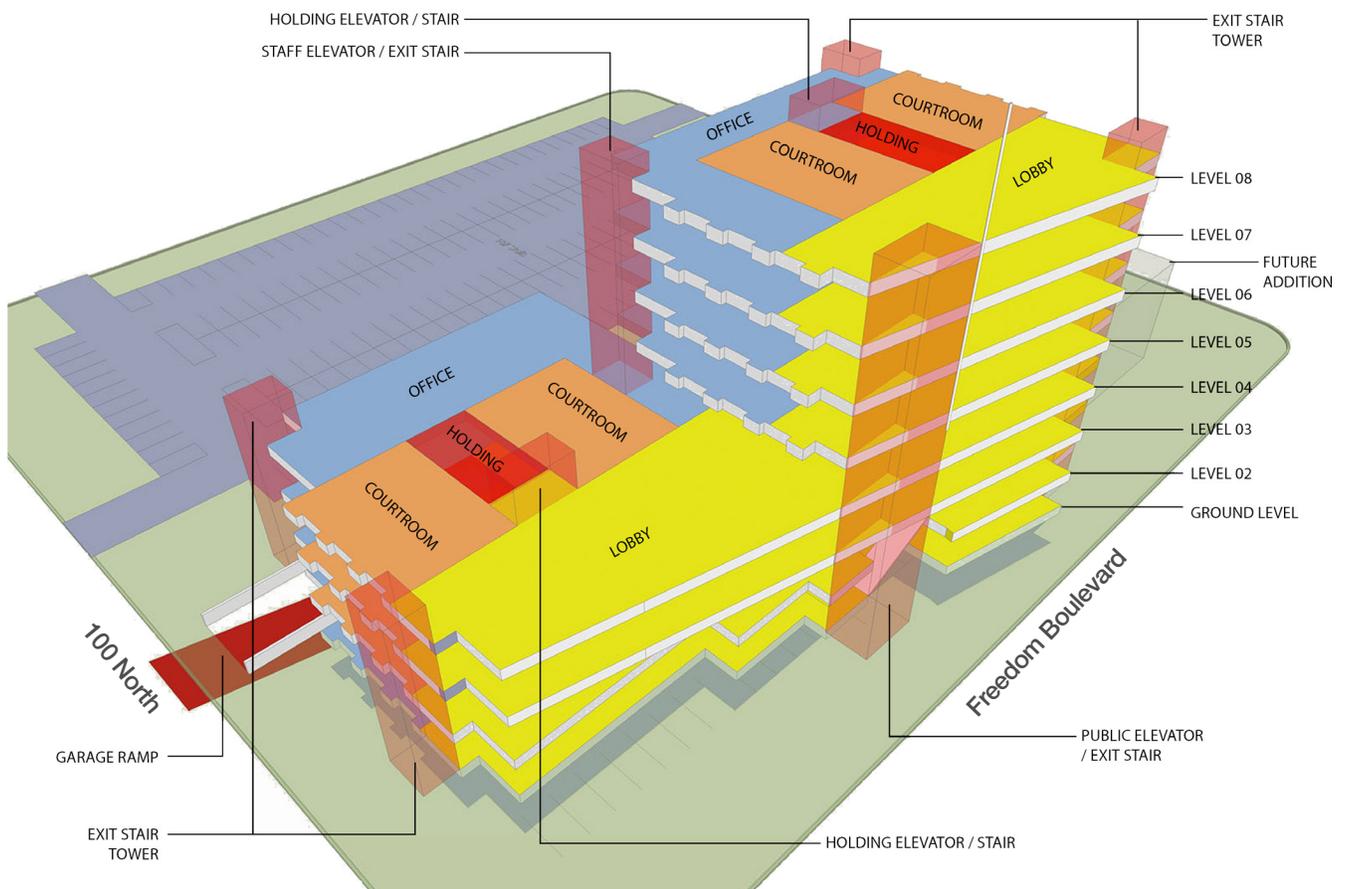
Building Massing

The Provo Fourth District Courthouse will be a prominent 8-story building located on the east side of the project site, located between Freedom Boulevard and 300 West and 100 and 200 North in Provo City. The building will be 190,680 square feet over 8 levels.

There will be surface parking on the west side of the site, with primary vehicular access from 100 and 200 North.

The diagram below illustrates the general distribution of program across the building mass.

- The basement will house the central holding and sallyport as well as limited underground parking.
- Level 1 will be administrative and public functions.
- Level 2 will be a combination of administrative functions and 2 courtrooms on the north side.
- Level and 4 will both include 4 courtrooms and supporting programs
- Levels 5-8 will include 2 courtrooms and supporting programs.



DEPARTMENT SUMMARY

Department Name	Staffing	Department GSF	Building GSF
A Courtroom Space	0	69,224	85,145
B Judicial Office Support	18	10,602	13,040
C Clerk of The Court	76	15,070	18,536
D Court Administration	10	2,716	3,341
E Defendant-in-Custody	15	15,992	19,670
F Shared & Common Spaces	2	31,175	36,275
G Guardian Ad Litem	18	4,050	4,982
H Probation	20	5,421	6,668
I Mediation	0	2,457	3,022
Totals	159	156,706	190,679

Code Considerations

Code: International Building Code 2012

The intent is to design a High-Rise, Non-Separated, Mixed Use Occupancy courthouse which will sit atop a separate and distinct single story, below grade garage and holding building. The horizontal separation between the lower building and the courthouse above will have a 3 hour fire resistive rating. The holding facilities on the courtroom levels are intended to be classified as Accessory Occupancies, thus they must be less than 10% of the total area of the floor. A fire sprinkler system will be provided.

Occupancy Types: Offices will be classified as a Business Occupancy (B). The courtroom and meeting spaces will be classified as an Assembly Occupancy (A3). The holding areas will be classified as Institutional Occupancy (I3 – Condition 5). The garage will be classified as a Storage Occupancy (S2). The IBC requires that total SF of the accessory occupancy be less than 10% of the floor area that it occupies.

Construction Type: Construction will be classified as type IB for the upper courthouse building and type IA for the lower garage and holding structure. All structure will be non-combustible and will not be fire proofed.

Allowable Area and Height: Given the occupancies and using the construction types listed above, this building will be classified as an Unlimited Area Building. The maximum Building

Height for type IIB construction is 160'. The maximum number of stories for A3 and B occupancies is 11.

Actual Building Height: 8 stories - It is estimated that the building will be 170' to the top of the highest parapet. The upper floor will be approximately 126' above the first floor. There will be approximately 6' to 8' of elevation difference from the first story to the lowest street elevation. The Building Height (elevation to the average height of the highest roof) is estimated to be 150' above the average grade plane.

Fire Resistive Construction: The following table lists the fire resistive ratings required for each type of construction being used. The IBC allows a reduction in fire resistive ratings if specific sprinkler valve equipment is installed on each floor. If the exception is taken, the Type IB building's ratings can be reduced to the ratings of a Type IIA building (403.2.1). All exterior walls are over 30' from another structure, thus they will not be required to be fire-resistive rated.

	Type IA	Type IB	Type IA
Primary Structural Frame	3 Hour	2 Hour	1 Hour
Bearing Walls			
Exterior	3 Hour	2 Hour	1 Hour
Interior	3 Hour	2 Hour	1 Hour
Floor Construction	2 Hour	2 Hour	1 Hour
Roof Construction	1.5 Hour	1 Hour	1 Hour

Fire Separations: The building's occupancies will not need to be separated by Fire Walls or Fire Barriers. However, the horizontal fire separation between the garage and building above is required to be of 3 hour rated construction. The stair enclosures and the mechanical and elevator shafts are required to be enclosed in 2 hour fire resistive construction.

Occupant Load: The loads below are based on similar buildings and are approximate. These numbers have been divided between staff and public areas. Each area must have at least two means of egress to serve that area. Stair widths are calculated using the exception to 1005.3.1 which allows .2" per occupant.

	Staff Area Load	Public Area Load
Level 8 (2 courtroom)	100 (2 stairs at 10")	280 (2 stairs at 28")
Level 7 (2 courtroom)	100 (2 stairs at 10")	280 (2 stairs at 28")
Level 6 (2 courtroom)	100 (2 stairs at 10")	280 (2 stairs at 28")
Level 5 (2 courtroom)	100 (2 stairs at 10")	280 (2 stairs at 28")
Level 4 (4 courtroom)	200 (3 stairs at 14")	600 (3 stairs at 40")
Level 3 (4 courtroom)	200 (3 stairs at 14")	560 (3 stairs at 38")
Level 2 (4 courtroom)	200 (3 stairs at 14")	560 (3 stairs at 38")
Level 1	300	400
Total Occupants	1300	3280

Toilet Count: Counts are based on approximate occupant loads and are thus only estimates. The numbers shown in parentheses are the toilet counts proposed to be provided.

On a two courtroom floor, the public toilet count will be approximately:

	Male	Female
225 occupants in assembly spaces	.75	1.5
55 occupants in business spaces	1.05	1.05
Total	1.8(2 per floor)	2.55 (3 per floor)

On a four courtroom floor (one media courtroom), the public toilet count will be approximately:

	Male	Female
490 occupants in assembly spaces	1.63	3.27
110 occupants in business spaces	1.6	1.6
Total	3.23 (3 per floor)	4.87 (4 per floor)

Total courtroom level public toilets: 16.89 (17 provided)
24.81 (24 provided + 3 Unisex)

Staff toilets are calculated based on a Business occupancy:

On a floor with 100 staff, 3 staff toilets are required (2 per floor)

On a floor with 200 staff, 5 staff toilets are required (6 per floor)

On a floor with 300 staff, 7 staff toilets are required (8 per floor)

Total staff toilets 34 staff toilets (34 provided) staff toilets assumed to be unisex.

One toilet per holding cell will be provided. 37 total holding cell toilets.

Sustainable Design

The Fourth District Courthouse will be designed and constructed to meet the State of Utah High Performance Building Standard.

Context Sensitive Design

Per the Site Design section of this program, the project site is located in the heart of Downtown Provo and the scale, mass and density of the proposed courthouse aligns with the vision for downtown set forth in the City Master Plan. Additionally, the project site is located on Freedom Boulevard, which is one of two primary north/south transit corridors in Provo. The site is located just 7 blocks north of the Provo transit hub and FrontRunner station.

The building will be placed with the front door and the primary building facade along Freedom Boulevard to provide convenient access for pedestrians, transit riders and bicyclists to access the courthouse. There are currently no bicycle lanes that connect to the project site. Sidewalks will be improved around the entire site to promote walking and provide additional width for cyclists, as there are no bicycle lanes near the project site.

Transportation Management

The Fourth District Courthouse project will be designed to reduce single-vehicle ridership to and from the project. This will be achieved through:

Reducing the overall parking by more than 25% based on Provo City Zoning Code standard.

Providing a minimum of 18 bicycle racks for staff and visitors.

An indoor bicycle storage room will be provided for staff to safely and securely store bicycles in a weather protected location.

Shower and changing rooms will be provided for those that ride a bike or walk/run to work each day.

Alternative fuel stations, specifically, electric charging stations will be provided at preferred locations for staff use. A minimum of 3 parking stalls in the staff area and 3 parking stalls in the public area will be reserved for fuel-efficient vehicles and carpool vehicles, for a total of 12 reserved stalls.

Site Design

The landscape and hardscape areas will be designed to meet the standards set forth in the High Performance Building Standard.

The project site will be predominantly hardscape. Based on this development density, the project will likely need to provide underground stormwater detention system. Additional best management practices

The building roof will be white, reflective roofing with an SRI of greater than 78 where it is not visible from upper levels. Lower roofs will have a ballasted, planted or paver finish to reduce glare. Additionally, the majority of the parking will be covered with a concrete parking deck, reducing the urban heat-island effect from large parking areas. Where there is asphalt parking, trees in landscape islands will provide shade.

All of the site lighting fixtures will be LED with full cut-off lenses to minimize light pollution.

Energy Performance

As indicated in the original RFP, the project will be required to comply with the DFCM High Performance Building Standard (HPBS) 2014, which indicates a 20% energy cost improvement compared to an ASHRAE 90.1-2010 Appendix G Baseline energy model, where life-cycle cost (LCC) effective.

For construction manager general contractor (CMGC) projects, the DFCM directly hires an energy modeler/engineer during the programming design phase to participate on the design team. During programming, the energy engineer will initiate the process to determine potential energy efficiency measures (EEMs) that are applicable to the project.

Subsequently, at the beginning of the schematic design phase, the energy engineer will work with the design team and owner/occupants to develop an explicit list of all potential EEMs, and define responsibilities for design team members, related to the energy performance evaluation process. (Examples: Coordinate with the CMGC, or other cost estimator, to provide first-cost data for each EEM, and coordinate with Mechanical Engineer and facilities personnel to develop yearly maintenance costs, which will be used for LCC analysis.)

Once the list of EEMs, including those which are credited under the protocol of ASHRAE 90.1-2010 Appendix G, and those which are not, but will provide 'owner benefit' is completed, the EME will run energy model iterations to determine the potential energy, and energy cost, savings associated with each EEM. Concurrently, the cost data required to complete LCC analysis will be developed, and ideally, by 50% design development phase, the life-cycle cost analysis of EEMs will be completed.

Once LCCA has been performed, the design team, in collaboration with the owner representatives and occupants, will consider each EEM's potential, based on the LCCA results, in conjunction with other project constraints and requirements, in order to define the most comprehensive & integrated energy performance design approach (or 'package' of EEMs), that will maximize the energy performance potential of the project.

Upon identification and owner authorization of appropriate EEMs, an additional energy model iteration will be performed, in order to capture the holistic energy performance benefit of the entire energy performance design approach. The results of this model, as well as the specific design parameters of EEMs included in the design approach, will be documented as part of the owner's Basis of Design document, to serve as record.

As the design process progresses toward the Construction Document phase, and any potential Value Engineering activities have taken place, the effects on energy performance, of any changes from the parameters and assumptions made during the initial energy modeling and LCCA process, will be evaluated and reported. Additionally, the project's energy engineer will collaborate with the design team to ensure that project specifications, equipment schedules, and energy code compliance reporting contain the adequate and accurate information required to properly document the project's designed energy performance intent.

The project's energy engineer will also assist in the submittal review process, prior to construction. This will enable the design team to work with contractors and suppliers, prior to purchase, to ensure that the equipment and processes required to actualize the project's designed energy performance are provided. As construction progresses toward completion, the design team will coordinate, where necessary, with the Commissioning Agent, to evaluate and compare the designed energy performance with actual initial performance, as able.

This process, described above, not only provides a vehicle to properly maximize the project's energy cost performance, over the life of the building, but also provides the necessary tactics to ensure that the design intent is realized, upon physical completion and operation of the building, and is commensurate with the requirements of Section 5.5 of the Utah DFCM Design Standards (i.e. HPBS).

Water Efficiency

All plumbing fixtures will meet the EPA watersense requirements for high efficiency plumbing fixtures.

Materials and Resources

Recycling containers will be provided throughout the building. The South Utah Valley Solid Waste District that serves Provo City has a recycling program that permits co-mingled recycling of paper, cardboard, plastic, aluminum and tin.

Per the mechanical system narrative, in this section, water bottle filling stations will be provided at drinking fountains throughout the building.

Construction waste management practices and sustainable material sourcing standards, as defined in the High Performance Building Standard will be integrated into the construction specifications.

Indoor Environment Quality

The new courthouse will be designed and constructed to provide healthy indoor environments. The following design strategies will be integrated into the building to ensure a high quality work environment for staff and a healthy building for all users:

- Access to direct or indirect daylight and views for more than 75% of staff workstations.
- Task lighting will be provided to allow staff to control the lighting levels at their workstation.
- Indoor air quality will be improved through the installation of exhaust fans at all chemical storage areas as well as print/copy rooms. All finishes, paints and coatings will be low emitting and the contractor will implement an indoor air quality management plan.
- All other portions of the Indoor Environment Quality requirements of the High Performance Building Standard will be met.

Building Occupant Load

Staff	160
Prisoners	Capacity for 500 prisoners, 200 max. at one time.
Public / Visitors	Capacity for 1,200 visitors with an expected peak of approx. 600 expected.

STRUCTURE

The 4th District Courthouse in Provo, Utah will be a multi-story structure consisting of courtrooms, holding cells, lobby/waiting areas, public services, clerical, security and judicial support spaces. Structural systems will be developed and designed in accordance with provisions of the 2012/2015 edition of the International Building Code.

Soils investigations indicate potentially liquefiable sand layers which are influenced by a moderately high groundwater table. Non-engineered fills are present along with remains of earlier construction or existing structures at the site. Conventional spread and continuous footings shall be used to support the structure and impart its loads into the underlying soils. Surficial natural silty clays may be present and should be removed and replaced with engineered compacted fills below shallow footings.

A subterranean accessible level will be developed for the project and this will be comprised primarily of reinforced concrete columns, walls and decks. This space will provide a secure entrance and will also provide parking for judges and administrative staff. This level will receive the loads from the superstructure above and will be configured to enable a direct transmission of loads to underlying soils through columns and walls in direct alignment with primary columns and walls from the building above.

The superstructure will be comprised of a structural steel frame, predominantly with wide flange steel shapes and some hollow structural shapes. Roof framing will be wide flange beams which will support a composite concrete and metal roof deck. Floors shall be comprised of steel wide flange beams which will support and act compositely with concrete/metal floor decks. Lateral forces will be resisted by a system of buckling restrained braced frames (BRBF's) which will coincide with vertical circulation shafts and holding cells which align between levels. The buckling restrained braced frame system offers the benefit high ductility, but with lower drifts that often accompany high ductility systems. This will also enable a minimization of forces developed in the building and therefore an optimization of the foundation design.

The current layout of shafts and holding areas within the building offers an amenable geometry to the buckling restrained braced frames. Vertical circulation is planned at building corners. Bounding the shafts with BRBF's along with bounding the holding areas with BRBF's offers a strategic layout of the lateral system that will enable satisfactory performance while minimizing the associated costs.

Composite roof decks will be 3" nominal depth (type W3) corrugated product topped with 3-1/2" concrete (6-1/2" total thickness). The roofs will be designed for prescribed snow, live and rain loads. Snow loading and snow drifting are expected to control the roof design. The roof decks will also be designed as a seismic diaphragm to collect and distribute seismic forces to roof beams or open web joists. This assembly may also be used as a fire resistive assembly.

Floor decks will consist of a composite concrete and metal deck system with an anticipated total thickness not more than 6-1/2". Headed studs will be utilized with the concrete floor system to enable composite behavior between the concrete floor decks and the underlying wide flange beams. Floor vibrations will be addressed in design and will target a performance objective consistent with DFCM standards and the programmatic need of spaces in question. Fire resistive ratings will be enabled with the composite floor deck system and concrete may be lightweight as needed for improved fire resistance. Floor decks will be designed as seismic diaphragms to effectively collect and deliver inertial forces to the buckling restrained braced frames.

As a courthouse, the floor structures will need to accommodate recessed framing to enable special geometries, particularly at courtroom areas. This will require higher than usual story heights and will require special detailing to enable steps and other abrupt changes in elevation of floor decks. This will be achieved primarily by using deeper wide flange shapes at the interface of decks having different elevations. The beams will be designed to receive decks at a higher elevation at the beam top flange while decks at lower elevations can be received at the beam web or even the beam bottom flange. This will require using deeper beams at some locations than are required based solely on structural design loads.

Rooftop enclosures (penthouses) will be provided as needed for mechanical equipment and will be comprised of relatively simple steel framing systems. Thickened concrete slabs, housekeeping pads or inertia bases will be provided at the penthouse in accordance with the needs of mechanical equipment. The roof of the penthouse will be designed with wide flange beams and will include an allowance for additional loads which often accompany such spaces. This approach will provide greater future flexibility as mechanical units are changed, upgraded or replaced.

structure and will be designed to perform as required for prescribed lateral wind and seismic loads. Its detailing will accommodate prescribed inter-story drifts of floor decks which will be determined from the seismic design and bounded by maximum limitations set forth in the applicable building codes. Special detailing at corners and other abrupt changes in cladding geometry will be developed as a matter of design.

The building enclosure system will be secured to the

Conceptual Framing Plan



Conceptual framing plan based on BRBF framing system.

MECHANICAL SYSTEMS

Code & Standards

The mechanical systems will be designed in accordance with:

- 212 IBC
- 2012 IMC
- 2012 IPC
- 2012 IFC
- 2012 IFGC
- 2012 IECC
- ANSI/ASHRAE Standard 55-2010
- ANSI/ASHRAE Standard 62.1-2010
- ASHRAE Standard 52.2-1999
- DFCM Design Standards, current as of completion of Design Development

Building Performance

Building energy cost is required to be 20% less than a code-minimum building in accordance with ASHRAE 90.1-2010

Energy performance to be assessed through energy modeling

The only metric to apply to building performance analysis is annual energy cost. EUI, carbon emissions, Energy Star or other metrics are not applicable.

Available Utilities

Natural Gas

Natural gas is available at the site, and is to be used as the source for building heat and domestic water heating.

Heat rate of natural gas at site is 890 Btu/ft³

Anticipated demand is approximately 7,250 mbh (8,150 cfh).

Culinary Water

Adequate culinary water will be available at the building site.

Estimated peak demand is 350 gpm.

Sanitary Sewer

Sanitary sewer will be available at the building site

Anticipated peak flow is 325 gpm.

Roof drainage will be provided through a primary/secondary roof drain system, piped to subsurface drains on site.

Rainfall rate = 1.3 inches/hour

General Requirements

Site

The project site is located at 125 North Freedom Boulevard, Provo, Utah, at an elevation of 4,550 ASL.

Temperature

Outdoor design conditions:

(ASHRAE Fundamentals, Provo, UT)

winter	7.2 oF (99.6%)
summer	94.7DB/62.4MCWBoF (0.4%)
evaporation	66.4WB/86.7MCDBoF (0.4%)

Indoor design temperature setpoints:

Space Type	Summer		Winter	
	Occ	Unocc	Occ	Unocc
Public/Staff Areas	73	83	73	62
Judge's Chambers	71	83	71.5	62
Court Rooms	71	83	71	62

Provide judge's chambers with set point adjust capabilities.

Maximum overall range for temperature control zones is 69°F - 76°F.

Humidity

There is no requirement to actively control humidity.

Ventilation/Indoor Air Quality

Comply with the minimum requirements of ASHRAE Standard 62.1-2010, Ventilation for Acceptable Indoor Air.

Reset outdoor air intake flow and/or space or zone airflow as operating conditions change, in accordance with Section 6.2.7 of the Standard, for zones that require Demand Controlled Ventilation (DCV).

Design the ventilation system for an air change effectiveness of 0.8, as determined by ASHRAE Standard 62.1-2010.

Implement a Construction IAQ Construction Management Plan that includes the use of high efficiency filters (Minimum Efficiency Reporting Value (MERV) = 8, as determined by ASHRAE 52.2-1999), at each return air grille for systems used during construction.

Provide MERV 13 final filters at the air handling equipment, without pre-filters.

Exhaust Spaces in compliance with ASHRAE 62.1-2010

Space	Exhaust Rate Criteria
Toilet Rooms	100 cfm/fixture public, 75 cfm/fixture private
Janitor Closets, Copy Rooms	0.5 cfm/ft ² , or larger as required to maintain at negative pressure of 0.02" w.c. relative to adjoining spaces
Cells	1 cfm/ft ²
Garage (Enclosed)	0.75 cfm/ft ² , controlled by CO sensors

Commissioning

Coordinate with the commissioning plan developed, as required by HPBS.

The Owner will engage a separate Commissioning authority to ensure the building mechanical systems are installed and operating per the OPR and basis of design documents.

Sustainability/Energy Efficiency

Provide a design narrative that includes the following:

Basis of design, including all information required to prepare the design

Sequence of operation of all systems, as well as their interaction with other systems

System description, including operating parameters and assumptions

A description of the methods used by the design team to achieve sustainability, including the integrated design process; and a description of the results, i.e. a description of the sustainable elements included in the design. Include in this section how the requirements of this program were met.

Results of the energy simulation, with a design energy performance standard for the building.

Measurement and Verification

Energy meters to provide local as well as remote readouts, using BACnet protocol

Continuous metering equipment for the following uses (as applicable):

System	Meter
Heating Water, Chilled Water	Magnetic in-line flow meter similar to Onicon F-3100, with Onicon System 10 Btu meter providing the following information: fluid flow rate, supply and return temperature, instantaneous energy flow rate, totalized energy flow rate

Operations and Maintenance

Periodic HVAC maintenance performed by DFCM personnel, based at the facility. A full time on-site maintenance person is currently anticipated.

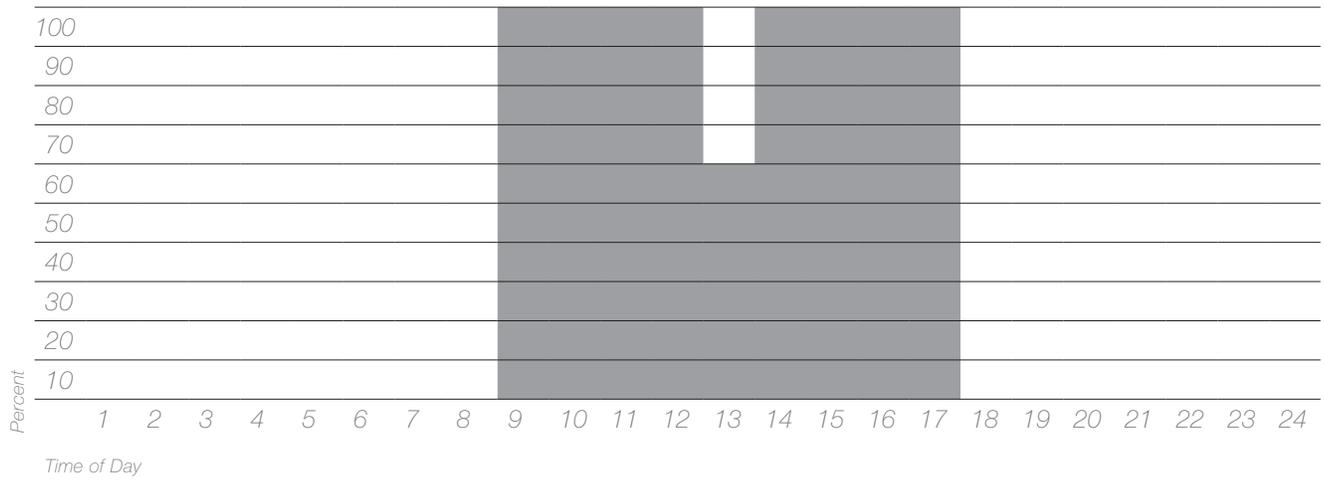
Specify that 40 hours of training is provided, as well as DVD of the entire training demonstrations.

Operating Schedules

Courtrooms

Design Peak Occupancy: Reference Room Data Sheets

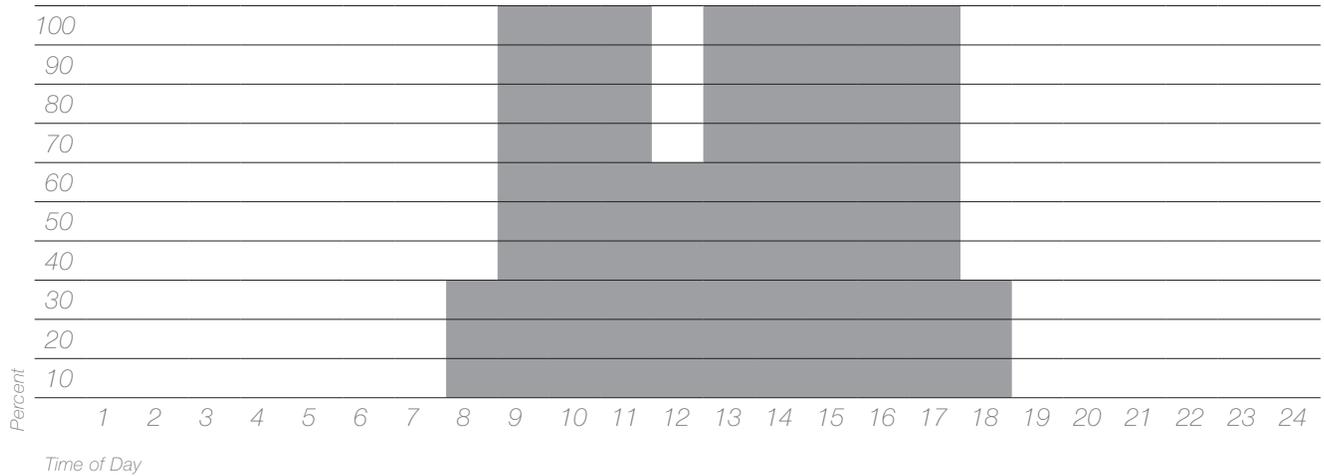
Year-round weekdays (closed weekends)



Administrative Areas

Design Peak Occupancy: Reference Room Data Sheets

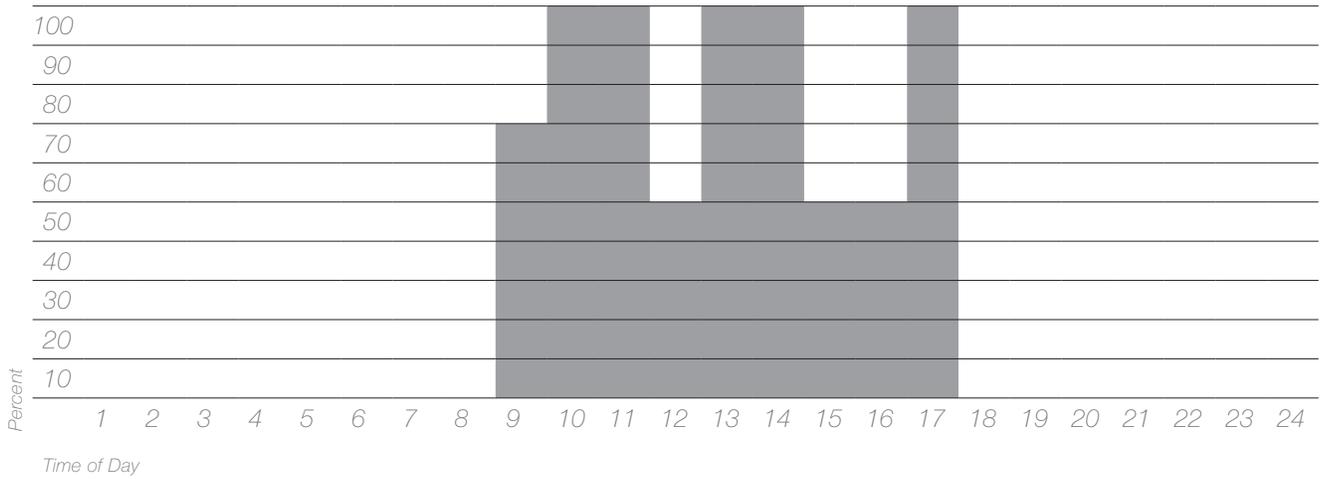
Year-round weekdays (closed weekends)



Public Areas

Design Peak Occupancy: 50

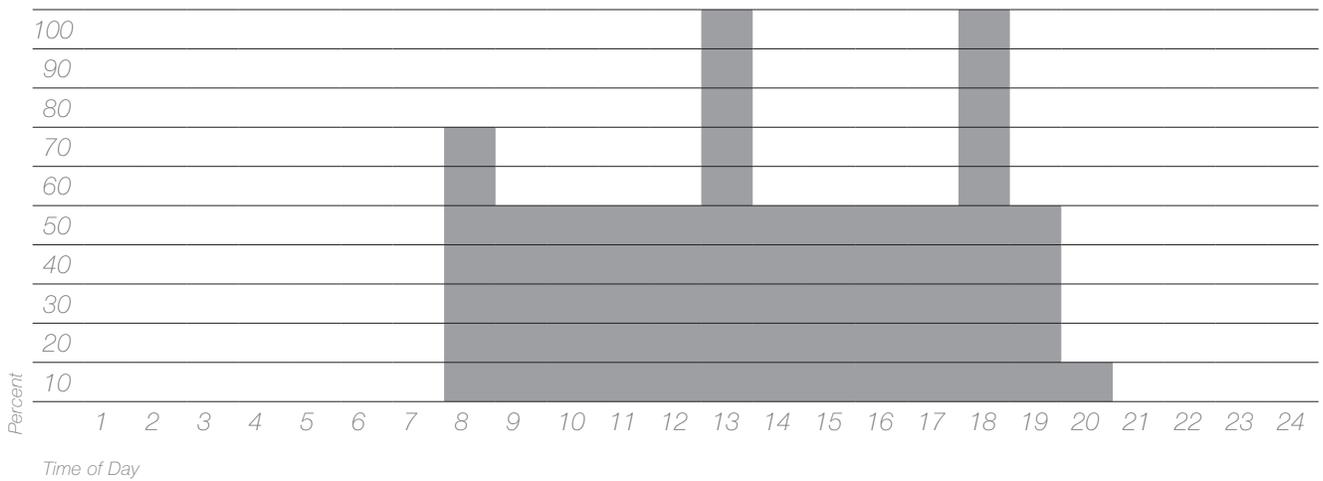
Year-round weekdays (closed weekends)



Judge's Chambers

Design Peak Occupancy: Reference Room Data Sheets

Year-round weekdays (closed weekends)



Internal Loads

The following internal loads form the basis for load calculations:

Room Type	ASHRAE 62.1 Classification	People (Pers/ft2)	Ventilation (cfm/ft2)	OH Lights (Watts/ft2)	Equip (Watts/ft2)	Other
Hall	General: Corridors	0.000	0.075	0.66	0.00	
Private Offices/Judges Chambers	Office Building: Office Space	0.005	0.106	1.17	1.00	
Shared Space	Office Building: Office Space	0.005	0.106	0.98	0.85	
Courtrooms	General: Conference/meeting	0.050	0.388	1.72	0.10	DCV
Conference Rooms	General: Conference/meeting	0.050	0.388	1.23	0.10	DCV
Mechanical Rooms	n/a	0.000	n/a	0.95	n/a	
Elevator Rooms	Misc: Elevator Machine Rooms	0.000	n/a	0.95	n/a	Ventilate for temp/odor control
Restrooms	n/a	0.000	n/a	0.98	0	
Holding Cells	Correctional Facilities: Cell	0.025	0.306	1.10	0	

Note: Ventilation rate per ASHRAE 62.1-2010, with 0.8 ventilation effectiveness

Lighting Power Density per ASHRAE 90.1-2010

Equipment Density per standard design practice

Systems - HVAC

General Description

Central station roof mounted air handler with indirect/direct evaporative cooling, variable volume air distribution with hot water reheat.

System Considerations

The building needs to meet the anticipated budget. A building budget of \$72 million would accommodate a budget of 10.8 million for the mechanical system. This is approx. \$58.00/square foot.

The courtrooms must have a very quiet mechanical system that allows for control at the judge's area.

The building ventilation must meet the IMC 2012 requirements.

There are a variety of spaces in terms of scale, ceiling height and control levels that need to be accommodated.

A cooling tower(s) can only be located on the ground or the roof of the 8th floor.

The building is a combination of four and 8 levels which creates additional need for pressurization and stabilization in water based systems.

Mechanical Systems to be Considered

The following four mechanical systems will be evaluated to understand the advantages and constraints of each system including life-cycle costs, energy efficiency and ability to meet project needs. The life-cycle cost analysis will include replacement intervals and estimated annual maintenance costs.

System 1: Code Baseline System

Floor-by-floor air handler with VAV boxes, boiler (180°F HWS @ 50°F delta T), water-cooled chiller (@ 12°F delta T), and cooling tower.

- Advantages:
 - Low first cost.
 - Low yearly maintenance.

- VAV boxes are relatively quiet and easily reconfigurable.
- Disadvantages:
 - Achieves 0% of the HPBS energy-wise.

System 2: Three main air handlers, two in the basement and one on the roof.

Three main air handlers as described above; that utilize either large fans or fan walls; a chilled water coil or DX coil; and indirect evaporative cooling coil, direct evaporative media, face and bypass dampers, economizer dampers if unit is not a dedicated outside air system (DOAS), heating coil.

- Advantages:
 - Shaft sizes remain reasonable.
 - IDEC air handlers are efficient for cooling in our climate.
 - VAV boxes are relatively quiet and easily reconfigurable.
 - Ventilation to building is very high by default.
 - Achieves 16.5% of the HPBS energy-wise.
- Disadvantages:
 - Evaporative cooling types require more yearly maintenance than traditional systems.
 - First cost is slightly higher than the base building.
 - Cooling towers required on Level 8 roof and ground.
 - Only achieves 16.5% of the HPBS energy-wise.

System 3: Floor by floor IDEC air handlers (8 to 12 total).

The air handlers can be assessed with similar options as System 2.

- Advantages:
 - Shafts eliminated.
 - Large duct risers eliminated.
 - Fire smoke dampers eliminated.
 - Stack effect of high rise building quelled.
 - VAV boxes are relatively quiet and easily reconfigurable.
 - Higher first cost than Item #10.b.
 - Achieves 16.5% of the HPBS energy-wise.
- Disadvantages:
 - Cooling towers required on Level 8 roof and ground.
 - 8 to 12 air handlers to maintain.
 - Only achieves 16.5% of the HPBS energy-wise.
 - OSA and relief air must go to building's perimeter.

System 4: Ground source heat pump system with boiler and cooling tower assist to accommodate heating and cooling load asymmetry. Ground source to be via bore holes.

- Advantages:
 - May exceed the HPBS by 20% energy-wise.
- Disadvantages:
 - Requires 300 bore holes at 100 yards deep each which occupies 120,000 of the 180,000 sqft of available site space.
 - High first cost.

Air Distribution Considerations:

- The air distribution for all spaces can come from two possible sources: VAV boxes, or fan-coils.
- The VAV boxes can be a mix of VAV, VAV with reheat coils, and fan powered VAV boxes.
 - The air for the VAV's can come from the following possible sources:
 - Floor by floor air handlers (8 to 12 total)
 - Three main air handlers, two in the basement and one on the roof.
 - Two main air handlers, one in the basement and one on the roof.
- The fan-coils can be four pipe hydronic fan coils or DX (VRF) fan coils.
- Hydronic fan coils can receive their heating water from one central boiler plant on the roof to avoid having to run a flue up through the building. The fan coils can receive their chilled water from one central plant on the roof or from a central plant on the roof and one in the basement.
- The DX fan coils (VRF) can utilize local individual compressors or utilize central condensing units.
 - DX fan-coils with local compressors can receive their condensing water from a central plant that is one of the two following systems or a combination of the two:
 - Ground source heat pump type system.
 - Boiler and cooling tower system.
 - DX fan coils using remote central condensing units can be one of or a combination of the following:
 - Air cooled condensing units located on the roof and around the site.
 - Water cooled heat pump units located in the basement. The water cooled heat pumps can receive their water from one of or a combination of the options listed in Item #8.a.

Heating

Use modular condensing (Mod Con) boilers, each sized to accommodate 25% of load, piped in a constant volume primary, variable volume secondary configuration.

Use ultra-low NOx burners (<10 ppm).

Operate the boilers under their own control, enabled by a signal from the BMS.

Design heating water supply temperature to be 180°F supply on design day, with 30°F temperature rise through the boiler and aggressive supply water temperature reset to a supply setpoint of 140°F on off-peak days.

Use vertical in-line pumps, close coupled for 7-1/2 hp and smaller, and split-coupled for larger.

Preferred pump manufacturers: B&G, Armstrong, Taco.

Design pumping system including primary and secondary pumps for the following efficiency:

Load	Maximum Water Transport Energy	
	(bhp/mmbh)	(W/gpm)
Full Load	2.50	19.0
50% Load	1.15	10.7

Provide a pre-heat coil at the central air handler to protect against freezing conditions in the air handler and to minimize the load impact on the VAV reheat coils. Use 25% solution of propylene glycol for freeze protection.

Use two-row reheat coils at all VAV boxes.

Cooling

First stage of cooling is indirect evaporative, to provide sensible cooling and wet bulb depression using cooling tower water circulated through coils in the air handler.

Use an induced draft cross flow cooling tower, sized to cool water to within 3°F of wet bulb design temperature (66.4), with ASHRAE 90.1-2010 performance of at least 95.5 gpm/hp at 95/85/75, and at least 50 gpm/hp at 85/69.4/66.4

Use enhanced corrosion protection in the cold water basin (stainless steel or coating)

Use variable speed control of the cooling tower fan to achieve leaving water temperature control

Preferred manufacturers: Marley, Evapco, Baltimore Air Coil

Select indirect cooling coil at 400 fpm face velocity, with a 2 degree approach

Cooling coil to be 5/8" diameter, 0.035" tube, with maximum 8 fpi

Second stage of cooling is direct evaporative, to provide adiabatic cooling.

Use 12" CelDeck with face and bypass dampers

Provide stainless steel sump, pitched at 1/4" per foot, and extending 24" beyond downstream face of evaporative media to catch carryover.

Pumps to be inline-non-submerged type

Third stage of cooling is chilled water, to provide latent cooling

Provide single water-cooled centrifugal or rotary screw chiller, and pump in a constant-volume, primary-only configuration

Provide system volume equal to at least 7 gallons per ton of full load capacity

Meet the efficiency requirements of ASHRAE 90.1-2010, Table 6.8.1C, for the appropriate compressor type and size

Preferred manufacturers: York, Trane, Carrier.

Cooling coil to be 5/8" diameter, 0.035" tube, with maximum 8 fpi. Size coil for 10°F temperature differential on water side, and 3° approach on air side

Design chilled water pumping system for the following efficiency:

Load	Maximum Water Transport Energy	
	(bhp/ton)	(W/gpm)
Full Load	0.05	10.9
50% Load	0.04	8.7

Air Distribution

Document fan sizing calculations with zone by zone load calculations.

Document critical path supply duct pressure loss, and show process used to review fittings and duct sizing in order to minimize fan pressure requirements.

Use automatic dampers on exhaust fans in lieu of barometric dampers.

Document that transport energy consumption meets the following criteria:

Load	Maximum Air Transport Energy (bhp/1,000 cfm)
Full Load	0.75
50% Load	0.30

Require pressure testing of all duct systems in accordance with 2012 IMC.

Utilize air-side economizer.

Provide each courtroom, private office, conference room and common space with individual room temperature control.

Provide zoning plan during schematic design review that indicates proposed zoning plan for review and approval by Campus Planning staff.

Multiple backward inclined, direct drive plenum fans.

Provide MERV 13 (ASHRAE 85%) filter bank, face velocity = 380 fpm maximum.

Provide a schedule of all fire-smoke dampers.

Miscellaneous

Use house medium pressure air to serve the MDF/IDF rooms. Provide independent cooling from a DX split system fan coil to serve as the secondary system for each room. Anticipated load = 14,000 Btuh, sensible

Provide stairway pressurization system to comply with high-rise life safety requirements

Provide security grilles on all air distribution penetrations in holding cells and sally port.

Accommodate vehicle emissions at sallyport.

Accommodate emergency operation of certain Courtrooms during power outages.

Plumbing

Water Service

Pressure: TBD

Two-stage PRV at building water service entry to maintain water pressure at approximately 60 psig.

Single reduced pressure principle backflow preventer building water service entry.

No water filtration or pre-treatment is required, water softening is not anticipated at this time.

Provide variable speed pressure booster system to ensure adequate water pressure on all floors.

Domestic water consumption meter: pulse-type meter with solid-state, Hall-effect sensor, similar to Seametrics SJ series, with DDC interface as well as digital readout.

Use ASTM B88 Type L hard drawn copper tube with wrought copper fittings and couplers throughout. Solder joints, 95-5 Class SnSb

Gas Service

Natural gas meter at building service entry.

Provide with a seismic safety shut-off valve before the gas service enters the building.

Distribute natural gas in black steel pipe, with screwed fittings

Waste/Vent

No ejection pumps are anticipated.

Materials

Above ground: Cast iron pipe soil pipe with cast iron drainage fittings conforming to ASTM A74. Joints are to be hubless, with pipe and fittings conforming to ASTM A888.

Below ground: P.V.C. (polyvinylchloride) pipe and fittings, Schedule 40, conforming to ASTM D2665.

Deep Seal traps at all floor drains and floor sinks.

Fixtures

Water Closet: Wall-hung, vitreous china, with battery operated automatic flush valve, 1.28 gpf

Urinal: Wall-hung, vitreous china, with battery operated automatic flush valve, 0.125 gpf. Do not use waterless urinal.

Lavatory: Wall-hung or counter-mount, with battery operated automatic sensor faucet, 0.5 gpm. Provide hot and cold water to individual ASEE 1070 listed point of use thermostatic mixing valve.

Water Cooler: Wall hung refrigerated water cooler with stainless steel backsplash.

Provide multiple locations with bottle fillers.

Holding Areas: Institutional style fixtures, ligature resistant.

Load

Water/Waste:

Description	Fixture Units			
	Waste		CW/HW	
	Each	Total	Each	Total
Flush Valve, Public	4	-	5	-
Flush Tank, Private	4	-	3	-
Flush Valve, 0.125 gpf or less	2	-	3	-
Lavatory, public	1	-	2	-
Water Cooler	0.5	-	0.25	-
Janitor Sink	3	-	3	-
Cooling Tower Make-up				25
Estimated total gpm				325

Domestic Hot Water:

Provide most cost-effective combination of generation and storage, with minimum storage capacity of 200 gallons.

Water heater to exceed requirements of ASHRAE 90.1-2010, Table 7.8

Provide master mixing valve at storage tank output to limit hot water delivery temperature to 120°F

Recirculate water on each floor

Natural Gas Load:

Space Heat: (210,000 ft2 @ 25 btu/ft2)/89%	6,000 mbh
Water Heater (210,000 ft2 @ 5 btu/ft2)/89%	1,250 mbh
Total	7,250 mbh

Mechanical Equipment Rooms	130 ft2
Electrical Equipment Rooms	130 ft2
Other Areas	According to NFPA 13

Fire Protection

Design a Class I standpipe system design assuming 100 psig at top most hose connection. Pressure and required flow shall be provided by fire pumper truck or building's fire pump.

A fire pump is required.

A fire flow test is required to be performed during design to verify flow to the building.

Sprinkler Occupancy Hazard Classifications are as follows:

Office and Public Areas	Light Hazard.
Service Areas	Ordinary Hazard, Group 1
Mechanical Equipment Rooms	Ordinary, Group 1
Building Service Areas	Ordinary, Group 1
Electrical Equipment Rooms	Ordinary, Group 1
General Storage Areas	Ordinary, Group 1

Minimum Density for Automatic-Sprinkler Piping Design: As follows: (Reduce Design areas with quick response heads when applicable and increase design area as required for pitched ceilings.

Light-Hazard	0.10 gpm over 1500 ft2
Ordinary, Group 1	0.15 gpm over 1500 ft2
Ordinary, Group 2	0.20 gpm over 1500 ft2
Special Occupancy	As determined by AHJ

Maximum Protection Area per Sprinkler: As follows (except as modified by authorities having jurisdiction)

Office Space	225/400 ft2
Storage Areas	130/400 ft2

Components and Installation: Capable of producing piping systems with 175-psig minimum working-pressure rating, unless otherwise indicated.

Utilize freeze-protected fire sprinkler piping in areas subject to freezing temperatures shall

Utilize correctional institution style fire sprinkler heads in holding areas.

Courtrooms to utilize concealed style fire sprinklers in courtrooms

Computer Server rooms may be provided with a single interlock or non-water fire protection system.

Controls

Use a Direct Digital Controls (DDC) using a BACnet protocol compliant with ASHRAE Standard 135.

Use an open license Niagara framework with all open license JACE gateways/network managers.

Provide a UPS back-up for head end controller.

Allow VAV boxes in internal spaces to close all the way off during unoccupied periods and if boilers have been shut off to avoid over-cooling.

Write control sequences to allow the discharge air temperature (DAT) to be reset up as high as 65°F.

Calibration is a high priority to the owner. All sensors and system components must have the capability to be calibrated on a regular basis.

ELECTRICAL SYSTEMS

Codes And Standards

Codes that are directly applicable to design of the electrical system are listed below. Comply with each of the latest adopted publications. In case of conflicts between these standards, or between standards and other information contained in program criteria, obtain written clarification from the Owner's representative prior to submitting proposal.

ANSI (applicable sections)

ASHRAE 90.1

DFCM, Division of Facilities and Management, Design Criteria

EIA/TIA, Electronics Industries Association/
Telecommunications Industry Association.

IESNA Lighting Handbook and Recommended Practices as applicable.

IBC, International Building Code

IECC, International Energy Conservation Code

NEMA

NFPA 70, The National Electrical Code; NFPA 72, National Fire Alarm Code, and other applicable NFPA sections.

State of Utah Fire Marshal Requirements.

UL (applicable sections)

Utah Judicial System Master Plan for Capitol Facilities

The intent of this document is to set forth constraints and establish minimum levels of function and quality. Wherever possible, an attempt had been made to identify quantities, however it is recognized that final quantities and exact locations of every device or equipment item cannot be determined at the schematic level and that is a function of the final design solution to the program.

Lighting Systems

Lighting systems for the facility should maximize energy efficiency while providing adequate illumination for performance of specified tasks. Lighting levels should be in conformance with the Recommended Illuminance Categories and Illuminance Values for Lighting Design, 10th Addition, IES Lighting Handbook. Total lighting load and control for the facility must meet the calculated lighting power budget

and requirements of ASHRAE/IES 90.1 standards, except that the unit power density targets should be reduced by at least 20%. Where applicable, task lighting systems should be employed to minimize energy consumption.

Exit lighting is to comply with IBC codes. Design emergency lighting for means of egress to 1 cf minimum to comply with IBC. Include emergency lighting in restrooms, electrical rooms, communication rooms and mechanical rooms.

Generally, light sources will be LED, however, other fluorescent sources may be considered if appropriate for the budget and application.

Ballasts for Fluorescent Systems. Ballasts for full-sized fluorescent lamps (non-compact fluorescent) will be program start electronic type, Class P, A-rated with a total harmonic current distortion of less than 10% and power factor above 90%. Light regulation must be limited to +/- 10% with +/- 10% input voltage fluctuation. Ballasts for compact fluorescent lamps (where used) should be high power factor, and universal wattage type. Low temperature ballasts should be used in all outdoor lighting fixtures where appropriate.

Fluorescent Lamps. Full-size fluorescent lamps will be T-8 program start, tri-phosphor lamps with color rendering index greater than 82, suitable for operation on ballasts indicated above. Specify lamps complying with EPA TCLP requirements. Where appropriate minimize the number of lamp types used.

Lighting Control. Provide automatic lighting control to comply with the applicable energy codes. Coordinate lighting controls with owner to ensure lighting controls are acceptable in all areas. Interface lighting controls with building management system. Select sensors for the appropriate applications and control for daylight harvesting. Specify dual technology ceiling mounted directional sensors in private offices, and small rooms with manual off switches. Specify ultrasonic sensors in restrooms. Provide a minimal amount of unswitched night lights through out the building. Utilize relay panels for the programmable lighting control.

Space Category	Lighting Control
Offices	Occupancy Sensor with switching
Conference/Group and Meeting Rooms	Multiple switches and occupancy sensors
Lobby/Corridors	Programmable control, unswitched emergency
Toilet Rooms	Occupancy sensors, unswitched emergency
Stock/Storage Rooms	Occupancy sensors
Mechanical/Electrical Rooms	Switched normal and emergency
Holding Cells	Local control and emergency
Parking	Photocell and Programmable control
Courtrooms	Multiple switches with programmable control, with sensors Place simple on-off control at judges entry with main control station at clerk's station. Do not place any other control at judges desk, or at any public entry.

Minimum maintained average foot-candle levels for typical spaces are listed below. Deviation from these criteria may be required to accommodate individual space needs. Also see space outline sheets for lighting additional requirements.

Space Category	Lighting Level (FC)
Offices	30-40
Conference/Group and Meeting Rooms	40-50
Courtrooms	0 – 70 variable
Spectator Seating	25
Lobby/Corridors	10-20
Toilet Rooms	30
Stock Rooms/Storage Rooms	30
Mechanical/Electrical Rooms	20
Holding Cells	20
Parking	1 fc 4 to 1 min/max
Walkways	1-2
Courtyard	1 to 2fc at a 4 to 1 min/max

Exterior Lighting Systems. Provide exterior systems that are compatible with lighting levels in the surrounding area and sufficient for security of the building exterior but minimizes light pollution. Areas, which depend on surveillance from closed circuit cameras, shall be illuminated to higher light levels or CCTV cameras must be specified to operate at reduced light levels. Circuit fixtures so that the proper amount of security illumination is provided from dusk till dawn and controlled automatically from a photocell. Circuit other exterior fixtures utilizing a combination of photocell and time schedule control. Emergency power to exterior fixtures in high security areas should be considered.

Power Distribution Systems

Electrical Service shall be 3-phase, 4-wire service provided by means of a pad-mounted transformer provided by Provo City Power. Due to size of the building, two service transformers will be required. Service voltage is 277/480 volt with 480-120/208 volt dry-type, step-down transformers for 120/208V power.

Service Entrance equipment will utilize a circuit breaker main type with circuit breaker or fusible branch feeds. Service entrance equipment and main switchboards shall be provided with 25% spare capacity after providing capacity for anticipated future expansion.

Panelboards and other distribution equipment shall be provided with 25% spare capacity and spaces/spares after providing capacity for anticipated future expansion. Panelboards shall be located in dedicated electrical equipment rooms with 25% additional space for future equipment.

Electrical equipment rooms shall have 25% additional space for future equipment, and shall be stacked for ease of running raceways.

Provide power and raceway for all equipment requiring electrical connections. All equipment and furniture required by the Owner/end user, whether it is furnished in this contract or a separate contract, shall be provided with power and raceway rough-in for complete operation. Coordinate furniture connections with furniture system suppliers to ensure furniture connection points are correctly located.

Provide motor control centers for areas where 3 or more motors are grouped, where starters are required. All 3-phase motors shall be provided with phase-loss protection. Provide variable frequency drives where required for mechanical equipment in compliance with DFCM requirements.

A fault and coordination study shall be performed by a licensed electrical engineer to indicate available fault current at all points in the distribution system. System coordination shall be studied, and fuses or breakers selected to ensure minimum system outage due to overloads or fault currents. Breakers with adjustable long time, short time, instantaneous and/or ground fault settings shall be set at levels for optimum system coordination.

Provide transient voltage surge suppression (TVSS) and "noise" protection at service equipment (each main) and on branch panelboards in the facility, which serve computer terminals. TVSS units may be integral to the panelboard or switchboard, or individually mounted "stand-alone" units. However, if individual units are used, they shall be placed immediately adjacent to the panelboard or switchboard to minimize the effects of increasing clamping voltages due to excessive lead lengths.

Raceways

Galvanized Rigid Conduit (GRC) – Will be used in all hazardous locations as required by the NEC. Coated GRC conduit shall be used in all underground installations where conduit bends exceed 22-1/2 degrees either in horizontal or vertical planes. Coated GRC shall be used where conduits come up out of concrete.

Electrical Metallic Tubing (EMT) – Will be used for indoor feeders and branch circuits in dry walls and above ceilings.

Rigid Plastic Conduit – Schedule 40 PVC will be used for main feeders, subfeeders, and branch circuits buried under floor or below grade.

Minimum conduit size shall be 3/4" except for prefabricated fixture whips.

Cable Tray - Provide a cable tray system so that cable raceways do not extend more than 50' max to the cable tray. Conduits shall be stubbed and fastened to the cable tray. Include pull strings in all empty conduits. Include raceway for all technology systems whether furnished as a part of the construction contract or furnished by the Owner. Where indicated provide empty raceway for security systems.

Spare Raceways – Provide spare raceways from the main communications closet, the main electrical room, and the control room for future expansion. Provide raceways for interconnection of duress, telephone and data system between the existing Sheriff's facility and this facility. Extend raceways out past building footings in the areas where the expansion will be built. Stub 5 empty conduits out of each panelboard above the ceiling of adjacent rooms for future expansion.

Conductors

All conductors must be copper with THHN/THWN insulation. All conductors shall be sized per NEC with a minimum size of #12. Conductors #8 and larger to be stranded. Conductors for branch circuits shall be sized to prevent the voltage drop exceeding 3% at the farthest load. The total voltage drop on both feeders and branch circuits shall not exceed 5%. When calculating the voltage drop, the load shall be assumed to be 80% of the ampacity of the branch circuit and feeder conductors.

Branch circuit shall be loaded no more than 80% of what is allowed by NFPA 70. Where outlets are intended for a specific piece of equipment, the load of the equipment shall be based on the equipment nameplate. Otherwise, allow no more than 6 convenience outlets per circuit or 4 outlets per circuit serving workstations computer terminals. Outlets with dedicated branch circuits are required for vending machines, copy machines, break room counters, AV cabinets and other locations likely to have equipment requiring dedicated circuits. Each branch circuit homerun shall have no more than 3 circuits per raceway. For circuit serving electronic equipment, provide oversized neutral for each group of 3 circuits, or provide a dedicated neutral conductor per circuit.

Emergency Power System

Emergency generator is required for life safety functions, and as back-up for commercial power to critical equipment items. Life safety functions include means of egress lighting, lighting to certain critical spaces, and power for the fire alarm system, security electronics and all smoke management equipment where required. Additional items, which should be considered as part of the Emergency Power system shall be the HVAC systems supporting continuous court operation, building telephone system, data and file server equipment. Label all emergency power outlets indicating that the outlet is provided with emergency power. Two courtrooms shall be provided with standby power so that they may be functional during a power outage.

Each area should be supplied with emergency power from a diesel driven generator set sized as required by the loads. Generator shall be provided with remote annunciator, skid mounted fuel tank (for minimum of 24 hours of operation

at full load), batteries and battery charging and water jacket heater. If the generator is located outside a weatherproof housing will be necessary along with fuel heater if extreme cold is anticipated.

Outlets

Refer to referenced standards, program and space sheets for minimum quantities. Where exact requirements cannot be identified, coordinate with the Owner/users for requirements. Each outlet location shall be coordinated with the design team and the end user during the design.

Special Systems

Telephone: A system of telephone outlet boxes, raceways, backboards, grounding, etc. will be required throughout the facility for a complete telecommunications infrastructure raceway system.

Telecommunications/Data Raceway System: Raceway systems for signal cabling will be required throughout the facility. Capacity of the system must be adequate to meet functional requirements of the initial installation as well as future expansion of the signal cabling system. A telecommunications closet should be included in each major area. Building telephone service entrance facility should be via (2) 4" conduits for original and future voice and data needs along with a 1-1/2" conduit for future Cable TV service.

Fire Alarm System: A fully addressable fire alarm system will be installed in accordance with code requirements and requirements of the Utah State Fire Marshals Office. The system must comply with A.D.A. requirements and report compatible alarm signals to the Local State central monitoring system. System shall integrate with the building smoke management system to provide contract signal per smoke zone to the smoke management system.

Line Conditioning: Provide transient over voltage and "noise" protection on the service entrance and on selected panelboards in the facility which are likely to serve computer equipment.

Security Systems: An enterprise command and control system with integrated elements of access control (card readers), detention door control, intercom, duress, and video surveillance shall be systematically integrated and controlled from single station control screens using floor plan layouts (GUI) and mouse click selection and control. Three zones of security protection levels will be established with increasing layers of security and control moving from one level to the next. The Public Level, the Judicial Level (Staff), and the Custody Level will each have elements of door access control and video camera surveillance. Staff areas, courtrooms, and judicial chamber areas will all have a duress system of button activation to alert immediate attention. Intercoms will be located primarily in the Custody level where door control is operated only from the main security office.

There will be two primary security stations with control screen capability and video monitoring. The main security station will be in the custody/holding/vehicle sallyport zone and the second security station will be located up front in the Public and Judicial Zone area. It is desired to have CCTV monitoring of all public areas (100% coverage), but this shall be reviewed during design under consideration of the project budget.

Audio And Video System Raceways: Rooms designated for video arraignment shall be equipped with raceways between the video room and the main telephone room and raceways between the courtroom and the main telephone room. These raceways shall provide for the future video arraignments between remote court and detention facilities state wide via the state satellite system.

Miscellaneous Special Systems: Design must consider special security and facility systems which may be specialized to specific facilities which may differ between districts depending on staff and management procedures. Design should include either complete or at least provisions for systems such as: roof detection, extra flood lighting, file servers or networks, gate controls, antennas, satellite dishes, special telephone or data wiring, video recording systems and etc.

AUDIO / VIDEO TECHNOLOGY SYSTEMS

Codes And Standards

Codes and standards that are directly applicable to design of AV Technology Systems are listed below. Comply with each of the latest adopted publications. Comply with the following codes and standards. In case of conflicts between these standards, or between standards and other information contained in program criteria, obtain written clarification from the Owner's representative prior to submitting proposal. Where discrepancies or differing interpretations occur, the most stringent (usually recognized as being the most costly) interpretation shall be enforced.

Communications Requirements and Guidelines for Court Facilities – State of Utah

DFCM "Design Criteria for Architects and Engineers".

EIA/TIA standards for telecommunications pathways and cabling.

IBC

NEMA

UL (applicable sections)

Utah Judicial System Master Plan for Capitol Facilities, Volume II

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Audio/Video Systems

Complete audio and video (AV) systems will be specified by the architectural and engineering team, and furnished and installed by the general contractor and sub contractors. AV systems will be specified for all courtrooms, associated Chambers areas, the sequestered rooms, and some conference rooms. AV systems will include audio systems, video evidence presentation systems, video conferencing systems, and control systems. All systems will be specified under the direction of the court, for full compliance with needs and standards

Courtroom Audio Systems. Microphones with very sensitive elements and cardioid pickup patterns will be specified for effective capture of audio. All bench area, witness, lectern, and counsel table microphones will be installed on goosenecks in order to extend microphone elements closer to a "talker's" mouth. In addition to the gooseneck microphones, a wireless microphone system will be specified.

All microphones will be connected to digital signal processors (DSP). These DSP's will be specified with automatic microphone mixers to automatically turn microphones which are in use on, and microphones which are not in use off; auto-levelers for maintaining desired output levels; and noise cancellors for minimizing background noise. The DSP's will be equipped with multiple outputs, for microphone mix down to the court's recorder. In addition, the DSP's will be specified with echo cancellors and a telephone system interface for seamless integration of the courtroom sound and telephone systems.

DSP's will also include parametric filters for equalization of the sound systems, and power amplifiers will be specified for faithful amplification of all input signals. The power amplifiers will provide 70 volt distribution of the audio signal to all ceiling speaker systems. Speaker systems will be installed throughout the courtroom jury box, spectator area, and well area. In addition, perimeter area speaker systems will be installed in the judge's secretary office, law clerk offices, and holding cell areas for unruly defendants.

A two channel infrared wireless transmission system will be specified for each courtroom. Each listener wearing a headset will be able to select between the assisted listening system or translation system. A translation system will be specified to facilitate an interpreter speaking in a 2nd language. Interpreter microphone inputs will be located at the defense counsel table and the witness box.

A boundary type microphone will be specified for bench conferencing in courtrooms. This microphone will directly feed headphones at the court reporter's location to facilitate the recording of bench conferences. In addition, masking noise will be added to the speakers over the jury boxes during

bench conferences in order to help minimize the possibility of jurors overhearing bench conferences.

A four channel record output panel will be specified for each courtroom. The audio from each output will be segregated, as directed by the court, into groupings of microphones. Digital audio recording systems will be furnished and installed by the Court.

Courtroom Video Systems. HD Base T digital Video evidence presentation systems will be specified for courtrooms. The minimum 1080p native resolution and HDCP compliant video presentation equipment will include high resolution video switching, processing, distribution, and display systems for each courtroom.

The video evidence presentation lectern(s) will be equipped with digital and analog video/audio inputs. These inputs will be used to accept AV signals from portable source devices such as lap top computers and tablets. No source devices will be permanently installed on/in the video evidence presentation lectern(s). In addition, no source devices or AV inputs will be provided at any other courtroom location.

AV signals input at the video evidence presentation lectern will be switched, processed, and distributed to minimum 1080p resolution flat panel monitors at the following locations: Judge, clerk, witness, lectern, each counsel table, and one monitor for every two jurors in jury boxes. All monitors located on horizontal work surfaces will be installed on low profile desk stands. Monitors located in jury boxes will be installed on articulating arms affixed to the inside of the vertical millwork jury rails. A few large screen flat panel monitors will also be provided on roll-about stands. These monitors will be shared between courtrooms for display to the gallery, or other miscellaneous needs. The ability to annotate (write electronically on displayed video evidence) will not be provided.

Where directed to do so during the design process, HD video conferencing capability will be specified in courtrooms. Cameras will be located in recessed wall pockets at various courtroom locations. Signals from these cameras will be distributed to video conferencing equipment for audio and video communication with distant locations.

Courtroom Control Systems. Fully integrated control systems will be specified for each courtroom. The control systems will be used to provide remote control capability for all audio, video evidence, and video conferencing equipment. In addition, the touch panels will be programmed to control the lighting systems and electric roll-up projection screens (if specified).

Human interface with the control systems will be accomplished using touch panels. One touch panel will be located at the Clerk's position. The touch panel will be used to issue control commands to the audio and video systems.

Video cameras will be controlled via the courtroom control systems. Camera switching and position commands will originate by users via the specified touch panel(s).

Chambers AV Systems. Each Judge's chambers will be equipped with a ceiling mounted speaker, wall mounted volume control, and microphone input. This will make it possible for a Judge to go "on record" (be recorded), and to teleconference from his/her chambers.

Sequestered Witness AV Systems. The sequestered witness rooms will be provided with audio and video systems for two way communication with courtrooms and off-site locations. Audio and video system equipment will include one camera, two monitors, two speakers, and one microphone.

Conference Room AV System. Some conference room AV systems will be specified. The systems will include an audio system for amplification of presentation media and for tele/video conferencing. The video systems will include large screen display device(s), multiple locations for connection of AV source devices, and a resident Bluray/DVD. All audio and video system equipment will be controlled via a touch panel control system.

METERING

Per the State of Utah DFCM High Performance Building Standard: "Meters on each utility connected to the building, including but not limited to power, natural gas/propane, domestic water, irrigation water, chilled water, steam or condensate, and heating water, shall be provided as part of the construction project and shall be connected to an energy metering monitor network. If meters provided by utility companies can be connected to this network, these meters can serve to meet this requirement. Otherwise, separate meters will be required as part of the construction project that can connect to the meter monitoring network.

Irrigation metering is only required on projects where irrigation system feeds from a building or is a standalone system as part of the project."

The new courthouse will include individual meters for building water, irrigation water, power, natural gas and sub metering at key energy using systems including:

- Mechanical HVAC system
- Lighting
- Plug loads

BUILDING COMMISSIONING

Building commissioning is a third party verification of the energy using system design, installation and operational performance.

The State of Utah High Performance Building Standard outlines key systems to be commissioned within the building as well as a prescriptive commissioning process for the building. The systems to be commissioned include, but are not limited to:

- o HVAC
- o Electrical
- o Controls
- o Lighting Controls
- o Life Safety
- o Security
- o Plumbing
- o Elevator
- o Equipment
- o Telecom
- o Remote BMS access needs and clearances

Additional systems that may be commissioned include building security systems, alarm and notification systems and communications systems.

Building Envelope Commissioning

- High performance building shall be commissioned in general compliance with ASTM E2813-12 Standard Practice for Building Enclosure Commissioning. Where conflicts arise between ASTM E2813 and this Standard, this Standard shall supersede.
- Standard performance buildings shall be commissioned through the design phase in general compliance with ASTM E2813-12,
 - Project budget will dictate commissioning activities beyond the design phase.
- Building Components Included in Building Envelope Commissioning
 - Below-grade construction including foundations, basements, and slab-on-grade that functions as part of the exterior enclosure system with utilization of waterproofing and drainage systems, but excluding structural and fireproofing systems and components
 - Superstructure floor and roof construction that functions as part of the exterior enclosure system.
 - Exterior enclosure construction, above grade, including exterior opaque walls and claddings, fenestration, sheathing, framing, insulation, air barriers, vapor barriers, drainage control layers (or Water Resistive Barriers –WRB's), RF shielding materials, and additional components of the assembly that may impact the long term performance of the enclosure.

- Roofing, including roofing system, roofing insulation, air barriers, vapor barriers, roofing membranes, skylights, hatches, and other roof openings/penetrations.

Water: In general, water testing on a façade surface shall be in accordance with ASTM E 1105 or AAMA 501.1. Project test pressures will be based on the wind load calculations per ASCE 7 in conjunction with the rated performance of specified products per AAMA 101 with a minimum 6.24 psf differential pressure. Water leakage shall be defined as any water that is interior to the primary plane of air tightness (whether visible or not from the interior) that is not positively drained to the exterior. Detailed water penetration resistance requirements are outlined in Appendix G.

Vapor: A continuous vapor barrier (or vapor retarder) must be provided to all exterior opaque walls, roofing, below grade foundation walls and slabs, and slab-on-grade conditions as determined by appropriate hydrothermal analysis. This vapor barrier shall be sealed at all interfaces, fenestrations, penetrations, etc. A vapor barrier (or vapor retarder) is defined as materials with vapor permeability below 1.0 perm per ASTM E96 desiccant or dry cup method (Class I or Class II per 2012 IBC).

Testing is not required, but visual inspections of installed work are required. High Performance structures require vapor barriers to be included in the performance mock-up.

Air: In general, air testing is performed in accordance with ASTM E 1186, ASTM E 783, and ASTM E 779. Detailed performance criteria are identified in Appendix G • Post-occupancy and warranty

POST-OCCUPANCY AND WARRANTY

5 Month Walk Through Meeting

Onsite meeting five to six months after Substantial Completion to review performance and quality of the facility with the following in attendance (minimum)

- Facility Operators
- Agency Energy Manager or DFCM Energy Program Director
- Commissioning Agent
- Mechanical Engineer
- General Contractor
- Mechanical Subcontractor
- Architect
- User Representative

10 Month Walk Through Meeting

Onsite meeting 10 months after Substantial Completion to review warranty, performance and quality issues with the following in attendance:

- Facility Operators, Agency Energy Manager or DFCM Energy Program Director, Commissioning Agent, Mechanical Engineer, General Contractor, Mechanical Subcontractor, Architect, Operations and maintenance staff.

Requirements and expectations by Facility Operators Training

- HVAC systems
- BMS & Controls
- Electrical systems
- Lighting systems

- Security systems
- Identify who is to be trained
- Number of training sessions
- Follow up training sessions
- Other as deemed necessary by Facility Operators and Owner

Systems Manuals

- As-Builts
- Single line schematics
- Controls As-Built
 - Drawings
 - Sequences
 - Set points
 - Recalibration schedule
- OPR
- BOD
- Commissioning functional test reports
- Must be organized, electronic and searchable
- Other as deemed necessary by Facility Operators and Owner

Preventative maintenance program expectations

Recommended re-commissioning schedule

Attic Stock expectations

EDUCATION AND OUTREACH PROGRAM,

Develop and implement a Building Education and Outreach Program to inform the building users of the sustainable design strategies. This program shall include a minimum of two of the following:

Digital or fixed signage describing the sustainable goals and strategies as well as behavior modifications to complement the sustainable design and construction efforts.

A brochure or pamphlet on the sustainable strategies. This shall highlight the location of specific strategies and provide resources for additional information.

Information on the building or department website highlighting the sustainable goals, strategies, and behavior modifications to compliment the sustainable efforts.

Enhanced building training to ensure the building operators and users understand the systems and sustainable design strategies. This includes providing enhanced Operation and Maintenance information on the building systems and control strategies.

The outreach program shall address the following sustainable strategies:

- Context Sensitive Design
- Transportation Demand Management Plan and Programs
- Sustainable Site Design
- Energy Efficiency
- Water Efficiency
- Indoor Environment Quality
- Recycling and Material Management

Energy Star Tracking

The Facilities Operator or Commissioning Authority shall register the building under the Energy Star Portfolio program and input and monitor energy and water consumption of the building.



APPROVALS

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Director of Facilities
Administrative Office of the Courts

Date

Clint Bunnell
Project Manager
Division of Facilities Construction and Management

Date

Shane Bahr
Trial Court Executive
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Date

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ACKNOWLEDGEMENTS

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JUDICIAL FACILITY GOALS

Based on the Judicial Facility Standards, all Judicial facilities in the State of Utah should respond to the following goals:

Provide appropriate service to the public

Court facilities should be centrally and conveniently located to serve the citizens of all 29 Counties, in addition, they should be located to contribute to the quality and character of the community in which they sit. They should be fully accessible to all.

Provide an appropriate setting for the administration of justice

Courthouses should be designed to reflect an appropriate image of dignity and quality representative of the State Judicial System. See Section 2, Judicial Building Requirements, for additional guidance.

Provide for the collocation of key judicial programs, services and related agencies

Court facilities should be planned to include all organizations, agencies and services operated by the Court and/or necessary to support the effective and efficient processing of cases.

Provide for the management of growth

Capital expenditures with respect to renovation, expansion and new construction of judicial facilities should reflect an awareness of statewide system growth and be part of a comprehensive strategy for responding to that growth.

Provide for the timely delivery of judicial resources

Judges, courtrooms, juries, information systems and court management personnel and policies should maximize the ability of the judicial system to resolve disputes in a timely and expeditious manner.

Provide for the uniformity of process and procedure

Physical facilities, judicial and staff resources and policies and procedures should promote the statewide uniformity of process and procedures, thereby insuring equity and consistency through the system.

Provide for the flexible use of facility and staff resources

Court facilities and court management and operations staff should take maximum advantage of opportunities to collocate, to cross-train, and to better utilize personnel. Judicial facilities should be flexible and promote collaboration and integration of services.

Provide for the economical use of facility and staff resources

Facility and operations planning should recognize and take advantage of opportunities to economically combine facilities and personnel and to share facilities and responsibilities and reduce expenses.

Provide for the longevity of facilities and ease of maintenance

Judicial facilities exist in and contribute to the community for decades, if not centuries. All judicial facilities should be designed to be durable, maintainable and upgraded to accommodate new technologies and systems as they become available and pertinent.

Provide for the protection of Judicial resources

Security is an integral component in judicial facility design. All new facilities should integrate and enhance security technologies in a way that ensures the well being of the occupants and minimizes the burdens on building staff.



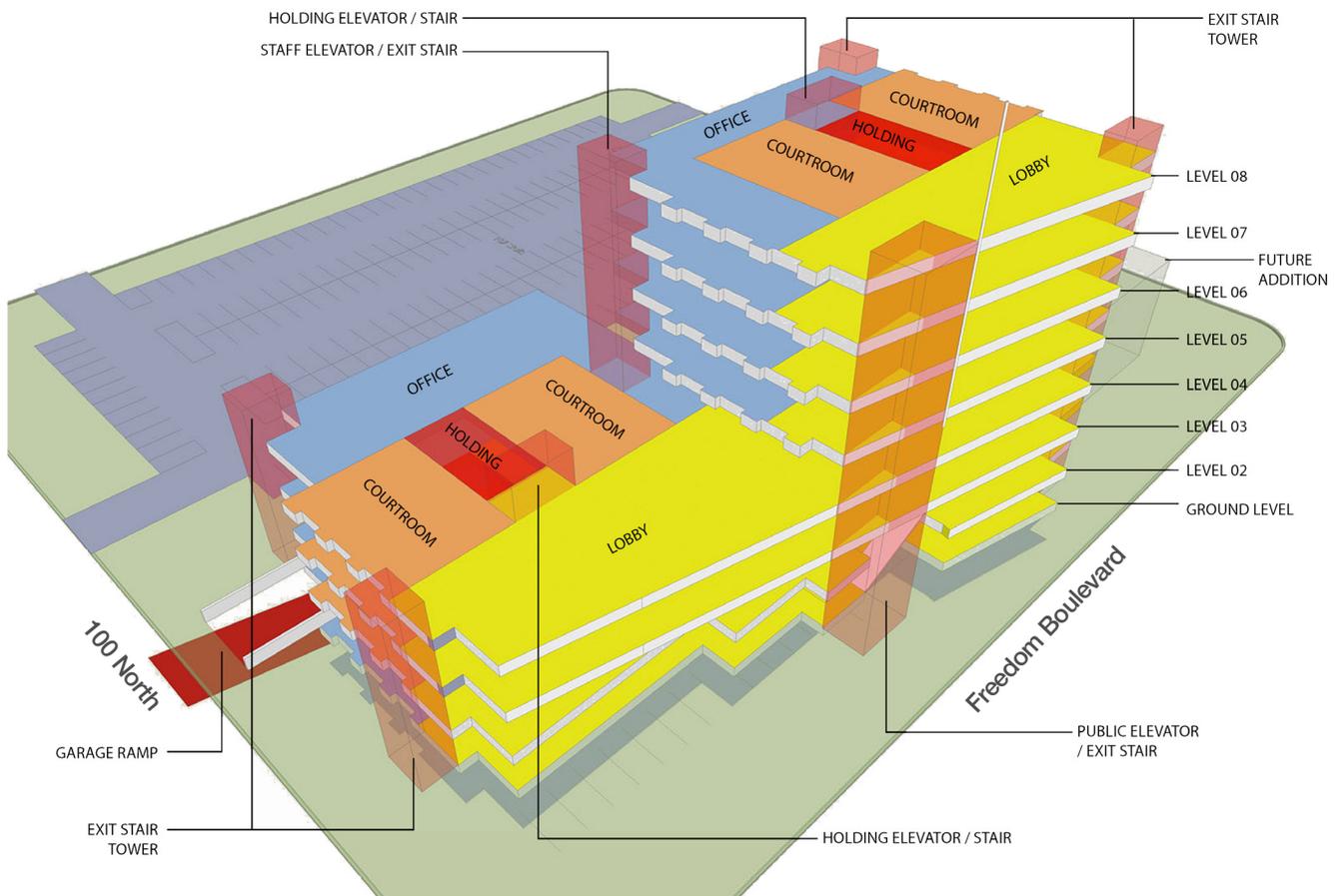
PROJECT DESCRIPTION

The Provo Fourth District Courthouse will be a prominent 8-story building located on the east side of the project site, located between Freedom Boulevard and 300 West and 100 and 200 North in Provo City. The building will be 190,680 square feet over 8 levels.

There will be surface parking on the west side of the site, with primary vehicular access from 100 and 200 North.

The diagram below illustrates the general distribution of program across the building mass.

- The basement will house the central holding and sallyport as well as limited underground parking.
- Level 1 will be administrative and public functions.
- Level 2 will be a combination of administrative functions and 2 courtrooms on the north side.
- Level and 4 will both include 4 courtrooms and supporting programs
- Levels 5-8 will include 2 courtrooms and supporting programs.



PROGRAM SUMMARY AND FINDINGS

The program summary, by department is as follows:

DEPARTMENT SUMMARY

Department Name		Staffing	Department GSF	Building GSF
A	Courtroom Space	0	69,224	85,145
B	Judicial Office Support	18	10,602	13,040
C	Clerk of The Court	76	15,070	18,536
D	Court Administration	10	2,716	3,341
E	Defendant-in-Custody	15	15,992	19,670
F	Shared & Common Spaces	2	31,175	36,275
G	Guardian Ad Litem	18	4,050	4,982
H	Probation	20	5,421	6,668
I	Mediation	0	2,457	3,022
Totals		159	156,706	190,679

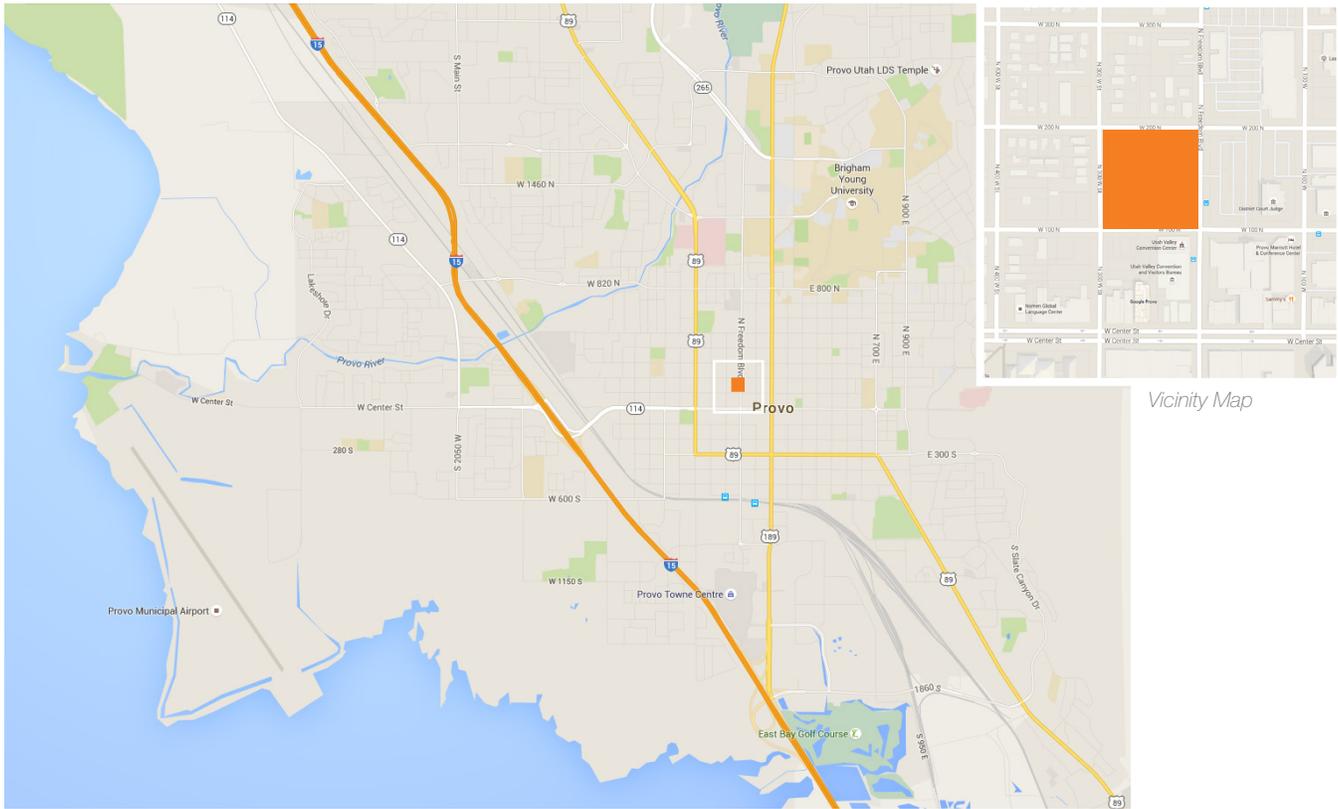
This summary reflects the space program, as presented in this document. It also includes a reasonable building grossing factor for a courthouse facility. The areas and program spaces have been assess through test fits, massing alternatives and

plan studies to ensure the program space and massing concepts will effectively house the courthouse programs and facilitate optimal adjacencies and interactions.

PROJECT COST SUMMARY

CSI #	DESCRIPTION	BUILDING	PARKING ALTERNATE	TOTAL
02	Existing Conditions	\$346,033	\$-	\$346,033
03	Concrete	\$2,939,100	\$1,546,416	\$4,485,516
04	Masonry	\$2,580,445	\$40,372	\$2,620,816
05	Metals	\$7,761,487	\$71,868	\$7,833,355
06	Woods & Plastics	\$2,208,529	\$-	\$2,208,529
07	Thermal & Moisture Protection	\$4,454,005	\$340,973	\$4,794,978
08	Doors & Windows	\$4,091,252	\$-	\$4,091,252
09	Finishes	\$6,144,439	\$307,913	\$6,452,351
10	Specialties	\$710,175	\$10,000	\$720,175
13	Special Construction	\$-	\$-	\$-
14	Conveying Systems	\$2,445,000	\$216,000	\$2,661,000
21	Fire Suppression	\$650,639	\$129,150	\$779,789
22	Plumbing	\$1,144,074	\$19,251	\$1,163,325
23	HVAC	\$8,008,518	\$-	\$8,008,518
26	Electrical	\$4,338,580	\$330,750	\$4,669,330
27	Communication	\$2,860,185	\$-	\$2,860,185
28	Electronic Safety And Security	\$915,259	\$15,750	\$931,009
31	Earthwork	\$1,324,169	\$83,498	\$1,407,668
32	Exterior Improvements	\$1,483,210	\$(315,000)	\$1,168,210
33	Site Utilities	\$410,000	\$40,000	\$450,000
	Subtotal	\$54,815,099	\$2,836,940	\$57,652,039
	General Conditions	\$3,837,057	\$198,586	\$4,035,643
	Overhead & Profit	\$2,192,604	\$113,478	\$2,306,082
	Design Contingency	\$8,222,265	\$425,541	\$8,647,806
	Totals	\$69,067,025	\$3,574,544	\$72,641,569

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LOCATION OVERVIEW

The new Provo Fourth District Courthouse will be located in the heart of downtown Provo, Utah. This courthouse will be an iconic civic building for both Provo City and the State of Utah.

"As of the 2010 census,[3] 112,488 people, 31,524 households, and 21,166 families resided in the city. The population density was 2,697.6 people per square mile (1,042.5/km²). The racial makeup of the city was 84.8% White, 0.7% Black or African American, 0.8% American Indian, 2.5% Asian, 1.1% Pacific Islander, 6.6% from other races, and 3.4% from two or more races. Hispanic or Latino of any race were 15.2% of the population.

There were 31,524 households out of which 34.8% had children under the age of 18 living with them, 55.4% were married couples living together, 8.2% had a female householder with no husband present, and 32.9% were non-families. 12.8% of all households were made up of a single

individual, and 4.7% had someone living alone who was 65 years of age or older. The average household size was 3.24 and the average family size was 3.41.

22.3% of residents are under the age of 18, 36.4% from 18 to 24, 24.8% from 25 to 44, 10.5% from 45 to 64, and 5.8% who were 65 years of age or older. The median age was 23.3 years. For every 100 females there were 98.2 males. For every 100 females age 18 and over, there were 96.4 males."

wikipedia.org/wiki/Provo,_Utah

The Courthouse site is located north of 100 North, west of Freedom Boulevard and north of the Utah Valley Convention Center. This location is one block north of Center Street, the main east/west thoroughfare in Provo City and prominently located facing Freedom Boulevard, a main thoroughfare running north/south in Provo.

The project site is also located across the street, to the west of the current District Courthouse. This adjacency allows the courts to continue to have a strong presence downtown Provo while remaining fully operational throughout construction.

Site Conditions

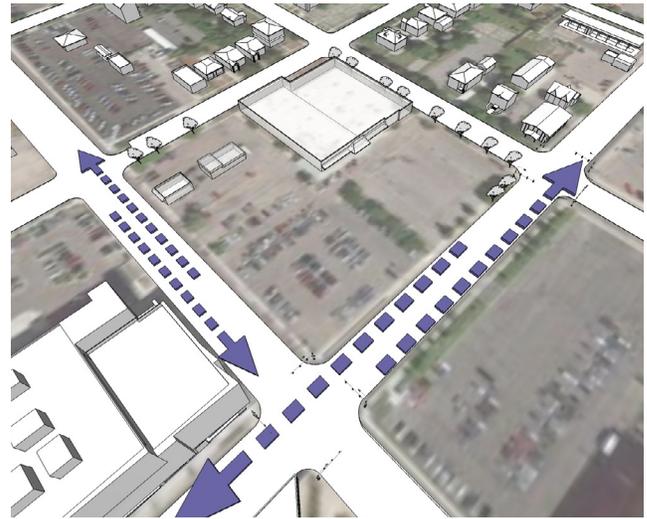
The project site is a full city block. Juice and Java, a small local coffee shop, is located at the southwest corner of the block and an abandoned mid-sized box store is located on the northwest corner. There is currently a parking lot on the east side of the site. The Juice and Java as well as the vacated building to the north will both be demolished to accommodate the new courthouse and associated parking.

Access

Vehicular access is convenient to all four sides of the site, with primary access from 100 North and Freedom Boulevard. There are two signalized intersections at the site, one at 100 North and Freedom Boulevard and another at 200 North and Freedom Boulevard. Ideally traffic entering the site would enter and exit the site from 100 North or 200 North to minimize the traffic impacts on Freedom Boulevard.

Pedestrian access is also convenient from 100 North and Freedom Boulevard. Pedestrian access may be improved along the west and north sides of the site to promote community connectivity.

The site also has very convenient transit access. There is a bus stop on the south side of the site as well as across Freedom Boulevard to the east. These stops are served by UTA lines 836, 834 along Freedom Boulevard and line 850 along 100 North.



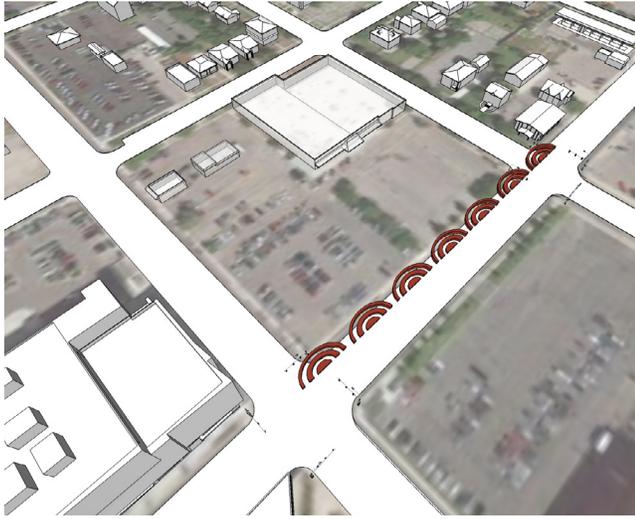
Vehicular Access



Pedestrian Access



Transit Stops



Noise Impacts



Street Trees



Sensitive Edges

Noise

Freedom Boulevard is a main thoroughfare for Provo, and therefore generates more traffic noise than the other three surrounding spaces. This noise is not un-common in urban cores, but should be considered as the design progresses.

Street Trees

An additional site consideration are the mature street trees that line 200 North and parts of 300 West. These trees are established and contributing to the pedestrian comfort of the site. To the extent feasible, these trees should be preserved and enhanced with improved sidewalks and landscaping.

Sensitive Edges

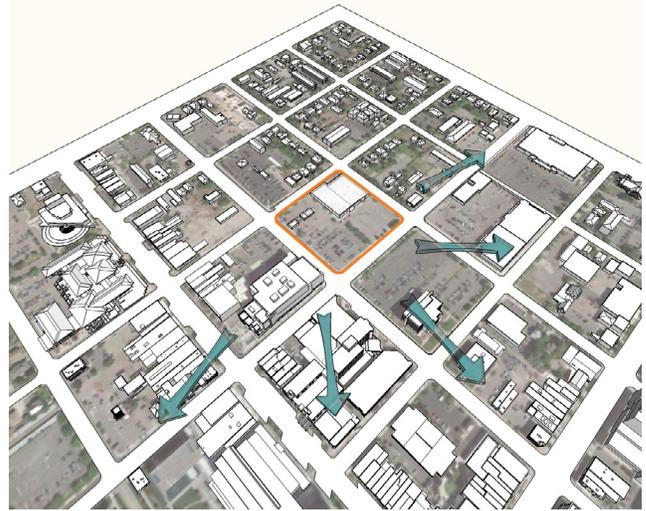
The site serves as a transition from the urban core to residential areas near downtown Provo. Specifically, there are residential zone districts with occupied homes located to the north and west of the project site. Development of the site should respect these homes and prioritize the majority of the mass along 100 South and Freedom Boulevard to minimize the impact on the surrounding homes.

Views

Provo boasts some of the most spectacular views in the State of Utah. This site is no exception. There are beautiful views toward the Wasatch Range, specifically Y Mountain to the northeast, Mt. Timpanogos to the North, Provo Peak to the east and Spanish Fork Peak to the south. Additionally, there are views toward Utah Lake to the west above the second or third level.

Solar Access

The project site is square to the polar directions. there is not one site orientation that is longer than the other. The sun rises over the mountains to the east and sets over the lake to the west. The east orientation does not experience a lot of glare, as the mountains block the low sun from the site. The west, however, does receive the low western sun throughout the year. As the building design develops, it will be important to control the solar access on the south and west facades to minimize glare and solar heat gain in the warmer months.



Primary Views



Solar Access



Site Analysis

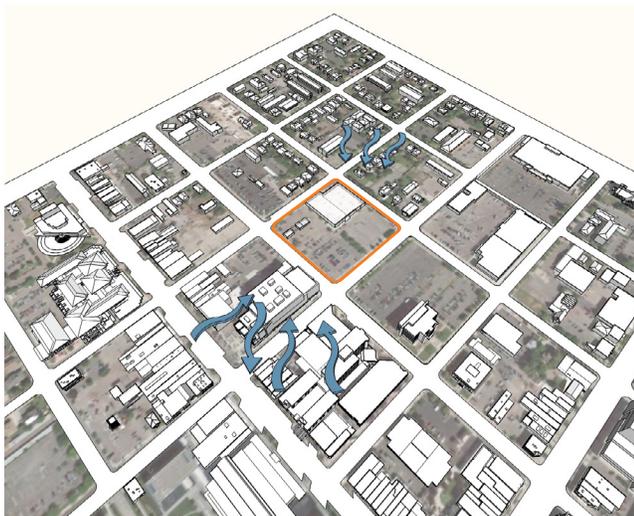
Climate

Provo City is nestled in the Utah Valley between Utah Lake to the west and the Wasatch Range to the east. Provo is at an elevation of 4,549 feet above sea level.

Climate data for Provo, Utah (BYU campus), 1981-2010 normals

Month	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Year
Record high °F	63	73	84	89	98	104	108	107	98	90	76	72	108
Average high °F	40	46	57	65	75	85	94	92	82	67	52	40	66
Daily mean °F	31	36	45	52	61	70	77	76	66	54	41	32	53
Average low °F	22	26	33	39	47	54	61	60	51	40	31	24	41
Record low °F	-27	-20	0	12	27	29	35	39	21	11	3	-30	-30
Average precipitation inches	1.88	1.85	1.92	2.01	2.08	1.20	0.75	0.99	1.45	2.0	1.68	1.94	19.75
Average snowfall inches	13.7	11.6	6.1	3.8	0.4	0	0	0	0	0.8	7.1	13.7	57.2
Average precipitation days (≥ 0.01 in)	10.1	10.2	10.3	10.0	9.2	6.4	5.6	6.7	7.1	7.9	9.5	10.1	103.1
Average snowy days (≥ 0.1 in)	6.1	5.0	3.5	1.8	0.2	0	0	0	0	0.6	3.6	6.1	26.9
Prevailing Wind Direction	NW	NW	NW	NW	NW	NW	SE	SE	SE	SE	SSE	SSE	NW

"NowData - NOAA Online Weather Data". National Oceanic and Atmospheric Administration. Retrieved 2012-02-14.



Prevailing Winds

Per the weather data above, Provo City experiences prevailing winds from the northwest and southeast. The image to the left illustrates how these winds will impact the site.

PROVO CITY

The project site is located in the DT 1 or General Downtown zone district. This district allows for buildings up to 100' tall. There are no setbacks required unless you are adjacent to a transitional zone. As the site has residential development to the north and west, the project will need to have a 10' setback on these transitional sides. Provo City has expressed a desire for a taller structure on this site to align with their vision for the downtown.

Master Plan Vision

Specifically, the project site is located in the Downtown Central District. This area is envisioned to have the highest density development in all of Provo.

In addition to being located in a high-density area, the project site is also ideally located to help further additional master plan goals, including:

- Planning for appropriate transit-oriented redevelopment (TOD), to focus new development and redevelopment along transit corridors.

- Designing areas that will encourage walking and bicycling as a means to access transit and for travel independent of transit.
- Completing sidewalks and off-site improvements to provide walkability throughout the Downtown and adjoining neighborhoods and communities.
- Creating an adequate transition from protected low-density areas to regionally centered business towers and envisioned high-density mixed-use development within the existing Provo Central Business District.

Finally, the Master Plan envisions the Downtown Central area to be a destination for business, entertainment and recreation for the City. The vision is for new buildings in this core to be constructed at six to twelve stories.

Additional improvements such as enhanced street furniture, landscaping and improved lighting will all align with the master plan goals and improve the safety and perception of the site and the greater Downtown area.

“THE DOWNTOWN CENTRAL DISTRICT IS THE HEART OF PROVO CITY. THIS DISTRICT INCLUDES THE PROVO CITY CENTER, UTAH STATE AND COUNTY OFFICES, THE PROVO CITY CENTER TEMPLE, AND THE UTAH COUNTY CONVENTION CENTER. IN ADDITION TO THESE KEY SITES, THIS DISTRICT HOUSES THE WELLS FARGO, NU SKIN, AND ZIONS BANK TOWERS. DOWNTOWN CENTRAL INCLUDES PARTS OF DIXON, TIMP, CBD, FRANKLIN, AND JOAQUIN NEIGHBORHOODS.”

- PROVO DOWNTOWN MASTER PLAN

Parking

A key consideration for the site is parking. It is anticipated that the building footprint will require a little less than 50% of the site. This leaves enough site area to park approximately 185 cars in a surface lot. There is also area to park approximately 30-35 cars below the building. This parking is not sufficient for the courthouse operations. The graphic below illustrates the parking provided for the previous five large courthouses built in the State of Utah.

This range of 2.37 to 4.35 stalls per 1,000 square feet of building area would equate to between 438 and 805 parking

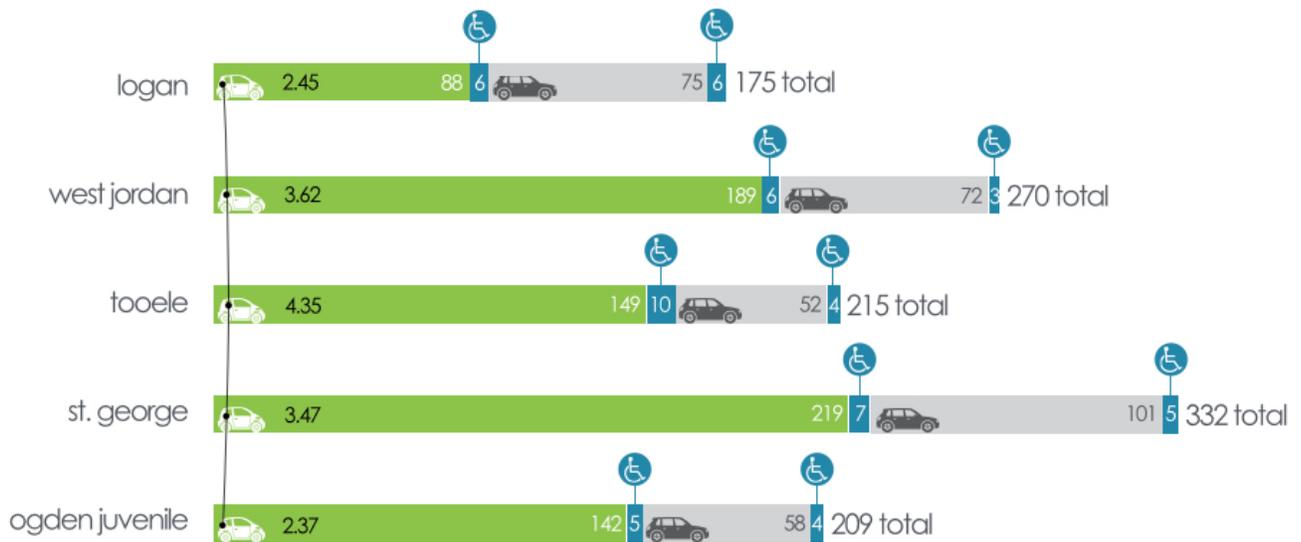
stalls. Achieving this quantity of parking is not feasible based on both the site and budget constraints.

The project site and budget can accommodate approximately 355 parking stalls. This will provide parking for staff and visitors, while promoting alternative forms of transportation, aligning with the City's vision for Downtown Provo. Additional parking is also available on the surrounding public streets as well as in public parking lots and structures to the east.

parking ANALYSIS

 public
 staff

parking stalls (per 1,000 square feet)



CONSTRUCTION ACCESS AND STAGING

Construction access and staging will be convenient at the project site, as the site is the entire city block. As a construction manager and general contractor is brought onto the project a site staging and construction impact plan should be created. This should be shared with Provo City and key stakeholders to ensure the project is a good neighbor and disruption to ongoing operations around the project site is minimized.

SOIL CONDITIONS

Five borings and one cone penetrometer test were conducted to investigate subsurface conditions at the site.

The subsurface conditions encountered in the borings consist of approximately 3 to 6 inches of asphaltic concrete overlying approximately 6 to 12 inches of base course. Fill was encountered below the base course and extends to depths ranging from approximately 4 to 8 feet below the ground surface. Poorly-graded gravel with silt and sand was encountered below the fill in all but Boring B-2 and extends to depths ranging from approximately 9 to 10 feet. Sand and clay layers were encountered below the fill in Boring B2 and below the gravel in the other borings and extends the full depth of the borings. The maximum depth investigated was approximately 100½ feet.

The cone penetrometer test (CPT) was started at a depth of approximately 10 feet, below the pavement materials, fill and gravel. The CPT encountered sand and clay layers to the depth investigated, approximately 88 feet. The shear wave velocity was measured at periodic depths during the CPT test.

Subsurface water was encountered in the borings at depths ranging from approximately 9 to 10½ feet when measured 9 to 14 days after drilling.

We understand that the proposed courthouse will consist of a four to eight-story building. A level of underground parking is anticipated to be constructed below the building. The structural engineer indicates that column loads for the four and eight-story portions of the building are estimated to be 500 kips and 1,000 kips, respectively. We have also assumed wall loads ranging from 10 to 15 kips per lineal foot.

A one-level, above grade parking deck is planned to be constructed adjacent the courthouse. We anticipate structural loads for the parking deck will be less than those provided for the courthouse.

We anticipate foundation support for the proposed building and parking deck will consist of spread footings bearing on the undisturbed natural soil or on compacted structural fill extending down to the natural soil. An equation to calculate the allowable bearing pressure is presented in the report. Estimated settlement for several structural loads is also included.

Up to approximately 8 feet of fill was encountered in borings drilled at the site. The condition of the fill is unknown and should be removed from the area of the proposed building. Consideration may be given to leaving the fill below proposed parking areas, if the owner is willing to accept the risk of potential settlement and pavement distress.

We anticipate the proposed underground parking level will extend near or below the subsurface water level. A subsurface drain should be designed and constructed to collect and remove the anticipated amount of subsurface water. Recommendations for design of a subsurface drain are included in the report.

Geotechnical information related to foundations, subgrade preparation, pavement design and materials is included in the report.

SITE UTILITIES

The project site is well served by Provo City utilities. There is generally convenient and sufficient access to utilities to meet the project needs. The existing utilities are shown in the site survey below.

Gas

Natural gas is available from 100 North, on the south side of the project site as well as Freedom Boulevard to the east of the site.

Water

Water is available from 100 North and 300 West. The building will most likely draw water from the line south of the site at 100 North.

Sanitary Sewer / Storm Drain

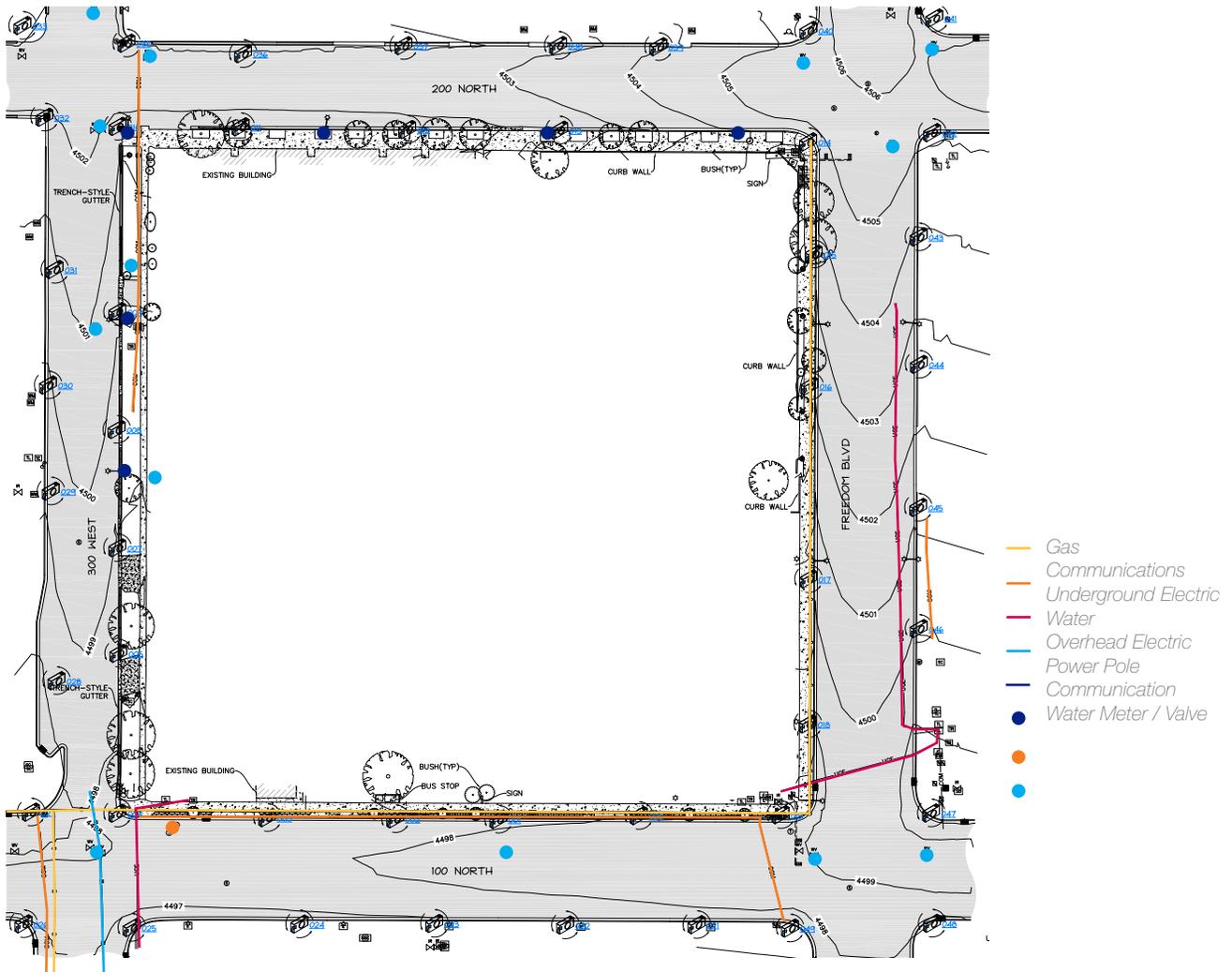
Sanitary sewer lines and storm drains run along the main thoroughfares adjacent to the property and are accessible.

Communications

Communications infrastructure is available to the south, along 100 North and at the northeast corner of the site.

Power

Overhead power lines exist at the northeast corner of the site. The remaining power is run underground, with transformers and other electrical equipment at the southeast corner of the site.



SITE DESIGN CRITERIA

Architectural

The following site design criteria reflect the vision for the new Fourth District Courthouse from the Court's perspective as well as Provo City and the overall Downtown improvement goals.

Building Location

The building should be located at the east side of the site. This building site will increase the density and development height along Freedom Boulevard while respecting the sensitive residential edges to the north and west of the site. The parking should be located on the west side of the site, with a landscape buffer between the parking and sidewalk. Locating the parking to the west will provide a respectful buffer between the courthouse building and the low, single-family development to the north and west.

In addition to locating the building on the east side of the site, the building mass should be located to respect the views toward the convention center. The taller mass should be located to the center or north of the site, stepping down toward the convention center site.

Future Expansion

The courthouse has been planned and sited to provide for a future expansion to accommodate up to four additional courtrooms in two levels. Additional administrative areas may also need to be accommodated in a building expansion. This expansion needs to be located in a manner that provides for optimal functionality and the ability to share existing building infrastructure such as the main entry, security station and administrative function access.

The site area designated for the expansions should be landscaped area or public plaza until the expansion is built-out. The defined area should not be burdened with site utilities, structure or other built improvements that would impact the courthouse operations when an addition is built.

Solar Orientation

This building placement is not ideally oriented for solar access. A solar analysis should be completed to ensure appropriate shading devices are placed on the east, south and west facades to minimize solar heat gain while maximizing access to daylight and views.

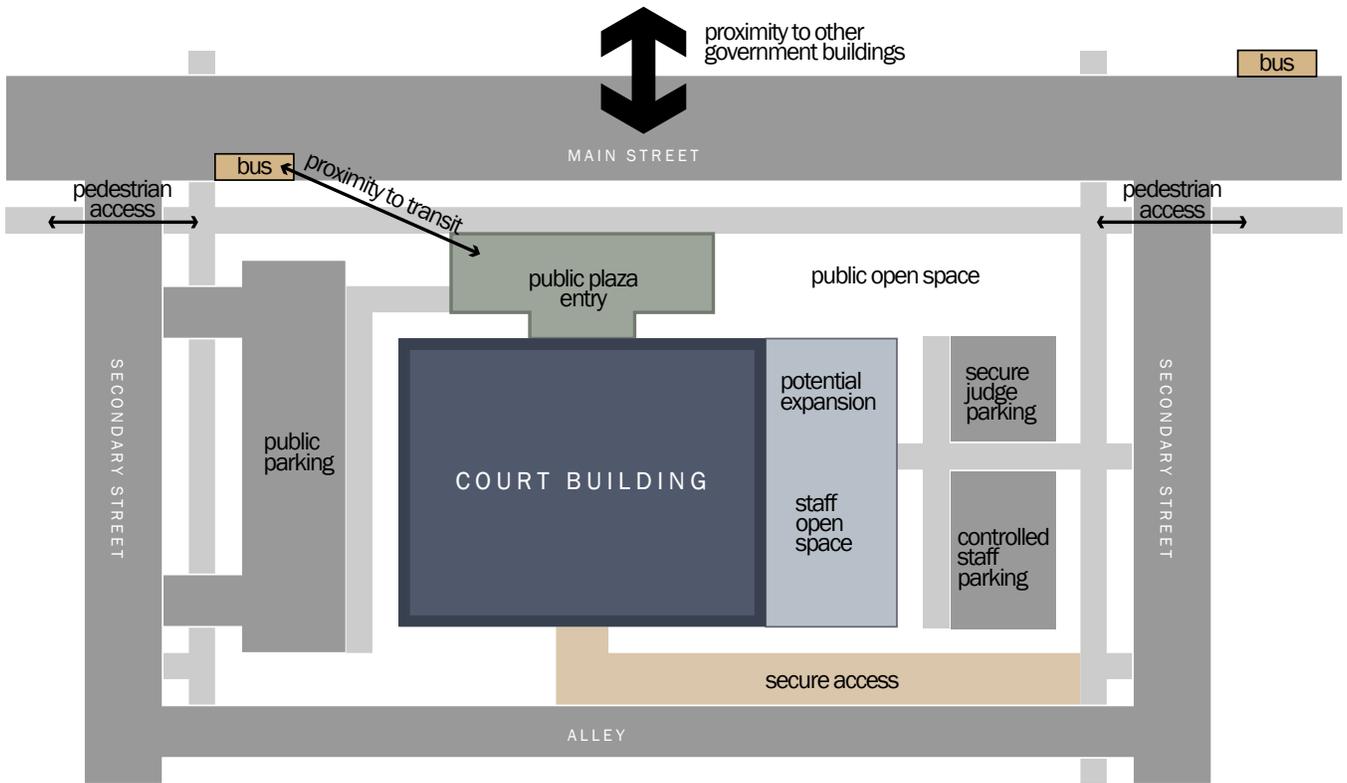
Access

The project site accessible from all four sides of the block. The primary pedestrian access is from the south and east. The main building entry and civic plaza should be located at the southeast corner of the project site. Bicycle racks for public use should also be located near the main building entry.

The vehicular access should be located on the south and north to minimize the impacts on Freedom Boulevard and provide a more convenient point of access for drivers.

Outdoor Spaces

Ample outdoor plaza and landscape areas should be accommodated to reflect the civic quality of the building and enhance the urban character at the site. Consideration should be given to safe and secure pedestrian paths from the street to the building entry. An outdoor dining space for staff in an enclosed or secure area should also be considered.



The image above is taken from the Judicial Facility Design Standards and represents the key considerations for site design of a new courthouse facility. The key elements of facing the main thoroughfare, providing prominent public entry and providing space for expansion are all integral to the success of the Provo Fourth District Courthouse.

Civil

Culinary Water System

The building will be serviced by a culinary supply lateral and fire supply lateral to the building. The connection point to Provo City mainlines is anticipated in 100 North. Since all roadway around the perimeter of the site have Provo City main lines there is little concern about supply. All service laterals will be equipped with a meter per Provo City Standards. Several new fire hydrants may be necessary for the project. The new fire hydrants will be supplied by the nearest Provo City main line. An irrigation point of connection will be located on the site at location to be determined. DFCM and Provo City design standards and the IFC are being used as the basis of design of the culinary water and fire systems.

Storm Drainage System

The new storm drain system will pick up any foundation drains around the building and site drainage and route it to bioswales where possible in landscaped areas for detention and infiltration on site and if feasible into the existing storm water collection ponds located adjacent to the building site. It is anticipated that an underground detention system will be utilized under the parking lot in the southwest corner of the site. Major flood events will be discharged to the Provo City storm water systems. Per Provo City standards, the maximum allowable release rate from the site is 0.2 cfs/acre. However, the current DFCM High Performance Building Standard will require more aggressive stormwater management. The High Performance Building Standard will be the basis of design of the storm drainage system.

Sanitary Sewer System

Provo City Sanitary Sewer lines exist in the perimeter roadways. It is currently anticipated that a single 6" sewer lateral will be needed for the new facility. It is anticipated that the new lateral connection will be made in 100 North to the south of the new building. We are still performing utility research regarding depth of existing mainlines. However, existing mainlines are not anticipated to be unusually deep. Therefore, there may be a challenge with sewerage lower levels of new facilities. Sand/Oil separators will be required for connections to parking structures. It is currently unclear if a grease trap will be necessary for the facility. DFCM design

standards and Provo City standards will be the basis of design for the sewer system.

Natural Gas

Existing utility information regarding gas lines has been requested. We have not yet received information about the location, size, and capacity of existing pipelines. It is anticipated that a new service lateral will be required from a mainline in one of the perimeter streets to a new meter on the site. Ongoing coordination with Questar gas will be required. Questar design standards will be the basis of design for the new service lateral.

Site Grading

The site grades generally from northeast to southwest. There is approximately 6 feet of fall across the site in the existing conditions. All improvements for this project are anticipated to tie into the top back of curb for the roadways around the perimeter of the site.

Grading will need to match grade where the proposed improvements meet with the existing curbs and gutters. Prevailing slopes across the site are between 0.75%-1.5%. Difficulties accommodating current ADA guidelines are not anticipated. ADA routes, drainage, finished floor elevations, existing utility locations, grade matching locations at construction limits will be the basis of design for the site grading.

High Performance Building Standard

From a civil engineering design perspective we anticipate full compliance with the current High Performance Building Standard. Compliance with the standard will be achieved by coordinating with Provo City officials to understand the impacts of the new facility on existing systems. We will work with city officials to make sure connections to existing utilities occurs in a location that has capacity to serve the new facility. In addition, stormwater will be aggressively managed on the site to reduce runoff discharge and improve the quality of runoff that is discharged. We anticipate the use of infiltration swales, dry detention ponds and stormwater pre-treatment infrastructure to achieve compliance with the High Performance Building Standard.

Landscape

Overall Goal

Create a cohesive site landscape design that focuses on visual and physical connectivity through the site and between buildings and site features. Enhance the design concept through thoughtful selection of site materials, plant choice and form. Focus on building an evidence-based landscape around the cultural and environmental infrastructure of Provo, UT that is safely accessible for visitors and court house staff. Seek opportunities for sustainable innovations in irrigation and site material selection that improve the community. Work to communicate cost of innovations compared to impact to the owner and ensure that operable systems are designed.

Safety & Accessibility

Designing outdoor environments that are safe for all possible site users will be a forefront decision making variable in the Provo Court House site and landscape design. ADA standards will be adhered to. Accessibility extends beyond grading to site design; effort will be made to place green space and gardens adjacent to the building and to connect them with greenways or paths. Accessibility also extends to visual accessibility ensuring that sight lines are preserved for way-finding.

Operations & Maintenance

ArcSitio Design team members will work closely with the owner maintenance personnel during the entire design process to ensure that the site landscape is feasible to operate within the resources available. Support will be given in educating and training DFCM staff about landscape features for the site.

Branding

Landscape Branding – Consistency in landscape style will augment the site. Entryways provide an opportunity where similar architectural and landscape elements can be used to indicate a certain use. The landscape design at the Provo Courthouse site will reflect and complement the architectural style to achieve overall site goals.

Gardens

Gardens of various purposes and forms will be incorporated into the site. Gardens can have a unifying theme across the site such as geographic forms (meadow, canyon, stream, pond), colors (blue garden, red rock garden, purple patch), cultural symbols (beehive garden, segolily field, grid system gardens, canals), body systems (circulatory labyrinth, immune system circuit, cardio field, muscular garden), or user type (women's garden, children's garden, diabete's garden). The opportunities are limitless.

Below is a list of garden design elements that can be incorporated into almost any garden type listed above.

- Shading – Varied levels of shade (full sun, filtered shade, and full shade) will be considered to maximize comfort options for users.
- Public/Private Space – Varied spaces will be designed within the gardens to provide private space for individuals to meditate or places where small or large groups could gather or sit to talk together. Canopy levels, scale, path widths, and enclosure can affect space type.
- Views – Accentuating and opening natural views of the scenic Rockies will be a priority. Long distance and multi-layered views are desirable and offer reprieve. Occasional views of high pedestrian use areas will be offered to provide interest and build a feeling of community.
- Edges – Edges in nature and urban spaces provide dwelling places for life. Gardens with edges will create places for users to sit and enjoy the grounds.
- Sculpture Gardens – Use of sculptures will be considered with client coordination. Properly designed sculpture gardens with relevant artwork can be a pensive amenities that add interest. Featured sculpture exhibits from local universities could be rotated through.

Planting

High canopy park-style trees like Sycamores or Zelkovas will line the main roadway. This will allow for good visual access that leads through the site and gives the space an organized feeling. Small trees will line the arterial streets to a similar effect. Shading paved areas around parking, maintaining easterly mountain views, and blocking unsightly views will determine tree placement as well. Other Flowering trees located at entrances will contribute to way-finding.

Deciduous and evergreen trees and shrubs will be used to create aesthetic interest year-round. This vegetation could also be used as architectural elements to strengthen the site masterplan and architectural theme on site. Evergreen trees will be especially well placed for screening and provide aesthetic interest during winter months.

Hardscape and Plazas

Hardscape areas and plazas are appropriate and necessary to provide access to greenspace for users of various abilities. Site goals will be considered when hardscape locations are located and sized. Safety, experience, color, and texture will be weighed when selecting paving material and style.

Onsite Water Management

Options will be evaluated for stormwater and greywater management including integration of bio-swales for water to pass through for natural filtration before entering other systems, collecting chiller water and run-off in tanks or ponds for reuse in irrigation or water features, and pervious paving for better percolation.

Irrigation

The irrigation system will be designed around water efficiency. Options for sustainable design include use of captured stormwater or greywater for irrigation, use of weather sensors, moisture sensors, drip irrigation, bubblers, low-flow spray heads, non-potable handles for valves, and use of plant material that will reduce the overall irrigation requirements.

“ A JUSTICE FACILITY SHOULD INVOKE A SENSE OF PERMANENCE, QUALITY, STATURE AND DIGNITY. WHILE SOME COURTHOUSES UTILIZE TRADITIONAL ICONOGRAPHY TO INVOKE THESE ATTRIBUTES IT IS BY NO MEANS A NECESSITY.

TRADITION, HOWEVER, DOES PLAY A LARGE ROLE IN THE WORKINGS OF A COURT FACILITY AND THUS MUST BE STUDIED AND EXPRESSED APPROPRIATELY. THE FOLLOWING ATTEMPT TO BRIEFLY SUMMARIZE THESE QUALITIES IN A MORE QUANTITATIVE MANNER:

PERMANENCE – SITE SELECTION; MASSING; MATERIAL SELECTION

QUALITY – DURABLE, DECORATIVE MATERIALS; QUALITY OF DESIGN AND OF CONSTRUCTION

STATURE – BUILDING PLACEMENT; HONORING OF COURT TRADITIONS

DIGNITY – PUBLIC ACCESSIBILITY; SPACIOUS PUBLIC LOBBIES AND HALLS ”

— JUDICIAL FACILITY DESIGN STANDARDS

ARCHITECTURE

Courthouse facilities are both unique and complex in their design and construction. There are a number of unique design considerations and performance requirements that influence the form, systems and overall performance of the building. These include, but are not limited to:

Presence

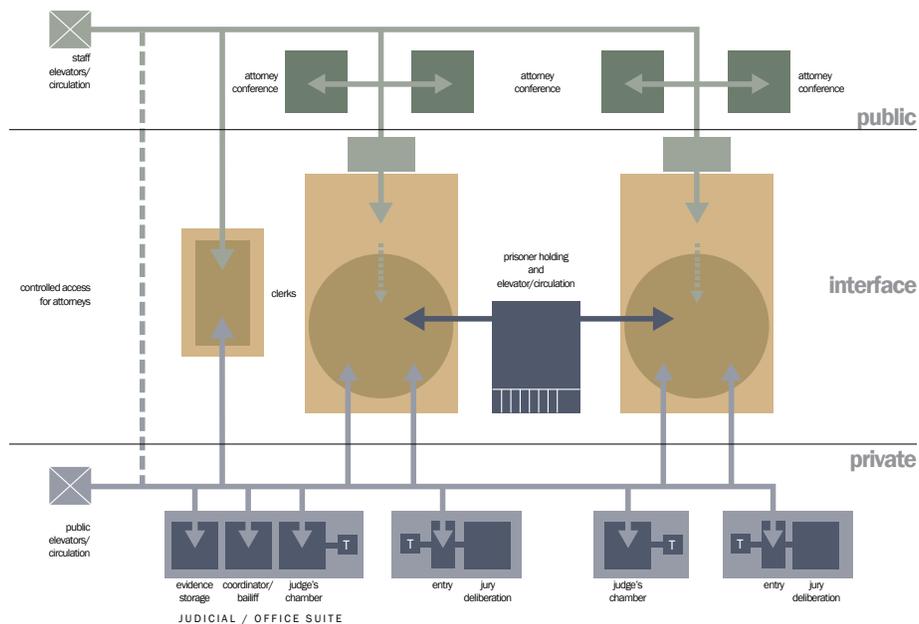
Courthouse facilities are typically iconic civic buildings that anchor a community and provide a reference to the rule of law that moderates our society. A strong presence is required for the building to architecturally convey this stature within the community it serves. This presence is achieved through an appropriate setback from the street edge, an effective public plaza at the building entry and the use of durable materials that convey the lifespan expected for the building.

These three design features along with the overall massing and configuration of the building will convey the stature of the courts to the broader Provo community.

Quality

Beyond the stature of the facility, it is important that the new courthouse be constructed from high quality materials that will withstand the varying climate of Provo as well as the wear and tear that will occur over the anticipated 100 year life of the building. To this end, special attention should be paid to the exterior envelope materials as well as the building structure, as these two elements will likely remain in place for the life of the building. The exterior window system may be replaced in 40-50 years. The building energy using systems are anticipated to serve the courthouse for 25 years, and the interior finish lifespan varies based on the system.

It is also important to note that this building will serve more than 1,000 people per day. This volume of use mandates the interior finishes be highly durable to withstand the ongoing use of such a highly-used facility.



Circulation

Another key consideration in a courthouse facility is maintaining effective and secure circulation for all building users and visitors. Per the Judicial Facility Design Standards:

Courthouses should provide separate circulation areas.

- Judges and other court personnel should be able to access courtrooms, chambers, jury deliberation rooms and staff offices without interacting with the public. Separate circulation areas alleviate much of the potential for hostile confrontation.
- While members of the Bar and the public should have access to Judges, and court staff, such access should be controlled through checkpoints where visitors can be identified and screened.
- The same principle of separate circulation applies to prisoner movement. Defendants in custody should be transported from their place of confinement to their court destination without passing through any public areas. Shared or intersecting staff/prisoner corridors are advisable only with proper security staffing, training and procedures. Once in the courthouse, prisoners should be kept in secure areas, such as group or individual holding cells, until their appearance in the courtroom is required. Such holding areas must comply with all life-

safety requirements, have secure space for attorney/client meetings, and should be sound proof.

The principle of separate circulation areas can be best expressed in terms of “zones” which are as follows:

Public Zone - This includes jury assembly areas, attorney/client conference rooms, public corridors, food service areas, as well as spectator seating in courtrooms and waiting areas.

Secure Zone - This includes Judge’s chambers, access to judicial parking areas and the courtroom, jury deliberation rooms, staff offices, copier/work rooms, conference rooms and libraries.

Interstitial Zone - The prisoner zone requires a holding area adjacent to the courtroom, attorney/detainee conference areas, prisoner circulation (including a secure sally port) to and from the jail, and security officer support areas. Juvenile and adult prisoners shall be separated by both sight and sound.

Interface Zone - The principle interface zones are courtrooms and mediation rooms. These zones also include those spaces where attorneys and the public meet (e.g. public corridor conference rooms), and space where court staff and the public interact. In general, these zones require access from two different kinds of circulation patterns.

Security

Except under rare circumstances all courthouses should be planned with a single point of public entry to the facility.

The public entry of each courthouse should provide for the installation and operation of weapons and contraband screening equipment in a way that is as unobtrusive as possible and in a way that promotes efficiency. Extended delays at screening are not acceptable.

Dock and delivery areas should be secured and sized to permit the installation of screening equipment. Intercom and camera connection to the building security office should be provided. No one should be admitted without proper authorization.

Under normal circumstances, public parking should not be located under court buildings for security reasons.

Perimeter Security, defined as detection systems in staff and equipment used to monitor and safeguard public entrances, staffing, and monitoring security control rooms, and patrolling of interior and exterior areas of courthouses, shall be budgeted and included as part of the ongoing operations and maintenance costs (O & M) of a courthouse.

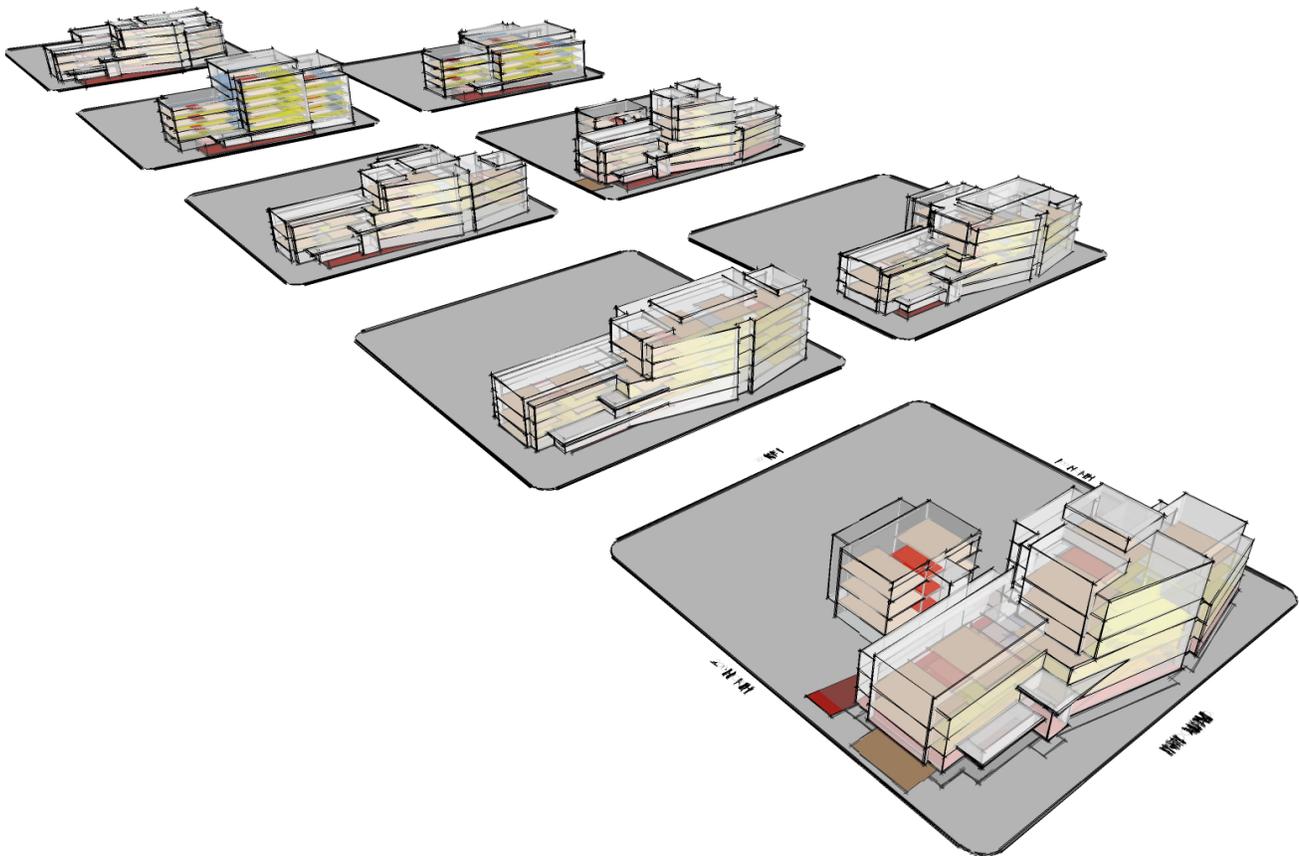
Visibility of public areas and screening areas is crucial in courts facilities. Creating pockets of exterior or interior space not readily visible from public areas should be avoided.

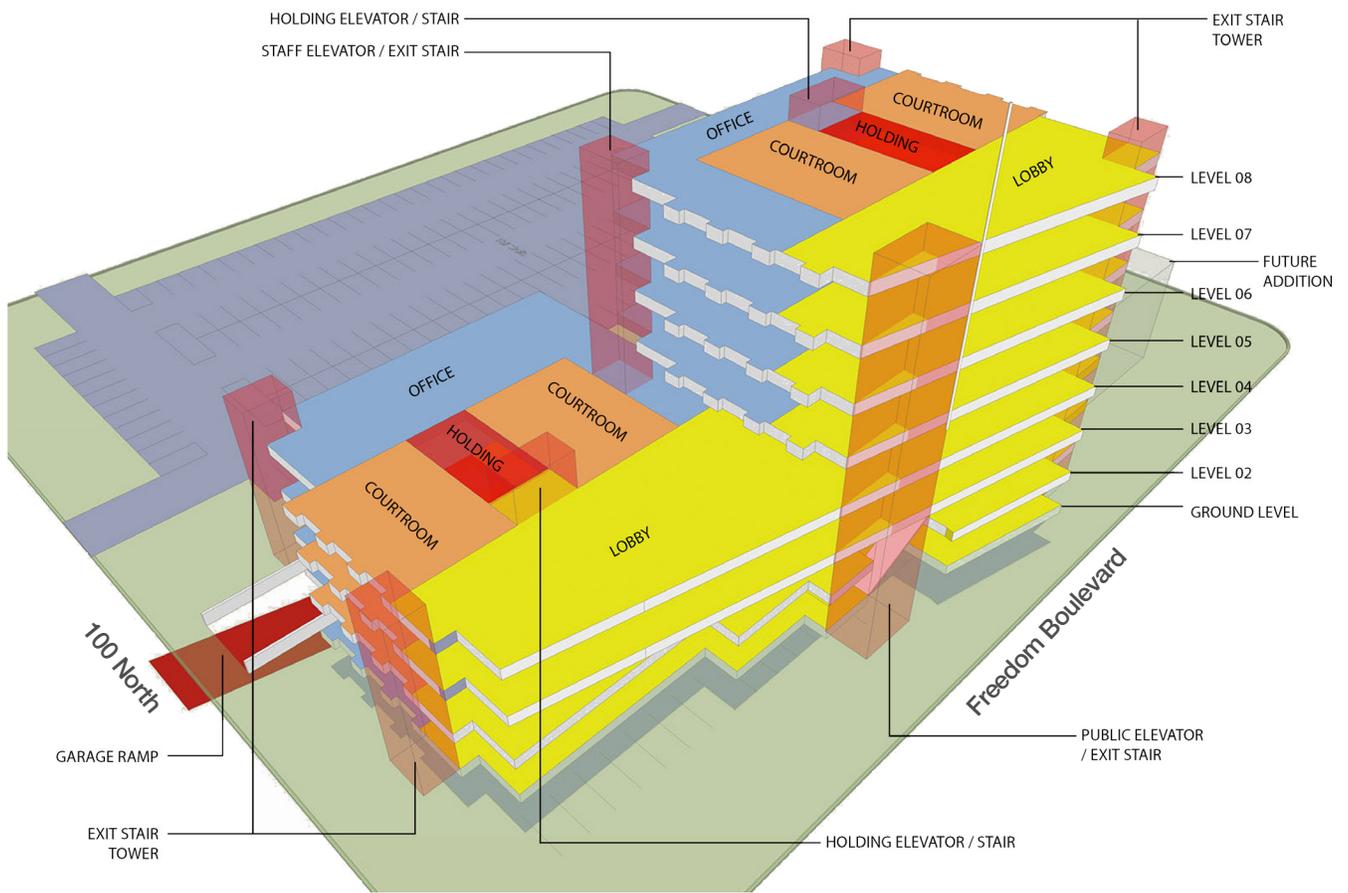
Escape routes for court staff to exit interface areas without traveling through public spaces should be provided. Protection of these routes via bullet resistant walls or millwork should be considered.

Holding facilities should be positioned within the building to accommodate efficient transport of prisoners throughout the courthouse. Prisoner transport routes should not interact with staff or public circulation paths. Holding areas should be designed to provide a clear view of prisoners from security monitoring stations. Adult holding and juvenile holding areas should be separated by both sight and sound and be designed to meet all applicable standards.

Building Massing

A series of massing alternatives have been modeled and assessed based on site presence, accessibility and general ability to achieve the primary site design goals. Based on these studies, the preferred building massing is a combination of four and 8 story elements on the southeast corner of the project site. The images below illustrate the various massing alternatives explored throughout the programming process.

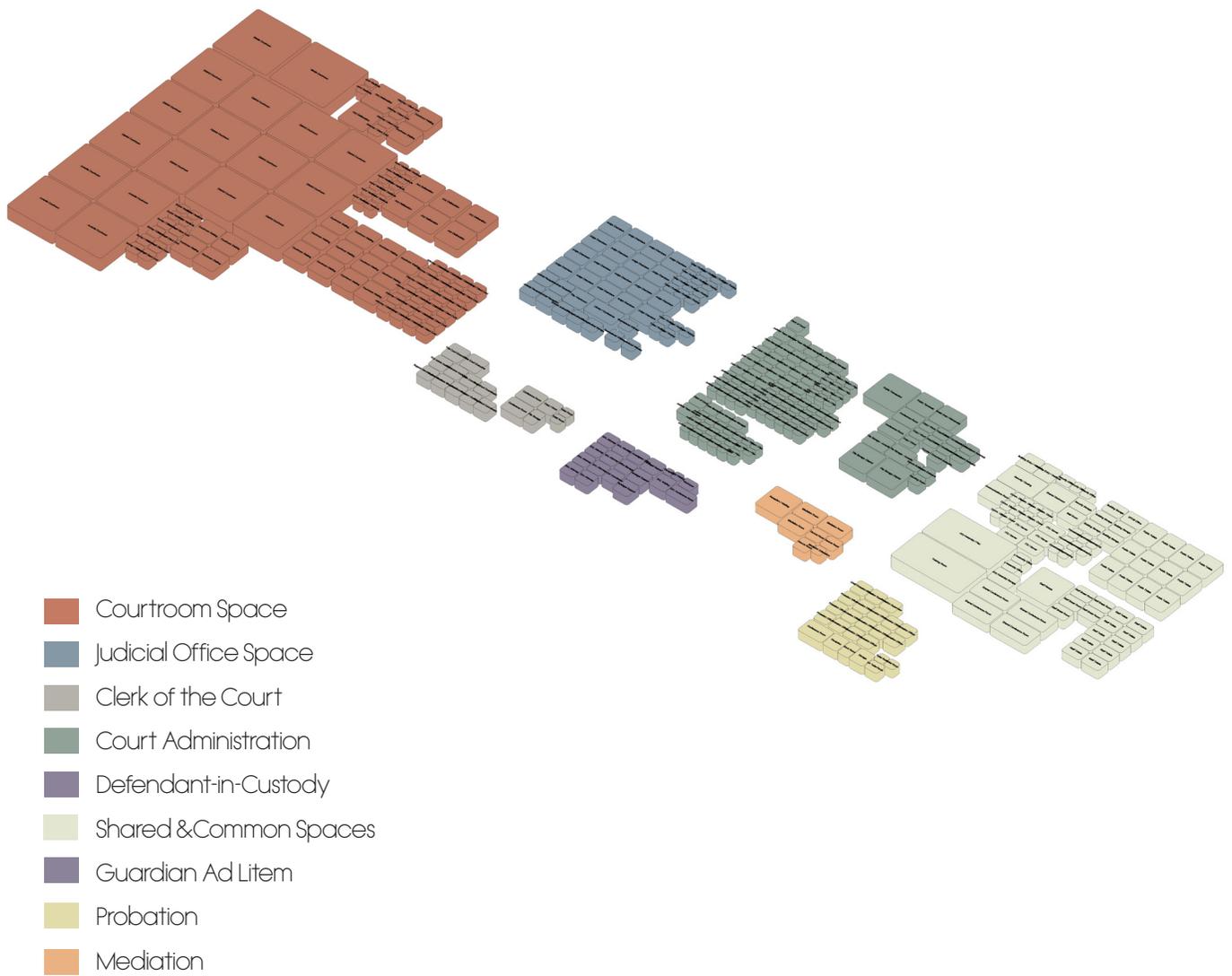




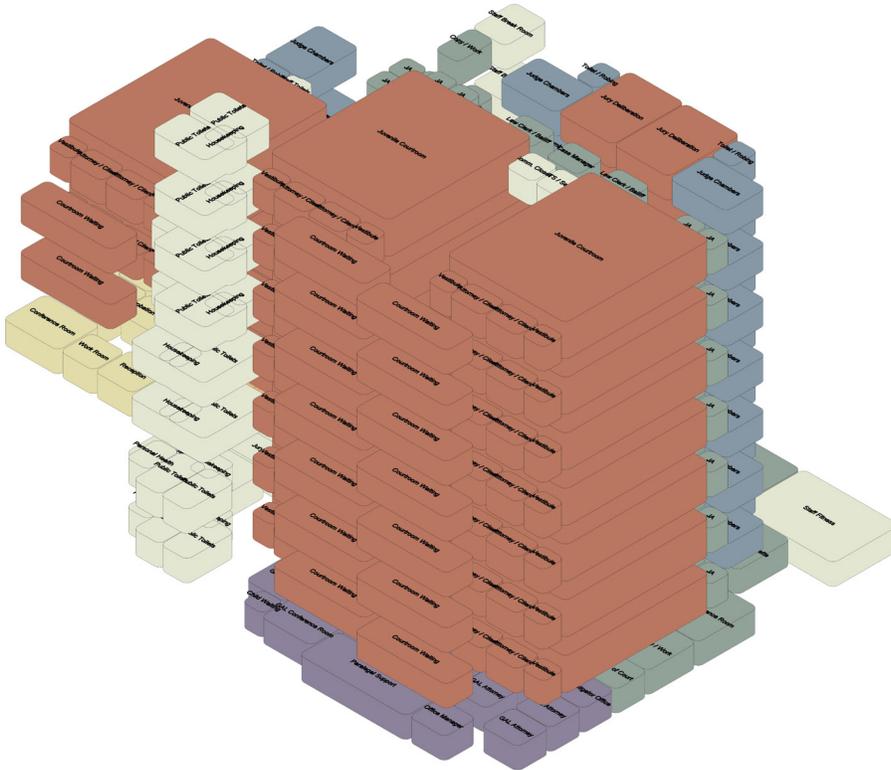
Primary Adjacencies

In addition to the massing studies, each massing was fit-out with three-dimensional program space bubbles to assess the ability to accommodate priority adjacencies and promote an optimal flow for the building and users.

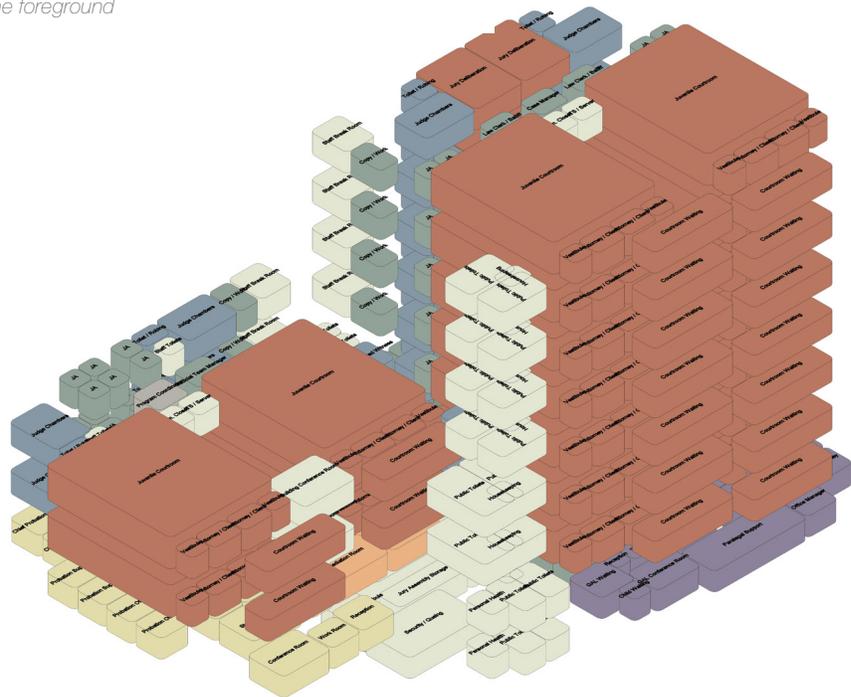
The diagrams below illustrate the three-dimensional bubbles that were created to assess adjacencies and massing alternatives.



The stacking concept below represents the preferred massing for the new courthouse.



View looking southwest with the 8 story mass in the foreground



View looking northwest with the 8 story mass in the foreground

Courtroom Design

Courtroom design must respond to a multitude of factors. Functional concerns such as security, visibility, acoustics, lighting, technology and accessibility must all be addressed, but more importantly, courtroom design must relay a sense of the importance of the proceedings which take place within its confines. Finishes within these rooms are of the utmost importance. The Court has also expressed great interest with the ability of having daylighting within the courtroom. This desire has affected not only the courtroom design, but the shape and height of the building itself.

Accessibility

Accessibility within a courtroom has become an underlying challenge in the design of a courthouse. Due to many positions and elevations required, ramps and lifts are often used. With the design of these courtrooms we have deliberately moved away from lifts due to their cost and long term maintenance. Ramp configurations have been thoroughly studied and the design team has decided to raise the staff offices and hallways 12" above the floor of the Well to help reduce ramp length.

Bench

The height and position of the judge's bench establishes an important hierarchy within the space. During our programming efforts we produced many studies which examined placing the bench in the corner of the room vs placing the bench in a more traditional central position. Both locations have benefits and problems. Visibility of the room from the bench is arguably increased in a corner position, but the usable space within the Well suffers, especially in a District courtroom where a Jury Box is employed. After much consideration, it has been decided that the District courtrooms will utilize a center bench while the Juvenile courtrooms will be built with a corner bench. In both instances, the Judge will sit 18" above the floor of the Well. The judge will enter the courtroom 12" above the Well and travel upward via a ramp to their desk. This hallway door will be screened with a wall so that the Judge emerges from a proscenium-like opening. The desk itself will be 30" deep to facilitate large binders and Judge will have a separate climate control zone to provide increased

comfort. All courtroom millwork provided for staff will include bullet resistant materials.

Jury Box

The Jury will sit to one side of the room, most likely on the opposite side from any exterior windows. The box will be divided into two tiers of seating. To help facilitate accessibility, the bottom tier will be placed at the level of the Well. The jury must enter the room from the staff hallway and will utilize the ramp which also serves the Witness Box to reach the Well floor. The seating within the box must accommodate the jury and two alternate jurors. There will be 10 seats in a standard District Courtroom and 14 seats in the larger Media Courtrooms. In the past, the jury box has been equipped with individual monitors for viewing documents and evidence, but this configuration is currently being debated. These monitors are often damaged and are hard to maintain. A large portable monitor will most likely be used.

The Clerk and Bailiff

The Clerk will sit to one side of the Judge and will be elevated 12" above the Well. Their desk will need to accommodate two persons and will need to be within arm's reach of the Judge. The Clerk will enter the room via the same door as the judge. The bailiff will sit in the Well and their desk should be proximate to the Clerk to facilitate passing of documents. The Bailiff's chair will be armless to accommodate the Sheriff's utility belt. Within the Juvenile courtrooms, a printer accessible from the Well by attorneys will be provided.

Witness Stand

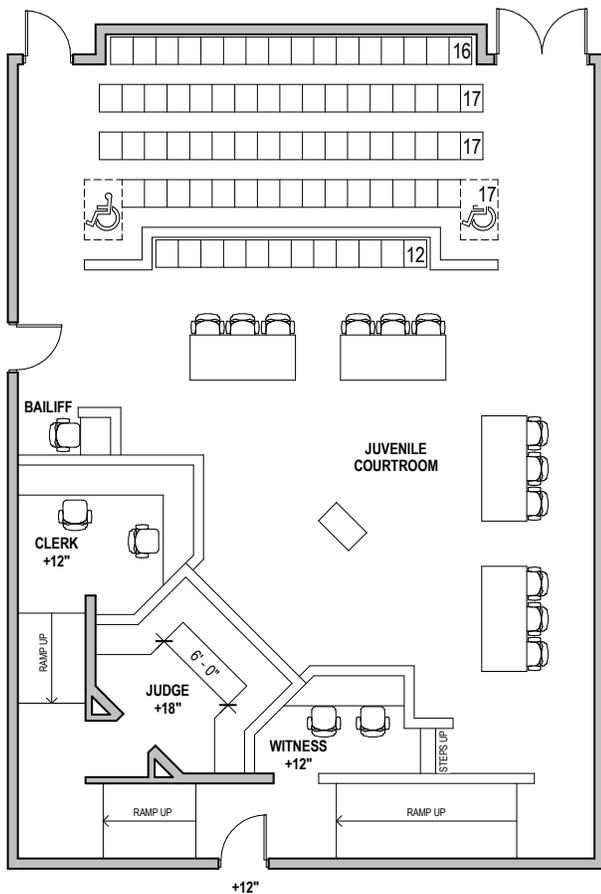
The witness stand will be located between the Judge and the Jury. This position will allow the judge to see both the Jury and Witness without turning in their chair. Ideally the Witness should be slightly forward of the Judge to help with these sight lines. The Witness Stand will be 12" above the Well and will be accessed via a ramp or alternately by a more direct route using a stair. The Stand must accommodate a witness and possibly an interpreter. The countertop will be sized to hold large binders which are often used during hearings.

The Well

The Well will be of adequate size to house a podium and two tables, one table each for the Defendant and Plaintiff. An additional two tables will be provided in the Juvenile courtrooms for the additional advocates necessary during these trials. These tables will be equipped with monitors and AV/power connections. These connections will reach the table via a raised access floor and floor boxes which will need to be highly coordinated to achieve the desired table position. The table will be custom constructed with a privacy screen and provisions for sitting on top of and concealing the floor box. Wire management within the legs and under the table top will be provided. Directly behind these tables will be located a bench sized to hold approximately ten people. The podium will be equipped with a monitor and it is not intended that AV source equipment be placed on the podium itself.

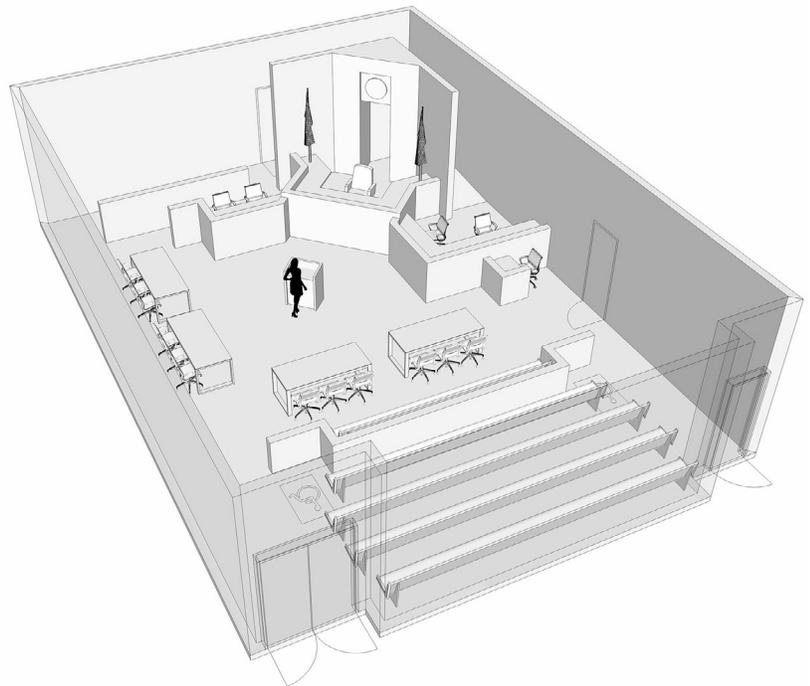
The Gallery

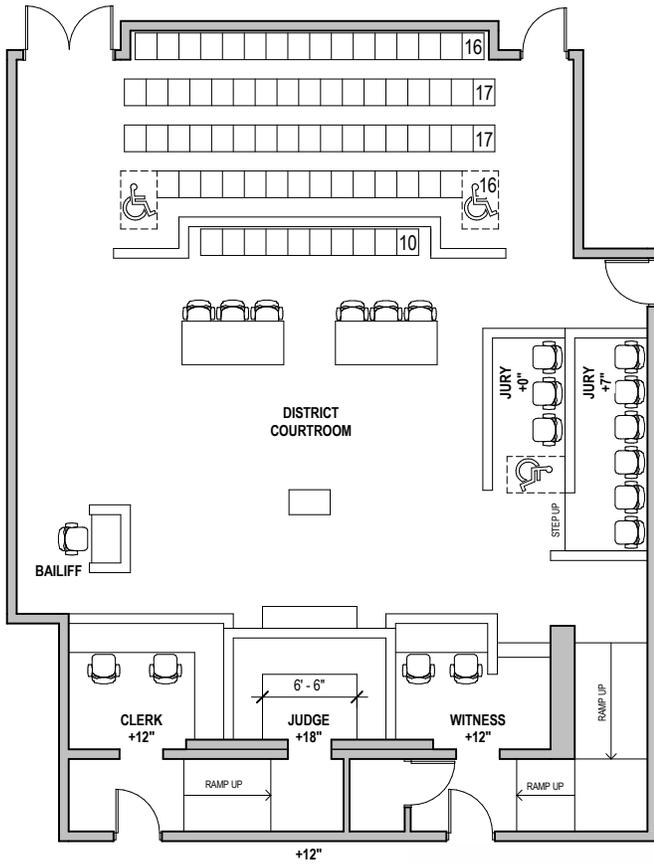
The gallery will house approximately 65 persons in the standard Courtrooms and 100 persons in the Media Courtrooms. Pew-type seating will be provided with accommodations for two wheelchair positions in each room. These pews will have an upholstered seat and a wood back. In many proceedings forms are filled out by people entering the Gallery area and a location to house this paperwork will be provided. In the Media courtrooms, power connections will be located under the seats for the connection of laptops and other equipment. Signs containing Courtroom rules and other instructions will be located both in the Gallery area and at a location just outside the courtroom. Assistive hearing devices will be available for use.



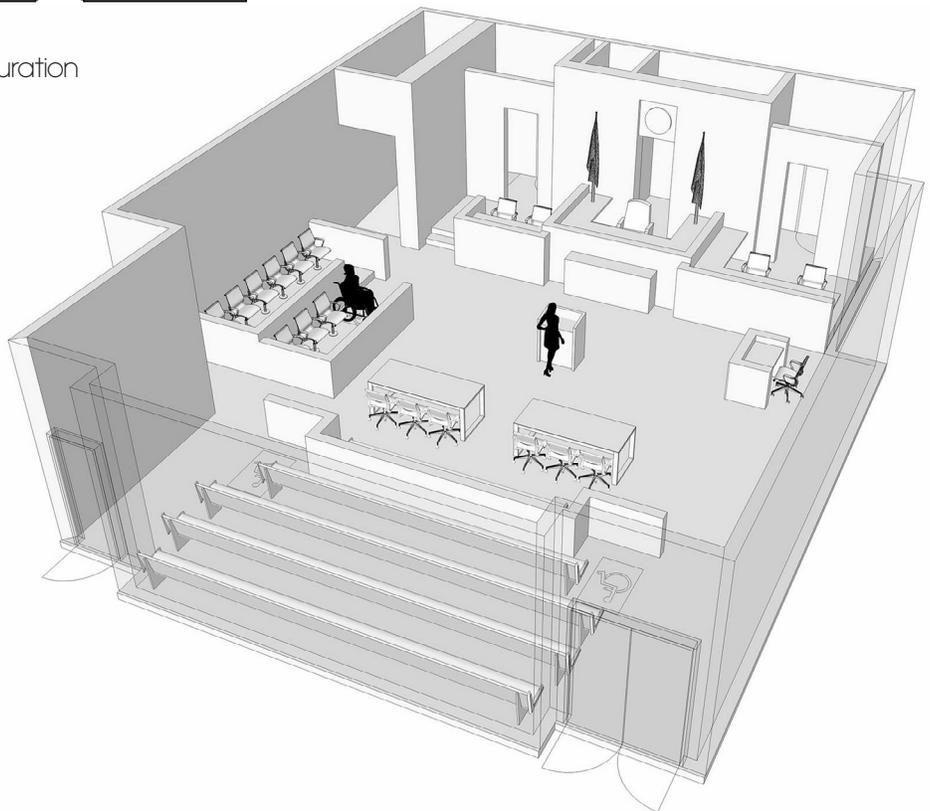
Preferred Juvenile Courtroom Configuration

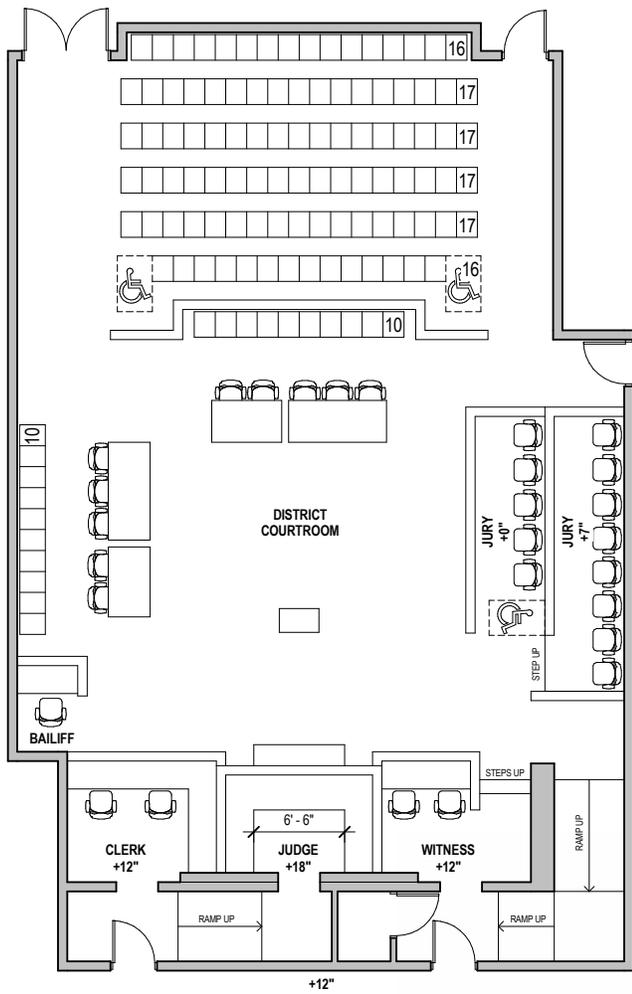
Corner Bench



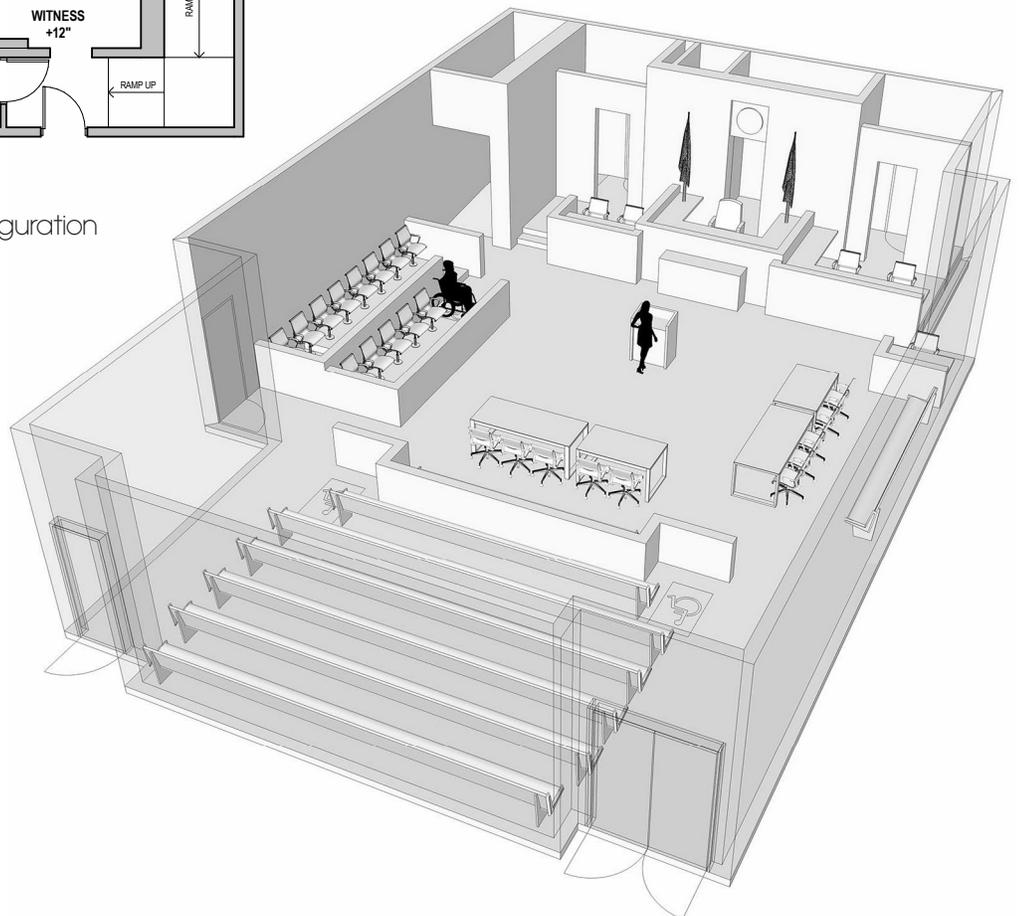


Preferred District Courtroom Configuration
Center Bench





Preferred Media Courtroom Configuration
Center Bench



Courtroom Holding

Similar studies were completed to assess the courtroom holding areas. Key considerations for the holding area include the following:

Cell Quantity. There need to be sufficient cells to separate key populations, specifically juvenile and adult and male and female. It was determined that three holding cells would be sufficient for the district court and four for juvenile court courtroom sets.

Acoustic Isolation. The holding area needs to be acoustically isolated from the courtrooms with a sound vestibule.

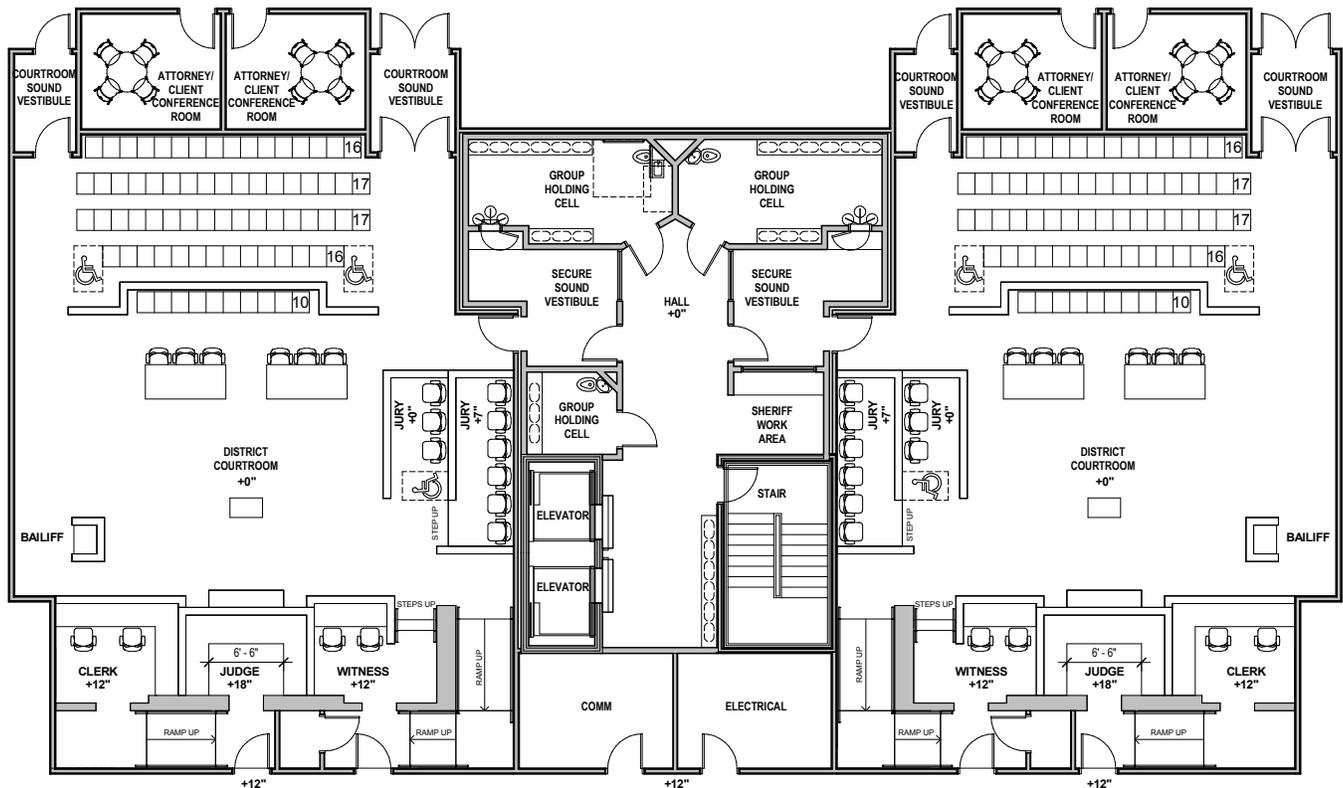
Attorney/Client Interactions. The District Courtroom holding

areas need to accommodate a place for attorney/prisoner interactions with a pass-thru for paperwork.

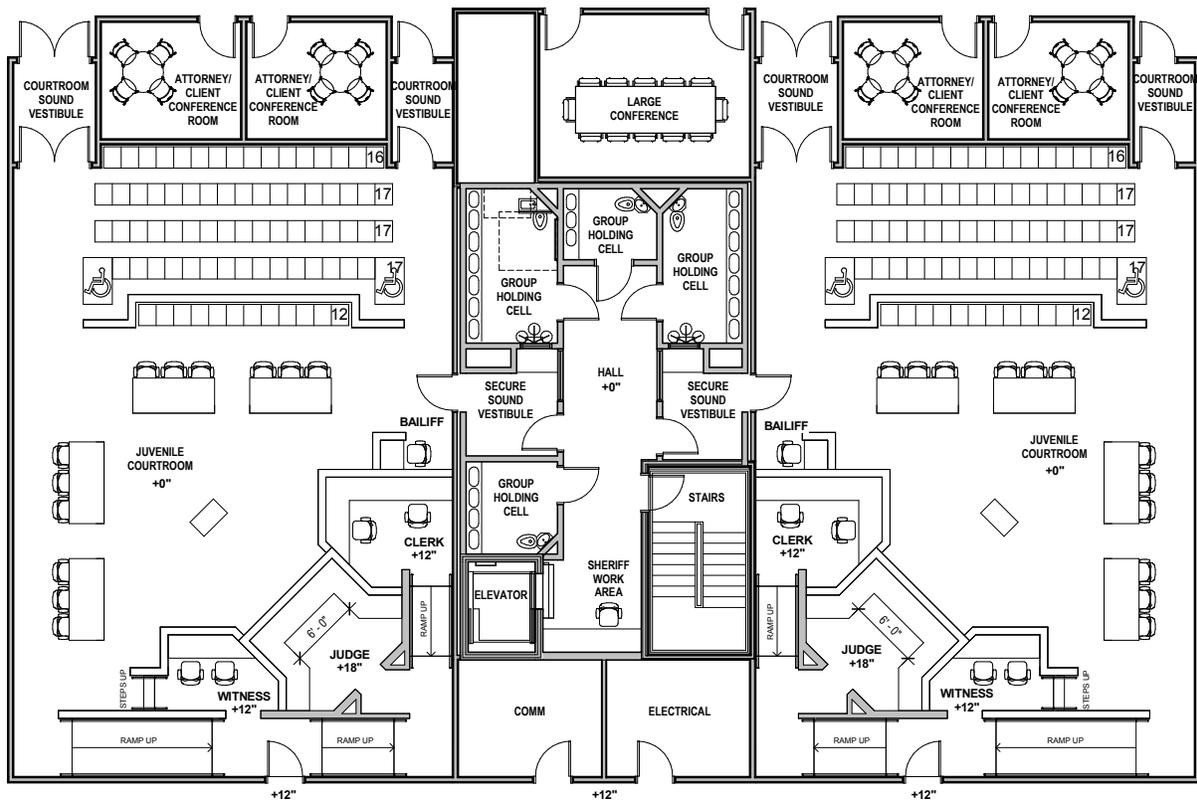
Durability. The finishes need to be vandal-proof and durable. The floors will be epoxy coated, the walls concrete or concrete block and the ceilings steel with tamper-proof fixtures. All benches will be concrete.

Visibility. The holding cells must all be visible from the central corridor and cameras in all holding cells.

The image below illustrates the holding area associated with the District Court courtrooms and the next page illustrates the holding area associated with the Juvenile Court courtrooms.



District Court courtroom and holding configuration



Juvenile Court courtroom and holding configuration

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Code Considerations

Code: International Building Code 2012

The intent is to design a High-Rise, Non-Separated, Mixed Use Occupancy courthouse which will sit atop a separate and distinct single story, below grade garage and holding building. The horizontal separation between the lower building and the courthouse above will have a 3 hour fire resistive rating. The holding facilities on the courtroom levels are intended to be classified as Accessory Occupancies, thus they must be less than 10% of the total area of the floor. A fire sprinkler system will be provided.

Occupancy Types: Offices will be classified as a Business Occupancy (B). The courtroom and meeting spaces will be classified as an Assembly Occupancy (A3). The holding areas will be classified as Institutional Occupancy (I3 – Condition 5). The garage will be classified as a Storage Occupancy (S2). The IBC requires that total SF of the accessory occupancy be less than 10% of the floor area that it occupies.

Construction Type: Construction will be classified as type IB for the upper courthouse building and type IA for the lower garage and holding structure. All structure will be non-combustible and will not be fire proofed.

Allowable Area and Height: Given the occupancies and using the construction types listed above, this building will be classified as an Unlimited Area Building. The maximum Building Height for type IIB construction is 160'. The maximum number of stories for A3 and B occupancies is 11.

Actual Building Height: 8 stories - It is estimated that the building will be 170' to the top of the highest parapet. The upper floor will be approximately 126' above the first floor. There will be approximately 6' to 8' of elevation difference from the first story to the lowest street elevation. The Building Height (elevation to the average height of the highest roof) is estimated to be 150' above the average grade plane.

Fire Resistive Construction: The following table lists the fire resistive ratings required for each type of construction being used. The IBC allows a reduction in fire resistive ratings if specific sprinkler valve equipment is installed on each floor. If the exception is taken, the Type IB building's ratings can be reduced to the ratings of a Type IIA building (403.2.1). All

exterior walls are over 30' from another structure, thus they will not be required to be fire-resistive rated.

	Type IA	Type IB	Type IA
Primary Structural Frame	3 Hour	2 Hour	1 Hour
Bearing Walls			
Exterior	3 Hour	2 Hour	1 Hour
Interior	3 Hour	2 Hour	1 Hour
Floor Construction	2 Hour	2 Hour	1 Hour
Roof Construction	1.5 Hour	1 Hour	1 Hour

Fire Separations: The building's occupancies will not need to be separated by Fire Walls or Fire Barriers. However, the horizontal fire separation between the garage and building above is required to be of 3 hour rated construction. The stair enclosures and the mechanical and elevator shafts are required to be enclosed in 2 hour fire resistive construction.

Occupant Load: The loads below are based on similar buildings and are approximate. These numbers have been divided between staff and public areas. Each area must have at least two means of egress to serve that area. Stair widths are calculated using the exception to 1005.3.1 which allows .2" per occupant.

	Staff Area Load	Public Area Load
Level 8 (2 courtroom)	100 (2 stairs at 10")	280 (2 stairs at 28")
Level 7 (2 courtroom)	100 (2 stairs at 10")	280 (2 stairs at 28")
Level 6 (2 courtroom)	100 (2 stairs at 10")	280 (2 stairs at 28")
Level 5 (2 courtroom)	100 (2 stairs at 10")	280 (2 stairs at 28")
Level 4 (4 courtroom)	200 (3 stairs at 14")	600 (3 stairs at 40")
Level 3 (4 courtroom)	200 (3 stairs at 14")	560 (3 stairs at 38")
Level 2 (4 courtroom)	200 (3 stairs at 14")	560 (3 stairs at 38")
Level 1	300	400
Total Occupants	1300	3280

Toilet Count: Counts are based on approximate occupant loads and are thus only estimates. The numbers shown in parentheses are the toilet counts proposed to be provided.

On a two courtroom floor, the public toilet count will be approximately:

	Male	Female
225 occupants in assembly spaces	.75	1.5
55 occupants in business spaces	1.05	1.05
Total	1.8(2 per floor)	2.55 (3 per floor)

On a four courtroom floor (one media courtroom), the public toilet count will be approximately:

	Male	Female
490 occupants in assembly spaces	1.63	3.27
110 occupants in business spaces	1.6	1.6
Total	3.23 (3 per floor)	4.87 (4 per floor)

Total courtroom level public toilets: 16.89 (17 provided)
24.81 (24 provided + 3 Unisex)

Staff toilets are calculated based on a Business occupancy:

On a floor with 100 staff, 3 staff toilets are required (2 per floor)

On a floor with 200 staff, 5 staff toilets are required (6 per floor)

On a floor with 300 staff, 7 staff toilets are required (8 per floor)

Total staff toilets 34 staff toilets (34 provided) staff toilets assumed to be unisex.

One toilet per holding cell will be provided. 37 total holding cell toilets.

Sustainable Design

The Fourth District Courthouse will be designed and constructed to meet the State of Utah High Performance Building Standard.

Context Sensitive Design

Per the Site Design section of this program, the project site is located in the heart of Downtown Provo and the scale, mass and density of the proposed courthouse aligns with the vision for downtown set forth in the City Master Plan. Additionally, the project site is located on Freedom Boulevard, which is one of two primary north/south transit corridors in Provo. The site is located just 7 blocks north of the Provo transit hub and FrontRunner station.

The building will be placed with the front door and the primary building facade along Freedom Boulevard to provide convenient access for pedestrians, transit riders and bicyclists to access the courthouse. There are currently no bicycle lanes that connect to the project site. Sidewalks will be improved around the entire site to promote walking and provide additional width for cyclists, as there are no bicycle lanes near the project site.

Transportation Management

The Fourth District Courthouse project will be designed to reduce single-vehicle ridership to and from the project. This will be achieved through:

Reducing the overall parking by more than 25% based on Provo City Zoning Code standard.

Providing a minimum of 18 bicycle racks for staff and visitors.

An indoor bicycle storage room will be provided for staff to safely and securely store bicycles in a weather protected location.

Shower and changing rooms will be provided for those that ride a bike or walk/run to work each day.

Alternative fuel stations, specifically, electric charging stations will be provided at preferred locations for staff use. A minimum of 3 parking stalls in the staff area and 3 parking stalls in the public area will be reserved for fuel-efficient vehicles and carpool vehicles, for a total of 12 reserved stalls.

Site Design

The landscape and hardscape areas will be designed to meet the standards set forth in the High Performance Building Standard.

The project site will be predominantly hardscape. Based on this development density, the project will likely need to provide underground stormwater detention system. Additional best management practices

The building roof will be white, reflective roofing with an SRI of greater than 78 where it is not visible from upper levels. Lower roofs will have a ballasted, planted or paver finish to reduce glare. Additionally, the majority of the parking will be covered with a concrete parking deck, reducing the urban heat-island effect from large parking areas. Where there is asphalt parking, trees in landscape islands will provide shade.

All of the site lighting fixtures will be LED with full cut-off lenses to minimize light pollution.

Energy Performance

As indicated in the original RFP, the project will be required to comply with the DFCM High Performance Building Standard (HPBS) 2014, which indicates a 20% energy cost improvement compared to an ASHRAE 90.1-2010 Appendix G Baseline energy model, where life-cycle cost (LCC) effective.

For construction manager general contractor (CMGC) projects, the DFCM directly hires an energy modeler/engineer during the programming design phase to participate on the design team. During programming, the energy engineer will initiate the process to determine potential energy efficiency measures (EEMs) that are applicable to the project.

Subsequently, at the beginning of the schematic design phase, the energy engineer will work with the design team and owner/occupants to develop an explicit list of all potential EEMs, and define responsibilities for design team members, related to the energy performance evaluation process. (Examples: Coordinate with the CMGC, or other cost estimator, to provide first-cost data for each EEM, and coordinate with Mechanical Engineer and facilities personnel to develop yearly maintenance costs, which will be used for LCC analysis.)

Once the list of EEMs, including those which are credited under the protocol of ASHRAE 90.1-2010 Appendix G, and those which are not, but will provide 'owner benefit' is completed, the EME will run energy model iterations to determine the potential energy, and energy cost, savings associated with each EEM. Concurrently, the cost data required to complete LCC analysis will be developed, and ideally, by 50% design development phase, the life-cycle cost analysis of EEMs will be completed.

Once LCCA has been performed, the design team, in collaboration with the owner representatives and occupants, will consider each EEM's potential, based on the LCCA results, in conjunction with other project constraints and requirements, in order to define the most comprehensive & integrated energy performance design approach (or 'package' of EEMs), that will maximize the energy performance potential of the project.

Upon identification and owner authorization of appropriate EEMs, an additional energy model iteration will be performed, in order to capture the holistic energy performance benefit of the entire energy performance design approach. The results of this model, as well as the specific design parameters of EEMs included in the design approach, will be documented as part of the owner's Basis of Design document, to serve as record.

As the design process progresses toward the Construction Document phase, and any potential Value Engineering activities have taken place, the effects on energy performance, of any changes from the parameters and assumptions made during the initial energy modeling and LCCA process, will be evaluated and reported. Additionally, the project's energy engineer will collaborate with the design team to ensure that project specifications, equipment schedules, and energy code compliance reporting contain the adequate and accurate information required to properly document the project's designed energy performance intent.

The project's energy engineer will also assist in the submittal review process, prior to construction. This will enable the design team to work with contractors and suppliers, prior to purchase, to ensure that the equipment and processes required to actualize the project's designed energy performance are provided. As construction progresses toward completion, the design team will coordinate, where necessary, with the Commissioning Agent, to evaluate and compare the designed energy performance with actual initial performance, as able.

This process, described above, not only provides a vehicle to properly maximize the project's energy cost performance, over the life of the building, but also provides the necessary tactics to ensure that the design intent is realized, upon physical completion and operation of the building. And, is commensurate with the requirements of Section 5.5 of the Utah DFCM Design Standards (i.e. HPBS).

Water Efficiency

All plumbing fixtures will meet the EPA watersense requirements for high efficiency plumbing fixtures.

Materials and Resources

Recycling containers will be provided throughout the building. The South Utah Valley Solid Waste District that serves Provo City has a recycling program that permits co-mingled recycling of paper, cardboard, plastic, aluminum and tin.

Per the mechanical system narrative, in this section, water bottle filling stations will be provided at drinking fountains throughout the building.

Construction waste management practices and sustainable material sourcing standards, as defined in the High Performance Building Standard will be integrated into the construction specifications.

Indoor Environment Quality

The new courthouse will be designed and constructed to provide healthy indoor environments. The following design strategies will be integrated into the building to ensure a high quality work environment for staff and a healthy building for all users:

- Access to direct or indirect daylight and views for more than 75% of staff workstations.
- Task lighting will be provided to allow staff to control the lighting levels at their workstation.
- Indoor air quality will be improved through the installation of exhaust fans at all chemical storage areas as well as print/copy rooms. All finishes, paints and coatings will be low emitting and the contractor will implement an indoor air quality management plan.
- All other portions of the Indoor Environment Quality requirements of the High Performance Building Standard will be met.

Building Occupant Load

Staff	180
Prisoners	Capacity for 500 prisoners, 200 expected at one time.
Public / Visitors	Capacity for 1,200 visitors with an expected peak of approx. 600 expected.

STRUCTURE

The 4th District Courthouse in Provo, Utah will be a multi-story structure consisting of courtrooms, holding cells, lobby/waiting areas, public services, clerical, security and judicial support spaces. Structural systems will be developed and designed in accordance with provisions of the 2012/2015 edition of the International Building Code.

Soils investigations indicate potentially liquefiable sand layers which are influenced by a moderately high groundwater table. Non-engineered fills are present along with remains of earlier construction or existing structures at the site. Conventional spread and continuous footings shall be used to support the structure and impart its loads into the underlying soils. Surficial natural silty clays may be present and should be removed and replaced with engineered compacted fills below shallow footings.

A subterranean accessible level will be developed for the project and this will be comprised primarily of reinforced concrete columns, walls and decks. This space will provide a secure entrance and will also provide parking for judges and administrative staff. This level will receive the loads from the superstructure above and will be configured to enable a direct transmission of loads to underlying soils through columns and walls in direct alignment with primary columns and walls from the building above.

The superstructure will be comprised of a structural steel frame, predominantly with wide flange steel shapes and some hollow structural shapes. Roof framing will be wide flange beams which will support a composite concrete and metal roof deck. Floors shall be comprised of steel wide flange beams which will support and act compositely with concrete/metal floor decks. Lateral forces will be resisted by a system of buckling restrained braced frames (BRBF's) which will coincide with vertical circulation shafts and holding cells which align between levels. The buckling restrained braced frame system offers the benefit high ductility, but with lower drifts that often accompany high ductility systems. This will also enable a minimization of forces developed in the building and therefore an optimization of the foundation design.

The current layout of shafts and holding areas within the building offers an amenable geometry to the buckling restrained braced frames. Vertical circulation is planned at building corners. Bounding the shafts with BRBF's along with bounding the holding areas with BRBF's offers a strategic layout of the lateral system that will enable satisfactory performance while minimizing the associated costs.

Composite roof decks will be 3" nominal depth (type W3) corrugated product topped with 3-1/2" concrete (6-1/2" total thickness). The roofs will be designed for prescribed snow, live and rain loads. Snow loading and snow drifting are expected to control the roof design. The roof decks will also be designed as a seismic diaphragm to collect and distribute seismic forces to roof beams or open web joists. This assembly may also be used as a fire resistive assembly.

Floor decks will consist of a composite concrete and metal deck system with an anticipated total thickness not more than 6-1/2". Headed studs will be utilized with the concrete floor system to enable composite behavior between the concrete floor decks and the underlying wide flange beams. Floor vibrations will be addressed in design and will target a performance objective consistent with DFCM standards and the programmatic need of spaces in question. Fire resistive ratings will be enabled with the composite floor deck system and concrete may be lightweight as needed for improved fire resistance. Floor decks will be designed as seismic diaphragms to effectively collect and deliver inertial forces to the buckling restrained braced frames.

As a courthouse, the floor structures will need to accommodate recessed framing to enable special geometries, particularly at courtroom areas. This will require higher than usual story heights and will require special detailing to enable steps and other abrupt changes in elevation of floor decks. This will be achieved primarily by using deeper wide flange shapes at the interface of decks having different elevations. The beams will be designed to receive decks at a higher elevation at the beam top flange while decks at lower elevations can be received at the beam web or even the beam bottom flange. This will require using deeper beams at some locations than are required based solely on structural design loads.

Rooftop enclosures (penthouses) will be provided as needed for mechanical equipment and will be comprised of relatively simple steel framing systems. Thickened concrete slabs, housekeeping pads or inertia bases will be provided at the penthouse in accordance with the needs of mechanical equipment. The roof of the penthouse will be designed with wide flange beams and will include an allowance for additional loads which often accompany such spaces. This approach will provide greater future flexibility as mechanical units are changed, upgraded or replaced.

structure and will be designed to perform as required for prescribed lateral wind and seismic loads. Its detailing will accommodate prescribed inter-story drifts of floor decks which will be determined from the seismic design and bounded by maximum limitations set forth in the applicable building codes. Special detailing at corners and other abrupt changes in cladding geometry will be developed as a matter of design.

The building enclosure system will be secured to the

Conceptual Framing Plan



Conceptual framing plan based on BRBF framing system.

MECHANICAL SYSTEMS

Code & Standards

The mechanical systems will be designed in accordance with:

- 212 IBC
- 2012 IMC
- 2012 IPC
- 2012 IFC
- 2012 IFGC
- 2012 IECC
- ANSI/ASHRAE Standard 55-2010
- ANSI/ASHRAE Standard 62.1-2010
- ASHRAE Standard 52.2-1999
- DFCM Design Standards, current as of completion of Design Development

Building Performance

Building energy cost is required to be 20% less than a code-minimum building in accordance with ASHRAE 90.1-2010

Energy performance to be assessed through energy modeling

The only metric to apply to building performance analysis is annual energy cost. EUI, carbon emissions, Energy Star or other metrics are not applicable.

Available Utilities

Natural Gas

Natural gas is available at the site, and is to be used as the source for building heat and domestic water heating.

Heat rate of natural gas at site is 890 Btu/ft³

Anticipated demand is approximately 7,250 mbh (8,150 cfh).

Culinary Water

Adequate culinary water will be available at the building site.

Estimated peak demand is 350 gpm.

Sanitary Sewer

Sanitary sewer will be available at the building site

Anticipated peak flow is 325 gpm.

Roof drainage will be provided through a primary/secondary roof drain system, piped to subsurface drains on site.

Rainfall rate = 1.3 inches/hour

General Requirements

Site

The project site is located at 125 North Freedom Boulevard, Provo, Utah, at an elevation of 4,550 ASL.

Temperature

Outdoor design conditions:

(ASHRAE Fundamentals, Provo, UT)

winter 7.2 oF (99.6%)

summer 94.7DB/62.4MCWBoF (0.4%)

evaporation 66.4WB/86.7MCDBoF (0.4%)

Indoor design temperature setpoints:

Space Type	Summer		Winter	
	Occ	Unocc	Occ	Unocc
Public/Staff Areas	73	83	73	62
Judge's Chambers	71	83	71.5	62
Court Rooms	71	83	71	62

Provide judge's chambers with set point adjust capabilities.

Maximum overall range for temperature control zones is 69°F - 76°F.

Humidity

There is no requirement to actively control humidity.

Ventilation/Indoor Air Quality

Comply with the minimum requirements of ASHRAE Standard 62.1-2010, Ventilation for Acceptable Indoor Air.

Reset outdoor air intake flow and/or space or zone airflow as operating conditions change, in accordance with Section 6.2.7 of the Standard, for zones that require Demand Controlled Ventilation (DCV).

Design the ventilation system for an air change effectiveness of 0.8, as determined by ASHRAE Standard 62.1-2010.

Implement a Construction IAQ Construction Management Plan that includes the use of high efficiency filters (Minimum Efficiency Reporting Value (MERV) = 8, as determined by ASHRAE 52.2-1999), at each return air grille for systems used during construction.

Provide MERV 13 final filters at the air handling equipment, without pre-filters.

Exhaust Spaces in compliance with ASHRAE 62.1-2010

Space	Exhaust Rate Criteria
Toilet Rooms	100 cfm/fixture public, 75 cfm/fixture private
Janitor Closets, Copy Rooms	0.5 cfm/ft ² , or larger as required to maintain at negative pressure of 0.02" w.c. relative to adjoining spaces
Cells	1 cfm/ft ²
Garage (Enclosed)	0.75 cfm/ft ² , controlled by CO sensors

Commissioning

Coordinate with the commissioning plan developed, as required by HPBS.

The Owner will engage a separate Commissioning authority to ensure the building mechanical systems are installed and operating per the OPR and basis of design documents.

Sustainability/Energy Efficiency

Provide a design narrative that includes the following:

Basis of design, including all information required to prepare the design

Sequence of operation of all systems, as well as their interaction with other systems

System description, including operating parameters and assumptions

A description of the methods used by the design team to achieve sustainability, including the integrated design process; and a description of the results, i.e. a description of the sustainable elements included in the design. Include in this section how the requirements of this program were met.

Results of the energy simulation, with a design energy performance standard for the building.

Measurement and Verification

Energy meters to provide local as well as remote readouts, using BACnet protocol

Continuous metering equipment for the following uses (as applicable):

System	Meter
Heating Water, Chilled Water	Magnetic in-line flow meter similar to Onicon F-3100, with Onicon System 10 Btu meter providing the following information: fluid flow rate, supply and return temperature, instantaneous energy flow rate, totalized energy flow rate

Operations and Maintenance

Periodic HVAC maintenance performed by DFCM personnel, based at the facility. A full time on-site maintenance person is currently anticipated.

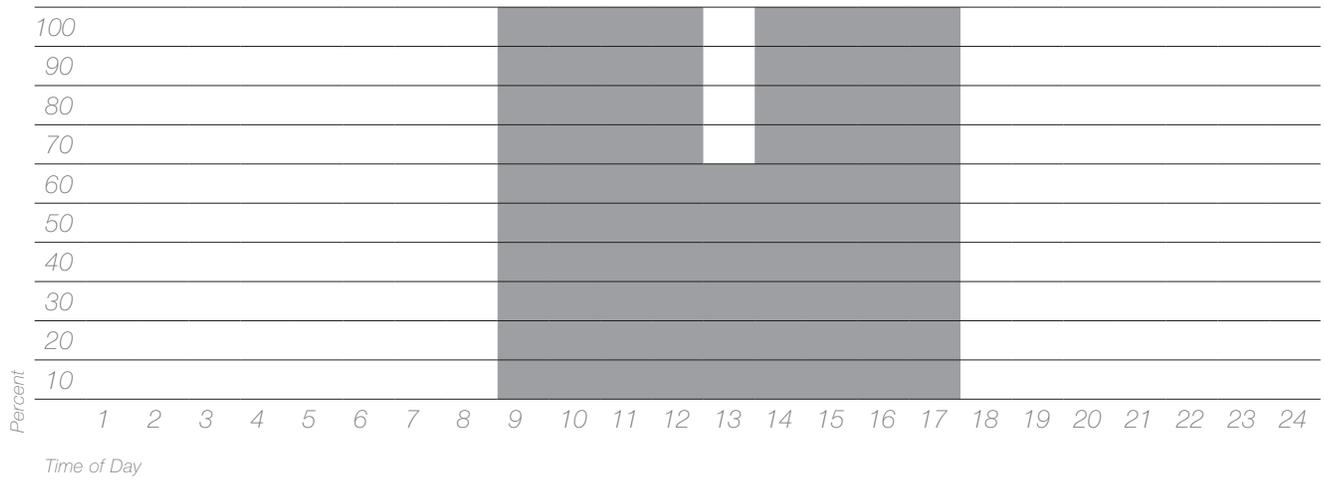
Specify that 40 hours of training is provided, as well as DVD of the entire training demonstrations.

Operating Schedules

Courtrooms

Design Peak Occupancy: Reference Room Data Sheets

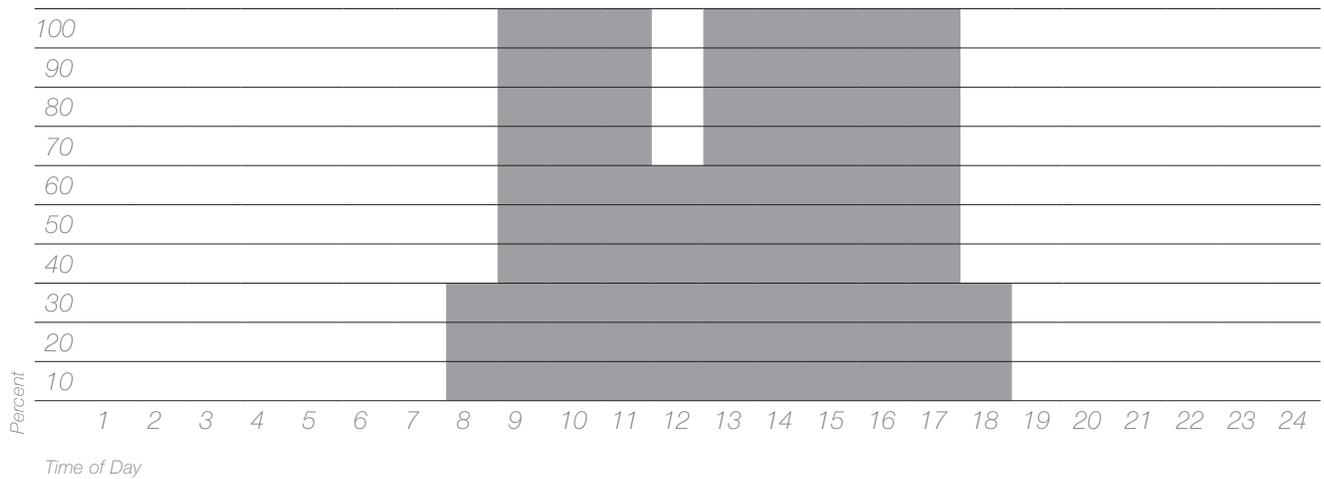
Year-round weekdays (closed weekends)



Administrative Areas

Design Peak Occupancy: Reference Room Data Sheets

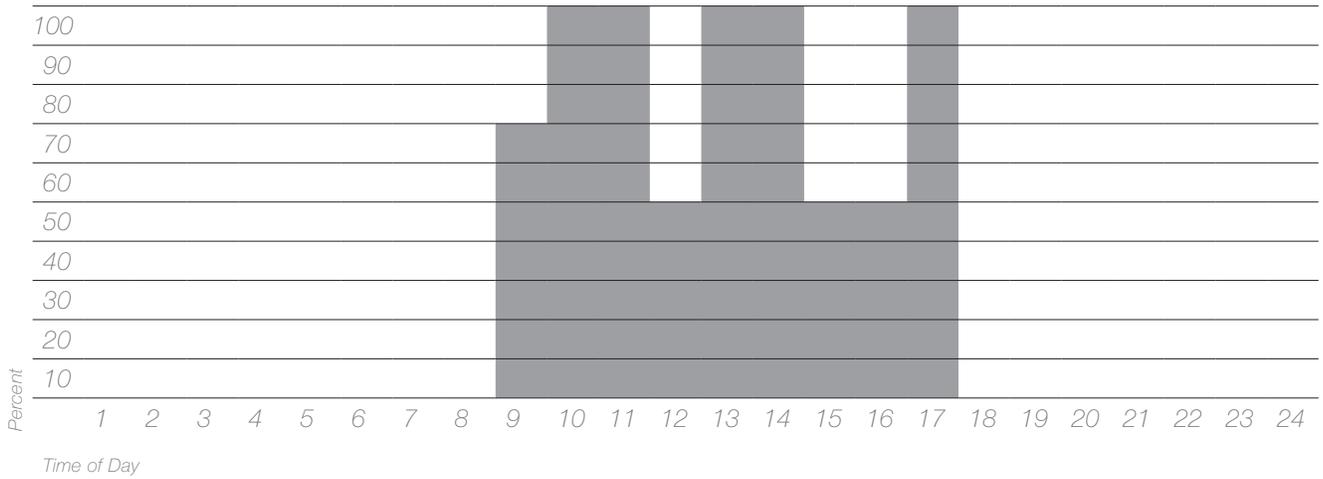
Year-round weekdays (closed weekends)



Public Areas

Design Peak Occupancy: 50

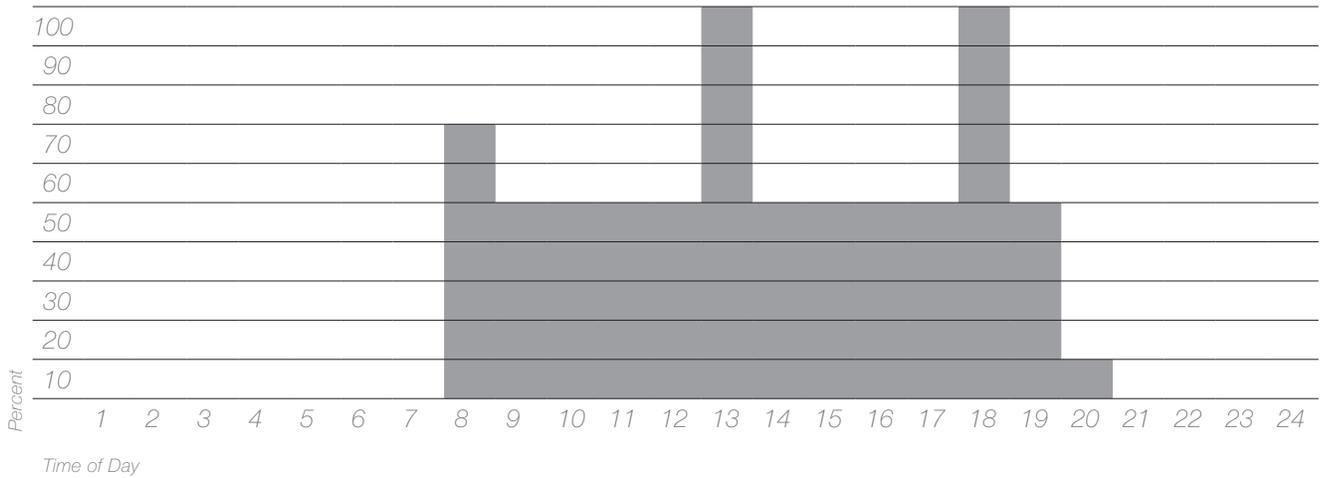
Year-round weekdays (closed weekends)



Judge's Chambers

Design Peak Occupancy: Reference Room Data Sheets

Year-round weekdays (closed weekends)



Internal Loads

The following internal loads form the basis for load calculations:

Room Type	ASHRAE 62.1 Classification	People (Pers./ft2)	Ventilation (cfm/ft2)	OH Lights (Watts/ft2)	Equip (Watts/ft2)	Other
Hall	General: Corridors	0.000	0.075	0.66	0.00	
Private Offices/Judges Chambers	Office Building: Office Space	0.005	0.106	1.17	1.00	
Shared Space	Office Building: Office Space	0.005	0.106	0.98	0.85	
Courtrooms	General: Conference/meeting	0.050	0.388	1.72	0.10	DCV
Conference Rooms	General: Conference/meeting	0.050	0.388	1.23	0.10	DCV
Mechanical Rooms	n/a	0.000	n/a	0.95	n/a	
Elevator Rooms	Misc: Elevator Machine Rooms	0.000	n/a	0.95	n/a	Ventilate for temp/odor control
Restrooms	n/a	0.000	n/a	0.98	0	
Holding Cells	Correctional Facilities: Cell	0.025	0.306	1.10	0	

Note: Ventilation rate per ASHRAE 62.1-2010, with 0.8 ventilation effectiveness

Lighting Power Density per ASHRAE 90.1-2010

Equipment Density per standard design practice

Systems - HVAC

General Description

Central station roof mounted air handler with indirect/direct evaporative cooling, variable volume air distribution with hot water reheat.

Heating

Use modular condensing (Mod Con) boilers, each sized to accommodate 25% of load, piped in a constant volume primary, variable volume secondary configuration.

Use ultra-low NOx burners (<10 ppm).

Operate the boilers under their own control, enabled by a signal from the BMS.

Design heating water supply temperature to be 1800F supply on design day, with 300F temperature rise through the boiler and aggressive supply water temperature reset to a supply setpoint of 1400F on off-peak days.

Use vertical in-line pumps, close coupled for 7-1/2 hp and smaller, and split-coupled for larger.

Preferred pump manufacturers: B&G, Armstrong, Taco.

Design pumping system including primary and secondary pumps for the following efficiency:

Load	Maximum Water Transport Energy	
	(bhp/mmbh)	(W/gpm)
Full Load	2.50	19.0
50% Load	1.15	10.7

Provide a pre-heat coil at the central air handler to protect against freezing conditions in the air handler and to minimize the load impact on the VAV reheat coils. Use 25% solution of propylene glycol for freeze protection.

Use two-row reheat coils at all VAV boxes.

Cooling

First stage of cooling is indirect evaporative, to provide sensible cooling and wet bulb depression using cooling tower water circulated through coils in the air handler.

Use an induced draft cross flow cooling tower, sized to cool water to within 30F of wet bulb design temperature (66.4), with ASHRAE 90.1-2010 performance of at least 95.5 gpm/hp at 95/85/75, and at least 50 gpm/hp at 85/69.4/66.4

Use enhanced corrosion protection in the cold water basin (stainless steel or coating)

Use variable speed control of the cooling tower fan to achieve leaving water temperature control

Preferred manufacturers: Marley, Evapco, Baltimore Air Coil
Select indirect cooling coil at 400 fpm face velocity, with a 2 degree approach

Cooling coil to be 5/8" diameter, 0.035" tube, with maximum 8 fpi

Second stage of cooling is direct evaporative, to provide adiabatic cooling.

Use 12" CelDeck in with face and bypass dampers

Provide stainless steel sump is stainless steel, pitched at 1/4" per foot, and extending 24" beyond downstream face of evaporative media to catch carryover.

Pumps to be inline-non-submerged type

Third stage of cooling is chilled water, to provide latent cooling

Provide single water-cooled centrifugal or rotary screw chiller, and pump in a variable-volume, primary-only configuration

Provide system volume equal to at least 7 gallons per ton of full load capacity

Meet the efficiency requirements of ASHRAE 90.1-2010, Table 6.8.1C, for the appropriate compressor type and size

Preferred manufacturers: York, Trane, Carrier.

Cooling coil to be 5/8" diameter, 0.035" tube, with maximum 8 fpi. Size coil for 160 ΔT on water side, and 30 approach on air side

Design chilled water pumping system for the following efficiency:

Load	Maximum Water Transport Energy	
	(bhp/ton)	(W/gpm)
Full Load	0.05	10.9
50% Load	0.04	8.7

Air Distribution

Document fan sizing calculations with zone by zone load calculations.

Document critical path supply duct pressure loss, and show process used to review fittings and duct sizing in order to minimize fan pressure requirements.

Use automatic dampers on exhaust fans in lieu of barometric dampers.

Document that transport energy consumption meets the following criteria:

Load	Maximum Air Transport Energy (bhp/1,000 cfm)
Full Load	0.75
50% Load	0.30

Require pressure testing of all duct systems in accordance with 2012 IMC.

Utilize air-side economizer.

Provide each courtroom, private office, conference room and common space with individual room temperature control.

Provide zoning plan during schematic design review that indicates proposed zoning plan for review and approval by Campus Planning staff.

Multiple backward inclined, direct drive plenum fans, each with a co-planar air diffuser, 25 hp maximum each.

Provide MERV 13 (ASHRAE 85%) filter bank, face velocity = 380 fpm maximum.

Provide a schedule of all fire-smoke dampers.

Miscellaneous

Use house medium pressure air to serve the MDF/IDF rooms. Provide independent cooling from a DX split system fan coil to serve as the secondary system for each room. Anticipated load = 14,000 Btuh, sensible

Provide stairway pressurization system to comply with high-rise life safety requirements

Provide security grilles on all air distribution penetrations in holding cells and sally port.

Accommodate vehicle emissions at sallyport.

Accommodate emergency operation of certain Courtrooms during power outages.

Plumbing

Water Service

Pressure: TBD

Two-stage PRV at building water service entry to maintain water pressure at approximately 60 psig.

Single reduced pressure principle backflow preventer building water service entry.

No water filtration or pre-treatment is required, water softening is not anticipated at this time.

Provide variable speed pressure booster system to ensure adequate water pressure on all floors.

Domestic water consumption meter: pulse-type meter with solid-state, Hall-effect sensor, similar to Seametrics SJ series, with DDC interface as well as digital readout.

Use ASTM B88 Type L hard drawn copper tube with wrought copper fittings and couplers throughout. Solder joints, 95-5 Class SnSb

Gas Service

Natural gas meter at building service entry.

Provide with a seismic safety shut-off valve before the gas service enters the building.

Distribute natural gas in black steel pipe, with screwed fittings

Waste/Vent

No ejection pumps are anticipated.

Materials

Above ground: Cast iron pipe soil pipe with cast iron drainage fittings conforming to ASTM A74. Joints are to be hubless, with pipe and fittings conforming to ASTM A888.

Below ground: P.V.C. (polyvinylchloride) pipe and fittings, Schedule 40, conforming to ASTM D2665.

Deep Seal traps at all floor drains and floor sinks.

Fixtures

Water Closet: Wall-hung, vitreous china, with battery operated automatic flush valve, 1.28 gpf

Urinal: Wall-hung, vitreous china, with battery operated automatic flush valve, 0.125 gpf. Do not use waterless urinal.

Lavatory: Wall-hung or counter-mount, with battery operated automatic sensor faucet, 0.5 gpm. Provide hot and cold water to individual ASEE 1070 listed point of use thermostatic mixing valve.

Water Cooler: Wall hung refrigerated water cooler with stainless steel backsplash.

Provide multiple locations with bottle fillers.

Holding Areas: Institutional style fixtures, ligature resistant.

Load

Water/Waste:

Description	Fixture Units			
	Waste		CW/HW	
	Each	Total	Each	Total
Flush Valve, Public	4	-	5	-
Flush Tank, Private	4	-	3	-
Flush Valve, 0.125 gpf or less	2	-	3	-
Lavatory, public	1	-	2	-
Water Cooler	0.5	-	0.25	-
Janitor Sink	3	-	3	-
Cooling Tower Make-up				25
Estimated total gpm				325

Domestic Hot Water:

Provide most cost-effective combination of generation and storage, with minimum storage capacity of 200 gallons.

Water heater to exceed requirements of ASHRAE 90.1-2010, Table 7.8

Provide master mixing valve at storage tank output to limit hot water delivery temperature to 120oF

Recirculate water on each floor

Natural Gas Load:

Space Heat: (210,000 ft2 @ 25 btu/ft2)/89%	6,000 mbh
Water Heater (210,000 ft2 @ 5 btu/ft2)/89%	1,250 mbh
Total	7,250 mbh

Fire Protection

Fire sprinkling is provided throughout building. System is design build, and will comply with NFPA, building official, IBC requirements and State of Utah Fire Marshal requirements.

A fire pump is required.

A fire flow test is required to be performed during design to verify flow to the building.

Sprinkler Occupancy Hazard Classifications are as follows:

Office and Public Areas	Light Hazard.
Service Areas	Ordinary Hazard, Group 1
Mechanical Equipment Rooms	Ordinary, Group 1
Building Service Areas	Ordinary, Group 1
Electrical Equipment Rooms	Ordinary, Group 1
General Storage Areas	Ordinary, Group 1

Minimum Density for Automatic-Sprinkler Piping Design: As follows: (Reduce Design areas with quick response heads when applicable and increase design area as required for pitched ceilings.

Light-Hazard	0.10 gpm over 1500 ft2
Ordinary, Group 1	0.15 gpm over 1500 ft2
Ordinary, Group 2	0.20 gpm over 1500 ft2
Special Occupancy	As determined by AHJ

Maximum Protection Area per Sprinkler: As follows (except as modified by authorities having jurisdiction)

Office Space	225/400 ft2
Storage Areas	130/400 ft2
Mechanical Equipment Rooms	130 ft2
Electrical Equipment Rooms	130 ft2
Other Areas	According to NFPA 13

Components and Installation: Capable of producing piping systems with 175-psig minimum working-pressure rating, unless otherwise indicated.

Design a Class I standpipe system design assuming 150 psi available at fire department connection. Pressure and required flow shall be provided by fire pumper truck.

Utilize freeze-protected fire sprinkler piping in areas subject to freezing temperatures shall

Utilize correctional institution style fire sprinkler heads in holding areas.

Courtrooms to utilize concealed style fire sprinklers in courtrooms

Computer Server rooms may be provided with a single interlock or non-water fire protection system.

Controls

Use a Direct Digital Controls (DDC) using a BACnet protocol compliant with ASHRAE Standard 135.

Use an open license Niagara framework with all open license JACE gateways/network managers.

Provide a UPS back-up for head end controller.

Shut boilers down completely during the summer (approximately April 15 to October 15), and incorporate into the control sequences.

Allow VAV boxes in internal spaces to close all the way off during unoccupied periods and if boilers have been shut off to avoid over-cooling.

Write control sequences to allow the discharge air temperature (DAT) to be reset up as high as 65°F.

Calibration is a high priority to the owner. All sensors and system components must have the capability to be calibrated on a regular basis.

ELECTRICAL SYSTEMS

Codes And Standards

Codes that are directly applicable to design of the electrical system are listed below. Comply with each of the latest adopted publications. In case of conflicts between these standards, or between standards and other information contained in program criteria, obtain written clarification from the Owner's representative prior to submitting proposal.

ANSI (applicable sections)

ASHRAE 90.1

DFCM, Division of Facilities and Management, Design Criteria

EIA/TIA, Electronics Industries Association/
Telecommunications Industry Association.

IESNA Lighting Handbook and Recommended Practices as applicable.

IBC, International Building Code

IECC, International Energy Conservation Code

NEMA

NFPA 70, The National Electrical Code; NFPA 72, National Fire Alarm Code, and other applicable NFPA sections.

State of Utah Fire Marshal Requirements.

UL (applicable sections)

Utah Judicial System Master Plan for Capitol Facilities

The intent of this document is to set forth constraints and establish minimum levels of function and quality. Wherever possible, an attempt had been made to identify quantities, however it is recognized that final quantities and exact locations of every device or equipment item cannot be determined at the schematic level and that is a function of the final design solution to the program.

Lighting Systems

Lighting systems for the facility should maximize energy efficiency while providing adequate illumination for performance of specified tasks. Lighting levels should be in conformance with the Recommended Illuminance Categories and Illuminance Values for Lighting Design, 10th Addition, IES Lighting Handbook. Total lighting load and control for the facility must meet the calculated lighting power budget

and requirements of ASHRAE/IES 90.1 standards, except that the unit power density targets should be reduced by at least 20%. Where applicable, task lighting systems should be employed to minimize energy consumption.

Exit lighting is to comply with IBC codes. Design emergency lighting for means of egress to 1 cf minimum to comply with IBC. Include emergency lighting in restrooms, electrical rooms, communication rooms and mechanical rooms.

Generally, light sources will be LED, however, other fluorescent sources may be considered if appropriate for the budget and application.

Ballasts for Fluorescent Systems. Ballasts for full-sized fluorescent lamps (non-compact fluorescent) will be program start electronic type, Class P, A-rated with a total harmonic current distortion of less than 10% and power factor above 90%. Light regulation must be limited to +/- 10% with +/- 10% input voltage fluctuation. Ballasts for compact fluorescent lamps (where used) should be high power factor, and universal wattage type. Low temperature ballasts should be used in all outdoor lighting fixtures where appropriate.

Fluorescent Lamps. Full-size fluorescent lamps will be T-8 program start, tri-phosphor lamps with color rendering index greater than 82, suitable for operation on ballasts indicated above. Specify lamps complying with EPA TCLP requirements. Where appropriate minimize the number of lamp types used.

Lighting Control. Provide automatic lighting control to comply with the applicable energy codes. Coordinate lighting controls with owner to ensure lighting controls are acceptable in all areas. Interface lighting controls with building management system. Select sensors for the appropriate applications and control for daylight harvesting. Specify dual technology ceiling mounted directional sensors in private offices, and small rooms with manual off switches. Specify ultrasonic sensors in restrooms. Provide a minimal amount of unswitched night lights through out the building. Utilize relay panels for the programmable lighting control.

Space Category	Lighting Control
Offices	Occupancy Sensor with switching
Conference/Group and Meeting Rooms	Multiple switches and occupancy sensors
Lobby/Corridors	Programmable control, unswitched emergency
Toilet Rooms	Occupancy sensors, unswitched emergency
Stock/Storage Rooms	Occupancy sensors
Mechanical/Electrical Rooms	Switched normal and emergency
Holding Cells	Local control and emergency
Parking	Photocell and Programmable control
Courtrooms	Multiple switches with programmable control, with sensors Place simple on-off control at judges entry with main control station at clerk's station. Do not place any other control at judges desk, or at any public entry.

Minimum maintained average foot-candle levels for typical spaces are listed below. Deviation from these criteria may be required to accommodate individual space needs. Also see space outline sheets for lighting additional requirements.

Space Category	Lighting Level (FC)
Offices	30-40
Conference/Group and Meeting Rooms	40-50
Courtrooms	0 – 70 variable
Spectator Seating	25
Lobby/Corridors	10-20
Toilet Rooms	30
Stock Rooms/Storage Rooms	30
Mechanical/Electrical Rooms	20
Holding Cells	20
Parking	1 fc 4 to 1 min/max
Walkways	1-2
Courtyard	1 to 2fc at a 4 to 1 min/max

Exterior Lighting Systems. Provide exterior systems that are compatible with lighting levels in the surrounding area and sufficient for security of the building exterior but minimizes light pollution. Areas, which depend on surveillance from closed circuit cameras, shall be illuminated to higher light levels or CCTV cameras must be specified to operate at reduced light levels. Circuit fixtures so that the proper amount of security illumination is provided from dusk till dawn and controlled automatically from a photocell. Circuit other exterior fixtures utilizing a combination of photocell and time schedule control. Emergency power to exterior fixtures in high security areas should be considered.

Power Distribution Systems

Electrical Service shall be 3-phase, 4-wire service provided by means of a pad-mounted transformer provided by Provo City Power. Due to size of the building, two service transformers will be required. Service voltage is 277/480 volt with 480-120/208 volt dry-type, step-down transformers for 120/208V power.

Service Entrance equipment will utilize a circuit breaker main type with circuit breaker or fusible branch feeds. Service entrance equipment and main switchboards shall be provided with 25% spare capacity after providing capacity for anticipated future expansion.

Panelboards and other distribution equipment shall be provided with 25% spare capacity and spaces/spares after providing capacity for anticipated future expansion. Panelboards shall be located in dedicated electrical equipment rooms with 25% additional space for future equipment.

Electrical equipment rooms shall have 25% additional space for future equipment, and shall be stacked for ease of running raceways.

Provide power and raceway for all equipment requiring electrical connections. All equipment and furniture required by the Owner/end user, whether it is furnished in this contract or a separate contract, shall be provided with power and raceway rough-in for complete operation. Coordinate furniture connections with furniture system suppliers to ensure furniture connection points are correctly located.

Provide motor control centers for areas where 3 or more motors are grouped, where starters are required. All 3-phase motors shall be provided with phase-loss protection. Provide variable frequency drives where required for mechanical equipment in compliance with DFCM requirements.

A fault and coordination study shall be performed by a licensed electrical engineer to indicate available fault current at all points in the distribution system. System coordination shall be studied, and fuses or breakers selected to ensure minimum system outage due to overloads or fault currents. Breakers with adjustable long time, short time, instantaneous and/or ground fault settings shall be set at levels for optimum system coordination.

Provide transient voltage surge suppression (TVSS) and "noise" protection at service equipment (each main) and on branch panelboards in the facility, which serve computer terminals. TVSS units may be integral to the panelboard or switchboard, or individually mounted "stand-alone" units. However, if individual units are used, they shall be placed immediately adjacent to the panelboard or switchboard to minimize the effects of increasing clamping voltages due to excessive lead lengths.

Raceways

Galvanized Rigid Conduit (GRC) – Will be used in all hazardous locations as required by the NEC. Coated GRC conduit shall be used in all underground installations where conduit bends exceed 22-1/2 degrees either in horizontal or vertical planes. Coated GRC shall be used where conduits come up out of concrete.

Electrical Metallic Tubing (EMT) – Will be used for indoor feeders and branch circuits in dry walls and above ceilings.

Rigid Plastic Conduit – Schedule 40 PVC will be used for main feeders, subfeeders, and branch circuits buried under floor or below grade.

Minimum conduit size shall be 3/4" except for prefabricated fixture whips.

Cable Tray - Provide a cable tray system so that cable raceways do not extend more than 50' max to the cable tray. Conduits shall be stubbed and fastened to the cable tray. Include pull strings in all empty conduits. Include raceway for all technology systems whether furnished as a part of the construction contract or furnished by the Owner. Where indicated provide empty raceway for security systems.

Spare Raceways – Provide spare raceways from the main communications closet, the main electrical room, and the control room for future expansion. Provide raceways for interconnection of duress, telephone and data system between the existing Sheriff's facility and this facility. Extend raceways out past building footings in the areas where the expansion will be built. Stub 5 empty conduits out of each panelboard above the ceiling of adjacent rooms for future expansion.

Conductors

All conductors must be copper with THHN/THWN insulation. All conductors shall be sized per NEC with a minimum size of #12. Conductors #8 and larger to be stranded. Conductors for branch circuits shall be sized to prevent the voltage drop exceeding 3% at the farthest load. The total voltage drop on both feeders and branch circuits shall not exceed 5%. When calculating the voltage drop, the load shall be assumed to be 80% of the ampacity of the branch circuit and feeder conductors.

Branch circuit shall be loaded no more than 80% of what is allowed by NFPA 70. Where outlets are intended for a specific piece of equipment, the load of the equipment shall be based on the equipment nameplate. Otherwise, allow no more than 6 convenience outlets per circuit or 4 outlets per circuit serving workstations computer terminals. Outlets with dedicated branch circuits are required for vending machines, copy machines, break room counters, A/V cabinets and other locations likely to have equipment requiring dedicated circuits. Each branch circuit homerun shall have no more than 3 circuits per raceway. For circuit serving electronic equipment, provide oversized neutral for each group of 3 circuits, or provide a dedicated neutral conductor per circuit.

Emergency Power System

Emergency generator is required for life safety functions, and as back-up for commercial power to critical equipment items. Life safety functions include means of egress lighting, lighting to certain critical spaces, and power for the fire alarm system, security electronics and all smoke management equipment where required. Additional items, which should be considered as part of the Emergency Power system, shall be the HVAC systems, building telephone system, data and file server equipment. Label all emergency power outlets indicating that the outlet is provided with emergency power. Two courtrooms shall be provided with standby power so that they may be functional during a power outage.

Each area should be supplied with emergency power from a diesel driven generator set sized as required by the loads. Generator shall be provided with remote annunciator, skid mounted fuel tank (for minimum of 24 hours of operation at full load), batteries and battery charging and water jacket heater. If the generator is located outside a weatherproof housing will be necessary along with fuel heater if extreme cold is anticipated.

Outlets

Refer to referenced standards, program and space sheets for minimum quantities. Where exact requirements cannot be identified, coordinate with the Owner/users for requirements. Each outlet location shall be coordinated with the design team and the end user during the design.

Special Systems

Telephone: A system of telephone outlet boxes, raceways, backboards, grounding, etc. will be required throughout the facility for a complete telecommunications infrastructure raceway system.

Telecommunications/Data Raceway System: Raceway systems for signal cabling will be required throughout the facility. Capacity of the system must be adequate to meet functional requirements of the initial installation as well as future expansion of the signal cabling system. A telecommunications closet should be included in each major area. Building telephone service entrance facility should be via (2) 4" conduits for original and future voice and data needs along with a 1-1/2" conduit for future Cable TV service.

Fire Alarm System: A fully addressable fire alarm system will be installed in accordance with code requirements and requirements of the Utah State Fire Marshals Office. The system must comply with A.D.A. requirements and report compatible alarm signals to the Local State central monitoring system. System shall integrate with the building smoke management system to provide contract signal per smoke zone to the smoke management system.

Line Conditioning: Provide transient over voltage and "noise" protection on the service entrance and on selected panelboards in the facility which are likely to serve computer equipment.

Security Systems: An enterprise command and control system with integrated elements of access control (card readers), detention door control, intercom, duress, and video surveillance shall be systematically integrated and controlled from single station control screens using floor plan layouts (GUI) and mouse click selection and control. Three zones of security protection levels will be established with increasing layers of security and control moving from one level to the next. The Public Level, the Judicial Level (Staff), and the Custody Level will each have elements of door access control and video camera surveillance. Staff areas, courtrooms, and judicial chamber areas will all have a duress system of button activation to alert immediate attention. Intercoms will be located primarily in the Custody level where door control is operated only from the main security office.

There will be two primary security stations with control screen capability and video monitoring. The main security station will be in the custody/holding/vehicle sallyport zone and the second security station will be located up front in the Public and Judicial Zone area. It is desired to have CCTV monitoring of all public areas (100% coverage), but this shall be reviewed during design under consideration of the project budget.

Audio And Video System Raceways: Rooms designated for video arraignment shall be equipped with raceways between the video room and the main telephone room and raceways between the courtroom and the main telephone room. These raceways shall provide for the future video arraignments between remote court and detention facilities state wide via the state satellite system.

Miscellaneous Special Systems: Design must consider special security and facility systems which may be specialized to specific facilities which may differ between districts depending on staff and management procedures. Design should include either complete or at least provisions for systems such as: roof detection, extra flood lighting, file servers or networks, gate controls, antennas, satellite dishes, special telephone or data wiring, video recording systems and etc.

AUDIO / VIDEO TECHNOLOGY SYSTEMS

Codes And Standards

Codes and standards that are directly applicable to design of AV Technology Systems are listed below. Comply with each of the latest adopted publications. Comply with the following codes and standards. In case of conflicts between these standards, or between standards and other information contained in program criteria, obtain written clarification from the Owner's representative prior to submitting proposal. Where discrepancies or differing interpretations occur, the most stringent (usually recognized as being the most costly) interpretation shall be enforced.

Communications Requirements and Guidelines for Court Facilities – State of Utah

DFCM "Design Criteria for Architects and Engineers".

EIA/TIA standards for telecommunications pathways and cabling.

IBC

NEMA

UL (applicable sections)

Utah Judicial System Master Plan for Capitol Facilities, Volume II

The intent of this document is to set forth constraints and establish minimum levels of function and quality. Wherever possible, an attempt had been made to identify quantities, however it is recognized that final quantities and exact locations of every device or equipment item cannot be determined at the schematic level and that is a function of the final design solution to the program.

Audio/Video Systems

Complete audio and video (AV) systems will be specified by the architectural and engineering team, and furnished and installed by the general contractor and sub contractors. AV systems will be specified for all courtrooms, associated Chambers areas, the sequestered rooms, and some conference rooms. AV systems will include audio systems, video evidence presentation systems, video conferencing systems, and control systems. All systems will be specified under the direction of the court, for full compliance with needs and standards

Courtroom Audio Systems. Microphones with very sensitive elements and cardioid pickup patterns will be specified for effective capture of audio. All bench area, witness, lectern, and counsel table microphones will be installed on goosenecks in order to extend microphone elements closer to a "talker's" mouth. In addition to the gooseneck microphones, a wireless microphone system will be specified.

All microphones will be connected to digital signal processors (DSP). These DSP's will be specified with automatic microphone mixers to automatically turn microphones which are in use on, and microphones which are not in use off; auto-levelers for maintaining desired output levels; and noise cancellors for minimizing background noise. The DSP's will be equipped with multiple outputs, for microphone mix down to the court's recorder. In addition, the DSP's will be specified with echo cancellors and a telephone system interface for seamless integration of the courtroom sound and telephone systems.

DSP's will also include parametric filters for equalization of the sound systems, and power amplifiers will be specified for faithful amplification of all input signals. The power amplifiers will provide 70 volt distribution of the audio signal to all ceiling speaker systems. Speaker systems will be installed throughout the courtroom jury box, spectator area, and well area. In addition, perimeter area speaker systems will be installed in the judge's secretary office, law clerk offices, and holding cell areas for unruly defendants.

A two channel infrared wireless transmission system will be specified for each courtroom. Each listener wearing a headset will be able to select between the assisted listening system or translation system. A translation system will be specified to facilitate an interpreter speaking in a 2nd language. Interpreter microphone inputs will be located at the defense counsel table and the witness box.

A boundary type microphone will be specified for bench conferencing in courtrooms. This microphone will directly feed headphones at the court reporter's location to facilitate the recording of bench conferences. In addition, masking noise will be added to the speakers over the jury boxes during

bench conferences in order to help minimize the possibility of jurors overhearing bench conferences.

A four channel record output panel will be specified for each courtroom. The audio from each output will be segregated, as directed by the court, into groupings of microphones. Digital audio recording systems will be furnished and installed by the Court.

Courtroom Video Systems. HD Base T digital Video evidence presentation systems will be specified for courtrooms. The minimum 1080p native resolution and HDCP compliant video presentation equipment will include high resolution video switching, processing, distribution, and display systems for each courtroom.

The video evidence presentation lectern(s) will be equipped with digital and analog video/audio inputs. These inputs will be used to accept AV signals from portable source devices such as lap top computers and tablets. No source devices will be permanently installed on/in the video evidence presentation lectern(s). In addition, no source devices or AV inputs will be provided at any other courtroom location.

AV signals input at the video evidence presentation lectern will be switched, processed, and distributed to minimum 1080p resolution flat panel monitors at the following locations: Judge, clerk, witness, lectern, each counsel table, and one monitor for every two jurors in jury boxes. All monitors located on horizontal work surfaces will be installed on low profile desk stands. Monitors located in jury boxes will be installed on articulating arms affixed to the inside of the vertical millwork jury rails. A few large screen flat panel monitors will also be provided on roll-about stands. These monitors will be shared between courtrooms for display to the gallery, or other miscellaneous needs. The ability to annotate (write electronically on displayed video evidence) will not be provided.

Where directed to do so during the design process, HD video conferencing capability will be specified in courtrooms. Cameras will be located in recessed wall pockets at various

courtroom locations. Signals from these cameras will be distributed to video conferencing equipment for audio and video communication with distant locations.

Courtroom Control Systems. Fully integrated control systems will be specified for each courtroom. The control systems will be used to provide remote control capability for all audio, video evidence, and video conferencing equipment. In addition, the touch panels will be programmed to control the lighting systems and electric roll-up projection screens (if specified).

Human interface with the control systems will be accomplished using touch panels. One touch panel will be located at the Clerk's position. The touch panel will be used to issue control commands to the audio and video systems.

Video cameras will be controlled via the courtroom control systems. Camera switching and position commands will originate by users via the specified touch panel(s).

Chambers AV Systems. Each Judge's chambers will be equipped with a ceiling mounted speaker, wall mounted volume control, and microphone input. This will make it possible for a Judge to go "on record" (be recorded), and to teleconference from his/her chambers.

Sequestered Witness AV Systems. The sequestered witness rooms will be provided with audio and video systems for two way communication with courtrooms and off-site locations. Audio and video system equipment will include one camera, two monitors, two speakers, and one microphone.

Conference Room AV System. Some conference room AV systems will be specified. The systems will include an audio system for amplification of presentation media and for tele/video conferencing. The video systems will include large screen display device(s), multiple locations for connection of AV source devices, and a resident Bluray/DVD. All audio and video system equipment will be controlled via a touch panel control system.

METERING

Per the State of Utah DFCM High Performance Building Standard: "Meters on each utility connected to the building, including but not limited to power, natural gas/propane, domestic water, irrigation water, chilled water, steam or condensate, and heating water, shall be provided as part of the construction project and shall be connected to an energy metering monitor network. If meters provided by utility companies can be connected to this network, these meters can serve to meet this requirement. Otherwise, separate meters will be required as part of the construction project that can connect to the meter monitoring network.

Irrigation metering is only required on projects where irrigation system feeds from a building or is a standalone system as part of the project."

The new courthouse will include individual meters for building water, irrigation water, power, natural gas and sub metering at key energy using systems including:

- Mechanical HVAC system
- Lighting
- Plug loads

BUILDING COMMISSIONING

Building commissioning is a third party verification of the energy using system design, installation and operational performance.

The State of Utah High Performance Building Standard outlines key systems to be commissioned within the building as well as a prescriptive commissioning process for the building. The systems to be commissioned include, but are not limited to:

- Cooling systems
- Heating systems
- Steam systems
- Air handling systems
- Smoke controls systems including fans ductwork and interconnected air handling/supply systems
- Plumbing systems
- Emergency power systems
- On-site renewable energy systems
- Electrical systems
- Building Automation Systems (BAS), including verification of correctly installed data points and meters

Additional systems that may be commissioned include building security systems, alarm and notification systems and communications systems.

SPACE SUMMARY

DEPARTMENT SUMMARY

Department Name		Staffing	Department GSF	Building GSF
A	Courtroom Space	0	69,224	85,145
B	Judicial Office Support	18	10,602	13,040
C	Clerk of The Court	76	15,070	18,536
D	Court Administration	10	2,716	3,341
E	Defendant-in-Custody	15	15,992	19,670
F	Shared & Common Spaces	2	31,175	36,275
G	Guardian Ad Litem	18	4,050	4,982
H	Probation	20	5,421	6,668
I	Mediation	0	2,457	3,022
Totals		159	156,706	190,679

a COURTRROOMS

Space Number	Space Name	Staff	Space Requirements							Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	
A100 Large Courtroom Set										
A101	Large Media Courtroom - ADA		2	2,500	5,000	1.20	6,000	7,380		1
A102	Courtroom Sound Vest.		2	120	240	1.40	336	413	set	
A103	Attorney/Client Conference Room		4	113	452	1.30	588	723		2
A104	Courtroom Waiting		2	380	760	1.20	912	1,122		
A105	Large Jury Deliberation Suite (incl. T.R. & Vest.)		2	420	840	1.20	1,008	1,240		
A200 Standard Courtroom Set										
A201	Standard Courtroom (10 finished and 2 shelled)		12	2,050	24,600	1.20	29,520	36,310		1
A202	Courtroom Sound Vest. (10 finished and 2 shelled)		12	120	1,440	1.40	2,016	2,480	set	
A203	Attorney/Client Conference Room (20 finished and 4 shelled)		24	113	2,712	1.40	3,797	4,670		2
A204	Courtroom Waiting		12	380	4,560	1.30	5,928	7,291		
A205	Jury Deliberation Conference Room		5	420	2,100	1.20	2,520	3,100		
A206	Child Waiting		2	120	240	1.20	288	354		
A207	Judicial Conference Room		7	220	1,540	1.20	1,848	2,273		
A300 Juvenile Courtroom Set										
A301	Standard Juvenile Courtroom		4	2,050	8,200	1.20	9,840	12,103		1
A302	Courtroom Sound Vest.		4	120	480	1.40	672	827	set	
A303	Attorney/Client Conference Room		8	113	904	1.30	1,175	1,445	4-6 people	2
A304	Settlement Conference Room		2	200	400	1.30	520	640		
A305	Courtroom Waiting		4	380	1,520	1.20	1,824	2,244		
A306	Child Waiting		2	180	360	1.20	432	531		
TOTALS		0			56,348		69,224	85,145		

- Notes: 1. All courtrooms and public support spaces are assumed to be ADA accessible.
 2. Two attorney / client conference rooms will be provided per courtroom

b JUDICIAL OFFICES

Space Number	Space Name	Staff	Space Requirements							Notes	
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		Comments
B100	Staffed Areas - District Court										
B101	Judges Chambers (12 Finished, 2 Shelled)	14	14	320	4,480	1.25	5,600	6,888			
B102	Judges Toilet / Robing Closet (12 Finished, 2 Shelled)		14	80	1,120	1.40	1,568	1,929			
B200	Staffed Areas - Juvenile Court										
B201	Judges Chambers	4	4	320	1,280	1.25	1,600	1,968			1
B202	Judges Toilet / Robing Closet		4	80	320	1.40	448	551			
B300	Non-Staffed Areas										
B301	Judicial Reception / Waiting		3	200	600	1.25	750	923			
B302	Sequestered Witness		2	120	240	1.25	300	369		District, secured area	
B303	Judicial Waiting Counter		2	120	240	1.40	336	413			
TOTALS		18			8,280		10,602	13,040			

Notes: The shelled spaces may be framed with the initial build-out, or may be open shelled space.

Space Number	Space Name	Staff	Space Requirements							Notes	
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		Comments
C100	District Staffed Areas										
C101	Clerk of the Court	1	1	180	180	1.30	234	288		Near TCE	
C102	Judicial Team Manager	2	2	140	280	1.30	364	448		Judicial Area	1
C103	Judicial Case Manager	7	7	120	840	1.30	1,092	1,343		Judicial Area	
C104	Training Coordinator	1	1	120	120	1.40	168	207		Judicial Area	
C105	Law Clerk Bailiff	7	7	72	504	1.30	655	806		Judicial Area	
C106	Judicial Assistant	28	28	64	1,792	1.40	2,509	3,086		Judicial Area	
C107	Judicial Assistant	12	12	64	768	1.40	1,075	1,322		Admin Area	
C200	Juvenile Staffed Areas										
C201	Clerk of the Court	1	1	180	180	1.30	234	288		Near TCE	
C202	Judicial Team Manager	1	1	140	140	1.30	182	224		Judicial Area	
C203	Judicial Case Manager	3	3	120	360	1.30	468	576		Judicial Area	
C204	Judicial Assistant	10	10	64	640	1.40	896	1,102		Judicial Area	
C205	Training Coordinator	1	1	120	120	1.40	168	207		Judicial Area	
C206	Intern / Flex Space	2	2	56	112	1.30	146	179		Judicial Area	
C300	District Non-Staffed Areas										
C301	Public Transaction Waiting / Queuing / Counter		1	900	900	1.25	1,125	1,384			2
C302	Public Terminals (6 stations, visible from staff area)		1	300	300	1.30	390	480		Open to waiting	
C303	Conference Room		2	300	600	1.25	750	923			
C304	Break Area / Kitchenette		7	200	1,400	1.30	1,820	2,239			
C305	Copy / Work Area		8	120	960	1.30	1,248	1,535			
C306	Microfilm Storage		1	120	120	1.30	156	192			
C307	File Storage - District Active		1	300	300	1.10	330	406			
C308	File Storage - District Inactive		1	300	300	1.10	330	406			
C309	File Storage - Juvenile Active		1	150	150	1.10	165	203			
C310	File Storage - Juvenile Inactive		1	150	150	1.10	165	203			
C311	File Storage - Secure/Evidence		2	100	200	1.30	260	320		1 District, 1 Juv.	
C312	Counting Room (with 2 safes at counter area)		1	100	100	1.40	140	172			
TOTALS		76			11,516		15,070	18,536			

- Notes:
1. One Team manager at counter location and 1 with the judicial team near the courtrooms.
 2. This area includes 6 counter workstations
 3. District Interns may work out of Judicial Conference Rooms

Space Number	Space Name	Space Requirements									Notes
		Staff	Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	Comments	
D100	Staffed Areas										
D101	Trial Court Executive	2	2	250	500	1.25	625	769			
D102	Trial Court Executive Administrative Assistant	2	2	180	360	1.30	468	576			
D103	Support Service Coordinator	2	2	140	280	1.30	364	448	(D) TCE / (J) Judicial	1	
D104	Program Coordinator	1	1	140	140	1.30	182	224	(J) Judicial		
D105	Drug Court Coordinator	2	2	140	280	1.30	364	448	(D) TCE or Admin	2	
D106	Victim Coordinator	1	1	140	140	1.30	182	224	(J) Judicial Area	2	
D200	Non-Staffed Areas										
D201	Conference Room		1	300	300	1.25	375	461			3
D202	Work / Copy		2	60	120	1.30	156	192			
TOTALS		10			2,120		2,716	3,341			

- Notes:
1. Located near TCEs
 2. Drug Court Coordinator and Victim Coordinator work as a team and should be located together in the administrative area
 3. One of the TCE suites will include the 500 sf Training Conference Room

Space Number	Space Name	Staff	Space Requirements							Comments	Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		
E100	Group Holding										
E101	Control Room - Security Monitors	2	1	400	400	1.25	500	615		Accessible	
E102	Vehicle Sallyport		1	3600	3,600	1.10	3,960	4,871			
E103	Secure Vestibule		1	200	200	1.30	260	320			
E104	Group Holding Cell - Adult Male		2	200	400	1.30	520	640		Accessible	
E105	Group Holding Cell - Adult Female		2	200	400	1.30	520	640			
E106	Group Holding Cell - Juvenile Male		2	200	400	1.30	520	640			
E107	Group Holding Cell - Juvenile Female		2	200	400	1.30	520	640			
E108	Individual Holding Cell - Adult		2	80	160	1.40	224	276			
E109	Individual Holding Cell - Juvenile		2	80	160	1.40	224	276			
E110	Intake Alcove		2	80	160	1.30	208	256			
E111	Security Office	3	3	90	90	1.25	113	138			1
E112	Shared Workroom	10	1	560	560	1.25	700	861			
E113	Security Storage Area		1	200	200	1.30	260	320			
E114	Staff Break Room		1	150	150	1.30	195	240			1
E115	Staff Locker / Changing Room		2	200	400	1.30	520	640			2
E116	Staff Toilet		2	80	160	1.40	224	276			
E200	Courtroom Holding										
E201	Secure Vestibule		18	100	1,800	1.30	2,340	2,878		Accessible	
E202	Individual Holding Cell		29	80	2,320	1.40	3,248	3,995			
E203	Officer Workstation		9	80	720	1.30	936	1,151		Handling Area	
TOTALS		15			12,680		15,992	19,670			

Notes: 1. Provide secure storage for restraints and intake supplies. One vestibule for District Court and a second for Juvenile Court
 2. The men's locker room may be larger than the women's locker room, based on staffing

f SHARED & COMMONS SPACE

Space Number	Space Name	Staff	Space Requirements							Notes	
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		Comments
F100	General Facility										
F101	Building Entry / Vestibule		2	250	500	1.30	650	800			
F102	Security / Queuing		1	1,200	1,200	1.25	1,500	1,845			
F103	Security Office	1	1	120	120	1.25	150	185			
F104	Receiving Room		1	250	250	1.30	325	400		mail cubbies	
F105	Communications Room		1	400	400	1.25	500	615			
F106	Communications Closet		10	120	1,200	1.40	1,680	2,066			
F107	Electrical Room		10	100	1,000	1.25	1,250	1,538			
F108	Housekeeping		16	80	1,280	1.40	1,792	2,204			
F109	General Building Storage		8	150	1,200	1.25	1,500	1,845			
F110	DFCM / Maintenance Office	1	1	220	220	1.30	286	352			
F111	Personal Health Room		1	100	100	1.30	130	160			
F112	Public Uni-Sex Toilet		3	80	240	1.30	312	384			
F113	Public Toilets		4	360	1,440	1.25	1,800	2,214		M/F Set	
F114	Public Toilets (Large)		4	480	1,920	1.25	2,400	2,952		M/F Set	
F115	Mechanical Room(s)		1	9,000	9,000	1.00	9,000	9,000		3 various sized rooms	
F200	Court Related										
F201	Training / Flex		1	3,000	3,000	1.25	3,750	4,613			
F202	Medium Training Room		1	500	500	1.25	625	769			
F203	Staff Fitness Area		1	900	900	1.25	1,125	1,384			3
F204	Staff Break Room / Lounge		1	600	600	1.25	750	923			
F205	Staff Toilets		11	120	1,320	1.25	1,650	2,030		Set	
TOTALS		2			26,390		31,175	36,275			

- Notes:
1. Provide a security office at an upper level, convenient to courtrooms, provide space for a gun safe
 2. One to two building conference rooms shall be equipped to facilitate technology training. This includes ample voice/data at perimeter walls
 3. The staff fitness area includes locker and changing rooms

Space Number	Space Name	Staff	Space Requirements								Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	Comments	
G100											
G101	GAL Attorney	9	9	165	1,485	1.25	1,856	2,283			
G102	Investigator Office	1	1	160	160	1.30	208	256			
G103	Office Manager	1	1	160	160	1.30	208	256			
G104	CASA Coordinator	2	2	160	320	1.30	416	512			
G105	Paralegal Support	4	1	240	240	1.30	312	384			
G106	Reception	1	1	48	48	1.30	62	77			
G107	Child Waiting		1	62	62	1.30	81	99			
G108	GAL Waiting		1	217	217	1.30	282	347			
G109	GAL Conference Room		1	250	250	1.30	325	400			
G110	Workroom		1	120	120	1.25	150	185			
G111	Toilet Room		2	60	120	1.25	150	185	uni-sex		
G112	Filing Area		1	60	60	1.25	75	92			
G113	Break Room		1	120	120	1.25	150	185			
TOTALS		18			3,182		4,050	4,982			

Space Number	Space Name	Space Requirements									Notes
		Staff	Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	Comments	
H100	Staffed Areas										
H101	Chief Probation Officer	2	2	160	320	1.30	416	512			
H102	Probation Supervisor	2	2	160	320	1.30	416	512			
H103	Probation Officer	16	16	150	2,400	1.30	3,120	3,838			
H200	Non Staffed Areas										
H201	Conference Room		1	300	300	1.30	390	480			
H202	Probation Reception		1	200	200	1.30	260	320			
H203	Work Room		1	150	150	1.30	195	240			
H204	Storage		1	200	200	1.30	260	320			
H205	Urinalysis Toilet Room		1	140	140	1.40	196	241			1
H206	Probation Toilet Room		1	120	120	1.40	168	207	Set		
TOTALS		20			4,150		5,421	6,668			

Notes: 1. Observation area outside of toilet room with one-way glass.

i MEDIATION

Space Number	Space Name	Staff	Space Requirements							Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	
I100	Mediation Suite									
I101	Mediation Reception / Lobby / Waiting		1	600	600	1.30	780	959		
I102	Large Mediation Room		1	330	330	1.30	429	528		
I103	Medium Mediation Rooms		2	240	480	1.30	624	768		
I104	Caucus Room		3	160	480	1.30	624	768		
TOTALS		0			1,890		2,457	3,022		

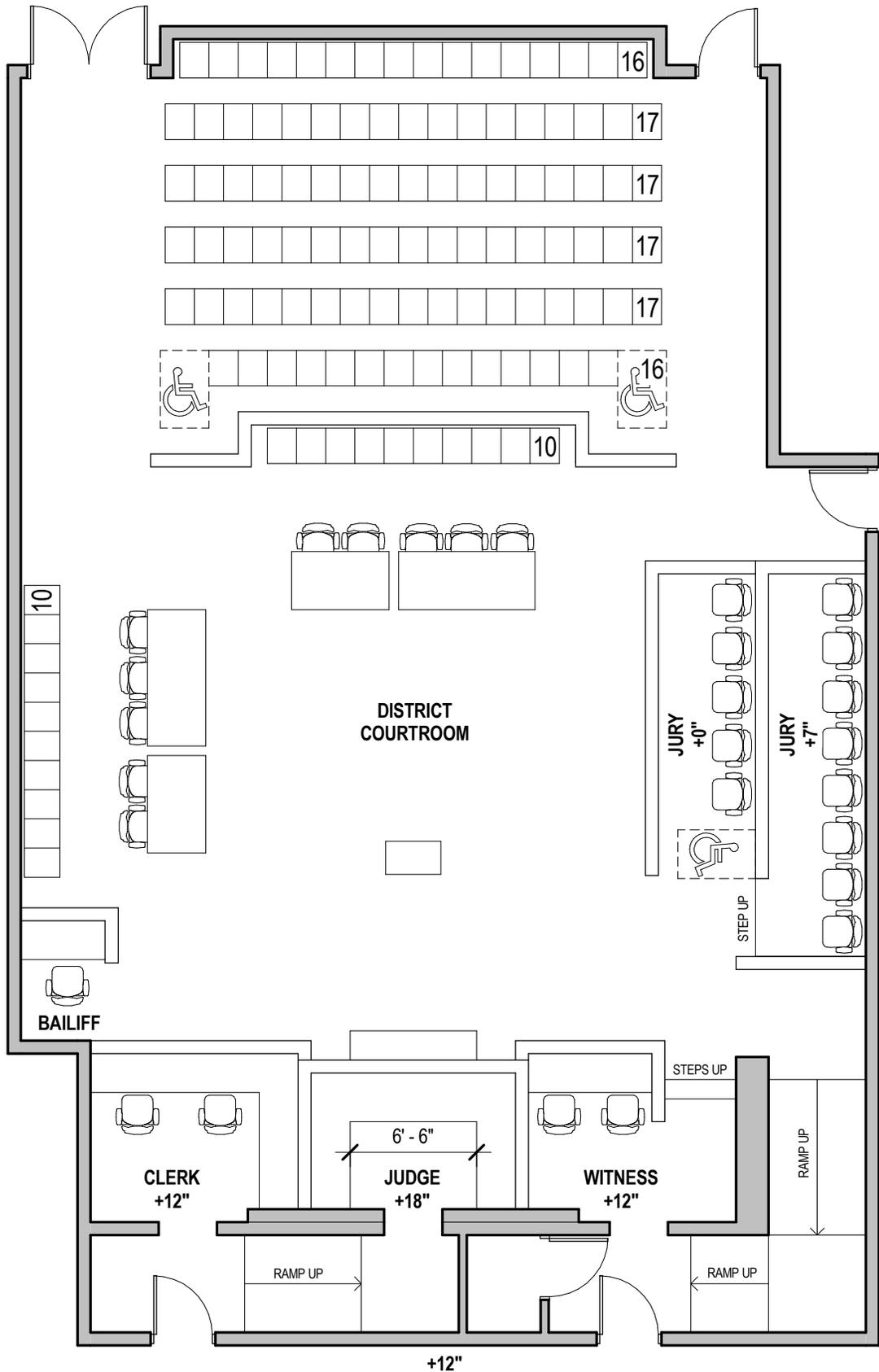
a COURTROOM SPACE

Space Number	Space Name	Staff	Space Requirements							Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	
A100 Large Courtroom Set										
A101	Large Media Courtroom - ADA		2	2,500	5,000	1.20	6,000	7,380		1
A102	Courtroom Sound Vest.		2	120	240	1.40	336	413	set	
A103	Attorney/Client Conference Room		4	113	452	1.30	588	723		2
A104	Courtroom Waiting		2	380	760	1.20	912	1,122		
A105	Jury Deliberation Suite		2	420	840	1.20	1,008	1,240		
A200 Standard Courtroom Set										
A201	Standard Courtroom (10 finished and 2 shelled)		12	2,050	24,600	1.20	29,520	36,310		1
A202	Courtroom Sound Vest. (10 finished and 2 shelled)		12	120	1,440	1.40	2,016	2,480	set	
A203	Attorney/Client Conference Room (20 finished and 4 shelled)		24	113	2,712	1.40	3,797	4,670		2
A204	Courtroom Waiting		12	380	4,560	1.30	5,928	7,291		
A205	Jury Deliberation Suite		5	420	2,100	1.20	2,520	3,100		
A206	Child Waiting		2	120	240	1.20	288	354		
A207	Judicial Conference Room		7	220	1,540	1.20	1,848	2,273		
A300 Juvenile Courtroom Set										
A301	Standard Juvenile Courtroom		4	2,050	8,200	1.20	9,840	12,103		1
A302	Courtroom Sound Vest.		4	120	480	1.40	672	827	set	
A303	Attorney/Client Conference Room		8	113	904	1.30	1,175	1,445	4-6 people	2
A304	Settlement Conference Room		2	200	400	1.30	520	640		
A305	Courtroom Waiting		4	380	1,520	1.20	1,824	2,244		
A306	Child Waiting		2	180	360	1.20	432	531		
TOTALS		0			56,348		69,224	85,145		

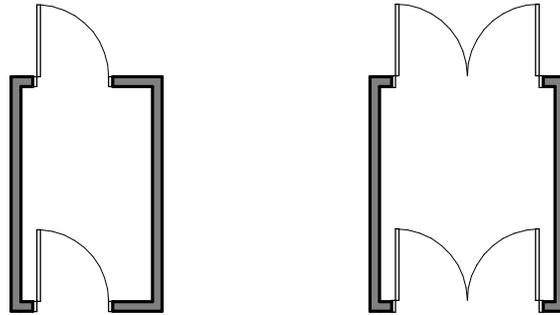
- Notes: 1. All courtrooms and public support spaces are assumed to be ADA accessible.
 2. Two attorney / client conference rooms will be provided per courtroom

A101 LARGE MEDIA COURTROOM – ADA

Area	2,500 SF	
Quantity	2	
Function	<ul style="list-style-type: none"> • Provide a space to hold court proceedings in a dignified manner • Accommodate multi-litigant trials 	<ul style="list-style-type: none"> • Accommodate high volume proceedings • Accommodate ceremonial functions
Occupants	30 in the well plus 110 at the open seating area	
Security Zone	Public / Secure / Interstitial all come together at the courtroom	
Adjacency	<ul style="list-style-type: none"> • Near Public Corridor • Adjacent To Judges Chambers • Adjacent To Court Related Holding 	<ul style="list-style-type: none"> • Near Attorney / Client Conference room • Near Courtroom Waiting • Adjacent to Courtroom Storage
Floor	Carpet	
Wall	Painted gypsum board and high quality wood	
Ceiling	Painted gypsum board	
Doors	Provide per illustrative on next page	
Windows	Exterior windows with interior roller shades	
Millwork	Extensive millwork to include: <ul style="list-style-type: none"> • Judge's Bench • Witness Stand 	<ul style="list-style-type: none"> • Bench Seats • Clerk's Area • Jury Box
Acoustics		
Mechanical	<ul style="list-style-type: none"> • Zoned / Shared with adjacent courtroom • CO² sensor, connected to BAS 	<ul style="list-style-type: none"> • Provide additional ventilation at judges bench with under-desk control
Plumbing	None	
Electrical AV IT	Comply with court standards	
Lighting		
Equipment Furniture	<ul style="list-style-type: none"> • Judges Chair • Attorney Tables • Movable Chairs • Fixed Benches 	<ul style="list-style-type: none"> • Jury Chairs • Podium • Projection Screen • Mobile White Board
Notes	<ul style="list-style-type: none"> • See courthouse facility standards for more information on courtroom standards and systems. 	

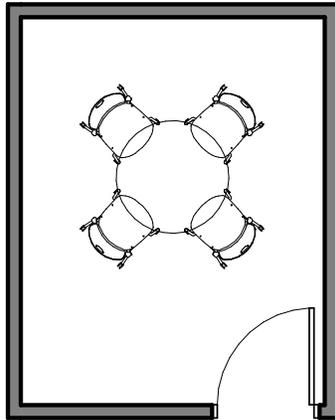


A102, A202, A302 COURTROOM SOUND VESTIBULE



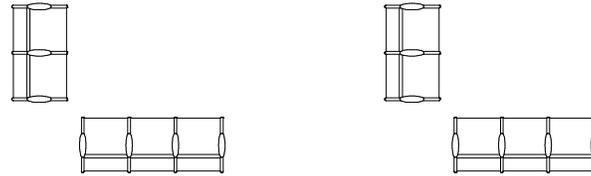
Area	120 SF
Quantity	18 sets (1/courtroom)
Function	<ul style="list-style-type: none"> • Space to screen foot traffic into and out of courtrooms • Sound lock at courtroom entry
Occupants	0
Security Zone	Public
Adjacency	Between public corridor / waiting, courtrooms and court conference rooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood, outside lockable
Windows	None
Millwork	N/A
Acoustics	Needs to have sound attenuation walls and ceiling
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical AV IT	
Lighting	LED with occupancy sensor
Equipment Furniture	N/A
Notes	

A103, A203, A303 ATTORNEY / CLIENT CONFERENCE ROOM



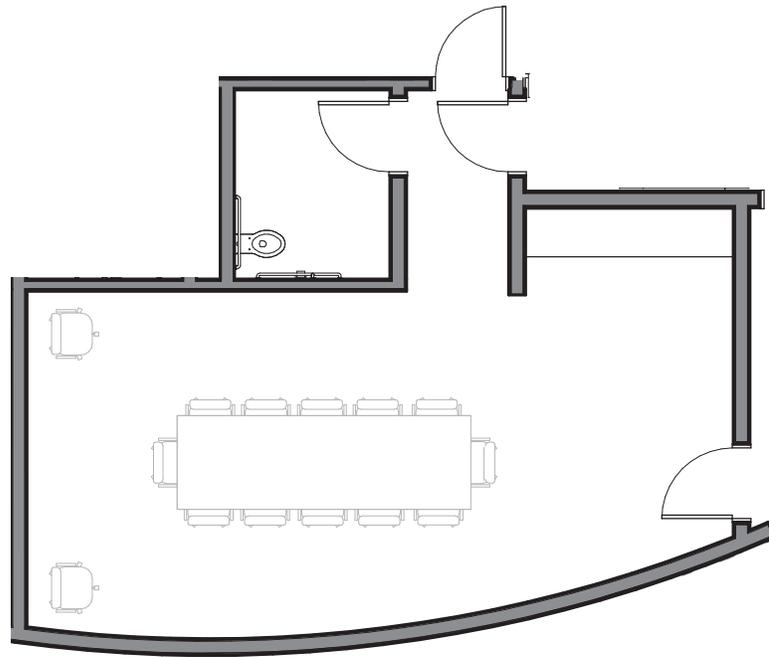
Area	113 SF
Quantity	36 (2/courtroom)
Function	<ul style="list-style-type: none"> • Space for private conferences • One-out-of three shall have small security door / window to allow attorneys to conference with client from holding cell
Occupants	4
Security Zone	Public
Adjacency	<ul style="list-style-type: none"> • Adjacent to public lobby • Near courtrooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Security at holding cell windows
Millwork	N/A
Acoustics	Comply with court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical AV IT	<ul style="list-style-type: none"> • Telephone handset to holding cell, if applicable • Voice/data in 1 location
Lighting	LED, dimmable
Equipment Furniture	<ul style="list-style-type: none"> • Table • Chairs (4) • White board
Notes	

A104 / A204 / A305 COURTROOM WAITING



Area	380 SF
Quantity	18 (1/courtroom)
Function	<ul style="list-style-type: none"> • Public waiting for court time • Informal conversations between attorneys and clients
Occupants	Varies, seating for up to 15 per courtroom
Security Zone	Public
Adjacency	<ul style="list-style-type: none"> • In public corridor near entrance to courtroom • Offset from main circulation path
Floor	Tile or equal resilient surface
Wall	Painted gypsum/tile wainscot/wood paneling based on design
Ceiling	Specialty acoustic and/or painted gypsum board
Doors	N/A
Windows	Direct access to exterior windows
Millwork	N/A
Acoustics	Acoustic treatment in ceiling or walls as feasible
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical AV IT	Voice/data in 1 location, available outlets for personal device charging
Lighting	<ul style="list-style-type: none"> • LED • Daylight sensors as needed
Equipment Furniture	Individual seats or benches for 15 Occasional tables
Notes	

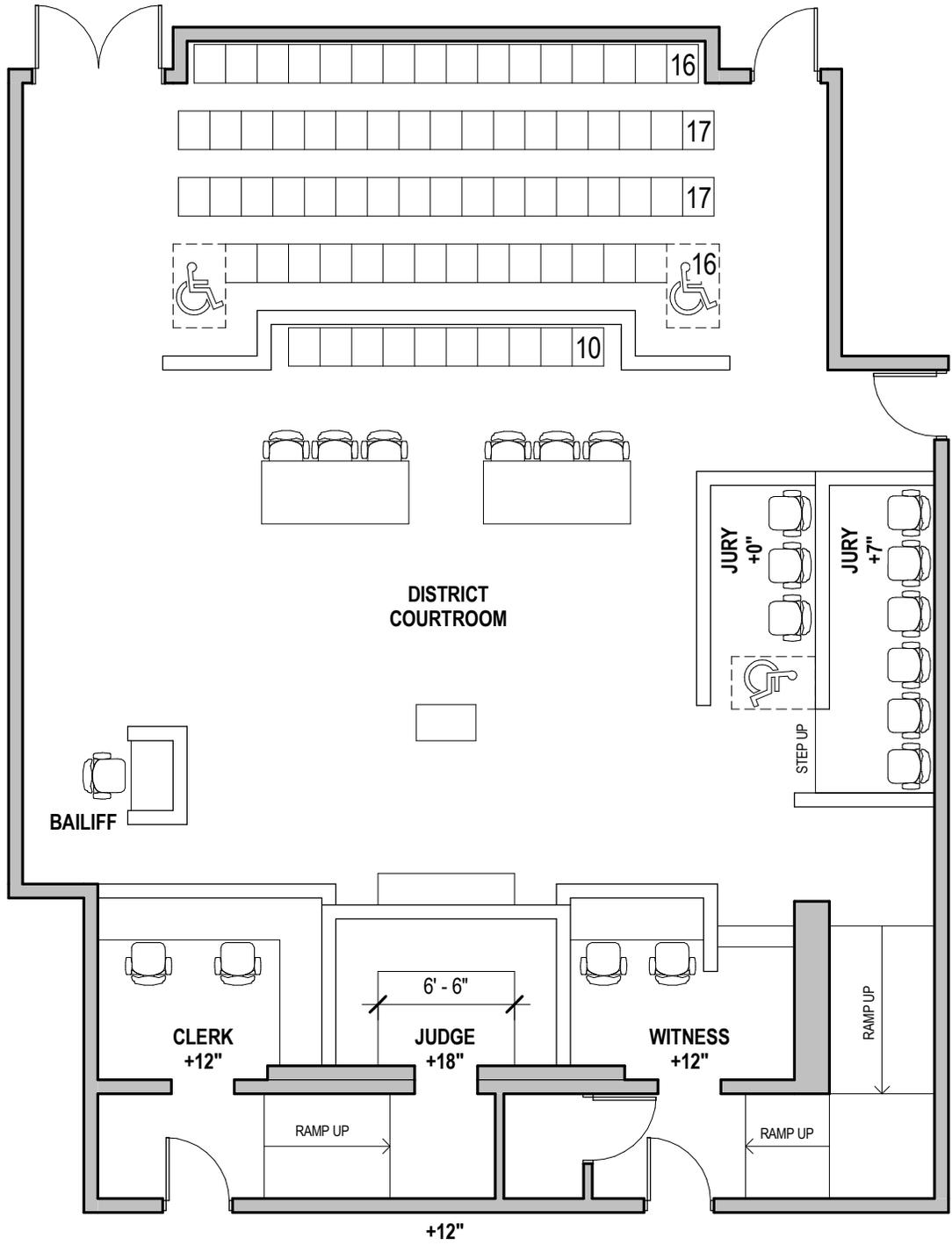
A105 / A205 JURY DELIBERATION SUITE



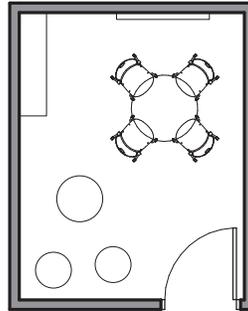
Area	420 SF
Quantity	7
Function	Jury deliberation and conference room, toilet room and coat closet. May be used as a general conference room when available
Occupants	10-14 visitors based on needs
Security Zone	Secure
Adjacency	Adjacent to Media and District Courtrooms
Floor	Carpet
wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	Floor-mounted tank-style toilet, wall-mounted sink and kitchen sink
Electrical AV IT	Power and data at perimeter walls and at table as needed Flat panel display at end wall or mobile in space
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment Furniture	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard
Notes	

A201 STANDARD DISTRICT COURTROOM

Area	2050 SF	
Quantity	12 (2 shelled)	
Function	<ul style="list-style-type: none"> • Provide a space to hold court proceedings in a dignified manner • Accommodate multi-litigant trials 	
Occupants	30 in the well plus 76 at the open seating area	
Security Zone	Public / Secure / Interstitial all come together at the courtroom	
Adjacency	<ul style="list-style-type: none"> • Near Public Corridor • Adjacent To Judges Chambers • Adjacent To Court Related Holding 	<ul style="list-style-type: none"> • Near Attorney / Client Conference room • Near Courtroom Waiting • Adjacent to Courtroom Storage
Floor	Carpet	
Wall	Painted gypsum board and high quality wood	
Ceiling	Painted gypsum board	
Doors	Provide per illustrative on next page	
Windows	Exterior windows with interior roller shades	
Millwork	Extensive millwork to include: <ul style="list-style-type: none"> • Judge's Bench • Witness Stand 	<ul style="list-style-type: none"> • Bench Seats • Clerk's Area • Jury Box
Acoustics		
Mechanical	<ul style="list-style-type: none"> • Zoned / Shared with adjacent courtroom • CO² sensor, connected to BAS 	<ul style="list-style-type: none"> • Provide additional ventilation at judges bench with under-desk control
Plumbing	None	
Electrical AV IT	Comply with court standards	
Lighting		
Equipment Furniture	<ul style="list-style-type: none"> • Judges Chair • Attorney Tables • Movable Chairs • Fixed Benches 	<ul style="list-style-type: none"> • Jury Chairs • Podium • Projection Screen • Mobile White Board
Notes	<ul style="list-style-type: none"> • See courthouse facility standards for more information on courtroom standards and systems. 	

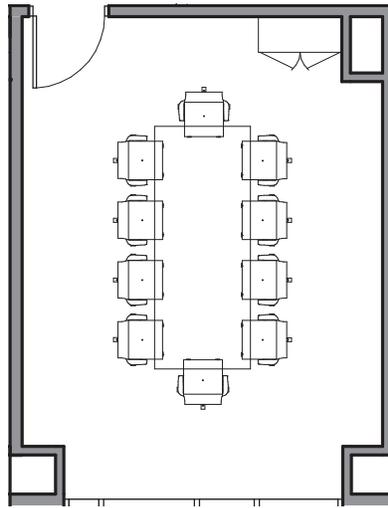


A206 CHILD WAITING (DISTRICT COURT)



Area	120 SF
Quantity	2
Function	<ul style="list-style-type: none"> Secure waiting for children or victims awaiting court proceedings
Occupants	1-2
Security Zone	Public/Secure
Adjacency	Located off the judicial reception area between the secure staff area and the public area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood, lockable
Windows	N/A
Millwork	N/A
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical AV IT	Power and data at perimeter walls and at table as needed Flat panel display at end wall
Lighting	LED, with integrated occupancy sensors
Equipment Furniture	<ul style="list-style-type: none"> Comfortable seating for 1-2 Bookshelf Flat panel display
Notes	

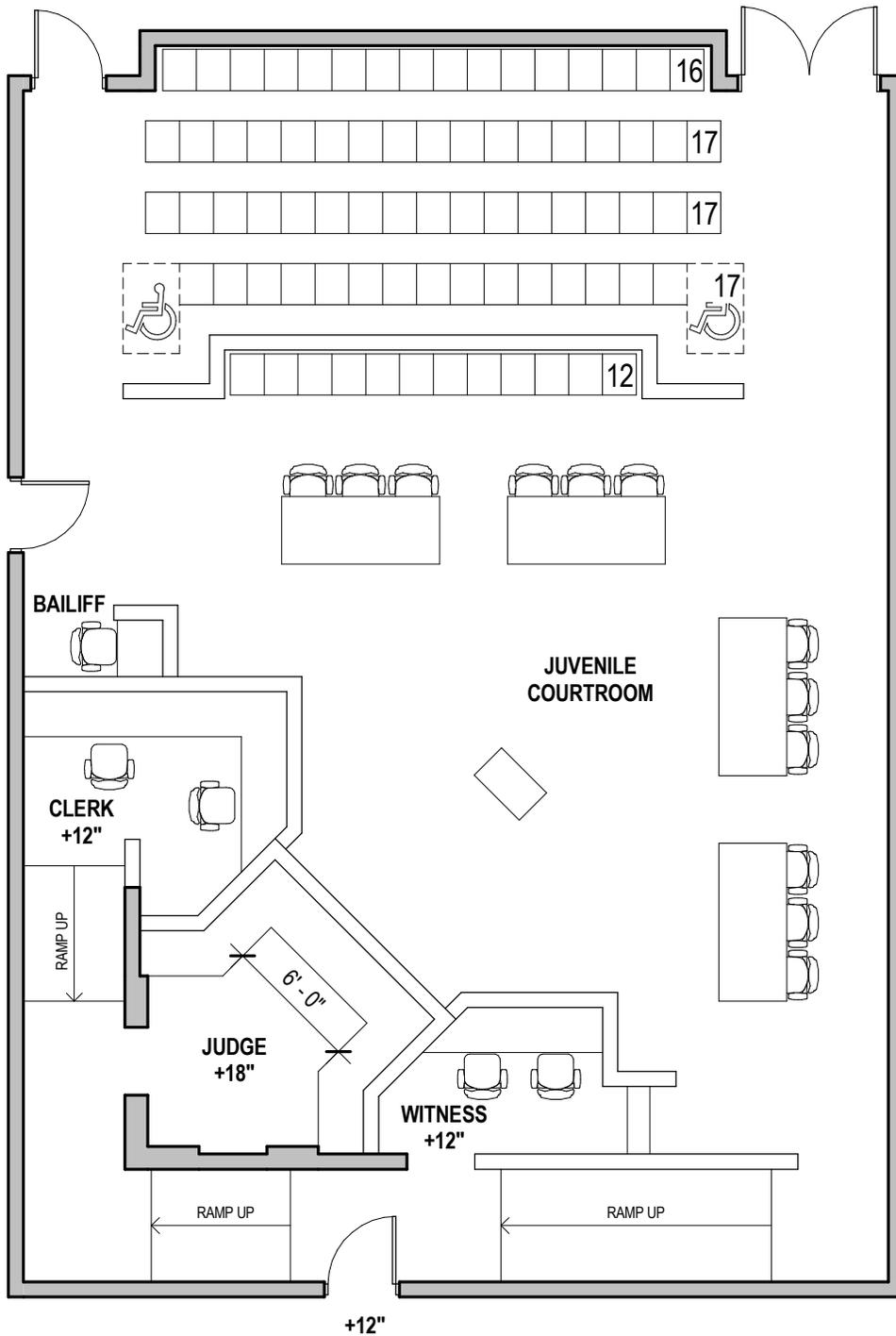
A207 JUDICIAL CONFERENCE ROOM



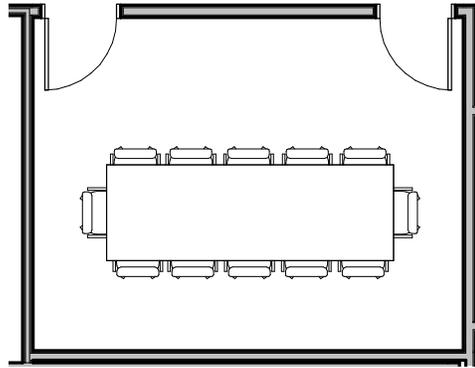
Area	220 SF
Quantity	7
Function	<ul style="list-style-type: none"> Jury deliberation conference room
Occupants	Varies, seating for 10-12
Security Zone	Secure
Adjacency	Behind courtroom in secure staff area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	Floor-mounted tank-style toilet, wall-mounted sink
Electrical AV IT	Power and data at perimeter walls and at table as needed Flat panel display at end wall or mobile in space
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment Furniture	<ul style="list-style-type: none"> Conference table and chairs to seat 10-16, based on need Whiteboard
Notes	

A301 STANDARD JUVENILE COURTROOM

Area	2050 SF	
Quantity	4	
Function	<ul style="list-style-type: none"> • Provide a space to hold court proceedings in a dignified manner • Accommodate multi-litigant trials 	<ul style="list-style-type: none"> • Accommodate medium volume proceedings
Occupants	30 in the well plus 79 at the open seating area	
Security Zone	Public / Secure / Interstitial all come together at the courtroom	
Adjacency	<ul style="list-style-type: none"> • Near Public Corridor • Adjacent To Judges Chambers • Adjacent To Court Related Holding 	<ul style="list-style-type: none"> • Near Attorney / Client Conference room • Near Courtroom Waiting • Adjacent to Courtroom Storage
Floor	Carpet	
Wall	Painted gypsum board and high quality wood	
Ceiling	Painted gypsum board	
Doors	Provide per illustrative on next page	
Windows	Exterior windows with interior roller shades	
Millwork	Extensive millwork to include: <ul style="list-style-type: none"> • Judge's Bench • Witness Stand 	<ul style="list-style-type: none"> • Bench Seats • Clerk's Area
Acoustics		
Mechanical	<ul style="list-style-type: none"> • Zoned / Shared with adjacent courtroom • CO² sensor, connected to BAS 	<ul style="list-style-type: none"> • Provide additional ventilation at judges bench with under-desk control
Plumbing	None	
Electrical AV IT	Comply with court standards	
Lighting		
Equipment Furniture	<ul style="list-style-type: none"> • Judges Chair • Attorney Tables • Movable Chairs • Fixed Benches 	<ul style="list-style-type: none"> • Podium • Projection Screen • White Board
Notes	<ul style="list-style-type: none"> • See courthouse facility standards for more information on courtroom standards and systems. 	

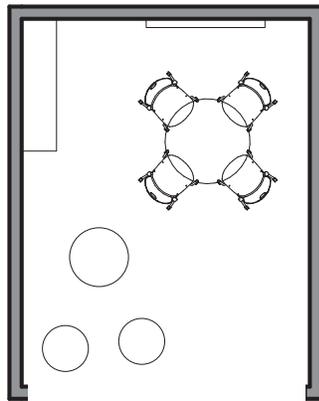


A304 SETTLEMENT CONFERENCE ROOM



Area	200 SF
Quantity	2 (1/ 2 Juvenile courtrooms)
Function	<ul style="list-style-type: none"> • Formal meeting room for settlements and other conferences • Informal conversations between attorneys and clients
Occupants	Varies, seating for 8-10
Security Zone	Secure
Adjacency	Behind courtroom in secure staff area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	Kitchen sink
Electrical AV IT	Power and data at perimeter walls and at table as needed Flat panel display at end wall or mobile in space
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment Furniture	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-12, based on need • Whiteboard
Notes	

A306 CHILD WAITING (JUVENILE COURT)



Area	180 SF
Quantity	2
Function	<ul style="list-style-type: none"> • Child play and waiting for court time
Occupants	Varies, accommodate up to 6 children at one time
Security Zone	Public
Adjacency	<ul style="list-style-type: none"> • In public corridor near entrance to courtroom, adjacent to public waiting • Offset from main circulation path and enclosed
Floor	Tile or equal resilient surface
Wall	Painted gypsum/tile wainscot
Ceiling	Specialty acoustic and/or painted gypsum board
Doors	Glass, lockable doors
Windows	Access to exterior window or shared daylight
Millwork	N/A
Acoustics	Acoustic treatment in ceiling or walls as feasible
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical AV IT	Provide power/data in wall for flat panel display
Lighting	<ul style="list-style-type: none"> • LED • Daylight sensors as needed
Equipment Furniture	Child-oriented seating and tables Toy storage area

Notes

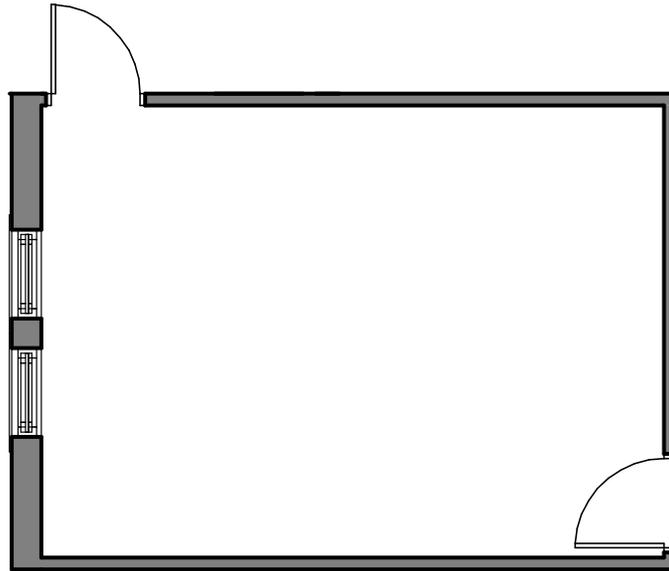
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b JUDICIAL OFFICE SPACE

Space Number	Space Name	Staff	Space Requirements							Notes	
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		Comments
B100	Staffed Areas - District Court										
B101	Judges Chambers (12 Finished, 2 Shelled)	14	14	320	4,480	1.25	5,600	6,888			
B102	Judges Toilet / Robing Closet (12 Finished, 2 Shelled)		14	80	1,120	1.40	1,568	1,929			
B200	Staffed Areas - Juvenile Court										
B201	Judges Chambers	4	4	320	1,280	1.25	1,600	1,968			1
B202	Judges Toilet / Robing Closet		4	80	320	1.40	448	551			
B300	Non-Staffed Areas										
B301	Judicial Reception / Waiting		3	200	600	1.25	750	923			
B302	Sequestered Witness		2	120	240	1.25	300	369		District, secured area	
B303	Judicial Waiting Counter		2	120	240	1.40	336	413			
TOTALS		18			8,280		10,602	13,040			

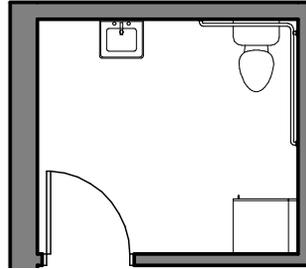
Notes: The shelled spaces may be framed with the initial build-out, or may be open shelled space.

B101 JUDGES CHAMBERS



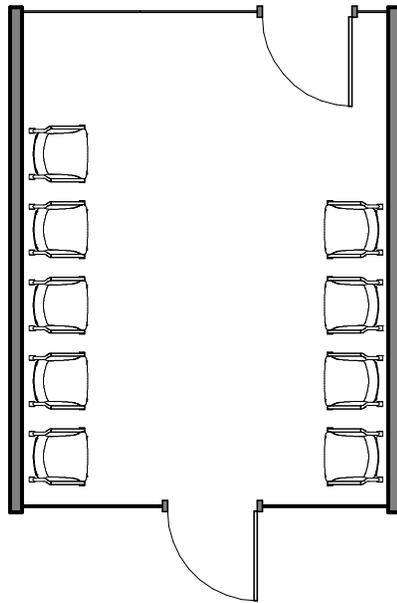
Area	320 SF	
Quantity	18 (2 shelled)	
Function	<ul style="list-style-type: none"> • Office for judges • May also be used to conferences, small group meetings with counsel • Adjacent to courtroom 	
Occupants	1 FTE up to 9 visitors	
Security Zone	Secure	
Adjacency	Near courtroom Adjacent to secure corridor	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Gypsum board/acoustic tile	
Doors	Solid core wood, lockable	
Windows	Exterior windows with interior roller shades	
Millwork	Shelving for books	
Acoustics	N/A	
Mechanical	Individual thermostat adjustable +/- 4 degree	
Plumbing	N/A	
Electrical/AV/IT	Voice/data in 3 locations; Minimum of 4 outlets; Telephone	
Lighting	LED, fully dimmable	
Equipment	<ul style="list-style-type: none"> • Desk • Credenza • Chair with end table • Visitor chairs 	<ul style="list-style-type: none"> • Sofa / Soft chairs or table and chairs • Computer with printer by owner • May consider flat panel display
Notes	<ul style="list-style-type: none"> • Areas should not be directly accessible by the public, but be convenient to clerks, secretaries, law clerks and court attaches • The chambers should have natural lighting, visibility from public ways should be minimized • Duress button video arraignment capable 	

B102 JUDGES TOILET / ROBING CLOSET



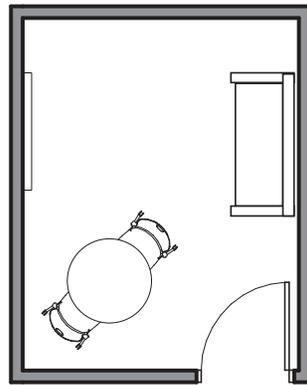
Area	80 SF
Quantity	18 (2 shelled)
Function	Private dressing room / restroom for accessed from Judge's Chambers
Occupants	0
Security Zone	Secure
Adjacency	Adjacent to Judge's Chambers
Floor	Ceramic mosaic tile
Wall	Ceramic tile wainscot & painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	N/A
Millwork	Sink base
Acoustics	Provide sound rated wall and sound control hardware
Mechanical	Exhaust fan
Plumbing	Floor-mounted, tank-style toilet and sink
Electrical/AV/IT	Outlets: Code minimum – GFI
Lighting	LED
Equipment	<ul style="list-style-type: none"> • Coat hooks for robes, etc. • Mirror at dressing area • Toilet room accessories, including grab bars
Notes	

B301 JUDICIAL RECEPTION / WAITING



Area	200 SF
Quantity	3
Function	Waiting area for those that need to enter the secure staff area from the public area
Occupants	6-8
Security Zone	Secure/Public transition
Adjacency	Adjacent to staff workstation and public lobby area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	Storefront
Windows	Storefront
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, per code
Lighting	LED, occupancy sensor controlled
Equipment	N/A
Notes	

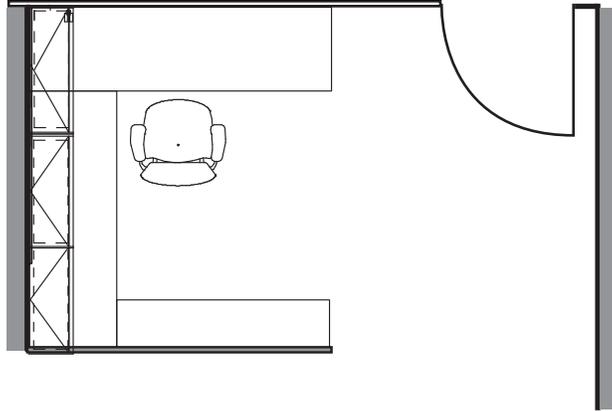
B302 SEQUESTERED WITNESS / CHILD WAITING ROOM



Area	120 SF
Quantity	2
Function	Room where sequestered witness can await being called
Occupants	1-2
Security Zone	Secure
Adjacency	Off of secure corridor near courtroom and near judicial reception and waiting area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Security at holding cell windows
Millwork	N/A
Acoustics	N/A
Mechanical	
Plumbing	Standard
Electrical/AV/IT	Voice/data in 1 location
Lighting	LED
Equipment	<ul style="list-style-type: none"> • Couch Table • Soft Chair • Chairs (4)

Notes

B303 JUDICIAL WAITING COUNTER

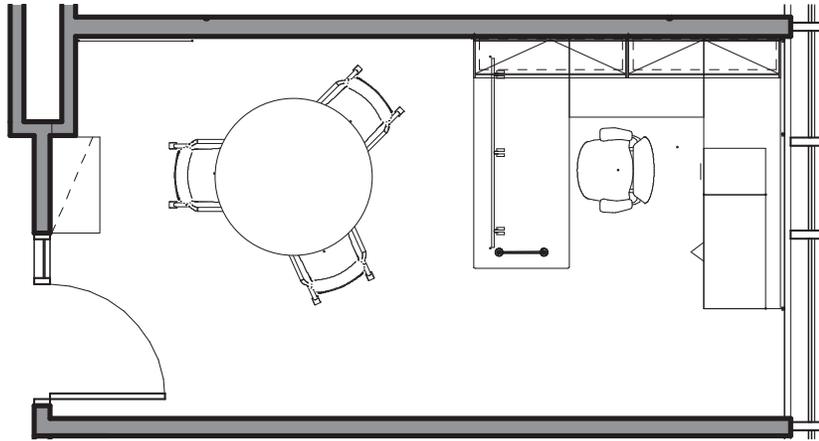


Area	120 SF
Quantity	2
Function	Open staff workstation
Occupants	1 FTE
Security Zone	Secure
Adjacency	Adjacent to judicial reception and waiting area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	Storefront
Windows	Storefront
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner
Notes	

Space Number	Space Name	Staff	Space Requirements							Comments	Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		
C100	District Staffed Areas										
C101	Clerk of the Court	1	1	180	180	1.30	234	288		Near TCE	
C102	Judicial Team Manager	2	2	140	280	1.30	364	448		Judicial Area	1
C103	Judicial Case Manager	7	7	120	840	1.30	1,092	1,343		Judicial Area	
C104	Training Coordinator	1	1	120	120	1.40	168	207		Judicial Area	
C105	Law Clerk Bailiff	7	7	72	504	1.30	655	806		Judicial Area	
C106	Judicial Assistant	28	28	64	1,792	1.40	2,509	3,086		Judicial Area	
C107	Judicial Assistant	12	12	64	768	1.40	1,075	1,322		Admin Area	
C200	Juvenile Staffed Areas										
C201	Clerk of the Court	1	1	180	180	1.30	234	288		Near TCE	
C202	Judicial Team Manager	1	1	140	140	1.30	182	224		Judicial Area	
C203	Judicial Case Manager	3	3	120	360	1.30	468	576		Judicial Area	
C204	Judicial Assistant	10	10	64	640	1.40	896	1,102		Judicial Area	
C205	Training Coordinator	1	1	120	120	1.40	168	207		Judicial Area	
C206	Intern / Flex Space	2	2	56	112	1.30	146	179		Judicial Area	
C300	District Non-Staffed Areas										
C301	Public Transaction Waiting / Queuing / Counter		1	900	900	1.25	1,125	1,384			2
C302	Public Terminals (6 stations, visible from staff area)		1	300	300	1.30	390	480		Open to waiting	
C303	Conference Room		2	300	600	1.25	750	923			
C304	Break Area / Kitchenette		7	200	1,400	1.30	1,820	2,239			
C305	Copy / Work Area		8	120	960	1.30	1,248	1,535			
C306	Microfilm Storage		1	120	120	1.30	156	192			
C307	File Storage - District Active		1	300	300	1.10	330	406			
C308	File Storage - District Inactive		1	300	300	1.10	330	406			
C309	File Storage - Juvenile Active		1	150	150	1.10	165	203			
C310	File Storage - Juvenile Inactive		1	150	150	1.10	165	203			
C311	File Storage - Secure/Evidence		2	100	200	1.30	260	320		1 District, 1 Juv.	
C312	Counting Room (with 2 safes at counter area)		1	100	100	1.40	140	172			
TOTALS		76			11,516		15,070	18,536			

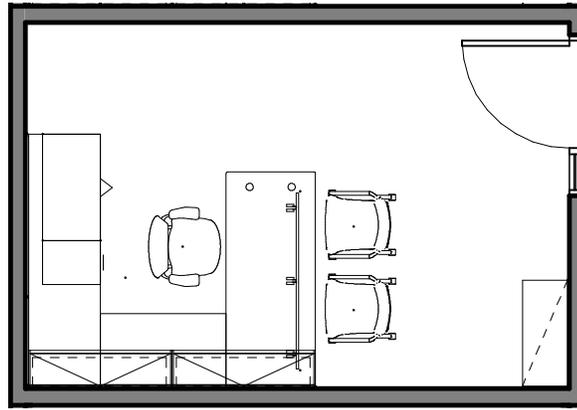
- Notes:
1. One Team manager at counter location and 1 with the judicial team near the courtrooms.
 2. This area includes 6 counter workstations
 3. District Interns may work out of Judicial Conference Rooms

C101 / 201 CLERK OF THE COURT



Area	180 SF
Quantity	2; 1 district / 1 juvenile
Function	Office for Chief Clerk of Court
Occupants	1 FTE 3-4 visitors
Security Zone	Secure
Adjacency	Near Judicial Team Members
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Individual thermostat adjustable +/- 4 degrees
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner

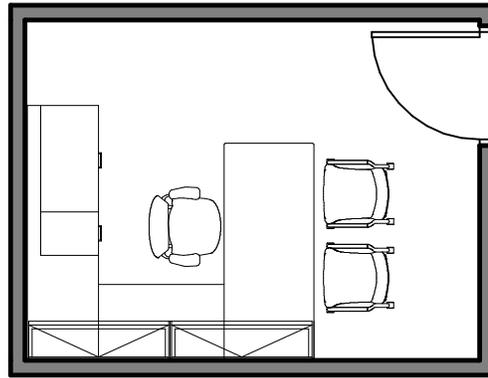
Notes



Area	140 SF
Quantity	3; 2 district / 1 juvenile
Function	Office for judicial team manager
Occupants	1 FTE 2 visitors
Security Zone	Secure
Adjacency	Near Judicial Support Managers and Assistants
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

Notes

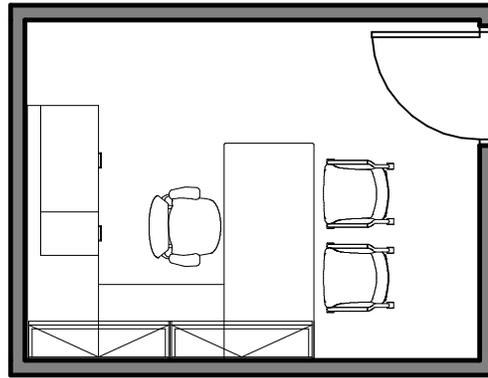
C103 / 203 JUDICIAL CASE MANAGER



Area	120 SF
Quantity	10; 7 district / 3 juvenile
Function	Office for Judicial Case Manager
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near Judge's chambers and courtrooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner

Notes

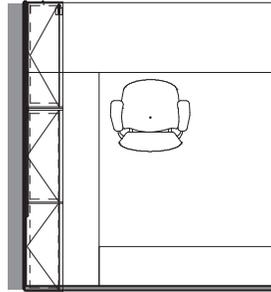
C104 / C205 TRAINING COORDINATOR



Area	120 SF
Quantity	2
Function	Office for Training Coordinator
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near judicial staff
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner

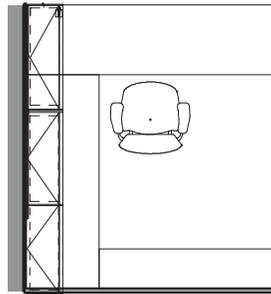
Notes

C105 LAW CLERK BAILIFF



Area	72 SF
Quantity	7
Function	Office area for Law Clerk Bailiff
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Adjacent to courtroom and near Judge's chamber
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	N/A
Windows	Access to daylight
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner
Notes	

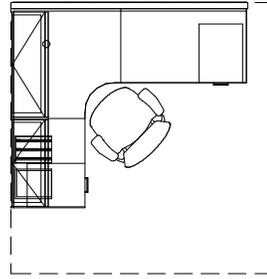
C106 / 107 / 204 JUDICIAL ASSISTANT



Area	64 SF
Quantity	50; 40 district / 10 juvenile
Function	Work spaces for Judicial Assistants / Service Representatives (1 each)
Occupants	1 FTE
Security Zone	Secure
Adjacency	Near Judicial support spaces, 12 from District Court at main level administrative area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	N/A
Windows	Access to daylight
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner

Notes

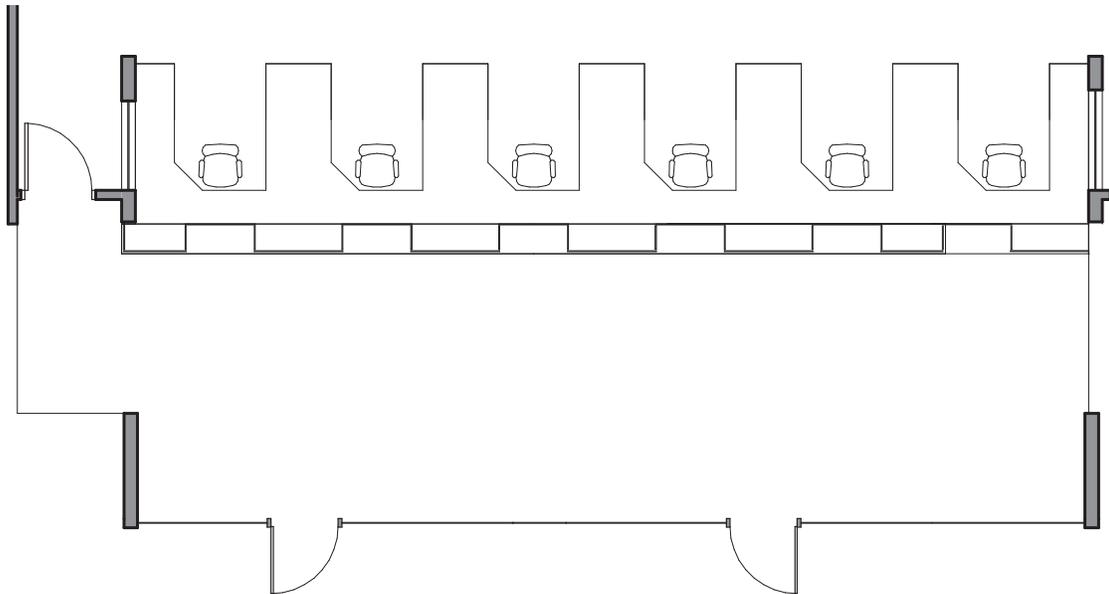
C108 / 206 INTERN/FLEX SPACE



Area	56
Quantity	2; juvenile
Function	Work spaces for Judicial Assistants / Service Representatives (1 each)
Occupants	1 FTE
Security Zone	Secure
Adjacency	Near Judicial Assistants
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	N/A
Windows	Access to daylight
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner

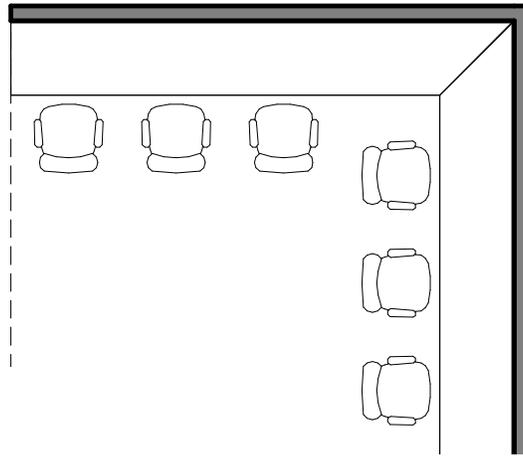
Notes

C301 PUBLIC TRANSACTION WAITING / QUEUE



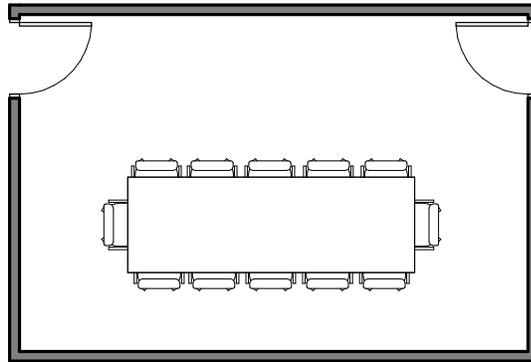
Area	900 SF
Quantity	1
Function	Public queuing and transaction area for court-related administrative functions
Occupants	6 counter stations with space for up to 20 people to queue
Security Zone	Public
Adjacency	Adjacent to main entry lobby and Court Administration
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile with gypsum board soffits
Doors	Storefront
Windows	Storefront
Millwork	Custom transaction counter with custom window system
Acoustics	Consider acoustic privacy at transaction counter
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Power and data as needed for code and convenience, power and data integrated into transaction counter for equipment
Lighting	LED with occupancy and daylight sensors as applicable
Equipment	<ul style="list-style-type: none"> • System furniture stations • 5 task chairs • Computers and printers by owner
Notes	Consider how a counter may be closed to public transaction through a roller shade or alternate physical notifications system as needed.

C302 PUBLIC TERMINALS



Area	400 SF
Quantity	1 (6 stations, visible from staff area)
Function	Provide space for several people to prepare and research documents prior to filing
Occupants	Up to 9 visitors
Security Zone	Public
Adjacency	Adjacent, and open to public counter
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	Custom countertop for computer terminals
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Power and data as needed for each terminal, consider additional personal device charging stations
Lighting	LED with occupancy and photocell sensors, as applicable
Equipment	<ul style="list-style-type: none"> • 9 chairs • Computers and printers by owner
Notes	

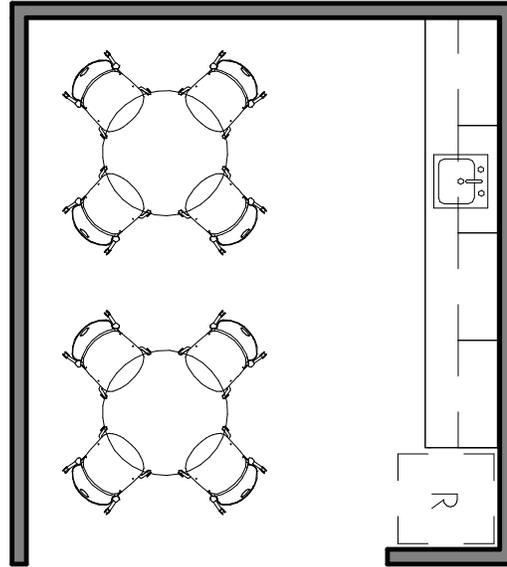
C303 CONFERENCE ROOM



Area	300 SF
Quantity	2
Function	Conference and collaboration room
Occupants	
Security Zone	Secure
Adjacency	Adjacent to administrative area on the main level
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard • Flat panel display

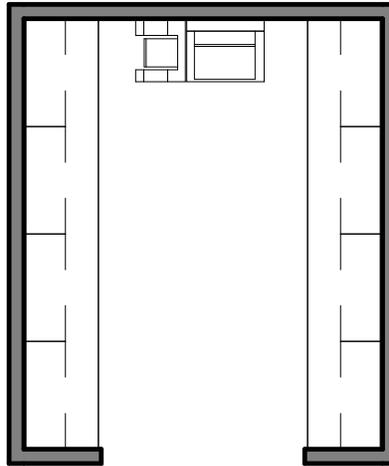
Notes

C3O4 BREAK AREA / KITCHENETTE



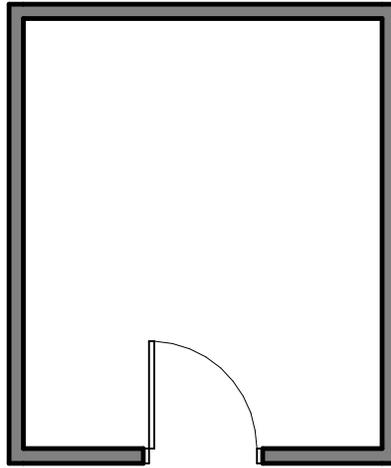
Area	200 SF	
Quantity	7	
Function	Staff break, eating and food preparation area	
Occupants	Varies, up to 8 visitors	
Security Zone	Secure	
Adjacency	Central to staff work areas on courtroom floors	
Floor	Resilient flooring	
Wall	Painted gypsum board	
Ceiling	Acoustical tile	
Doors	Storefront	
Windows	Exterior windows with interior roller shades	
Millwork	Counter with cabinets above and below	
Acoustics	N/A	
Mechanical	Shared thermal environment, consider exhaust fan near food prep area	
Plumbing	Kitchen sink, water to refrigerator or ice machine, as necessary	
Electrical/AV/IT	Power as needed for kitchen equipment power and data as needed for convenience	
Lighting	LED with occupancy and photocell sensor as applicable	
Equipment	<ul style="list-style-type: none"> • 2 Microwaves • Refrigerator • Dishwasher • 2 Small tables 	<ul style="list-style-type: none"> • 8 Chairs • Coffee maker
Notes		

C305 COPY / WORK AREA



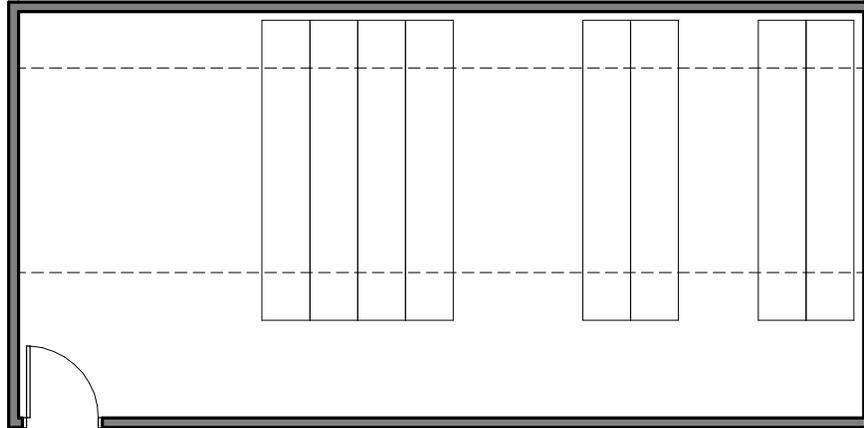
Area	120
Quantity	8
Function	Room for copying, faxing, scanning, postage, metering, etc.
Occupants	Varies
Security Zone	Secure
Adjacency	Central to staff work areas on courtroom floors and administrative areas
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	Exterior windows with interior roller shades
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets with counter • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment with independent exhaust to roof exhaust fan system
Plumbing	Standard
Electrical/AV/IT	Power and data as needed for printers, copy machine and other equipment as well as convenience
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Office machines including: copy machine, fax machine, scanner, postage meter / scale, printers, etc... by owner
Notes	

C306 MICROFILM STORAGE



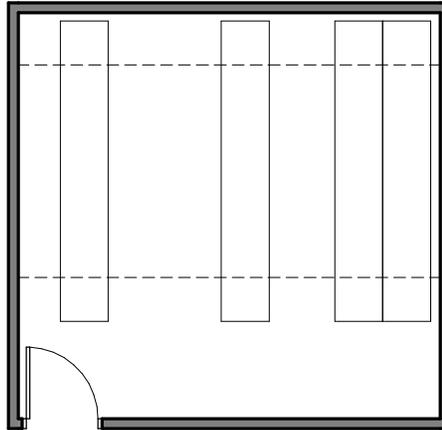
Area	120 SF
Quantity	1
Function	Microfilm storage and reader
Occupants	1-2 visitors
Security Zone	Secure
Adjacency	Adjacent to file storage rooms and court administration on the main level
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Power and data as needed for microfilm reader
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Storage cabinets • Microfiche and microfilm storage • Countertop for microfilm reader
Notes	

C307 / 308 FILE STORAGE – DISTRICT ACTIVE AND INACTIVE



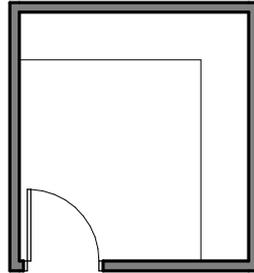
Area	600 SF
Quantity	1 (or 2 rooms at 300 sf each)
Function	Printed file storage
Occupants	Up to 5 visitors
Security Zone	Secure
Adjacency	Main level, near court administration
Floor	Resilient flooring
Wall	Painted gypsum board / CMU
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for code and convenience
Lighting	LED with occupancy sensors
Equipment	<ul style="list-style-type: none"> • Rolling "Space Savers" shelving
Notes	<ul style="list-style-type: none"> • Provide "Roll-A-Way"-type files - each section 10' long • Need to store approximately 1,000 linear feet of files • Shelving design should include variety of shelving types

C309 / 310 FILE STORAGE – JUVENILE ACTIVE AND INACTIVE



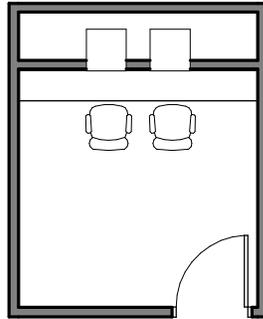
Area	300 SF
Quantity	1 (or 2 rooms at 150 sf each)
Function	Printed file storage
Occupants	Up to 5 visitors
Security Zone	Secure
Adjacency	Main level, near court administration
Floor	Resilient flooring
Wall	Painted gypsum board / CMU
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for code and convenience
Lighting	LED with occupancy sensors
Equipment	<ul style="list-style-type: none"> • Rolling "Space Savers" shelving
Notes	<ul style="list-style-type: none"> • Provide "Roll-A-Way"-type files - each section 10' long • Shelving design should include variety of shelving types

C311 FILE STORAGE – SECURE / EVIDENCE (SHARED)



Area	100 SF
Quantity	2 (1 District and 1 Juvenile)
Function	Room for evidence of ongoing trials
Occupants	
Security Zone	Secure
Adjacency	Adjacent to clerks / court clerk
Floor	Carpet
Wall	To deck – CMU or double gypsum board, 1-hr rated
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for code compliance
Lighting	LED with occupancy sensors
Equipment	<ul style="list-style-type: none"> • Shelving Safe • Lockable cabinets
Notes	<ul style="list-style-type: none"> • Separate key from rest of building • Concrete or CMU construction • Secure door Solid ceiling • Door position indicator / monitor

C313 COUNTING ROOM (WITH 2 SAFES AT COUNTER AREA)

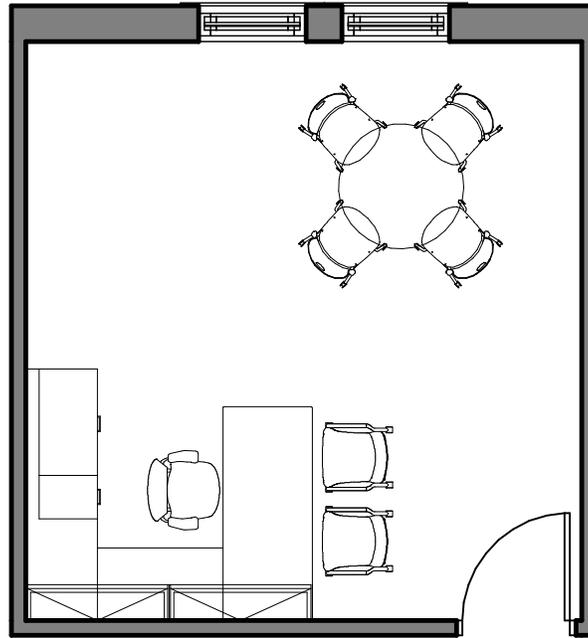


Area	100 SF
Quantity	1
Function	Currency counting and storage room
Occupants	0 FTE up to 2 visitors
Security Zone	Secure
Adjacency	Adjacent to public counter and queuing area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Solid wood core, lockable door
Windows	N/A
Millwork	Built-in countertop
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for convenience and for code compliance
Lighting	LED with occupancy sensor
Equipment	2 Safes
Notes	Safes to be recessed into wall

Space Number	Space Name	Space Requirements									Notes
		Staff	Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	Comments	
D100	Staffed Areas										
D101	Trial Court Executive	2	2	250	500	1.25	625	769			
D102	Trial Court Executive Administrative Assistant	2	2	180	360	1.30	468	576			
D103	Support Service Coordinator	2	2	140	280	1.30	364	448	(D) TCE / (J) Judicial	1	
D104	Program Coordinator	1	1	140	140	1.30	182	224	(J) Judicial		
D105	Drug Court Coordinator	2	2	140	280	1.30	364	448	(D) TCE or Admin	2	
D106	Victim Coordinator	1	1	140	140	1.30	182	224	(J) Judicial Area	2	
D200	Non-Staffed Areas										
D201	Conference Room		1	300	300	1.25	375	461			3
D202	Work / Copy		2	60	120	1.30	156	192			
TOTALS		10			2,120		2,716	3,341			

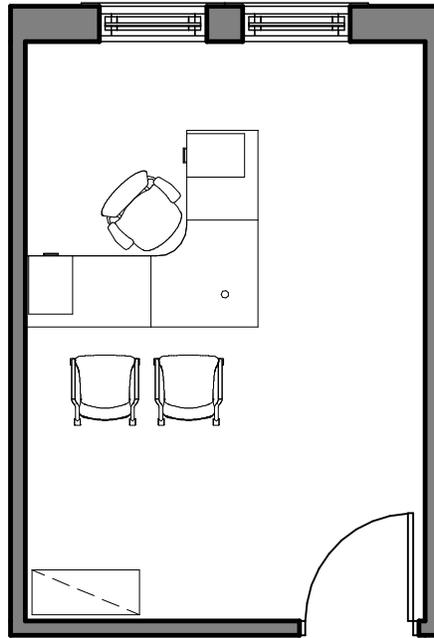
- Notes:
1. Located near TCEs
 2. Drug Court Coordinator and Victim Coordinator work as a team and should be located together in the administrative area
 3. One of the TCE suites will include the 500 sf Training Conference Room

D101 TRIAL COURT EXECUTIVE



Area	250 SF
Quantity	2
Function	Office for district court administrator/trial court executive
Occupants	1 FTE up to 4 visitors
Security Zone	Secure
Adjacency	Adjacent to TCE Administrative Assistant, near conference room
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Individual thermostat adjustable +/- 4 degrees
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner
Notes	<ul style="list-style-type: none"> • Does not require public access • Located upstairs Located near an outside entrance - the court executive travels and is in and out often. • Duress button

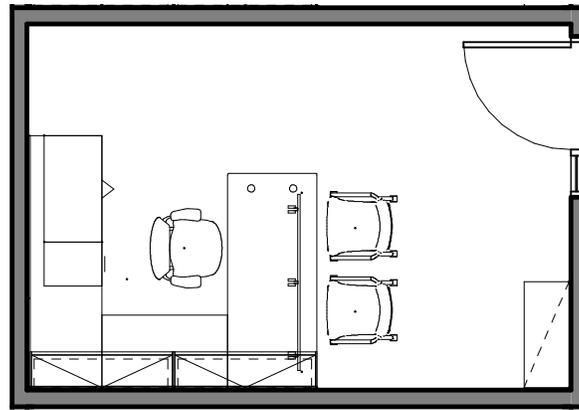
D102 TRIAL COURT EXECUTIVE ADMINISTRATIVE ASSISTANT



Area	180 SF
Quantity	2
Function	Executive secretary function for a court executive
Occupants	
Security Zone	Secure
Adjacency	Near / adjacent to court executive
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Individual thermostat adjustable +/- 4 degrees
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner

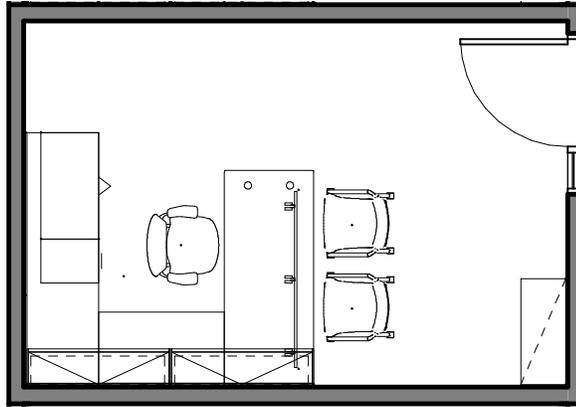
Notes

D103 SUPPORT SERVICE COORDINATOR



Area	140 SF	
Quantity	2	
Function	Office for Support Service Coordinator	
Occupants	1 FTE, 2 visitors	
Security Zone	Secure	
Adjacency	Near Trial Court Executives for District Court and near Judicial team for Juvenile Court	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; Occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Bookcase • Computer and equipment by owner • Visitor Seating
Notes		

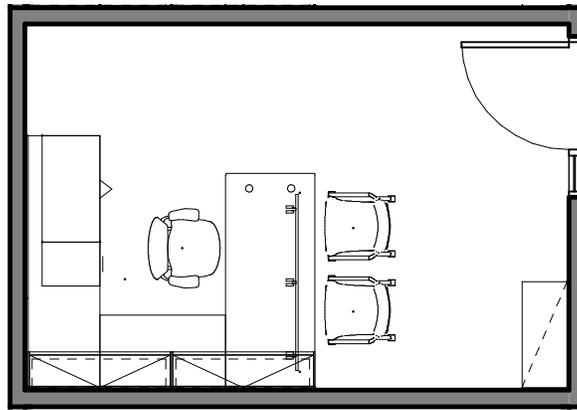
D104 PROGRAM COORDINATOR



Area	140 SF
Quantity	1
Function	Office for Program Coordinator
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near Trial Court Executives
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

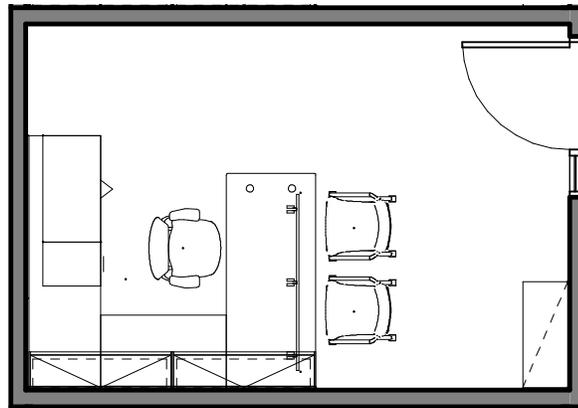
Notes

D105 DRUG COURT COORDINATOR



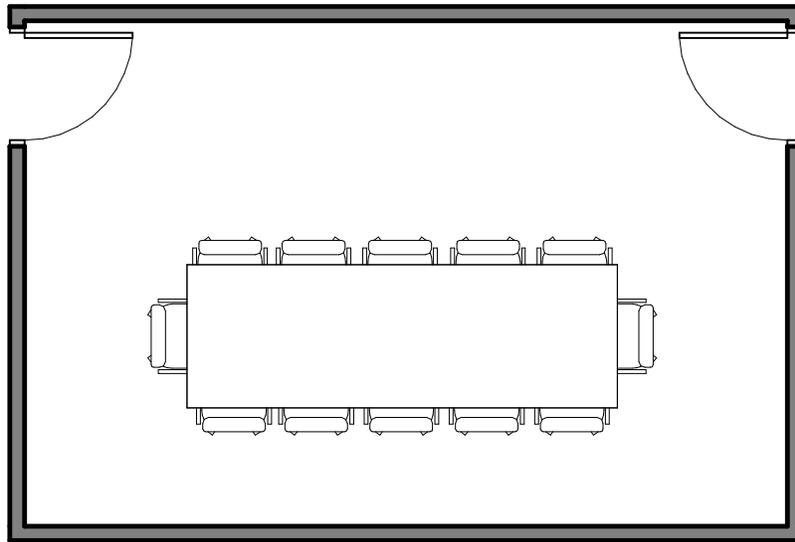
Area	140 SF	
Quantity	2	
Function	Office for Drug Court Coordinator	
Occupants	1 FTE, 2 visitors	
Security Zone	Secure	
Adjacency	Near Trial Court Executives	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; Occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Bookcase • Computer and equipment by owner • Visitor Seating
Notes		

D106 VICTIM COORDINATOR



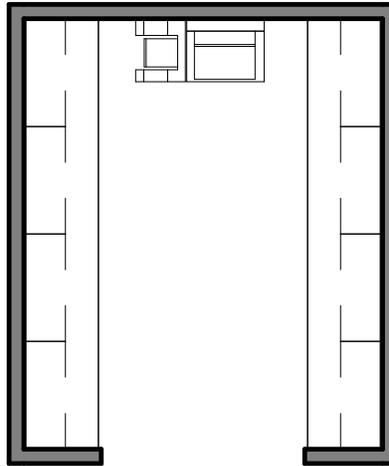
Area	140 SF
Quantity	1
Function	Office for Victim Coordinator
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near and centrally located to courtrooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating
Notes	

D201 CONFERENCE ROOM



Area	300 SF
Quantity	1
Function	Conference and collaboration room
Occupants	Up to 16 visitors
Security Zone	Secure
Adjacency	Adjacent to TCE offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard • Flat panel display
Notes	

C305 COPY / WORK AREA



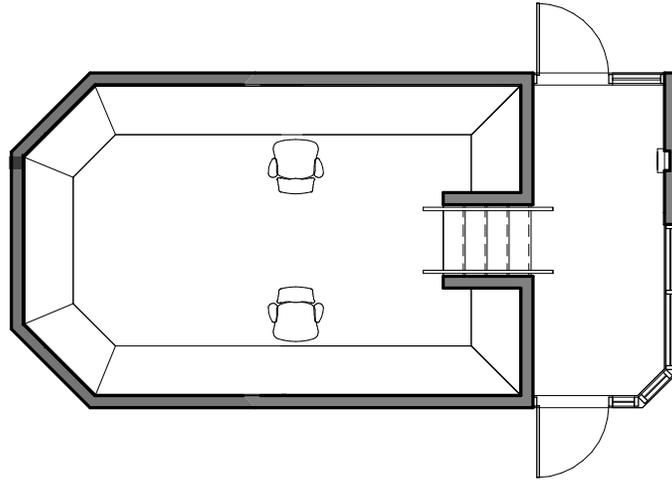
Area	120
Quantity	1-2 based on location
Function	Room for copying, faxing, scanning, postage, metering, etc.
Occupants	Varies
Security Zone	Secure
Adjacency	Adjacent to TCE offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	Exterior windows with interior roller shades
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets with counter • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment with independent exhaust to roof exhaust fan system
Plumbing	Standard
Electrical/AV/IT	Power and data as needed for printers, copy machine and other equipment as well as convenience
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Office machines including: copy machine, fax machine, scanner, postage meter / scale, printers, etc... by owner
Notes	

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Space Number	Space Name	Staff	Space Requirements							Comments	Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		
E100	Group Holding										
E101	Control Room - Security Monitors	2	1	400	400	1.25	500	615		Accessible	
E102	Vehicle Sallyport		1	3600	3,600	1.10	3,960	4,871			
E103	Secure Vestibule		1	200	200	1.30	260	320			
E104	Group Holding Cell - Adult Male		2	200	400	1.30	520	640		Accessible	
E105	Group Holding Cell - Adult Female		2	200	400	1.30	520	640			
E106	Group Holding Cell - Juvenile Male		2	200	400	1.30	520	640			
E107	Group Holding Cell - Juvenile Female		2	200	400	1.30	520	640			
E108	Individual Holding Cell - Adult		2	80	160	1.40	224	276			
E109	Individual Holding Cell - Juvenile		2	80	160	1.40	224	276			
E110	Intake Alcove		2	80	160	1.30	208	256			
E111	Security Office	3	3	90	90	1.25	113	138			1
E112	Shared Workroom	10	1	560	560	1.25	700	861			
E113	Security Storage Area		1	200	200	1.30	260	320			
E114	Staff Break Room		1	150	150	1.30	195	240			1
E115	Staff Locker / Changing Room		2	200	400	1.30	520	640			2
E116	Staff Toilet		2	80	160	1.40	224	276			
E200	Courtroom Holding										
E201	Secure Vestibule		18	100	1,800	1.30	2,340	2,878		Accessible	
E202	Individual Holding Cell		29	80	2,320	1.40	3,248	3,995			
E203	Officer Workstation		9	80	720	1.30	936	1,151		Handling Area	
TOTALS		15			12,680		15,992	19,670			

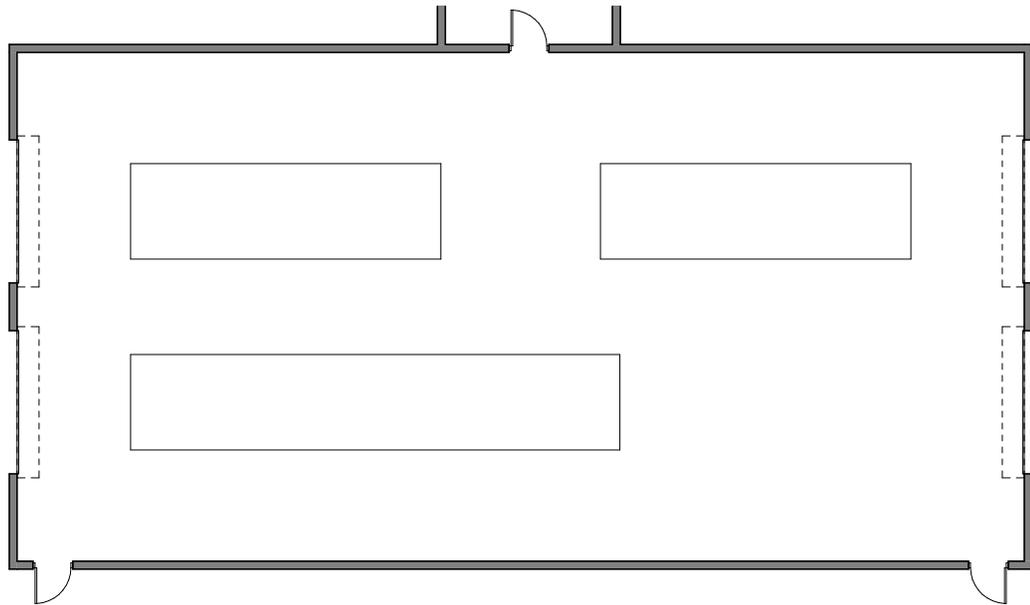
Notes: 1. Provide secure storage for restraints and intake supplies. One vestibule for District Court and a second for Juvenile Court
 2. The men's locker room may be larger than the women's locker room, based on staffing

E101 CONTROL ROOM – SECURITY MONITORS



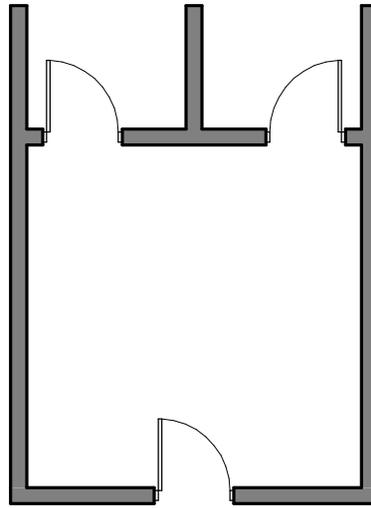
Area	400 SF	
Quantity	1	
Function	Office for security personnel to monitor building security needs	
Occupants	2-6	
Security Zone	Interstitial	
Adjacency	Direct visual access to central holding cells, adjacent to sallyport and convenient to prisoner transport corridors	
Floor	Resilient flooring / sealed concrete	
Wall	Epoxy painted CMU	
Ceiling	Epoxy painted concrete structure	
Doors	Security – H.W. per standards	
Windows	Impact resistant glazing with direct view to holding cells	
Millwork	Built-in countertop	
Acoustics	N/A	
Mechanical	Individual thermostat adjustable +/-4 degrees	
Plumbing	Water for water cooler	
Electrical/AV/IT	Ample power and data ports for computers, equipment, device charging, and other misc. equipment	
Lighting	LED, fully dimmable with vacancy sensor	
Equipment	4 Task chairs	
Notes	<p>This room should have the following:</p> <ul style="list-style-type: none"> • Annunciator • Duress signals • Magnetometer • Fire control panels • Security panels • Monitors for various cameras • Hardware: Security; See Judicial Facility Standards 	<ul style="list-style-type: none"> • Monitors - (2) security / (2) building and equipment • Duress panel • Secure hardware • Room is split between adult and juvenile • Room is elevated 12" • Need good vision into holding cells

E102 VEHICLE SALLYPORT



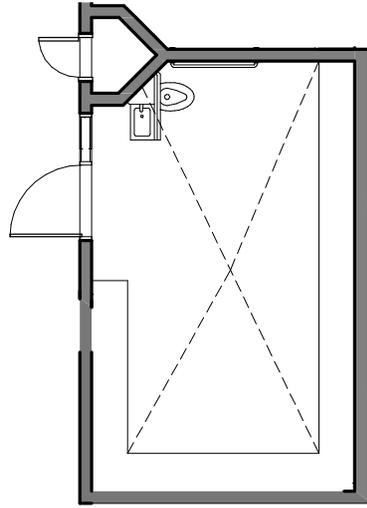
Area	3,600 SF
Quantity	1
Function	Secure vehicular vestibule for accused and police to arrive in building
Occupants	0
Security Zone	Interstitial
Adjacency	Direct access to secure vestibule
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Painted exposed structure
Doors	Steel roll-up (2) and H.M. man doors (2)
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	HVAC: Unite heaters; Ventilation: Emissions venting; Climate control: Unit heaters
Plumbing	Floor drains and grease trap
Electrical/AV/IT	110 outlets, as required
Lighting	LED with occupancy sensors
Equipment	24 capacity metal gun locker
Notes	<ul style="list-style-type: none"> • Parking for seven (5) vehicles outside • Secure vestibule lock for entry into building • Camera to cover sallyport (1) • Duress Button

E103 SECURE VESTIBULE



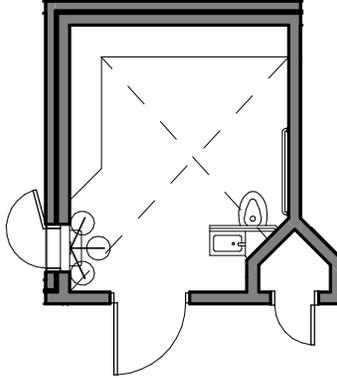
Area	200 SF
Quantity	1
Function	<ul style="list-style-type: none"> • Vestibule between vehicle sallyport and holding cells • Vestibule between holding cells and courthouse
Occupants	
Security Zone	Interstitial
Adjacency	Between vehicular sallyport and group holding area
Floor	Sealed concrete
wall	Epoxy painted CMU
Ceiling	Limited access secure metal acoustical system
Doors	Steel roll-up (2) and H.M. man doors (2)
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with occupancy sensor
Equipment	N/A
Notes	Secure vestibule is on both sides of holding area

E104 / E105 / E106 / E107 GROUP HOLDING CELL



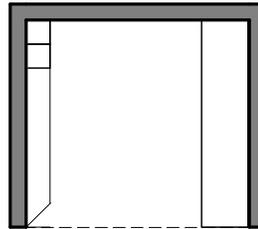
Area	200 SF
Quantity	8; 2 adult female, 2 juvenile male, 2 adult female, 2 adult male
Function	Holding area for males accused at detention area after initial arrival, before being moved to a court related holding cell
Occupants	20 plus prisoners
Security Zone	Interstitial
Adjacency	<ul style="list-style-type: none"> • Adjacent to sallyport • Visible from control room
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	Steel
Windows	Security (see prototype)
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment - security grilles throughout
Plumbing	Stainless steel combination unit and floor drains
Electrical/AV/IT	N/A
Lighting	Secure LED
Equipment	<ul style="list-style-type: none"> • Bench Toilet / Sink combination (Secure stainless steel type) • Video camera
Notes	<ul style="list-style-type: none"> • Intercom • Camera

E108 / E109 INDIVIDUAL HOLDING CELL



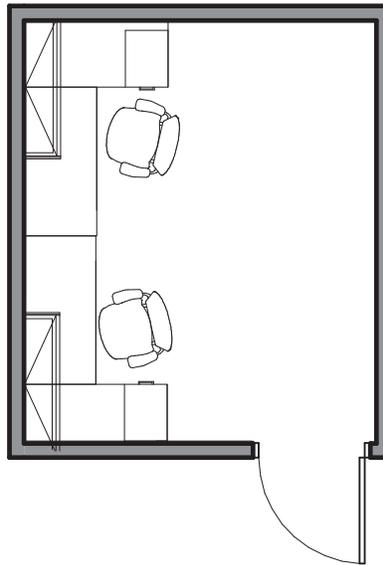
Area	80 SF
Quantity	33; 2 adult / 2 juvenile + 29 individual (courtroom holding)
Function	Holding area for accused while awaiting trial
Occupants	up to 8 prisoners
Security Zone	Interstitial
Adjacency	4 in central holding area and 29 adjacent to court rooms
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	Steel
Windows	Security (see prototype)
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment - security grilles throughout
Plumbing	Stainless steel combination unit and floor drains
Electrical/AV/IT	N/A
Lighting	Secure LED
Equipment	<ul style="list-style-type: none"> • Bench Toilet / Sink combination (Secure stainless steel type) • Video camera
Notes	<ul style="list-style-type: none"> • Intercom • Camera • Pass through should be accommodated at key locations for attorney/client conversations and document distribution.

E110 INTAKE ALCOVE



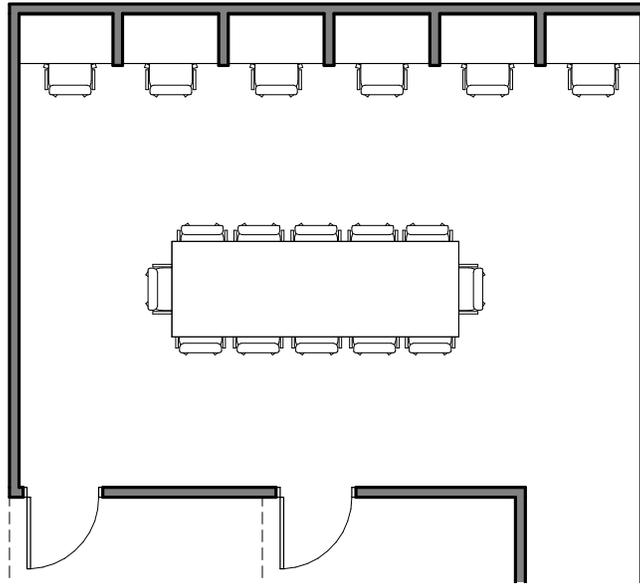
Area	80 SF
Quantity	2
Function	Prisoner intake area
Occupants	up to 4 visitors
Security Zone	Interstitial
Adjacency	Adjacent to intake vertical circulation core at holding level
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	Steel
Windows	Security (see prototype)
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment - security grilles throughout
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	Secure LED
Equipment	<ul style="list-style-type: none"> • Steel cabinet for shackles and restraints, lockable • Steel countertop for processing
Notes	

E111 SECURITY OFFICE



Area	90 SF
Quantity	3
Function	Bailiff office
Occupants	Touchdown workstations for 1-2 Sheriffs
Security Zone	Secure
Adjacency	Distributed on courtroom floors
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	Per court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Computer and equipment by owner, as needed
Notes	

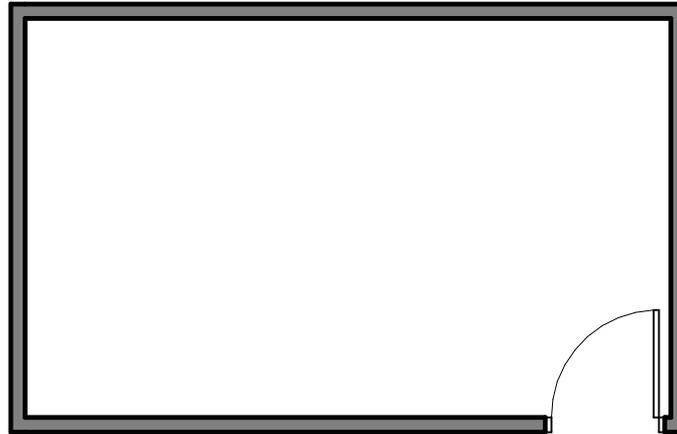
E112 SHARED WORKROOM



Area	560 SF
Quantity	1
Function	Shared workroom and meeting area
Occupants	Up to 16
Security Zone	Interstitial
Adjacency	Adjacent to staff break room and near staff locker/changing room
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Hollow metal
Windows	Daylight, as feasible
Millwork	N/A
Acoustics	Per court standards
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls for workstations and at table. Provide power and data as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • 6 individual workstations • Whiteboard • Flat panel display

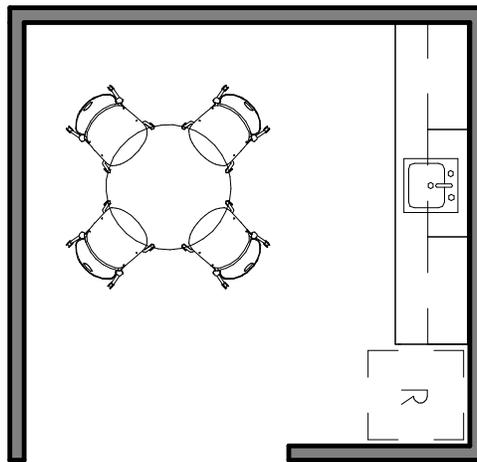
Notes

E113 SECURITY STORAGE AREA



Area	200 SF
Quantity	1
Function	Storage room
Occupants	0
Security Zone	Interstitial
Adjacency	Near shared workroom
Floor	Resilient flooring
Wall	Painted gypsum board / CMU
Ceiling	Acoustical tile
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for code and convenience
Lighting	LED with occupancy sensors
Equipment	Storage shelves as needed
Notes	

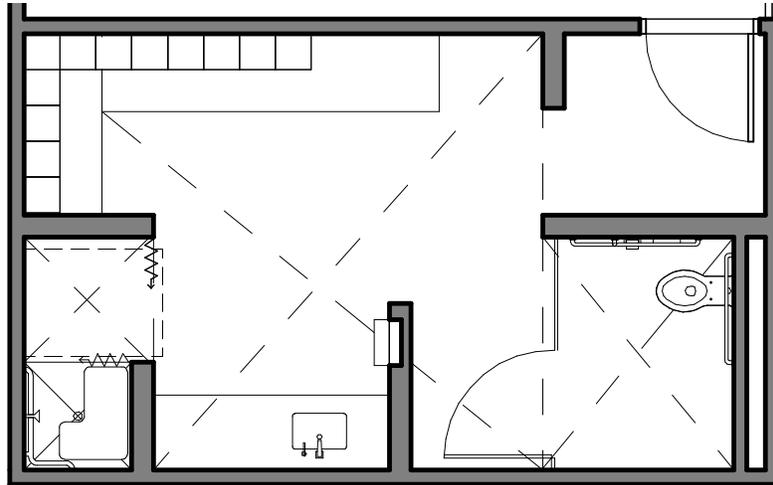
E114 BREAK AREA



Area	150 SF
Quantity	1
Function	Staff break, eating and food preparation area
Occupants	Varies, up to 4 visitors
Security Zone	Interstitial
Adjacency	Adjacent to shared workroom
Floor	Resilient flooring
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Hollow metal
Windows	N/A
Millwork	Counter with cabinets above and below
Acoustics	N/A
Mechanical	Shared thermal environment, consider exhaust fan near food prep area
Plumbing	Kitchen sink, water to refrigerator or ice machine, as necessary
Electrical/AV/IT	Power as needed for kitchen equipment power and data as needed for convenience
Lighting	LED with occupancy and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • Microwave • Refrigerator • Small table • 4 Chairs • Coffee maker

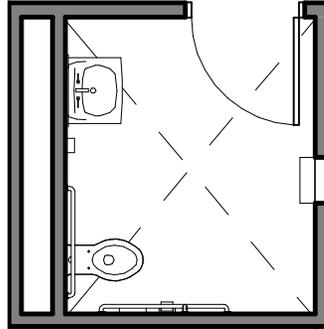
Notes

E115 STAFF LOCKER / CHANGING ROOM



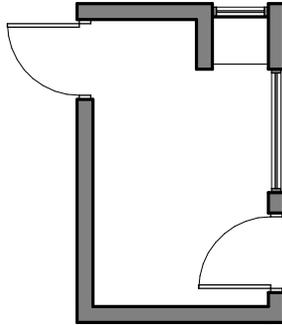
Area	200 SF
Quantity	2
Function	Locker and changing room
Occupants	Varies
Security Zone	Interstitial
Adjacency	Near staff toilet room and staff entry
Floor	Resilient flooring
Wall	Painted gypsum board
Ceiling	Painted gypsum board
Doors	Hollow metal
Windows	N/A
Millwork	Countertop and bench
Acoustics	N/A
Mechanical	Shared thermal environment, direct exhaust to roof
Plumbing	Sink / shower / toilet
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories Large lockers
Notes	

E113 STAFF TOILET



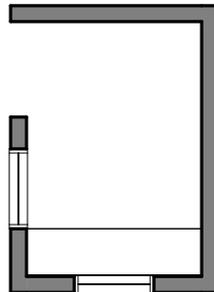
Area	80 SF
Quantity	2
Function	Restroom functions for staff
Occupants	0
Security Zone	Interstitial
Adjacency	Near control room and shared workroom
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

E201 SECURE VESTIBULE



Area	100 SF
Quantity	18
Function	Sound vestibule between courtroom and courtroom holding area
Occupants	Varies
Security Zone	Interstitial
Adjacency	Adjacent to courtroom
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	Steel
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment - security grilles throughout
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	Secure LED
Equipment	<ul style="list-style-type: none"> • Pass thru to holding area for attorney/client interactions
Notes	

E203 OFFICER WORKSTATION



Area	80 SF
Quantity	9
Function	Space for transport officer to do paperwork while prisoners are in courtroom holding area
Occupants	1
Security Zone	Interstitial
Adjacency	In courtroom holding area
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	N/A
Windows	N/A
Millwork	<ul style="list-style-type: none"> Built-in desk
Acoustics	N/A
Mechanical	Standard HVAC; Climate control
Plumbing	N/A
Electrical/AV/IT	Telephone: 1; Voice/data: 1; Outlets: 2
Lighting	LED and task lighting
Equipment	Chair
Notes	Duress button (security requirement)

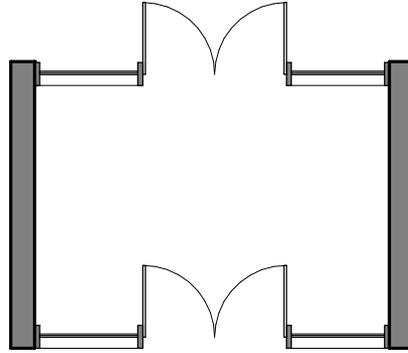
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f SHARED AND COMMON SPACES

Space Number	Space Name	Staff	Space Requirements							Notes	
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		Comments
F100	General Facility										
F101	Building Entry / Vestibule		2	250	500	1.30	650	800			
F102	Security / Queuing		1	1,200	1,200	1.25	1,500	1,845			
F103	Security Office	1	1	120	120	1.25	150	185			
F104	Receiving Room		1	250	250	1.30	325	400		mail cubbies	
F105	Communications Room		1	400	400	1.25	500	615			
F106	Communications Closet		10	120	1,200	1.40	1,680	2,066			
F107	Electrical Room		10	100	1,000	1.25	1,250	1,538			
F108	Housekeeping		16	80	1,280	1.40	1,792	2,204			
F109	General Building Storage		8	150	1,200	1.25	1,500	1,845			
F110	DFCM / Maintenance Office	1	1	220	220	1.30	286	352			
F111	Personal Health Room		1	100	100	1.30	130	160			
F112	Public Uni-Sex Toilet		3	80	240	1.30	312	384			
F113	Public Toilets		4	360	1,440	1.25	1,800	2,214		M/F Set	
F114	Public Toilets (Large)		4	480	1,920	1.25	2,400	2,952		M/F Set	
F115	Mechanical Room(s)		1	9,000	9,000	1.00	9,000	9,000		3 various sized rooms	
F200	Court Related										
F201	Jury Assembly /Training / Flex		1	3,000	3,000	1.25	3,750	4,613			
F202	Medium Training Room		1	500	500	1.25	625	769			
F203	Staff Fitness Area		1	900	900	1.25	1,125	1,384			3
F204	Staff Break Room / Lounge		1	600	600	1.25	750	923			
F205	Staff Toilets		11	120	1,320	1.25	1,650	2,030		Set	
TOTALS		2			26,390		31,175	36,275			

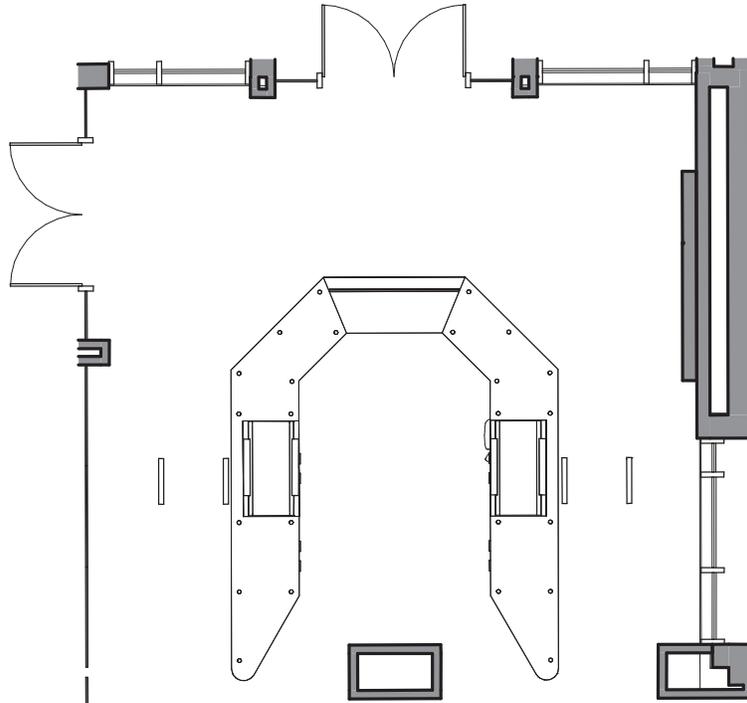
- Notes:
1. Provide a security office at an upper level, convenient to courtrooms, provide space for a gun safe
 2. One to two building conference rooms shall be equipped to facilitate technology training. This includes ample voice/data at perimeter walls
 3. The staff fitness area includes locker and changing rooms

F101 BUILDING ENTRY/VESTIBULE



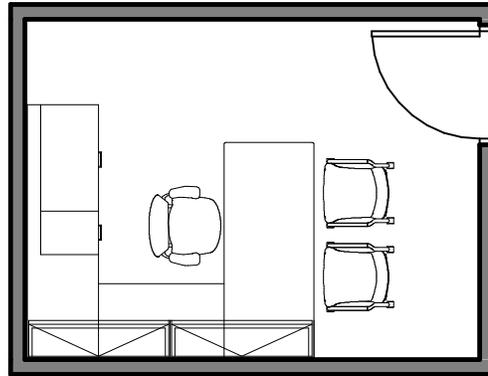
Area	250 SF
Quantity	2
Function	Vestibule at primary building entry points
Occupants	0
Security Zone	Public
Adjacency	Building entry
Floor	Entry carpet
Wall	Varies
Ceiling	Painted gypsum board
Doors	Storefront or curtainwall, as applicable
Windows	Storefront
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with integrated photocell sensors
Equipment	N/A
Notes	

F102 SECURITY / QUEUING



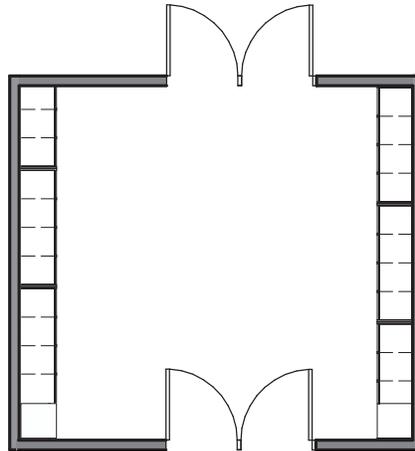
Area	1,200 SF
Quantity	1
Function	Public security checkpoint
Occupants	2-4
Security Zone	Public
Adjacency	Adjacent to primary building entry and public lobby
Floor	Tile or equal
Wall	Wood and/or painted gypsum board
Ceiling	Wood and/or suspended acoustic system
Doors	Storefront
Windows	Storefront
Millwork	Custom x-ray desk
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Power and data for x-ray, magnetometer and other security equipment as needed
Lighting	LED with integrated photocell sensors
Equipment	2 X-ray machines 2 Magnetometers
Notes	

F103 SECURITY OFFICE



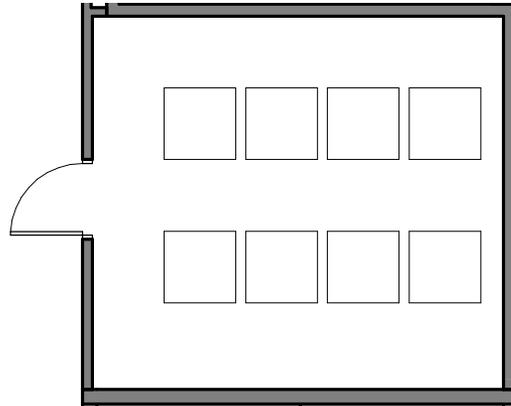
Area	120 SF	
Quantity	1	
Function	Office for security personnel to perform daily functions and monitor building security needs	
Occupants	1-2	
Security Zone	Secure	
Adjacency	Near main entrance / lobby with a direct line of sight to the entry	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Computer and equipment by owner
Notes	This room should have the following: <ul style="list-style-type: none"> • Annunciator • Duress signals • Fire control panels 	<ul style="list-style-type: none"> • Security panels - verify with Utah State Fire Marshall • Monitors - 2 security / 2 building • Duress Button • Secure hardware

F104 RECEIVING ROOM



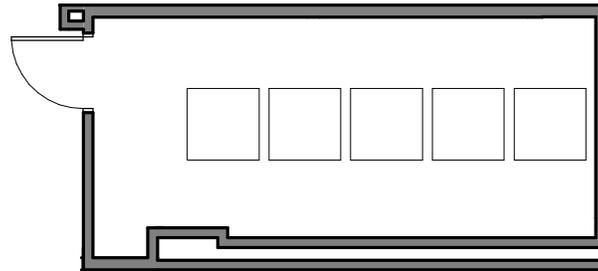
Area	250 SF
Quantity	1
Function	Space to receive, sort and send mail
Occupants	0
Security Zone	Secure
Adjacency	Near receiving area
Floor	Resilient flooring
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	Base and upper cabinets
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	4 outlets
Lighting	LED with integrated occupancy sensor
Equipment	Mail cubbies Mail cart and storage area
Notes	

F105 COMMUNICATIONS ROOM



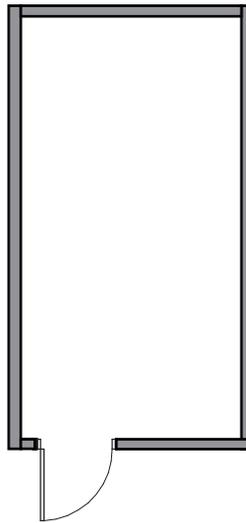
Area	400 SF
Quantity	1
Function	<ul style="list-style-type: none"> • Room to house phone panels and central collector panels for all communication systems • House all computer network panels and central wire needs for all locations
Occupants	
Security Zone	Secure
Adjacency	
Floor	Sealed concrete
Wall	Painted CMU / gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Cooling as needed for equipment
Plumbing	N/A
Electrical/AV/IT	As needed for equipment
Lighting	LED with occupancy sensor
Equipment	Coordinate with ITS
Notes	<ul style="list-style-type: none"> • Telephone and data terminal boards and/or racks • UPS emergency power • Coordinate with ITS • Cable tray terminates in this room (see prototype)

F106 COMMUNICATIONS CLOSET



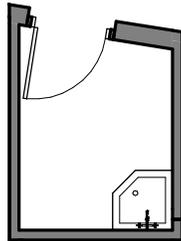
Area	120 SF
Quantity	10
Function	Telephone closet
Occupants	
Security Zone	Secure
Adjacency	Spaced in wings of building to shorten wire runs
Floor	Sealed concrete
Wall	Painted CMU / gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Cooling as needed for equipment
Plumbing	N/A
Electrical/AV/IT	As needed for equipment
Lighting	LED with occupancy sensor
Equipment	Coordinate with ITS
Notes	<ul style="list-style-type: none"> • Telephone and data terminal boards and/or racks • UPS emergency power • Coordinate with ITS • Cable tray terminates in this room (see prototype)

F107 ELECTRICAL



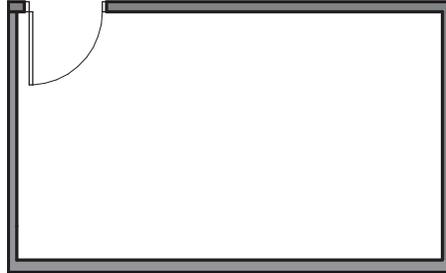
Area	100 SF
Quantity	10
Function	<ul style="list-style-type: none"> • Room to house phone panels and central collector panels for all communications systems • To house all computer network panels and central wire needs for all locations
Occupants	
Security Zone	Secure
Adjacency	
Floor	Sealed concrete
Wall	Painted CMU / gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Cooling as needed for equipment
Plumbing	N/A
Electrical/AV/IT	
Lighting	LED with occupancy sensor
Equipment	N/A
Notes	

F108 HOUSEKEEPING



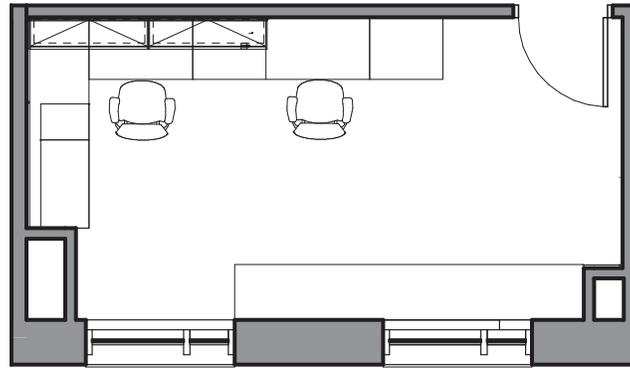
Area	80 SF
Quantity	16
Function	
Occupants	
Security Zone	Public and secure
Adjacency	Near restrooms
Floor	Sealed concrete
Wall	Painted CMU / gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Cooling as needed for equipment
Plumbing	N/A
Electrical/AV/IT	GFI outlets as needed
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Mop rack • Shelving • Ladder to roof hatch where occurs
Notes	<ul style="list-style-type: none"> • Provide mop rack located so mops hang over sink • Ceramic tile wainscot at sink - 4' high each side

F109 GENERAL BUILDING STORAGE



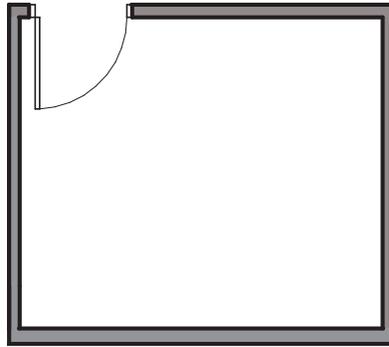
Area	150 SF
Quantity	8
Function	General building and courtroom supply storage
Occupants	0
Security Zone	Secure
Adjacency	Near courtrooms and judicial staff areas
Floor	Sealed concrete
Wall	Painted CMU / Gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets
Lighting	LED with occupancy sensor
Equipment	Shelving as needed
Notes	

F110 DFCM / MAINTENANCE OFFICE



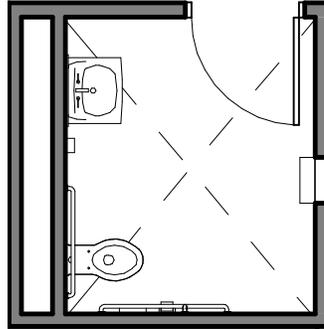
Area	220 SF
Quantity	1
Function	Office and workroom for DFCM staff
Occupants	1-3
Security Zone	Secure
Adjacency	Near receiving area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Computer and equipment by owner
Notes	<ul style="list-style-type: none"> • Include small work area and bench for minor projects and repairs • Intercom connected to receiving room and dock

F111 PERSONAL HEALTH ROOM



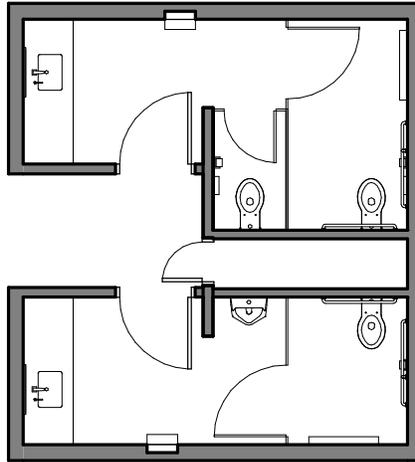
Area	100 SF
Quantity	1
Function	Small room for personal health, lactating mothers or private calls
Occupants	0
Security Zone	Secure
Adjacency	Near central staff toilet area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	Privacy coating if windows are present
Millwork	Sink base
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	Sink
Electrical/AV/IT	Power and data for convenience
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Soft seating • Under-cabinet refrigerator
Notes	

F112 PUBLIC UNI-SEX TOILET



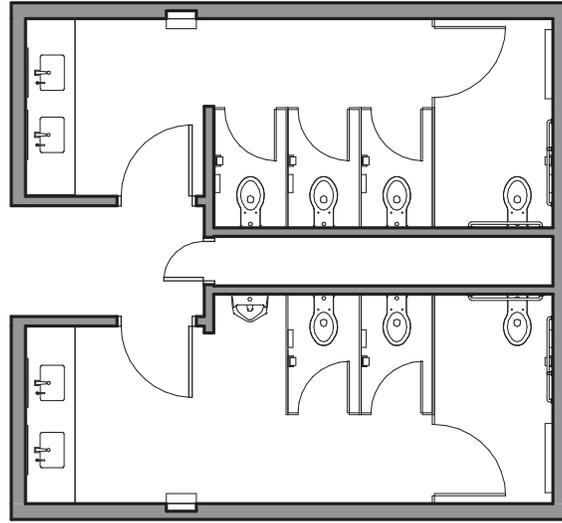
Area	80 SF
Quantity	3
Function	Restroom functions for family or other populations more comfortable in single room
Occupants	0
Security Zone	Public
Adjacency	Near public toilet rooms
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

F113 PUBLIC TOILETS



Area	360 SF
Quantity	4 (includes 1 male and 1 female toilet)
Function	Public toilet rooms
Occupants	0
Security Zone	Public
Adjacency	Adjacent to/part of main lobby
Floor	Ceramic mosaic tile
Wall	Ceramic tile wainscot / Painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	Privacy coating if windows are present
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment with direct exhaust to roof exhaust fan system
Plumbing	Toilets, sinks, urinals
Electrical/AV/IT	Minimal GFI
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Toilet and urinal partitions • Toilet room accessories
Notes	ADA accessible

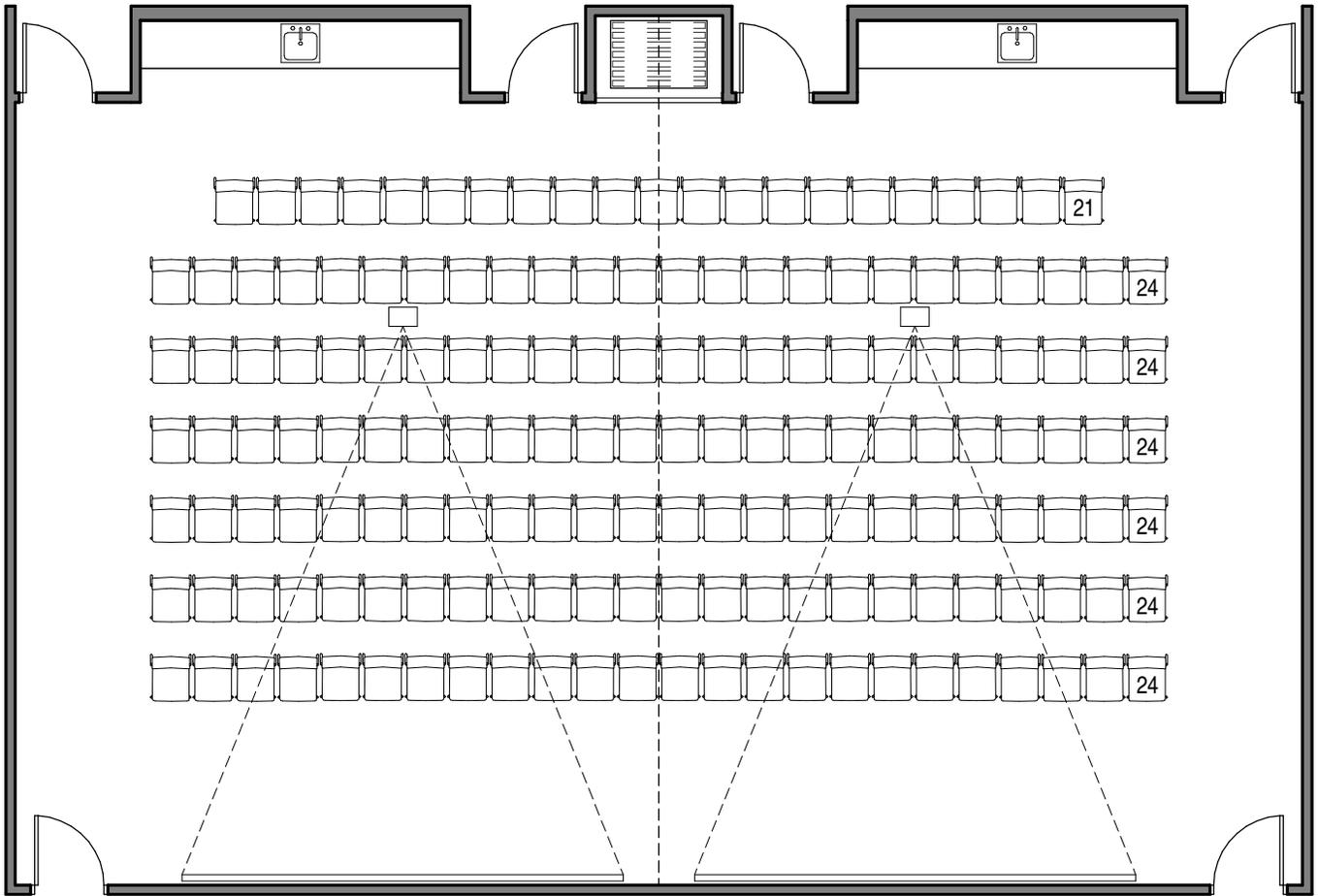
F114 PUBLIC TOILETS (LARGE)



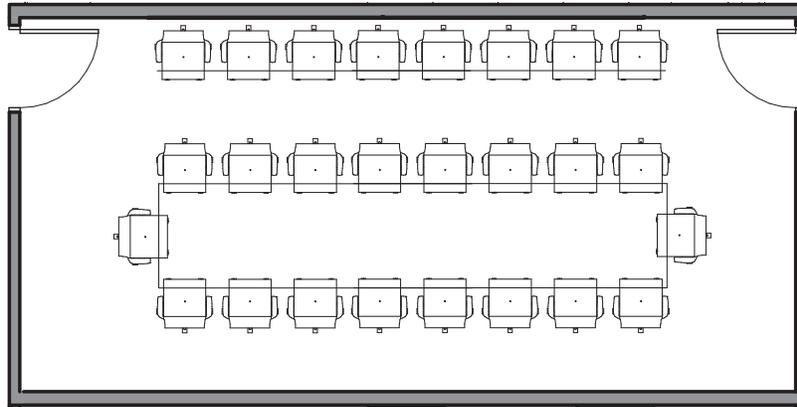
Area	480 SF
Quantity	4 (includes 1 male and 1 female toilet)
Function	Public toilet rooms
Occupants	0
Security Zone	Public
Adjacency	Adjacent to/part of main lobby
Floor	Ceramic mosaic tile
Wall	Ceramic tile wainscot / Painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	Privacy coating if windows are present
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment with direct exhaust to roof exhaust fan system
Plumbing	Toilets, sinks, urinals
Electrical/AV/IT	Minimal GFI
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Toilet and urinal partitions • Toilet room accessories
Notes	ADA accessible

F201 JURY ASSEMBLY AND TRAINING ROOM

Area	3,000 SF
Quantity	1
Function	Multipurpose functions including jury assembly, training and other large assembly needs
Occupants	80-100 visitors
Security Zone	Public
Adjacency	Adjacent to jury assembly offices and storage room
Floor	Carpet
Wall	Painted gypsum board with acoustic treatment, accordion style room divider
Ceiling	Enhanced suspended acoustic ceiling
Doors	Storefront
Windows	Exterior windows with interior roller shades with black-out capability
Millwork	Counter with base cabinets below
Acoustics	See courthouse standards
Mechanical	Individual thermostat adjustable +/- 4 degrees, carbon dioxide sensor
Plumbing	2 small sinks
Electrical/AV/IT	Power and data around perimeter for technology training as well as in-floor for flexible table arrangement Power and data in ceiling for projection system
Lighting	LED, fully dimmable with presentation mode and vacancy and photocell sensors
Equipment	<ul style="list-style-type: none"> • 2 Projectors • 2 Recessed projection screens • Movable tables and chairs • Lectern
Notes	

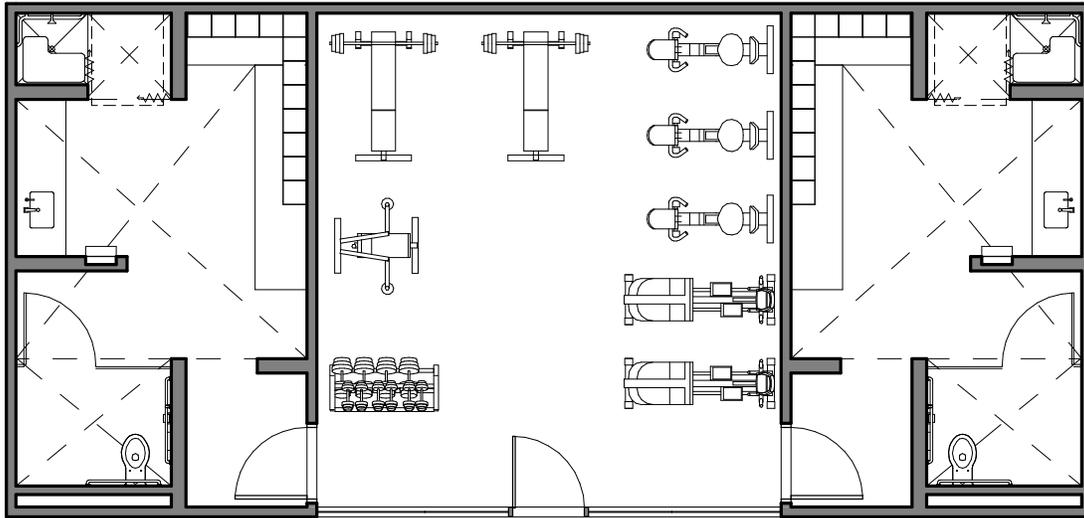


F202 MEDIUM TRAINING ROOM



Area	500 SF
Quantity	1
Function	Multipurpose functions including staff meetings, technology training and general meeting use.
Occupants	20-25 visitors
Security Zone	Secure
Adjacency	Convenient to staff work areas
Floor	Carpet
Wall	Painted gypsum board with acoustic treatment
Ceiling	Enhanced suspended acoustic ceiling
Doors	Storefront
Windows	Exterior windows with interior roller shades with black-out capability
Millwork	Counter with base cabinets below
Acoustics	See courthouse standards
Mechanical	Individual thermostat adjustable +/- 4 degrees, carbon dioxide sensor
Plumbing	N/A
Electrical/AV/IT	Power and data around perimeter for technology training as well as in-floor for flexible table arrangement Power and data in ceiling for projection system
Lighting	LED, fully dimmable with presentation mode and vacancy and photocell sensors
Equipment	<ul style="list-style-type: none"> • 1 Projector • 1 Recessed projection screen • Movable tables and chairs
Notes	

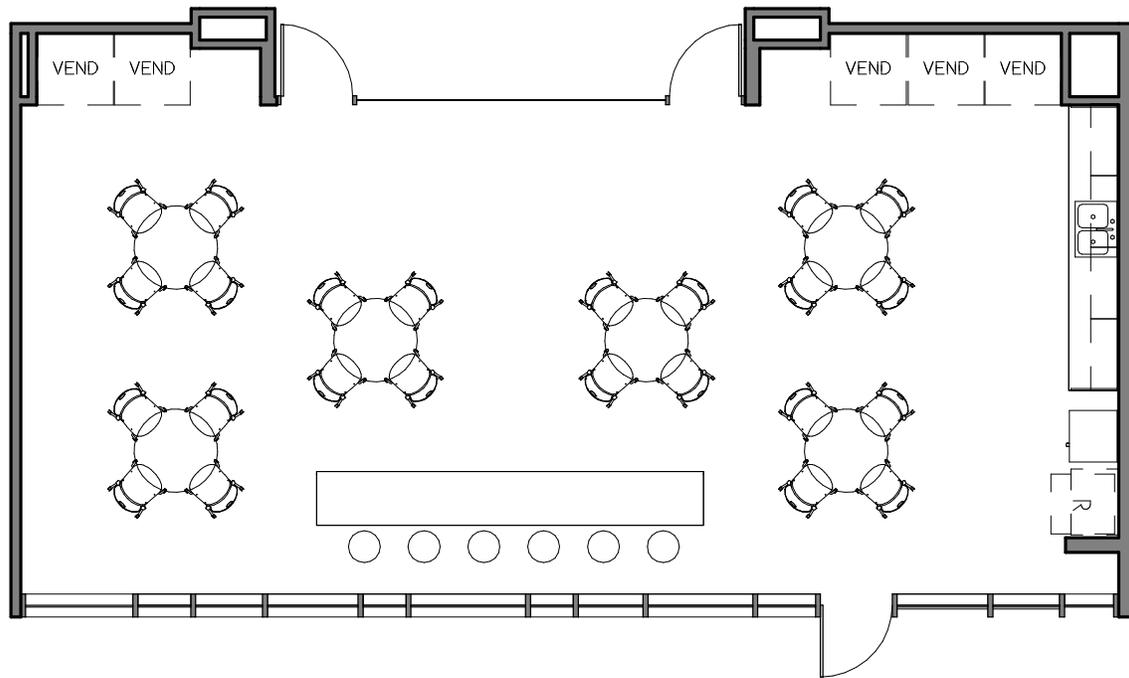
F203 STAFF FITNESS AREA



Area	900 SF
Quantity	1
Function	Space for staff to exercise
Occupants	Varies
Security Zone	Secure
Adjacency	Near break room and staff toilet rooms
Floor	Rubber sport flooring
Wall	Painted gypsum board
Ceiling	Acoustic lay-in ceiling
Doors	Solid core wood
Windows	Exterior windows with interior roller shades
Millwork	Countertop and bench in changing rooms
Acoustics	N/A
Mechanical	Individual thermostat adjustable +/- 4 degrees and ceiling fans for comfort. Exhaust to roof exhaust fan system
Plumbing	Sink / shower / toilets / drinking fountain
Electrical/AV/IT	Power and data as needed for equipment
Lighting	LED with occupancy sensors and daylight sensors, iff applicable
Equipment	<ul style="list-style-type: none"> • Exercise equipment (NIC) • Lockers • Toilet room accessories

Notes

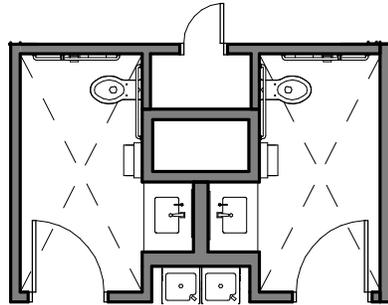
204 STAFF BREAK ROOM / LOUNGE



Area	600 SF	
Quantity	1	
Function	Central, large break and collaboration area for staff	
Occupants	Varies, up to 20+	
Security Zone	Secure	
Adjacency	Near staff vertical circulation and direct access to secure outdoor eating area	
Floor	Resilient flooring	
Wall	Painted gypsum board	
Ceiling	Painted gypsum board	
Doors	Storefront	
Windows	Exterior windows with interior roller shades	
Millwork	Counter with cabinets above and below	
Acoustics	N/A	
Mechanical	Shared thermal environment, consider exhaust fan near food prep area	
Plumbing	Kitchen sink, water to refrigerator or ice machine, as necessary	
Electrical/AV/IT	Power as needed for kitchen equipment power and data as needed for convenience	
Lighting	LED with occupancy and photocell sensor as applicable	
Equipment	<ul style="list-style-type: none"> • 4 Microwaves • Refrigerator • 6 tables • Vending machine alcove 	<ul style="list-style-type: none"> • 24 Chairs • Coffee maker • Ice machine • Water cooler

Notes

205 STAFF TOILETS

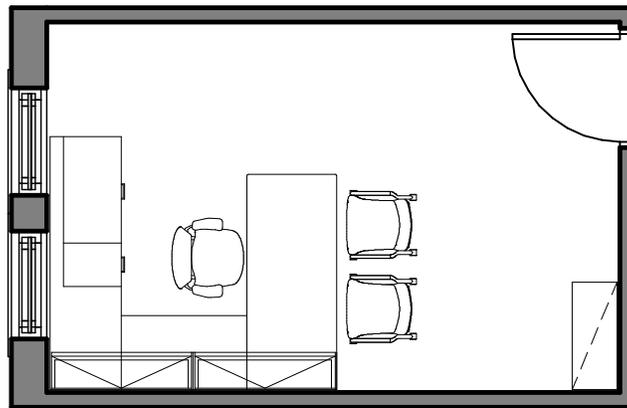


Area	120 SF
Quantity	11 (includes 2 unisex toilet rooms)
Function	Restroom functions for staff
Occupants	0
Security Zone	Secure
Adjacency	Near staff work areas and secure vertical circulation
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

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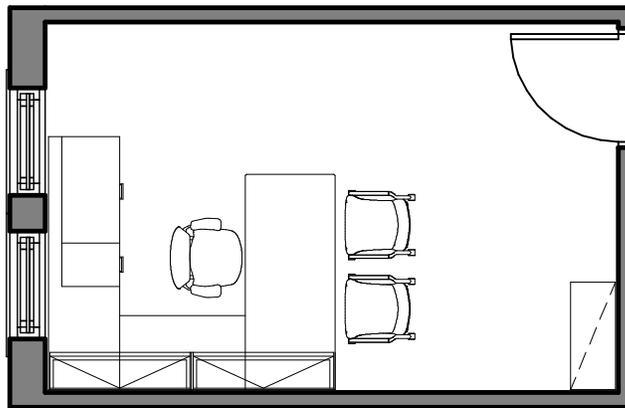
Space Number	Space Name	Space Requirements									Notes
		Staff	Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	Comments	
G100											
G101	GAL Attorney	9	9	165	1,485	1.25	1,856	2,283			
G102	Investigator Office	1	1	160	160	1.30	208	256			
G103	Office Manager	1	1	160	160	1.30	208	256			
G104	CASA Coordinator	2	2	160	320	1.30	416	512			
G105	Paralegal Support	4	1	240	240	1.30	312	384			
G106	Reception	1	1	48	48	1.30	62	77			
G107	Child Waiting		1	62	62	1.30	81	99			
G108	GAL Waiting		1	217	217	1.30	282	347			
G109	GAL Conference Room		1	250	250	1.30	325	400			
G110	Workroom		1	120	120	1.25	150	185			
G111	Toilet Room		2	60	120	1.25	150	185	uni-sex		
G112	Filing Area		1	60	60	1.25	75	92			
G113	Break Room		1	120	120	1.25	150	185			
TOTALS		18			3,182		4,050	4,982			

G101 GAL ATTORNEY



Area	165 SF
Quantity	9
Function	Office for GAL attorney, space for daily activities and small meetings
Occupants	1 FTE, 2 visitors
Security Zone	Public
Adjacency	Adjacent to GAL paralegal support
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

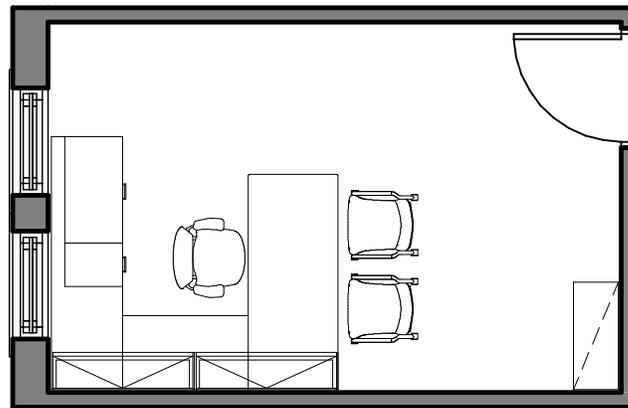
Notes



Area	160 SF
Quantity	1
Function	Office for GAL investigator, space for daily activities and small meetings
Occupants	1 FTE, 2 visitors
Security Zone	Public
Adjacency	Adjacent to GAL paralegal support
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

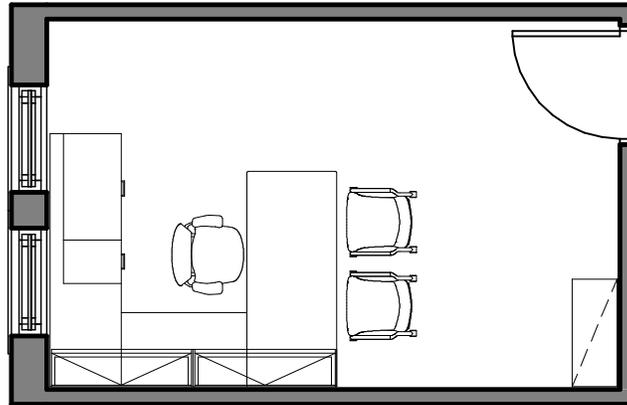
Notes

G103 OFFICE MANAGER



Area	160 SF	
Quantity	1	
Function	Office for GAL office manager	
Occupants	1 FTE, 2 visitors	
Security Zone	Public	
Adjacency	Near GAL reception	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; Occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Bookcase • Computer and equipment by owner • Visitor Seating
Notes		

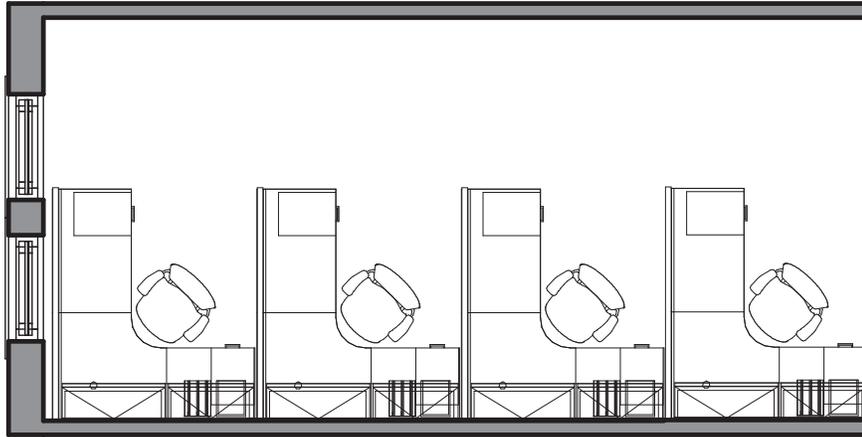
G104 CASA COORDINATOR



Area	160 SF
Quantity	2
Function	Office for CASA Coordinator
Occupants	1
Security Zone	Public
Adjacency	Near GAL attorneys
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

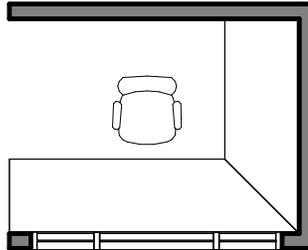
Notes

G105 PARALEGAL SUPPORT



Area	240 SF
Quantity	1
Function	Open office for paralegal support
Occupants	4
Security Zone	Public
Adjacency	Near GAL attorneys and reception
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	N/A
Windows	Access to daylight
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chairs • Computer and equipment by owner
Notes	

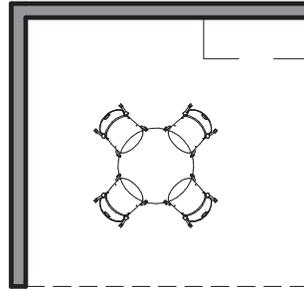
G106 RECEPTION



Area	48 SF
Quantity	1
Function	Reception desk
Occupants	1
Security Zone	Public
Adjacency	Adjacent to GAL waiting room and child's waiting area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	Storefront
Windows	Reception window
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner

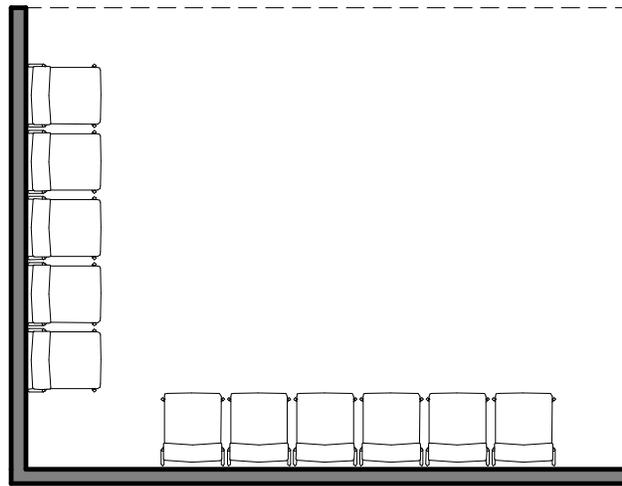
Notes

G107 CHILD WAITING



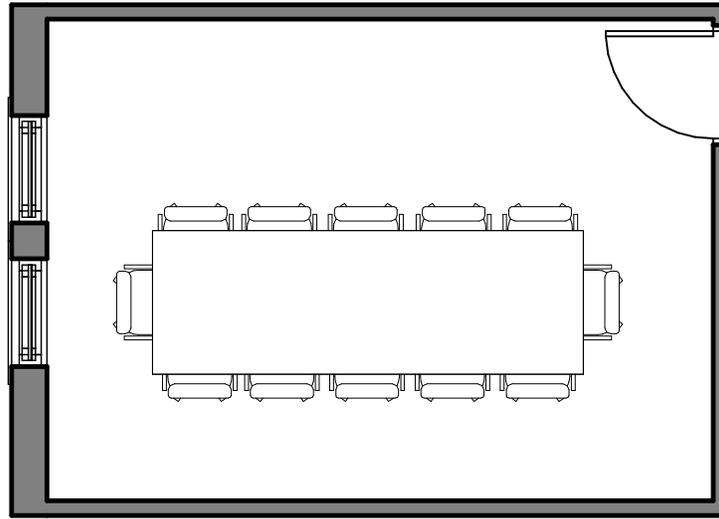
Area	62 SF
Quantity	1
Function	Children's waiting area
Occupants	Visitors vary
Security Zone	Public
Adjacency	Adjacent to GAL waiting and reception
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	Shared daylight, as feasible
Millwork	Bookshelf
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with integrated photocell and occupancy sensors
Equipment	Children's toys (NIC)
Notes	Semi-private area for children waiting

G108 GAL WAITING



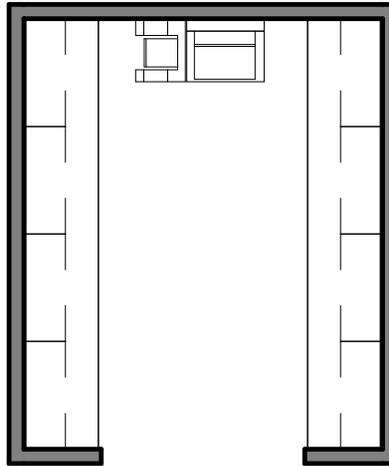
Area	217 SF
Quantity	1
Function	Waiting area for GAL offices
Occupants	Visitors vary
Security Zone	Public
Adjacency	Accessible from main building lobby, Adjacent to GAL waiting and reception
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Storefront
Windows	Shared daylight, as feasible
Millwork	Bookshelf
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with integrated photocell and occupancy sensors
Equipment	<ul style="list-style-type: none"> • Soft seating • Side tables
Notes	

G109 GAL CONFERENCE ROOM



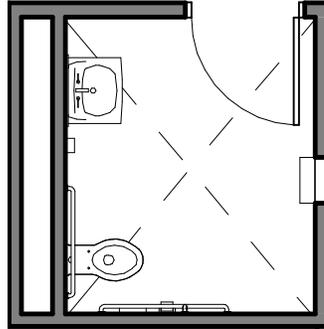
Area	250 SF
Quantity	1
Function	Conference and collaboration room
Occupants	Up to 14 visitors
Security Zone	Secure
Adjacency	Adjacent to TCE offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard • Flat panel display
Notes	

G110 WORKROOM



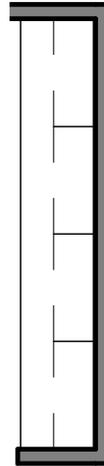
Area	120
Quantity	1
Function	Room for copying, faxing, scanning, postage, metering, etc.
Occupants	Varies
Security Zone	Secure
Adjacency	Near attorney offices and paralegal support spaces
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	Exterior windows with interior roller shades
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets with counter • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment with independent exhaust to roof exhaust fan system
Plumbing	Standard
Electrical/AV/IT	Power and data as needed for printers, copy machine and other equipment as well as convenience
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Office machines including: copy machine, fax machine, scanner, postage meter / scale, printers, etc... by owner
Notes	

G111 STAFF TOILET



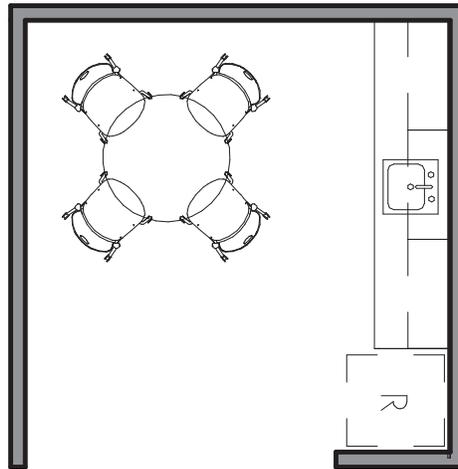
Area	80 SF
Quantity	1
Function	Unisex GAL staff toilet room
Occupants	0
Security Zone	Public
Adjacency	Near offices
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

G112 FILING AREA



Area	60
Quantity	1
Function	Alcove for file cabinets and file storage
Occupants	Varies
Security Zone	Secure
Adjacency	Near attorney offices and paralegal support spaces
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> Filing cabinets
Notes	

G113 BREAK AREA



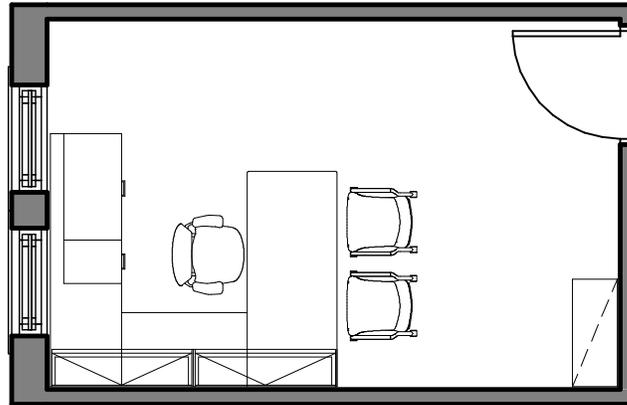
Area	120 SF
Quantity	1
Function	Staff break, eating and food preparation area
Occupants	Varies, up to 4 visitors
Security Zone	Secure
Adjacency	Central to staff work areas on courtroom floors
Floor	Resilient flooring
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Storefront
Windows	Exterior windows with interior roller shades
Millwork	Counter with cabinets above and below
Acoustics	N/A
Mechanical	Shared thermal environment, consider exhaust fan near food prep area
Plumbing	Kitchen sink, water to refrigerator or ice machine, as necessary
Electrical/AV/IT	Power as needed for kitchen equipment power and data as needed for convenience
Lighting	LED with occupancy and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • 1 Microwave • Refrigerator • Dishwasher • 1 Small table • 4 Chairs • Coffee maker

Notes

Space Number	Space Name	Space Requirements									Notes
		Staff	Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	Comments	
H100	Staffed Areas										
H101	Chief Probation Officer	2	2	160	320	1.30	416	512			
H102	Probation Supervisor	2	2	160	320	1.30	416	512			
H103	Probation Officer	16	16	150	2,400	1.30	3,120	3,838			
H200	Non Staffed Areas										
H201	Conference Room		1	300	300	1.30	390	480			
H202	Probation Reception		1	200	200	1.30	260	320			
H203	Work Room		1	150	150	1.30	195	240			
H204	Storage		1	200	200	1.30	260	320			
H205	Urinalysis Toilet Room		1	140	140	1.40	196	241			1
H206	Probation Toilet Room		1	120	120	1.40	168	207	Set		
TOTALS		20			4,150		5,421	6,668			

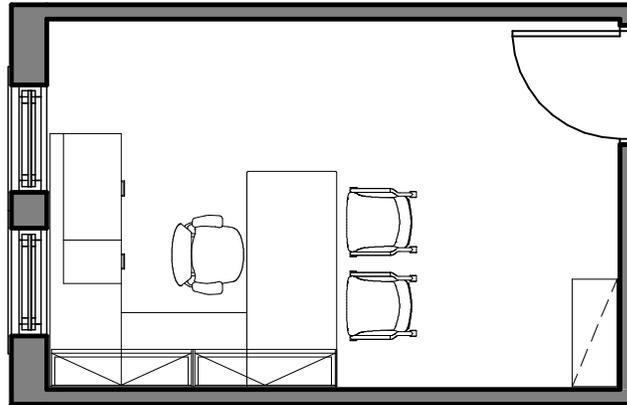
Notes: 1. Observation area outside of toilet room with one-way glass.

H101 CHIEF PROBATION OFFICE



Area	160 SF
Quantity	2
Function	Office for Chief Probation Officer
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near probation supervisor offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating
Notes	<ul style="list-style-type: none"> • Must have direct access away from main lobby and direct to outside • Officers need 24-hour access to this area • Duress button • Acoustics: STC - See Court Standards

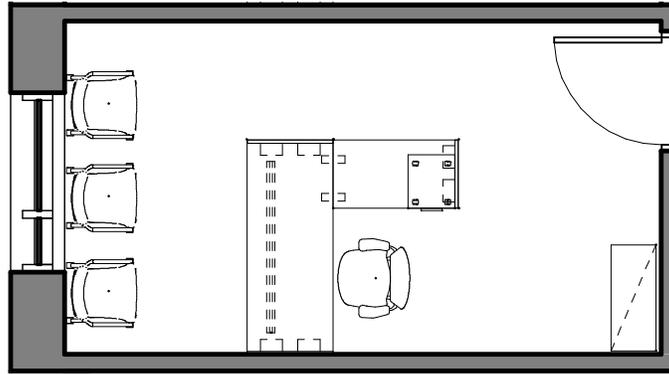
H102 PROBATION SUPERVISOR



Area	160 SF
Quantity	2
Function	Office for Probation Supervisor
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near chief probation offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

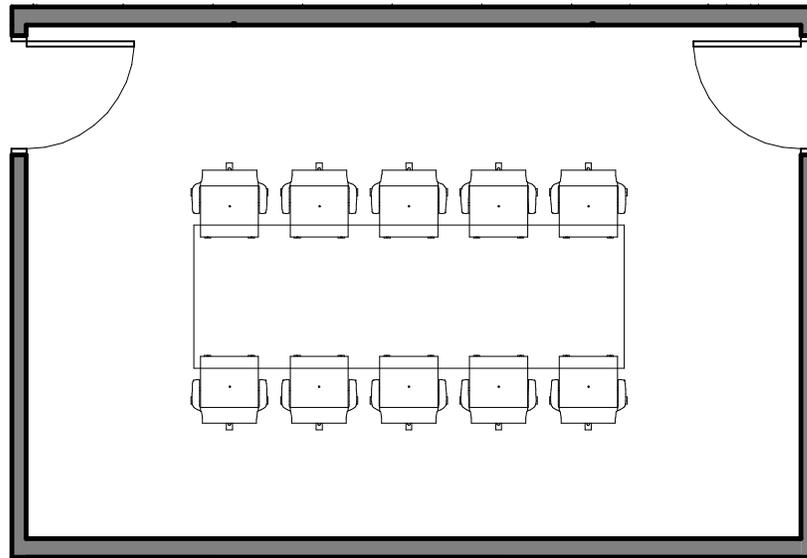
Notes

H103 PROBATION OFFICER



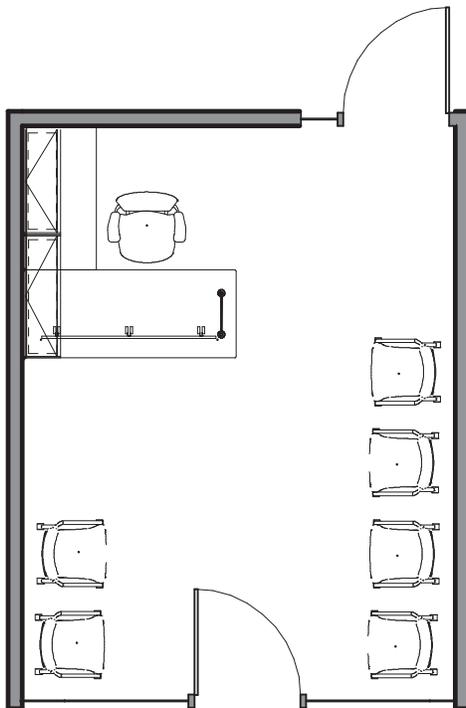
Area	150 SF
Quantity	16
Function	Space for probation officers to meet with juveniles and their relatives / lawyers
Occupants	1 FTE, 3 visitors
Security Zone	Secure
Adjacency	Near probation supervisor offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating
Notes	<ul style="list-style-type: none"> • Must have direct access away from main lobby and direct to outside • Officers need 24-hour access to this area • Duress button • Interview / audio monitoring • Electrical: See security

H201 CONFERENCE ROOM



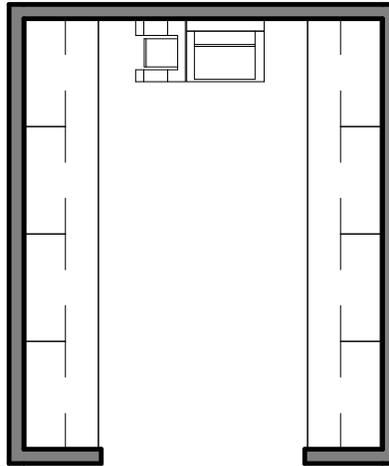
Area	300 SF
Quantity	1
Function	Conference and collaboration room
Occupants	Varies
Security Zone	Secure
Adjacency	Near probation offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard • Flat panel display
Notes	<ul style="list-style-type: none"> • Secure doors with card reader on secure corridor side • Video conferencing capabilities

H2O2 PROBATION RECEPTION



Area	200 SF
Quantity	1
Function	Probation office waiting and reception space
Occupants	1 FTE , 4-6 visitors
Security Zone	Secure
Adjacency	Accessible from secure probation entry, separate from Secure area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Storefront
Windows	Shared daylight, as feasible
Millwork	Bookshelf
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with integrated photocell and occupancy sensors
Equipment	<ul style="list-style-type: none"> • Soft seating • Side tables • Reception desk • Task chair
Notes	

H203 WORKROOM



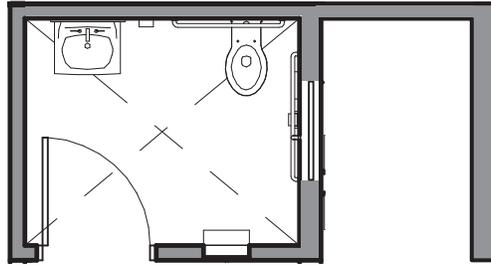
Area	150
Quantity	1
Function	Room for copying, faxing, scanning, postage, metering, etc.
Occupants	Varies
Security Zone	Secure
Adjacency	Near probation offices and storage room
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	N/A
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets with counter • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment with independent exhaust to roof exhaust fan system
Plumbing	Standard
Electrical/AV/IT	Power and data as needed for printers, copy machine and other equipment as well as convenience
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Office machines including: copy machine, fax machine, scanner, postage meter / scale, printers, etc... by owner
Notes	

H2O4 STORAGE



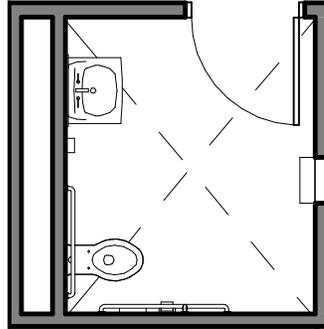
Area	200 SF
Quantity	1
Function	Storage space
Occupants	0
Security Zone	Secure
Adjacency	Near probation workrooms and conference room
Floor	Resilient flooring
Wall	Painted gypsum board
Ceiling	Acoustic ceiling
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets
Lighting	LED with occupancy sensor
Equipment	Shelving as needed
Notes	

H205 URINALYSIS TOILET ROOM



Area	120 SF
Quantity	1
Function	Drug test urine sample collection toilet room
Occupants	0
Security Zone	Secure
Adjacency	Near probation offices
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible Pass-thru for urine samples

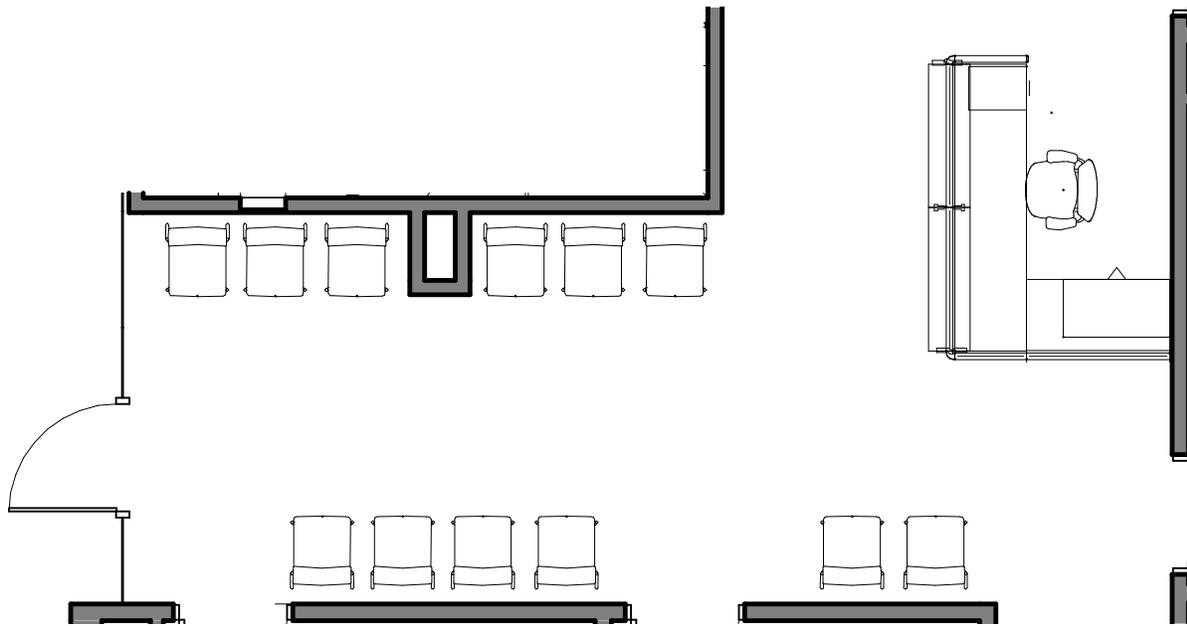
H2O6 STAFF TOILET



Area	80 SF
Quantity	1
Function	Unisex probation staff toilet room
Occupants	0
Security Zone	Secure
Adjacency	Near offices
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

Space Number	Space Name	Staff	Space Requirements							Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GsF	Building GsF (1.23%)	New Facility Personnel	
I100	Mediation Suite									
I101	Mediation Reception / Lobby / Waiting		1	600	600	1.30	780	959		
I102	Large Mediation Room		1	330	330	1.30	429	528		
I103	Medium Mediation Rooms		2	240	480	1.30	624	768		
I104	Caucus Room		3	160	480	1.30	624	768		
TOTALS		0			1,890		2,457	3,022		

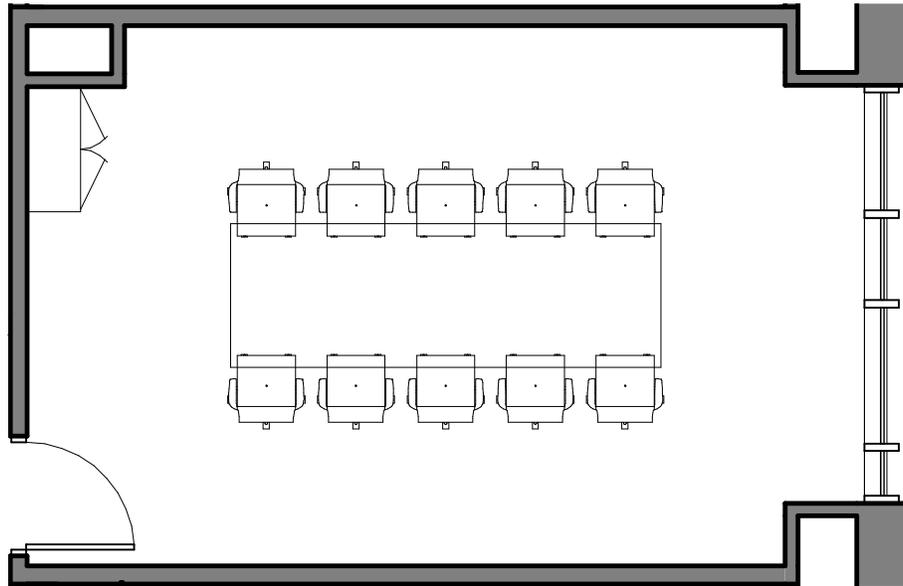
1101 MEDIATION RECEPTION / LOBBY / WAITING



Area	600 SF
Quantity	1
Function	Mediation office waiting and reception space
Occupants	1 FTE , 8-12 visitors
Security Zone	Public
Adjacency	Accessible from main public lobby
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Storefront
Windows	Shared daylight, as feasible
Millwork	Reception desk
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets in walls, consider USB charging stations
Lighting	LED with integrated photocell and occupancy sensors
Equipment	<ul style="list-style-type: none"> • Soft seating • Side tables • Reception desk • Task chair

Notes

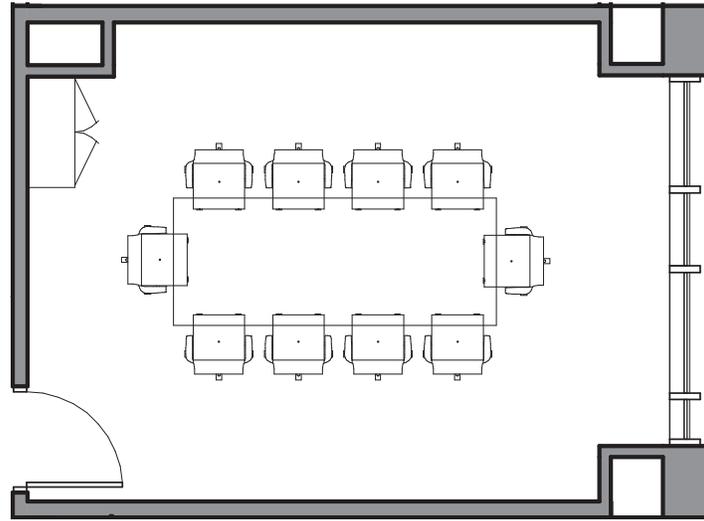
1102 LARGE MEDIATION ROOM



Area	330 SF
Quantity	1
Function	Rooms to conduct mediation / dispute resolution
Occupants	Up to 16
Security Zone	Public
Adjacency	Adjacent to reception and waiting
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 16, based on need • Whiteboard • Flat panel display

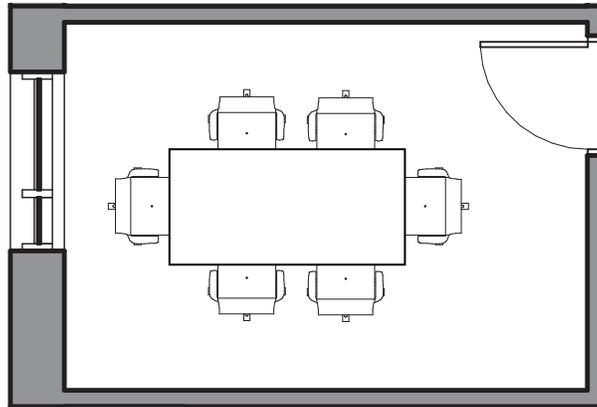
Notes

1103 MEDIUM MEDIATION ROOM



Area	240 SF
Quantity	2
Function	Rooms to conduct mediation / dispute resolution
Occupants	Up to 10
Security Zone	Public
Adjacency	Adjacent to reception and waiting
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 16, based on need • Whiteboard • Flat panel display
Notes	

1104 CAUCUS ROOM



Area	160 SF
Quantity	3
Function	Rooms to have private conversations outside mediation rooms
Occupants	Up to 8
Security Zone	Public
Adjacency	Adjacent to mediation rooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	N/A
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 16, based on need • Whiteboard • Flat panel display
Notes	

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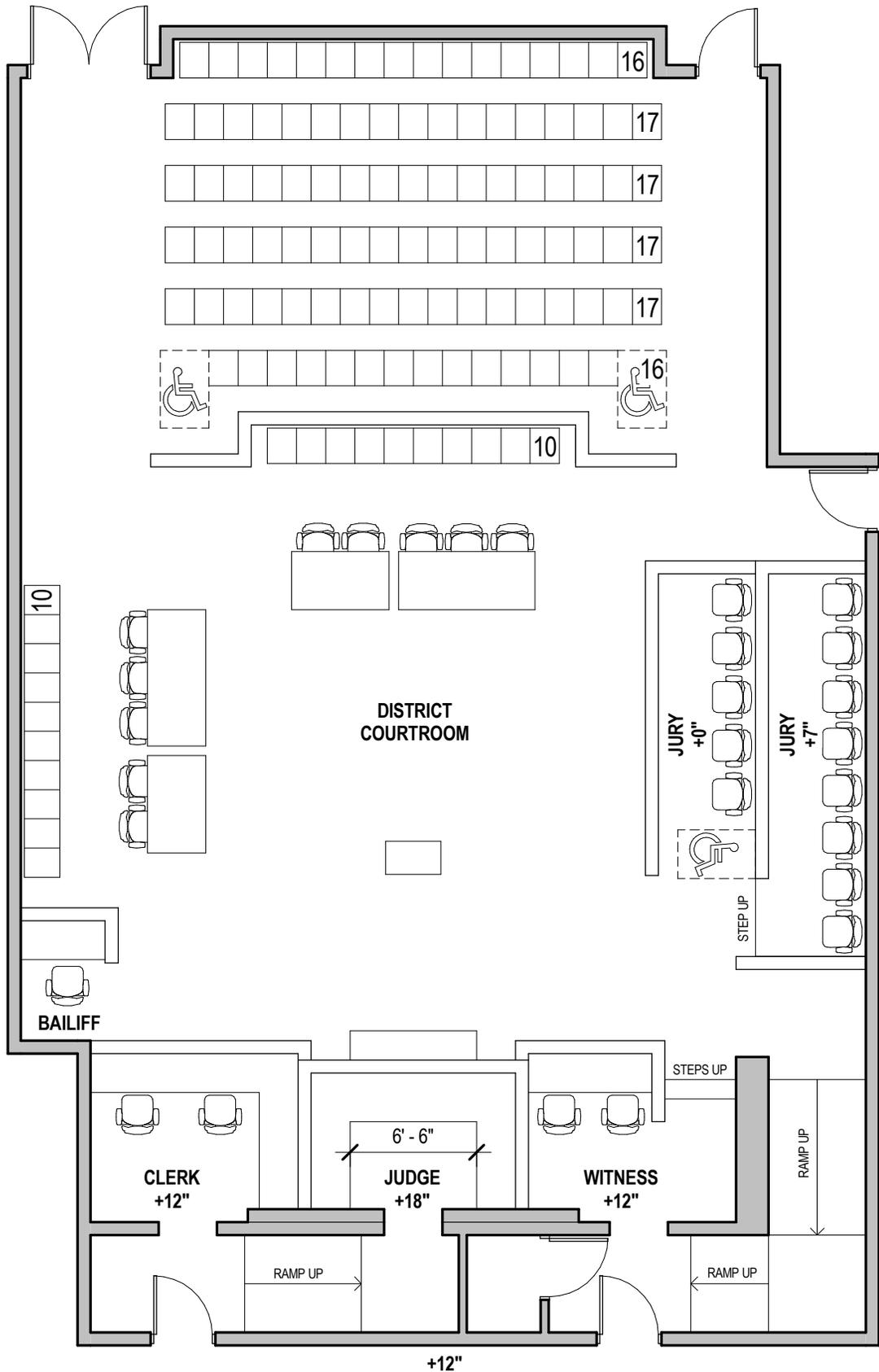
a COURTROOM SPACE

Space Number	Space Name	Staff	Space Requirements							Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	
A100 Large Courtroom Set										
A101	Large Media Courtroom - ADA		2	2,500	5,000	1.20	6,000	7,380		1
A102	Courtroom Sound Vest.		2	120	240	1.40	336	413	set	
A103	Attorney/Client Conference Room		4	113	452	1.30	588	723		2
A104	Courtroom Waiting		2	380	760	1.20	912	1,122		
A105	Jury Deliberation Suite		2	420	840	1.20	1,008	1,240		
A200 Standard Courtroom Set										
A201	Standard Courtroom (10 finished and 2 shelled)		12	2,050	24,600	1.20	29,520	36,310		1
A202	Courtroom Sound Vest. (10 finished and 2 shelled)		12	120	1,440	1.40	2,016	2,480	set	
A203	Attorney/Client Conference Room (20 finished and 4 shelled)		24	113	2,712	1.40	3,797	4,670		2
A204	Courtroom Waiting		12	380	4,560	1.30	5,928	7,291		
A205	Jury Deliberation Suite		5	420	2,100	1.20	2,520	3,100		
A206	Child Waiting		2	120	240	1.20	288	354		
A207	Judicial Conference Room		7	220	1,540	1.20	1,848	2,273		
A300 Juvenile Courtroom Set										
A301	Standard Juvenile Courtroom		4	2,050	8,200	1.20	9,840	12,103		1
A302	Courtroom Sound Vest.		4	120	480	1.40	672	827	set	
A303	Attorney/Client Conference Room		8	113	904	1.30	1,175	1,445	4-6 people	2
A304	Settlement Conference Room		2	200	400	1.30	520	640		
A305	Courtroom Waiting		4	380	1,520	1.20	1,824	2,244		
A306	Child Waiting		2	180	360	1.20	432	531		
TOTALS		0			56,348		69,224	85,145		

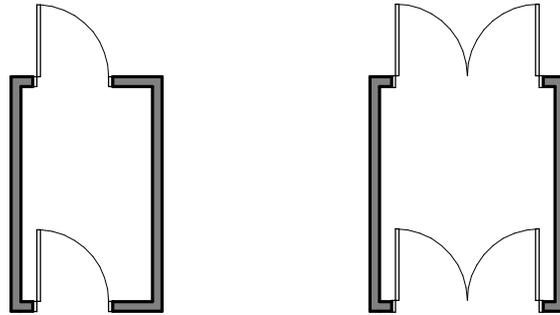
Notes: 1. All courtrooms and public support spaces are assumed to be ADA accessible.
 2. Two attorney / client conference rooms will be provided per courtroom

A101 LARGE MEDIA COURTROOM – ADA

Area	2,500 SF	
Quantity	2	
Function	<ul style="list-style-type: none"> • Provide a space to hold court proceedings in a dignified manner • Accommodate multi-litigant trials 	<ul style="list-style-type: none"> • Accommodate high volume proceedings • Accommodate ceremonial functions
Occupants	30 in the well plus 110 at the open seating area	
Security Zone	Public / Secure / Interstitial all come together at the courtroom	
Adjacency	<ul style="list-style-type: none"> • Near Public Corridor • Adjacent To Judges Chambers • Adjacent To Court Related Holding 	<ul style="list-style-type: none"> • Near Attorney / Client Conference room • Near Courtroom Waiting • Adjacent to Courtroom Storage
Floor	Carpet	
Wall	Painted gypsum board and high quality wood	
Ceiling	Painted gypsum board	
Doors	Provide per illustrative on next page	
Windows	Exterior windows with interior roller shades	
Millwork	Extensive millwork to include: <ul style="list-style-type: none"> • Judge's Bench • Witness Stand 	<ul style="list-style-type: none"> • Bench Seats • Clerk's Area • Jury Box
Acoustics		
Mechanical	<ul style="list-style-type: none"> • Zoned / Shared with adjacent courtroom • CO² sensor, connected to BAS 	<ul style="list-style-type: none"> • Provide additional ventilation at judges bench with under-desk control
Plumbing	None	
Electrical AV IT	Comply with court standards	
Lighting		
Equipment Furniture	<ul style="list-style-type: none"> • Judges Chair • Attorney Tables • Movable Chairs • Fixed Benches 	<ul style="list-style-type: none"> • Jury Chairs • Podium • Projection Screen • Mobile White Board
Notes	<ul style="list-style-type: none"> • See courthouse facility standards for more information on courtroom standards and systems. 	

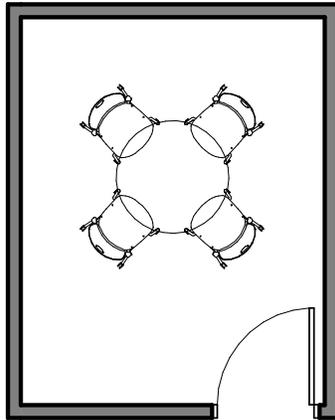


A102, A202, A302 COURTROOM SOUND VESTIBULE



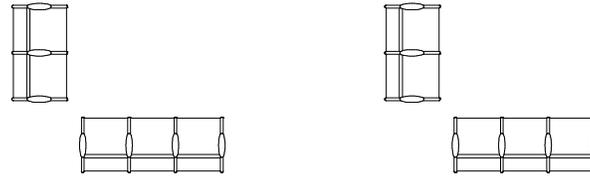
Area	120 SF
Quantity	18 sets (1/courtroom)
Function	<ul style="list-style-type: none"> • Space to screen foot traffic into and out of courtrooms • Sound lock at courtroom entry
Occupants	0
Security Zone	Public
Adjacency	Between public corridor / waiting, courtrooms and court conference rooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood, outside lockable
Windows	None
Millwork	N/A
Acoustics	Needs to have sound attenuation walls and ceiling
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical AV IT	
Lighting	LED with occupancy sensor
Equipment Furniture	N/A
Notes	

A103, A203, A303 ATTORNEY / CLIENT CONFERENCE ROOM



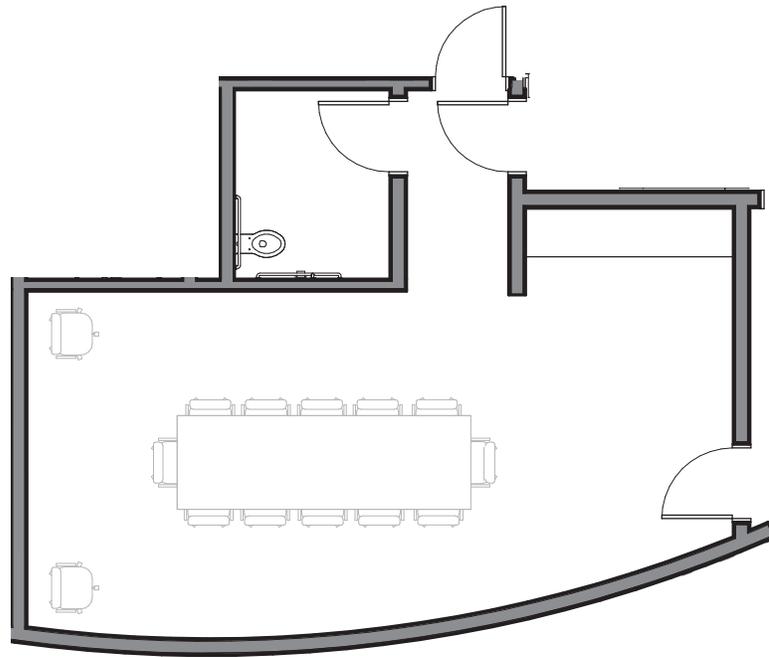
Area	113 SF
Quantity	36 (2/courtroom)
Function	<ul style="list-style-type: none"> • Space for private conferences • One-out-of three shall have small security door / window to allow attorneys to conference with client from holding cell
Occupants	4
Security Zone	Public
Adjacency	<ul style="list-style-type: none"> • Adjacent to public lobby • Near courtrooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Security at holding cell windows
Millwork	N/A
Acoustics	Comply with court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical AV IT	<ul style="list-style-type: none"> • Telephone handset to holding cell, if applicable • Voice/data in 1 location
Lighting	LED, dimmable
Equipment Furniture	<ul style="list-style-type: none"> • Table • Chairs (4) • White board
Notes	

A104 / A204 / A305 COURTROOM WAITING



Area	380 SF
Quantity	18 (1/courtroom)
Function	<ul style="list-style-type: none"> • Public waiting for court time • Informal conversations between attorneys and clients
Occupants	Varies, seating for up to 15 per courtroom
Security Zone	Public
Adjacency	<ul style="list-style-type: none"> • In public corridor near entrance to courtroom • Offset from main circulation path
Floor	Tile or equal resilient surface
Wall	Painted gypsum/tile wainscot/wood paneling based on design
Ceiling	Specialty acoustic and/or painted gypsum board
Doors	N/A
Windows	Direct access to exterior windows
Millwork	N/A
Acoustics	Acoustic treatment in ceiling or walls as feasible
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical AV IT	Voice/data in 1 location, available outlets for personal device charging
Lighting	<ul style="list-style-type: none"> • LED • Daylight sensors as needed
Equipment Furniture	Individual seats or benches for 15 Occasional tables
Notes	

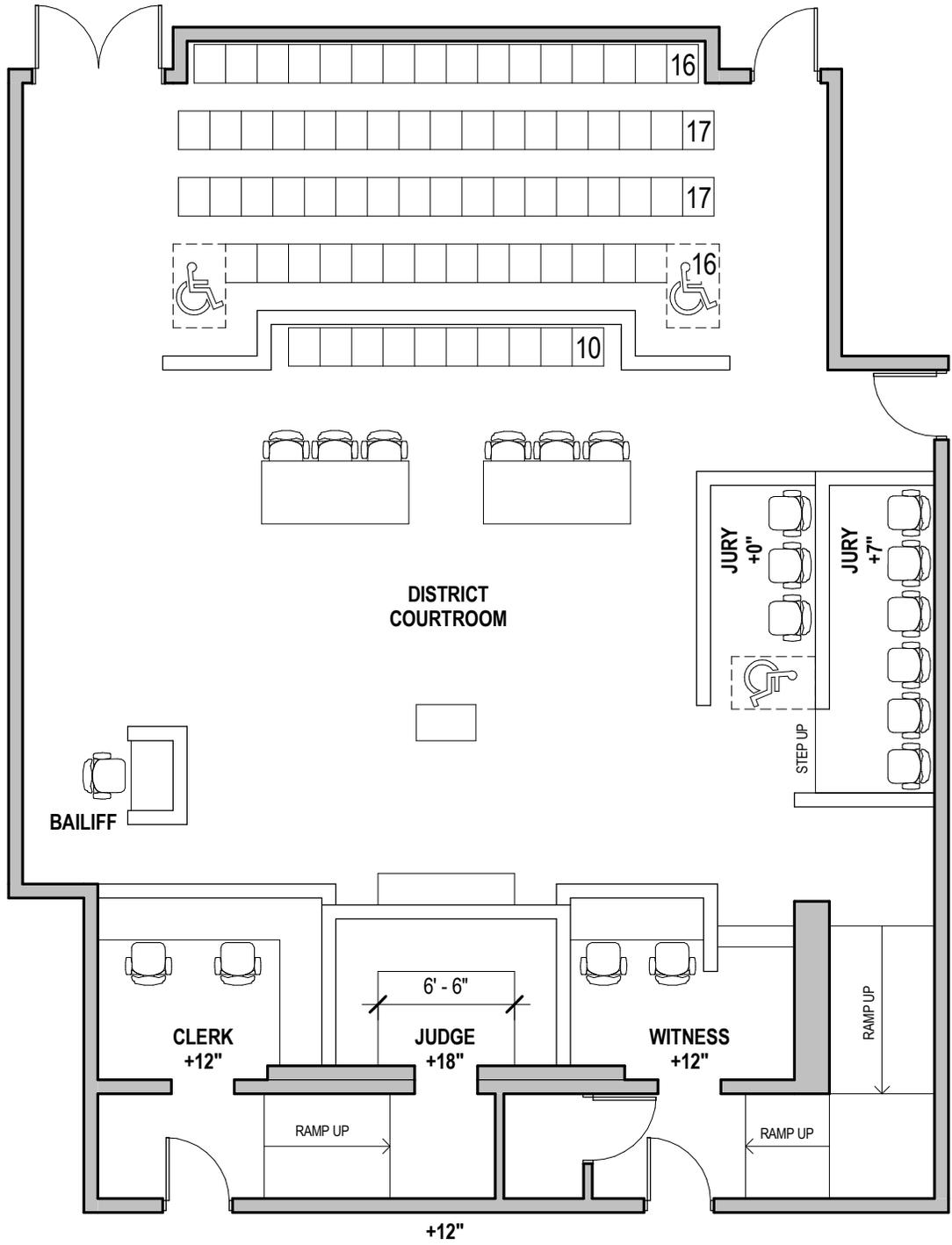
A105 / A205 JURY DELIBERATION SUITE



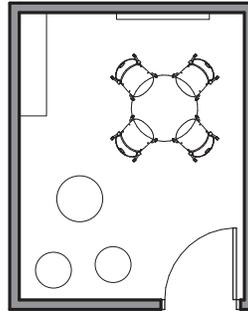
Area	420 SF
Quantity	7
Function	Jury deliberation and conference room, toilet room and coat closet. May be used as a general conference room when available
Occupants	10-14 visitors based on needs
Security Zone	Secure
Adjacency	Adjacent to Media and District Courtrooms
Floor	Carpet
wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	Floor-mounted tank-style toilet, wall-mounted sink and kitchen sink
Electrical AV IT	Power and data at perimeter walls and at table as needed Flat panel display at end wall or mobile in space
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment Furniture	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard
Notes	

A201 STANDARD DISTRICT COURTROOM

Area	2050 SF	
Quantity	12 (2 shelled)	
Function	<ul style="list-style-type: none"> • Provide a space to hold court proceedings in a dignified manner • Accommodate multi-litigant trials 	
Occupants	30 in the well plus 76 at the open seating area	
Security Zone	Public / Secure / Interstitial all come together at the courtroom	
Adjacency	<ul style="list-style-type: none"> • Near Public Corridor • Adjacent To Judges Chambers • Adjacent To Court Related Holding 	<ul style="list-style-type: none"> • Near Attorney / Client Conference room • Near Courtroom Waiting • Adjacent to Courtroom Storage
Floor	Carpet	
Wall	Painted gypsum board and high quality wood	
Ceiling	Painted gypsum board	
Doors	Provide per illustrative on next page	
Windows	Exterior windows with interior roller shades	
Millwork	Extensive millwork to include: <ul style="list-style-type: none"> • Judge's Bench • Witness Stand 	<ul style="list-style-type: none"> • Bench Seats • Clerk's Area • Jury Box
Acoustics		
Mechanical	<ul style="list-style-type: none"> • Zoned / Shared with adjacent courtroom • CO² sensor, connected to BAS 	<ul style="list-style-type: none"> • Provide additional ventilation at judges bench with under-desk control
Plumbing	None	
Electrical AV IT	Comply with court standards	
Lighting		
Equipment Furniture	<ul style="list-style-type: none"> • Judges Chair • Attorney Tables • Movable Chairs • Fixed Benches 	<ul style="list-style-type: none"> • Jury Chairs • Podium • Projection Screen • Mobile White Board
Notes	<ul style="list-style-type: none"> • See courthouse facility standards for more information on courtroom standards and systems. 	

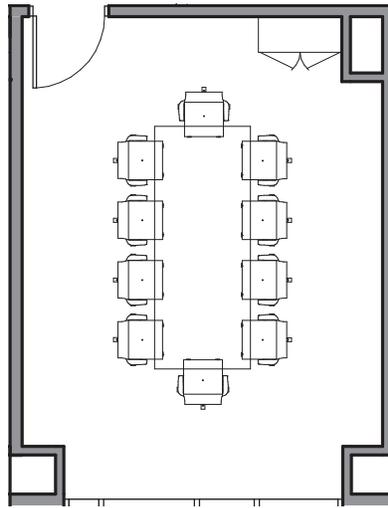


A206 CHILD WAITING (DISTRICT COURT)



Area	120 SF
Quantity	2
Function	<ul style="list-style-type: none"> Secure waiting for children or victims awaiting court proceedings
Occupants	1-2
Security Zone	Public/Secure
Adjacency	Located off the judicial reception area between the secure staff area and the public area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood, lockable
Windows	N/A
Millwork	N/A
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical AV IT	Power and data at perimeter walls and at table as needed Flat panel display at end wall
Lighting	LED, with integrated occupancy sensors
Equipment Furniture	<ul style="list-style-type: none"> Comfortable seating for 1-2 Bookshelf Flat panel display
Notes	

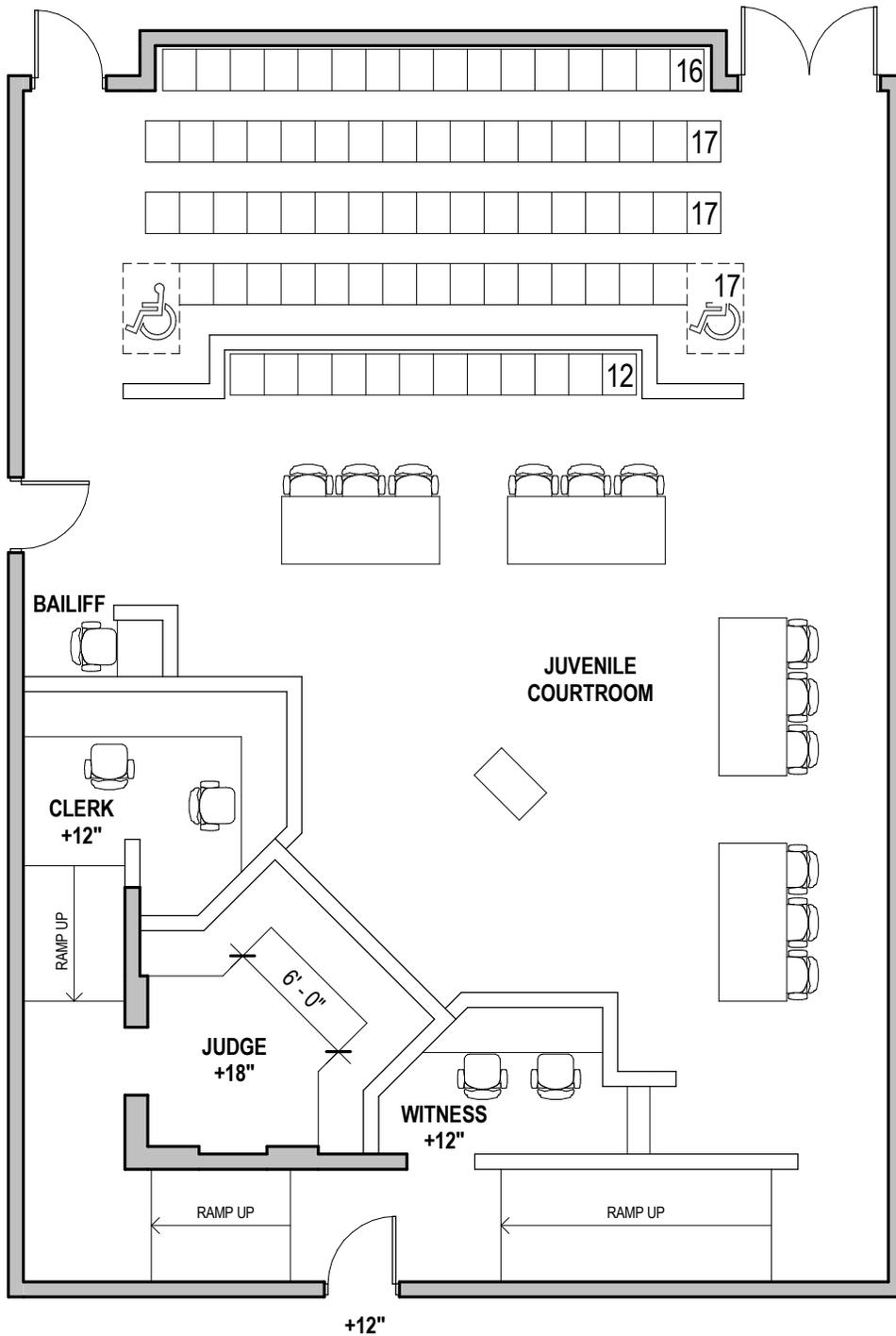
A207 JUDICIAL CONFERENCE ROOM



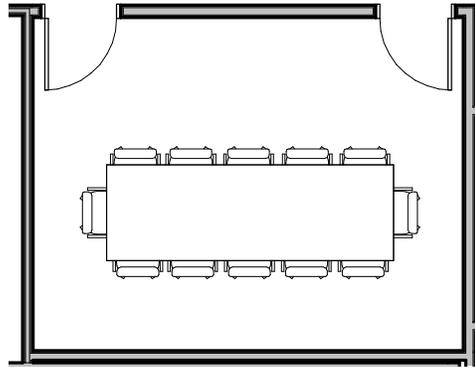
Area	220 SF
Quantity	7
Function	<ul style="list-style-type: none"> Jury deliberation conference room
Occupants	Varies, seating for 10-12
Security Zone	Secure
Adjacency	Behind courtroom in secure staff area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	Floor-mounted tank-style toilet, wall-mounted sink
Electrical AV IT	Power and data at perimeter walls and at table as needed Flat panel display at end wall or mobile in space
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment Furniture	<ul style="list-style-type: none"> Conference table and chairs to seat 10-16, based on need Whiteboard
Notes	

A301 STANDARD JUVENILE COURTROOM

Area	2050 SF	
Quantity	4	
Function	<ul style="list-style-type: none"> • Provide a space to hold court proceedings in a dignified manner • Accommodate multi-litigant trials 	<ul style="list-style-type: none"> • Accommodate medium volume proceedings
Occupants	30 in the well plus 79 at the open seating area	
Security Zone	Public / Secure / Interstitial all come together at the courtroom	
Adjacency	<ul style="list-style-type: none"> • Near Public Corridor • Adjacent To Judges Chambers • Adjacent To Court Related Holding 	<ul style="list-style-type: none"> • Near Attorney / Client Conference room • Near Courtroom Waiting • Adjacent to Courtroom Storage
Floor	Carpet	
Wall	Painted gypsum board and high quality wood	
Ceiling	Painted gypsum board	
Doors	Provide per illustrative on next page	
Windows	Exterior windows with interior roller shades	
Millwork	Extensive millwork to include: <ul style="list-style-type: none"> • Judge's Bench • Witness Stand 	<ul style="list-style-type: none"> • Bench Seats • Clerk's Area
Acoustics		
Mechanical	<ul style="list-style-type: none"> • Zoned / Shared with adjacent courtroom • CO² sensor, connected to BAS 	<ul style="list-style-type: none"> • Provide additional ventilation at judges bench with under-desk control
Plumbing	None	
Electrical AV IT	Comply with court standards	
Lighting		
Equipment Furniture	<ul style="list-style-type: none"> • Judges Chair • Attorney Tables • Movable Chairs • Fixed Benches 	<ul style="list-style-type: none"> • Podium • Projection Screen • White Board
Notes	<ul style="list-style-type: none"> • See courthouse facility standards for more information on courtroom standards and systems. 	

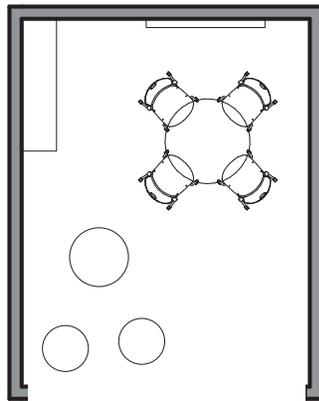


A304 SETTLEMENT CONFERENCE ROOM



Area	200 SF
Quantity	2 (1/ 2 Juvenile courtrooms)
Function	<ul style="list-style-type: none"> • Formal meeting room for settlements and other conferences • Informal conversations between attorneys and clients
Occupants	Varies, seating for 8-10
Security Zone	Secure
Adjacency	Behind courtroom in secure staff area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	Kitchen sink
Electrical AV IT	Power and data at perimeter walls and at table as needed Flat panel display at end wall or mobile in space
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment Furniture	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-12, based on need • Whiteboard
Notes	

A306 CHILD WAITING (JUVENILE COURT)



Area	180 SF
Quantity	2
Function	<ul style="list-style-type: none"> • Child play and waiting for court time
Occupants	Varies, accommodate up to 6 children at one time
Security Zone	Public
Adjacency	<ul style="list-style-type: none"> • In public corridor near entrance to courtroom, adjacent to public waiting • Offset from main circulation path and enclosed
Floor	Tile or equal resilient surface
Wall	Painted gypsum/tile wainscot
Ceiling	Specialty acoustic and/or painted gypsum board
Doors	Glass, lockable doors
Windows	Access to exterior window or shared daylight
Millwork	N/A
Acoustics	Acoustic treatment in ceiling or walls as feasible
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical AV IT	Provide power/data in wall for flat panel display
Lighting	<ul style="list-style-type: none"> • LED • Daylight sensors as needed
Equipment Furniture	Child-oriented seating and tables Toy storage area

Notes

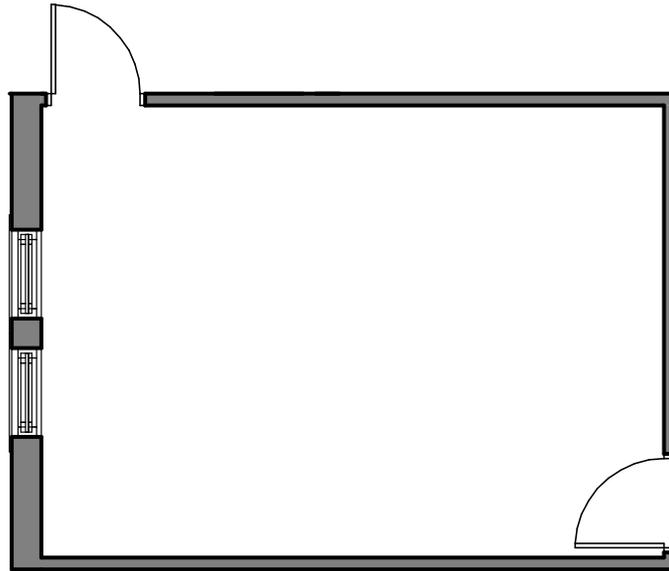
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b JUDICIAL OFFICE SPACE

Space Number	Space Name	Staff	Space Requirements							Notes	
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		Comments
B100	Staffed Areas - District Court										
B101	Judges Chambers (12 Finished, 2 Shelled)	14	14	320	4,480	1.25	5,600	6,888			
B102	Judges Toilet / Robing Closet (12 Finished, 2 Shelled)		14	80	1,120	1.40	1,568	1,929			
B200	Staffed Areas - Juvenile Court										
B201	Judges Chambers	4	4	320	1,280	1.25	1,600	1,968			1
B202	Judges Toilet / Robing Closet		4	80	320	1.40	448	551			
B300	Non-Staffed Areas										
B301	Judicial Reception / Waiting		3	200	600	1.25	750	923			
B302	Sequestered Witness		2	120	240	1.25	300	369		District, secured area	
B303	Judicial Waiting Counter		2	120	240	1.40	336	413			
TOTALS		18			8,280		10,602	13,040			

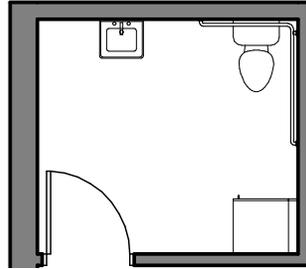
Notes: The shelled spaces may be framed with the initial build-out, or may be open shelled space.

B101 JUDGES CHAMBERS



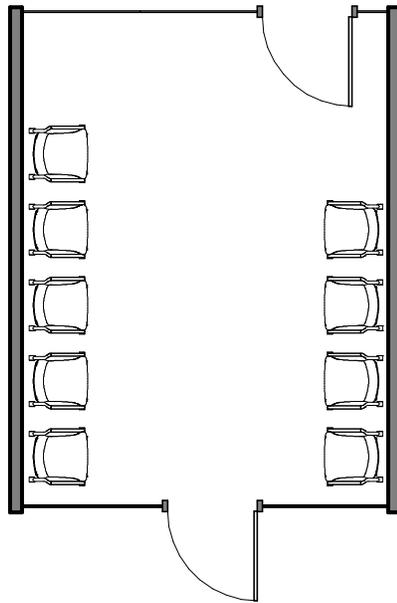
Area	320 SF	
Quantity	18 (2 shelled)	
Function	<ul style="list-style-type: none"> • Office for judges • May also be used to conferences, small group meetings with counsel • Adjacent to courtroom 	
Occupants	1 FTE up to 9 visitors	
Security Zone	Secure	
Adjacency	Near courtroom Adjacent to secure corridor	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Gypsum board/acoustic tile	
Doors	Solid core wood, lockable	
Windows	Exterior windows with interior roller shades	
Millwork	Shelving for books	
Acoustics	N/A	
Mechanical	Individual thermostat adjustable +/- 4 degree	
Plumbing	N/A	
Electrical/AV/IT	Voice/data in 3 locations; Minimum of 4 outlets; Telephone	
Lighting	LED, fully dimmable	
Equipment	<ul style="list-style-type: none"> • Desk • Credenza • Chair with end table • Visitor chairs 	<ul style="list-style-type: none"> • Sofa / Soft chairs or table and chairs • Computer with printer by owner • May consider flat panel display
Notes	<ul style="list-style-type: none"> • Areas should not be directly accessible by the public, but be convenient to clerks, secretaries, law clerks and court attaches • The chambers should have natural lighting, visibility from public ways should be minimized • Duress button video arraignment capable 	

B102 JUDGES TOILET / ROBING CLOSET



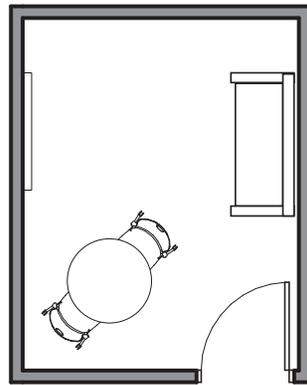
Area	80 SF
Quantity	18 (2 shelled)
Function	Private dressing room / restroom for accessed from Judge's Chambers
Occupants	0
Security Zone	Secure
Adjacency	Adjacent to Judge's Chambers
Floor	Ceramic mosaic tile
Wall	Ceramic tile wainscot & painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	N/A
Millwork	Sink base
Acoustics	Provide sound rated wall and sound control hardware
Mechanical	Exhaust fan
Plumbing	Floor-mounted, tank-style toilet and sink
Electrical/AV/IT	Outlets: Code minimum – GFI
Lighting	LED
Equipment	<ul style="list-style-type: none"> • Coat hooks for robes, etc. • Mirror at dressing area • Toilet room accessories, including grab bars
Notes	

B301 JUDICIAL RECEPTION / WAITING



Area	200 SF
Quantity	3
Function	Waiting area for those that need to enter the secure staff area from the public area
Occupants	6-8
Security Zone	Secure/Public transition
Adjacency	Adjacent to staff workstation and public lobby area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	Storefront
Windows	Storefront
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, per code
Lighting	LED, occupancy sensor controlled
Equipment	N/A
Notes	

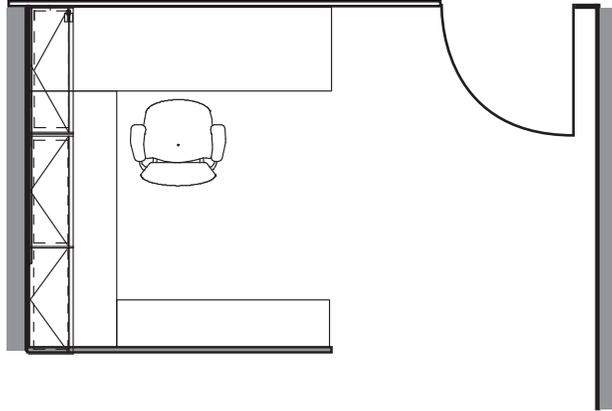
B302 SEQUESTERED WITNESS / CHILD WAITING ROOM



Area	120 SF
Quantity	2
Function	Room where sequestered witness can await being called
Occupants	1-2
Security Zone	Secure
Adjacency	Off of secure corridor near courtroom and near judicial reception and waiting area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Security at holding cell windows
Millwork	N/A
Acoustics	N/A
Mechanical	
Plumbing	Standard
Electrical/AV/IT	Voice/data in 1 location
Lighting	LED
Equipment	<ul style="list-style-type: none"> • Couch Table • Soft Chair • Chairs (4)

Notes

B303 JUDICIAL WAITING COUNTER

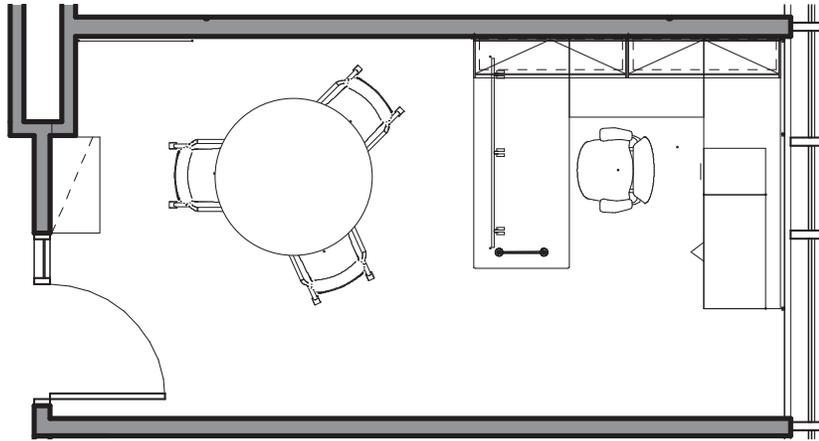


Area	120 SF
Quantity	2
Function	Open staff workstation
Occupants	1 FTE
Security Zone	Secure
Adjacency	Adjacent to judicial reception and waiting area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	Storefront
Windows	Storefront
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner
Notes	

Space Number	Space Name	Staff	Space Requirements							Comments	Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		
C100	District Staffed Areas										
C101	Clerk of the Court	1	1	180	180	1.30	234	288		Near TCE	
C102	Judicial Team Manager	2	2	140	280	1.30	364	448		Judicial Area	1
C103	Judicial Case Manager	7	7	120	840	1.30	1,092	1,343		Judicial Area	
C104	Training Coordinator	1	1	120	120	1.40	168	207		Judicial Area	
C105	Law Clerk Bailiff	7	7	72	504	1.30	655	806		Judicial Area	
C106	Judicial Assistant	28	28	64	1,792	1.40	2,509	3,086		Judicial Area	
C107	Judicial Assistant	12	12	64	768	1.40	1,075	1,322		Admin Area	
C200	Juvenile Staffed Areas										
C201	Clerk of the Court	1	1	180	180	1.30	234	288		Near TCE	
C202	Judicial Team Manager	1	1	140	140	1.30	182	224		Judicial Area	
C203	Judicial Case Manager	3	3	120	360	1.30	468	576		Judicial Area	
C204	Judicial Assistant	10	10	64	640	1.40	896	1,102		Judicial Area	
C205	Training Coordinator	1	1	120	120	1.40	168	207		Judicial Area	
C206	Intern / Flex Space	2	2	56	112	1.30	146	179		Judicial Area	
C300	District Non-Staffed Areas										
C301	Public Transaction Waiting / Queuing / Counter		1	900	900	1.25	1,125	1,384			2
C302	Public Terminals (6 stations, visible from staff area)		1	300	300	1.30	390	480		Open to waiting	
C303	Conference Room		2	300	600	1.25	750	923			
C304	Break Area / Kitchenette		7	200	1,400	1.30	1,820	2,239			
C305	Copy / Work Area		8	120	960	1.30	1,248	1,535			
C306	Microfilm Storage		1	120	120	1.30	156	192			
C307	File Storage - District Active		1	300	300	1.10	330	406			
C308	File Storage - District Inactive		1	300	300	1.10	330	406			
C309	File Storage - Juvenile Active		1	150	150	1.10	165	203			
C310	File Storage - Juvenile Inactive		1	150	150	1.10	165	203			
C311	File Storage - Secure/Evidence		2	100	200	1.30	260	320		1 District, 1 Juv.	
C312	Counting Room (with 2 safes at counter area)		1	100	100	1.40	140	172			
TOTALS		76			11,516		15,070	18,536			

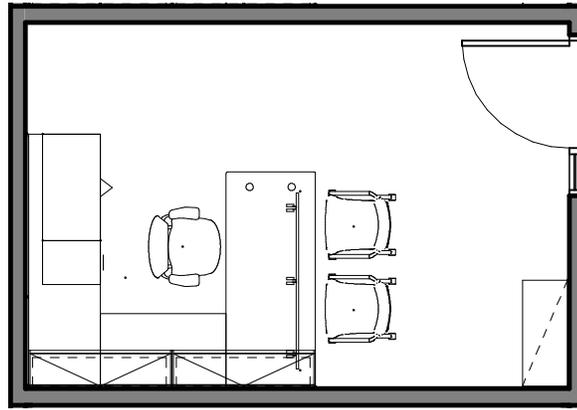
- Notes:
1. One Team manager at counter location and 1 with the judicial team near the courtrooms.
 2. This area includes 6 counter workstations
 3. District Interns may work out of Judicial Conference Rooms

C101 / 201 CLERK OF THE COURT



Area	180 SF
Quantity	2; 1 district / 1 juvenile
Function	Office for Chief Clerk of Court
Occupants	1 FTE 3-4 visitors
Security Zone	Secure
Adjacency	Near Judicial Team Members
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Individual thermostat adjustable +/- 4 degrees
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner

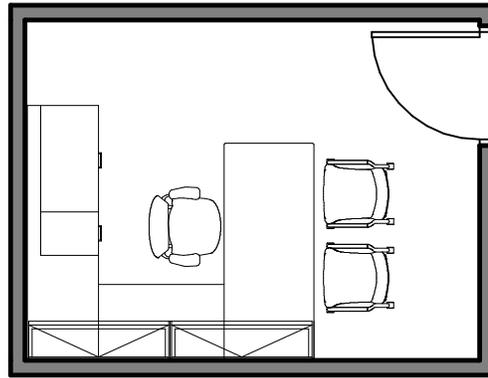
Notes



Area	140 SF	
Quantity	3; 2 district / 1 juvenile	
Function	Office for judicial team manager	
Occupants	1 FTE 2 visitors	
Security Zone	Secure	
Adjacency	Near Judicial Support Managers and Assistants	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; Occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Bookcase • Computer and equipment by owner • Visitor Seating

Notes

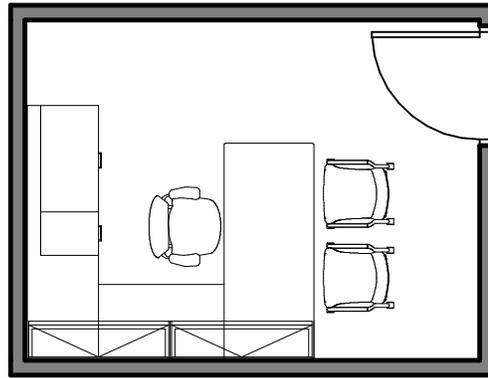
C103 / 203 JUDICIAL CASE MANAGER



Area	120 SF
Quantity	10; 7 district / 3 juvenile
Function	Office for Judicial Case Manager
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near Judge's chambers and courtrooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner

Notes

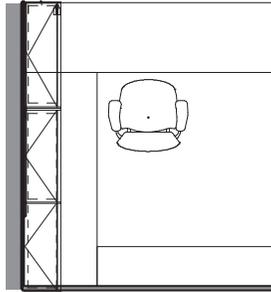
C104 / C205 TRAINING COORDINATOR



Area	120 SF
Quantity	2
Function	Office for Training Coordinator
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near judicial staff
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner

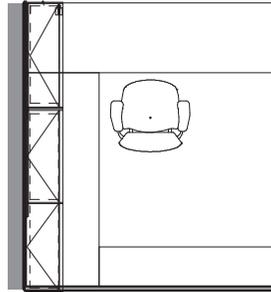
Notes

C105 LAW CLERK BAILIFF



Area	72 SF
Quantity	7
Function	Office area for Law Clerk Bailiff
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Adjacent to courtroom and near Judge's chamber
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	N/A
Windows	Access to daylight
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner
Notes	

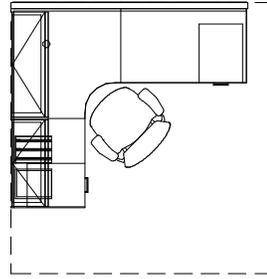
C106 / 107 / 204 JUDICIAL ASSISTANT



Area	64 SF
Quantity	50; 40 district / 10 juvenile
Function	Work spaces for Judicial Assistants / Service Representatives (1 each)
Occupants	1 FTE
Security Zone	Secure
Adjacency	Near Judicial support spaces, 12 from District Court at main level administrative area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	N/A
Windows	Access to daylight
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner

Notes

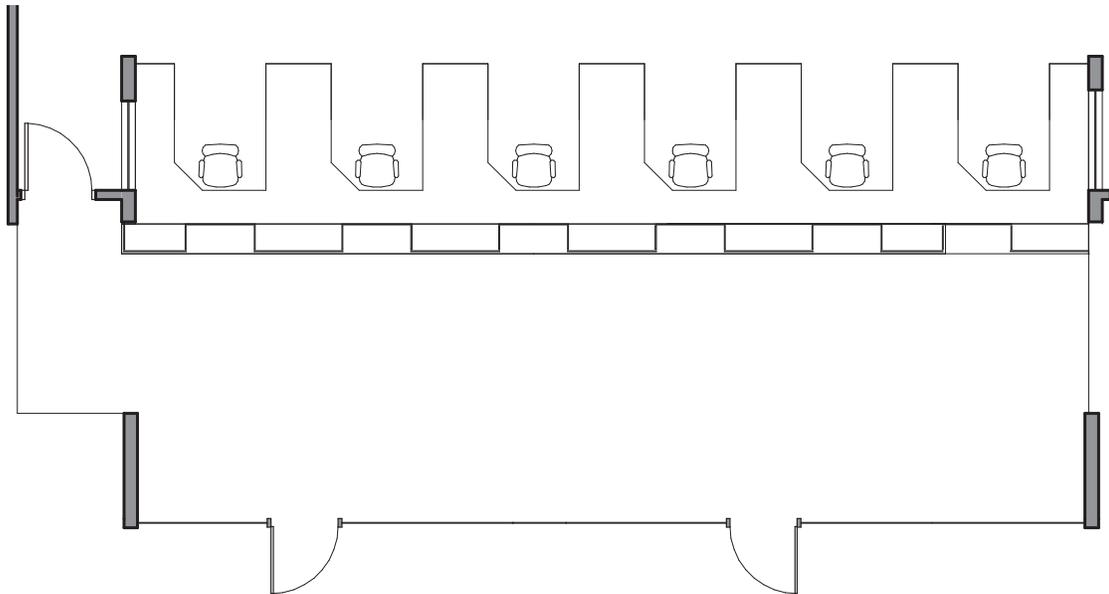
C108 / 206 INTERN/FLEX SPACE



Area	56
Quantity	2; juvenile
Function	Work spaces for Judicial Assistants / Service Representatives (1 each)
Occupants	1 FTE
Security Zone	Secure
Adjacency	Near Judicial Assistants
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	N/A
Windows	Access to daylight
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner

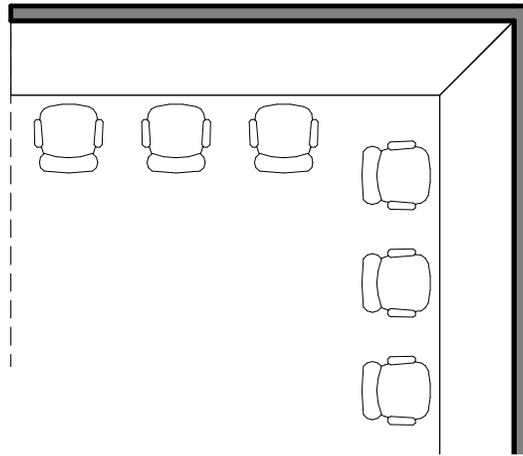
Notes

C301 PUBLIC TRANSACTION WAITING / QUEUE



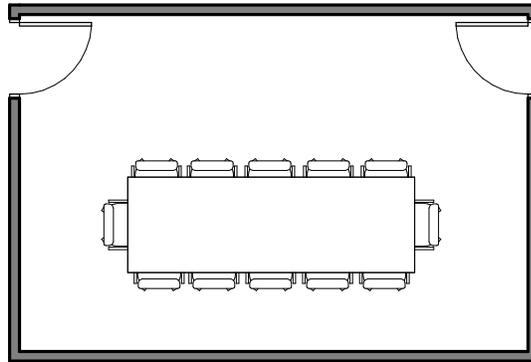
Area	900 SF
Quantity	1
Function	Public queuing and transaction area for court-related administrative functions
Occupants	6 counter stations with space for up to 20 people to queue
Security Zone	Public
Adjacency	Adjacent to main entry lobby and Court Administration
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile with gypsum board soffits
Doors	Storefront
Windows	Storefront
Millwork	Custom transaction counter with custom window system
Acoustics	Consider acoustic privacy at transaction counter
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Power and data as needed for code and convenience, power and data integrated into transaction counter for equipment
Lighting	LED with occupancy and daylight sensors as applicable
Equipment	<ul style="list-style-type: none"> • System furniture stations • 5 task chairs • Computers and printers by owner
Notes	Consider how a counter may be closed to public transaction through a roller shade or alternate physical notifications system as needed.

C302 PUBLIC TERMINALS



Area	400 SF
Quantity	1 (6 stations, visible from staff area)
Function	Provide space for several people to prepare and research documents prior to filing
Occupants	Up to 9 visitors
Security Zone	Public
Adjacency	Adjacent, and open to public counter
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	Custom countertop for computer terminals
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Power and data as needed for each terminal, consider additional personal device charging stations
Lighting	LED with occupancy and photocell sensors, as applicable
Equipment	<ul style="list-style-type: none"> • 9 chairs • Computers and printers by owner
Notes	

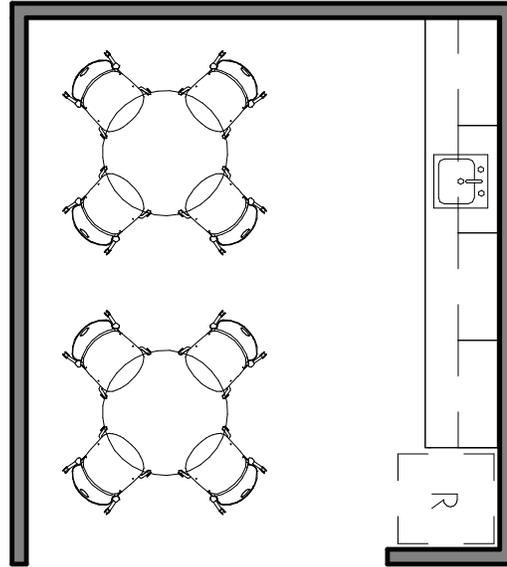
C303 CONFERENCE ROOM



Area	300 SF
Quantity	2
Function	Conference and collaboration room
Occupants	
Security Zone	Secure
Adjacency	Adjacent to administrative area on the main level
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard • Flat panel display

Notes

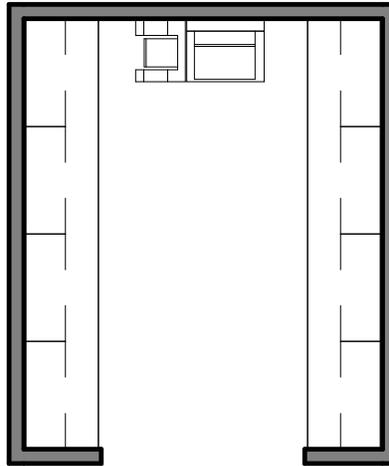
C3O4 BREAK AREA / KITCHENETTE



Area	200 SF	
Quantity	7	
Function	Staff break, eating and food preparation area	
Occupants	Varies, up to 8 visitors	
Security Zone	Secure	
Adjacency	Central to staff work areas on courtroom floors	
Floor	Resilient flooring	
Wall	Painted gypsum board	
Ceiling	Acoustical tile	
Doors	Storefront	
Windows	Exterior windows with interior roller shades	
Millwork	Counter with cabinets above and below	
Acoustics	N/A	
Mechanical	Shared thermal environment, consider exhaust fan near food prep area	
Plumbing	Kitchen sink, water to refrigerator or ice machine, as necessary	
Electrical/AV/IT	Power as needed for kitchen equipment power and data as needed for convenience	
Lighting	LED with occupancy and photocell sensor as applicable	
Equipment	<ul style="list-style-type: none"> • 2 Microwaves • Refrigerator • Dishwasher • 2 Small tables 	<ul style="list-style-type: none"> • 8 Chairs • Coffee maker

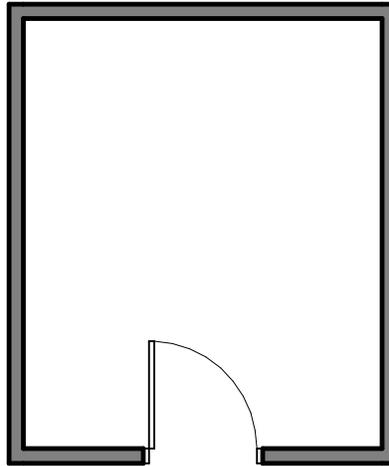
Notes

C305 COPY / WORK AREA



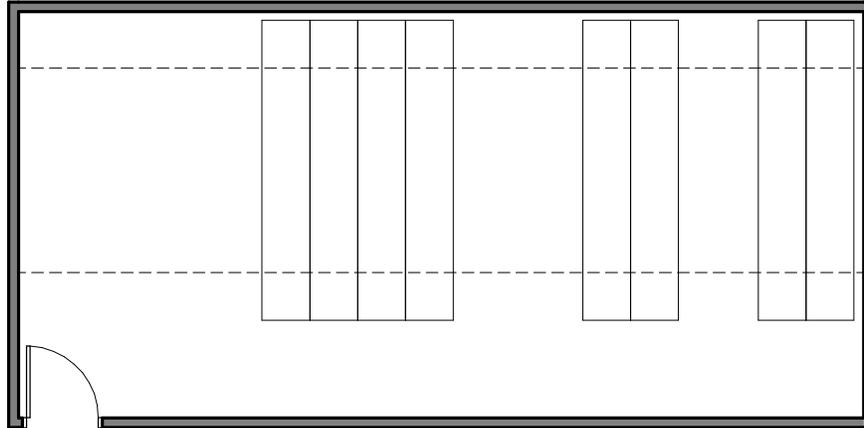
Area	120
Quantity	8
Function	Room for copying, faxing, scanning, postage, metering, etc.
Occupants	Varies
Security Zone	Secure
Adjacency	Central to staff work areas on courtroom floors and administrative areas
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	Exterior windows with interior roller shades
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets with counter • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment with independent exhaust to roof exhaust fan system
Plumbing	Standard
Electrical/AV/IT	Power and data as needed for printers, copy machine and other equipment as well as convenience
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Office machines including: copy machine, fax machine, scanner, postage meter / scale, printers, etc... by owner
Notes	

C306 MICROFILM STORAGE



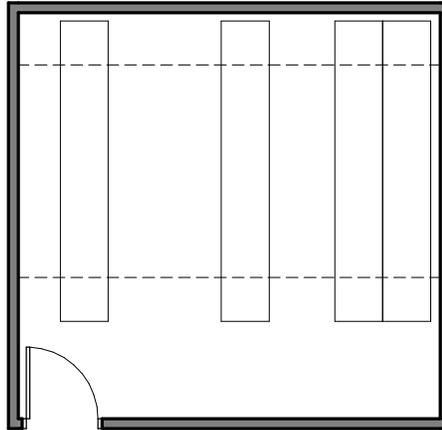
Area	120 SF
Quantity	1
Function	Microfilm storage and reader
Occupants	1-2 visitors
Security Zone	Secure
Adjacency	Adjacent to file storage rooms and court administration on the main level
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Power and data as needed for microfilm reader
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Storage cabinets • Microfiche and microfilm storage • Countertop for microfilm reader
Notes	

C307 / 308 FILE STORAGE – DISTRICT ACTIVE AND INACTIVE



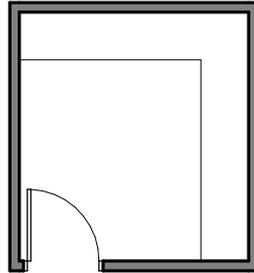
Area	600 SF
Quantity	1 (or 2 rooms at 300 sf each)
Function	Printed file storage
Occupants	Up to 5 visitors
Security Zone	Secure
Adjacency	Main level, near court administration
Floor	Resilient flooring
Wall	Painted gypsum board / CMU
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for code and convenience
Lighting	LED with occupancy sensors
Equipment	<ul style="list-style-type: none"> • Rolling "Space Savers" shelving
Notes	<ul style="list-style-type: none"> • Provide "Roll-A-Way"-type files - each section 10' long • Need to store approximately 1,000 linear feet of files • Shelving design should include variety of shelving types

C309 / 310 FILE STORAGE - JUVENILE ACTIVE AND INACTIVE



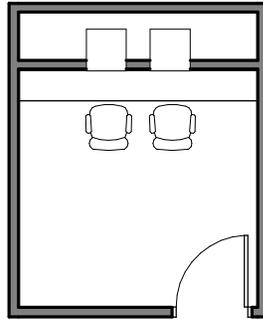
Area	300 SF
Quantity	1 (or 2 rooms at 150 sf each)
Function	Printed file storage
Occupants	Up to 5 visitors
Security Zone	Secure
Adjacency	Main level, near court administration
Floor	Resilient flooring
Wall	Painted gypsum board / CMU
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for code and convenience
Lighting	LED with occupancy sensors
Equipment	<ul style="list-style-type: none"> • Rolling "Space Savers" shelving
Notes	<ul style="list-style-type: none"> • Provide "Roll-A-Way"-type files - each section 10' long • Shelving design should include variety of shelving types

C311 FILE STORAGE – SECURE / EVIDENCE (SHARED)



Area	100 SF
Quantity	2 (1 District and 1 Juvenile)
Function	Room for evidence of ongoing trials
Occupants	
Security Zone	Secure
Adjacency	Adjacent to clerks / court clerk
Floor	Carpet
Wall	To deck – CMU or double gypsum board, 1-hr rated
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for code compliance
Lighting	LED with occupancy sensors
Equipment	<ul style="list-style-type: none"> • Shelving Safe • Lockable cabinets
Notes	<ul style="list-style-type: none"> • Separate key from rest of building • Concrete or CMU construction • Secure door Solid ceiling • Door position indicator / monitor

C313 COUNTING ROOM (WITH 2 SAFES AT COUNTER AREA)

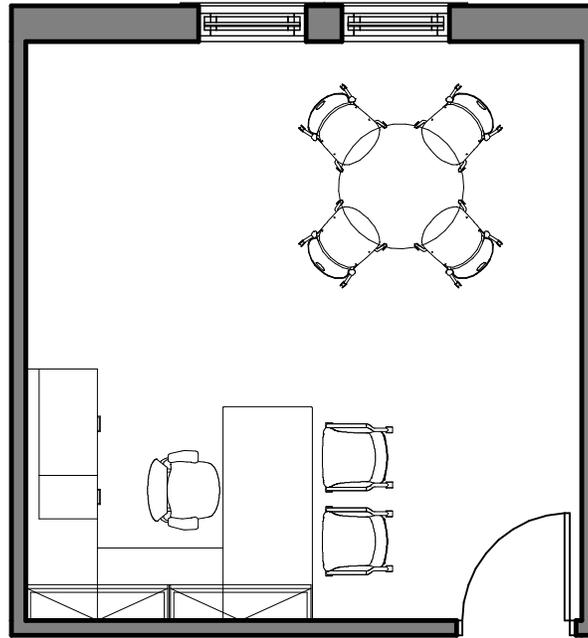


Area	100 SF
Quantity	1
Function	Currency counting and storage room
Occupants	0 FTE up to 2 visitors
Security Zone	Secure
Adjacency	Adjacent to public counter and queuing area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Solid wood core, lockable door
Windows	N/A
Millwork	Built-in countertop
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for convenience and for code compliance
Lighting	LED with occupancy sensor
Equipment	2 Safes
Notes	Safes to be recessed into wall

Space Number	Space Name	Space Requirements									Notes
		Staff	Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	Comments	
D100	Staffed Areas										
D101	Trial Court Executive	2	2	250	500	1.25	625	769			
D102	Trial Court Executive Administrative Assistant	2	2	180	360	1.30	468	576			
D103	Support Service Coordinator	2	2	140	280	1.30	364	448	(D) TCE / (J) Judicial	1	
D104	Program Coordinator	1	1	140	140	1.30	182	224	(J) Judicial		
D105	Drug Court Coordinator	2	2	140	280	1.30	364	448	(D) TCE or Admin	2	
D106	Victim Coordinator	1	1	140	140	1.30	182	224	(J) Judicial Area	2	
D200	Non-Staffed Areas										
D201	Conference Room		1	300	300	1.25	375	461			3
D202	Work / Copy		2	60	120	1.30	156	192			
TOTALS		10			2,120		2,716	3,341			

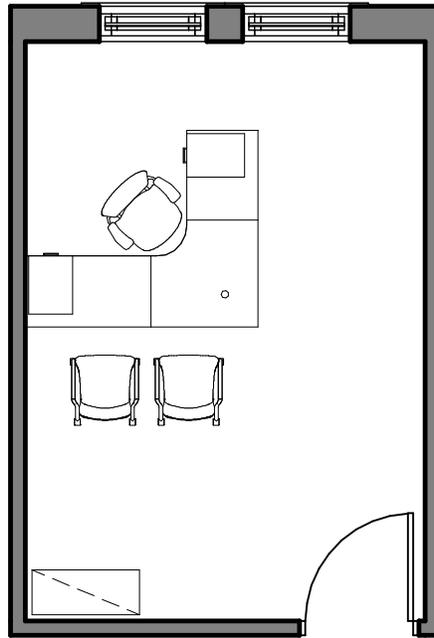
- Notes:
1. Located near TCEs
 2. Drug Court Coordinator and Victim Coordinator work as a team and should be located together in the administrative area
 3. One of the TCE suites will include the 500 sf Training Conference Room

D101 TRIAL COURT EXECUTIVE



Area	250 SF
Quantity	2
Function	Office for district court administrator/trial court executive
Occupants	1 FTE up to 4 visitors
Security Zone	Secure
Adjacency	Adjacent to TCE Administrative Assistant, near conference room
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Individual thermostat adjustable +/- 4 degrees
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner
Notes	<ul style="list-style-type: none"> • Does not require public access • Located upstairs Located near an outside entrance - the court executive travels and is in and out often. • Duress button

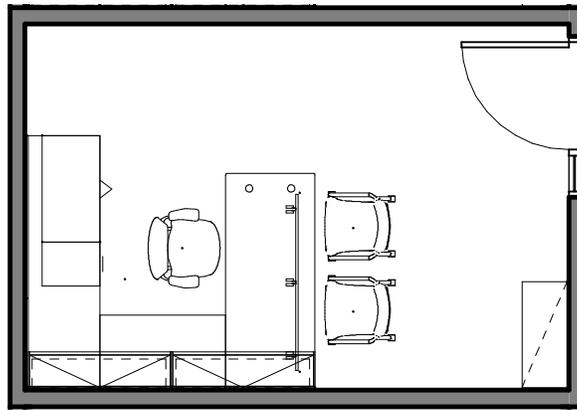
D102 TRIAL COURT EXECUTIVE ADMINISTRATIVE ASSISTANT



Area	180 SF
Quantity	2
Function	Executive secretary function for a court executive
Occupants	
Security Zone	Secure
Adjacency	Near / adjacent to court executive
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Individual thermostat adjustable +/- 4 degrees
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Visitor Seating • Bookcase • Computer and equipment by owner

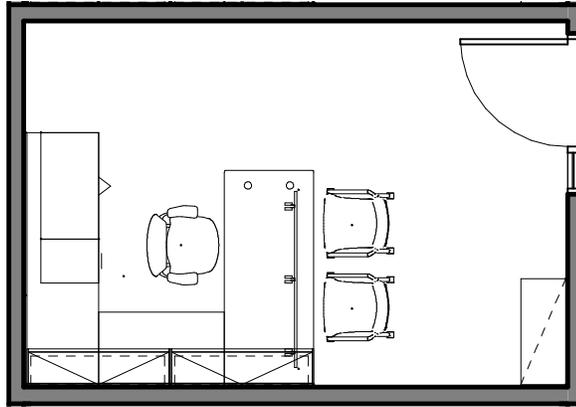
Notes

D103 SUPPORT SERVICE COORDINATOR



Area	140 SF	
Quantity	2	
Function	Office for Support Service Coordinator	
Occupants	1 FTE, 2 visitors	
Security Zone	Secure	
Adjacency	Near Trial Court Executives for District Court and near Judicial team for Juvenile Court	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; Occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Bookcase • Computer and equipment by owner • Visitor Seating
Notes		

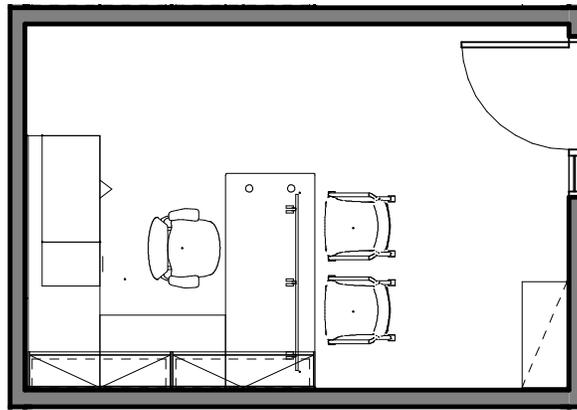
D104 PROGRAM COORDINATOR



Area	140 SF
Quantity	1
Function	Office for Program Coordinator
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near Trial Court Executives
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

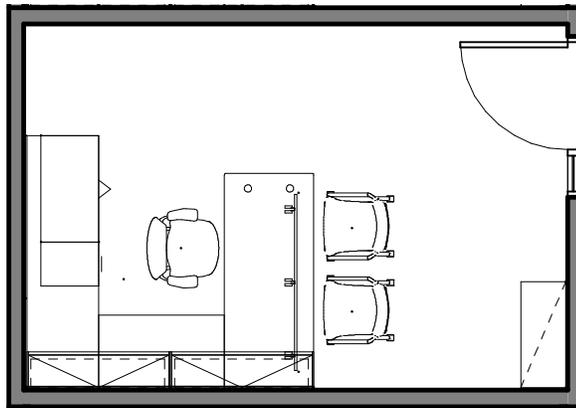
Notes

D105 DRUG COURT COORDINATOR



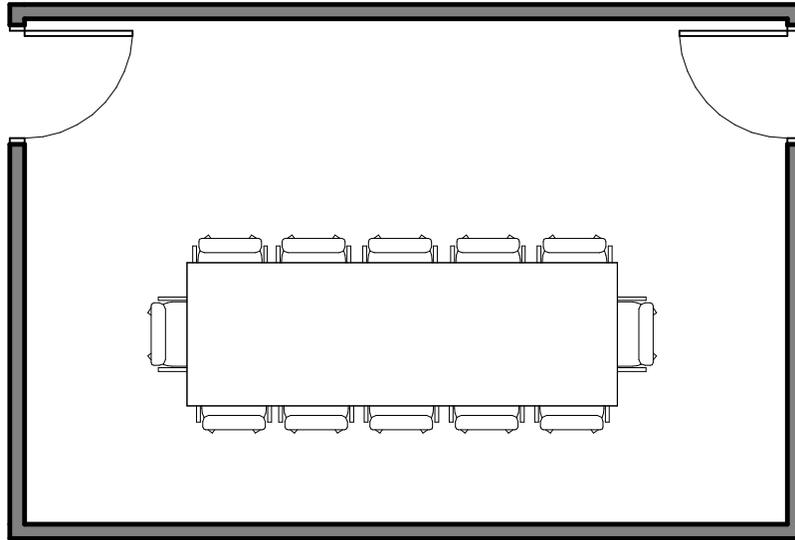
Area	140 SF	
Quantity	2	
Function	Office for Drug Court Coordinator	
Occupants	1 FTE, 2 visitors	
Security Zone	Secure	
Adjacency	Near Trial Court Executives	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; Occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Bookcase • Computer and equipment by owner • Visitor Seating
Notes		

D106 VICTIM COORDINATOR



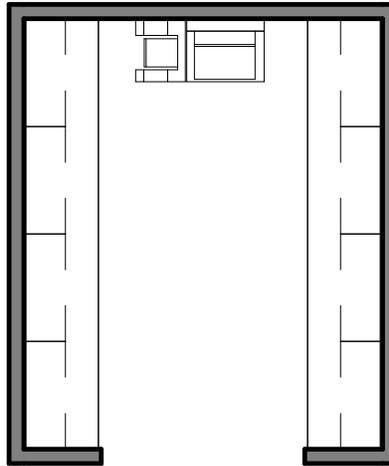
Area	140 SF
Quantity	1
Function	Office for Victim Coordinator
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near and centrally located to courtrooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating
Notes	

D201 CONFERENCE ROOM



Area	300 SF
Quantity	1
Function	Conference and collaboration room
Occupants	Up to 16 visitors
Security Zone	Secure
Adjacency	Adjacent to TCE offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard • Flat panel display
Notes	

C305 COPY / WORK AREA



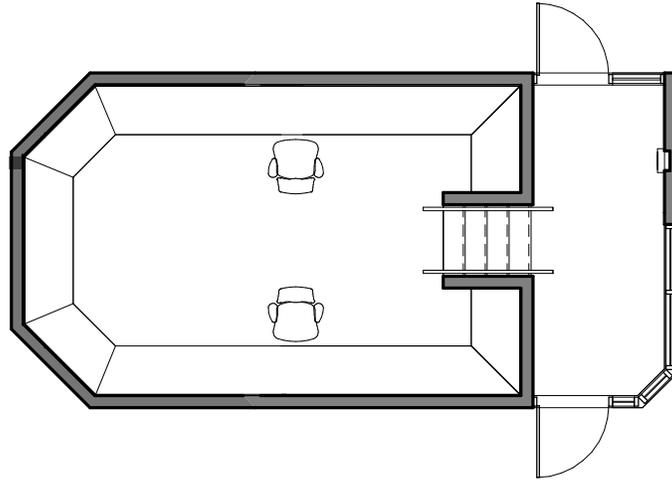
Area	120
Quantity	1-2 based on location
Function	Room for copying, faxing, scanning, postage, metering, etc.
Occupants	Varies
Security Zone	Secure
Adjacency	Adjacent to TCE offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	Exterior windows with interior roller shades
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets with counter • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment with independent exhaust to roof exhaust fan system
Plumbing	Standard
Electrical/AV/IT	Power and data as needed for printers, copy machine and other equipment as well as convenience
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Office machines including: copy machine, fax machine, scanner, postage meter / scale, printers, etc... by owner
Notes	

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Space Number	Space Name	Staff	Space Requirements							Comments	Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel		
E100	Group Holding										
E101	Control Room - Security Monitors	2	1	400	400	1.25	500	615		Accessible	
E102	Vehicle Sallyport		1	3600	3,600	1.10	3,960	4,871			
E103	Secure Vestibule		1	200	200	1.30	260	320			
E104	Group Holding Cell - Adult Male		2	200	400	1.30	520	640		Accessible	
E105	Group Holding Cell - Adult Female		2	200	400	1.30	520	640			
E106	Group Holding Cell - Juvenile Male		2	200	400	1.30	520	640			
E107	Group Holding Cell - Juvenile Female		2	200	400	1.30	520	640			
E108	Individual Holding Cell - Adult		2	80	160	1.40	224	276			
E109	Individual Holding Cell - Juvenile		2	80	160	1.40	224	276			
E110	Intake Alcove		2	80	160	1.30	208	256			
E111	Security Office	3	3	90	90	1.25	113	138			1
E112	Shared Workroom	10	1	560	560	1.25	700	861			
E113	Security Storage Area		1	200	200	1.30	260	320			
E114	Staff Break Room		1	150	150	1.30	195	240			1
E115	Staff Locker / Changing Room		2	200	400	1.30	520	640			2
E116	Staff Toilet		2	80	160	1.40	224	276			
E200	Courtroom Holding										
E201	Secure Vestibule		18	100	1,800	1.30	2,340	2,878		Accessible	
E202	Individual Holding Cell		29	80	2,320	1.40	3,248	3,995			
E203	Officer Workstation		9	80	720	1.30	936	1,151		Handling Area	
TOTALS		15			12,680		15,992	19,670			

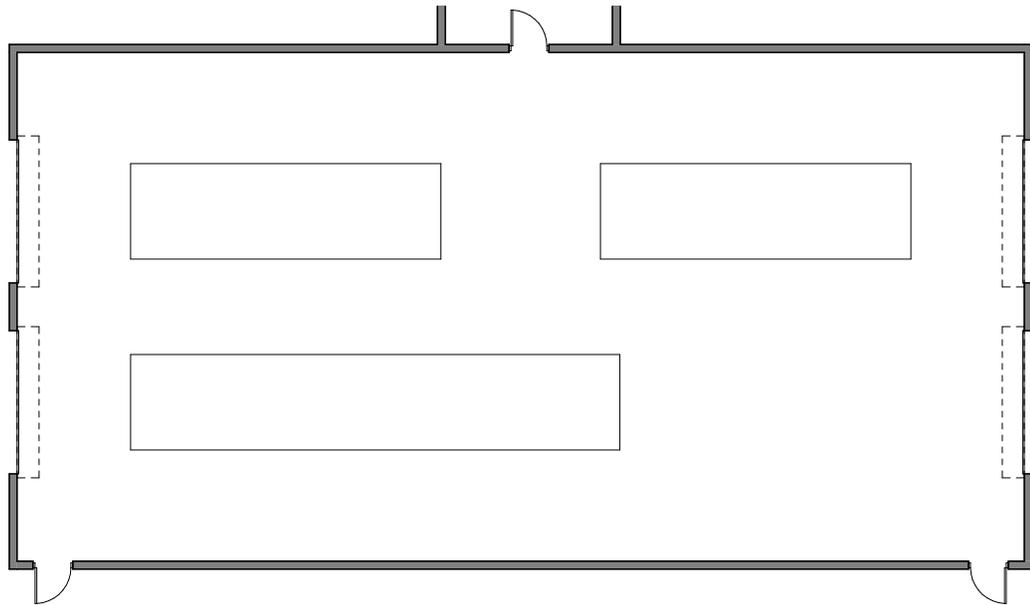
Notes: 1. Provide secure storage for restraints and intake supplies. One vestibule for District Court and a second for Juvenile Court
 2. The men's locker room may be larger than the women's locker room, based on staffing

E101 CONTROL ROOM – SECURITY MONITORS



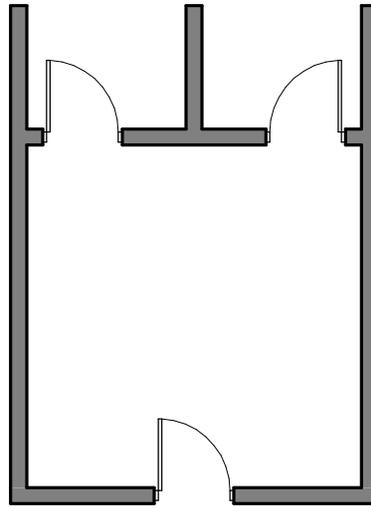
Area	400 SF	
Quantity	1	
Function	Office for security personnel to monitor building security needs	
Occupants	2-6	
Security Zone	Interstitial	
Adjacency	Direct visual access to central holding cells, adjacent to sallyport and convenient to prisoner transport corridors	
Floor	Resilient flooring / sealed concrete	
wall	Epoxy painted CMU	
Ceiling	Epoxy painted concrete structure	
Doors	Security – H.W. per standards	
Windows	Impact resistant glazing with direct view to holding cells	
Millwork	Built-in countertop	
Acoustics	N/A	
Mechanical	Individual thermostat adjustable +/-4 degrees	
Plumbing	Water for water cooler	
Electrical/AV/IT	Ample power and data ports for computers, equipment, device charging, and other misc. equipment	
Lighting	LED, fully dimmable with vacancy sensor	
Equipment	4 Task chairs	
Notes	This room should have the following: <ul style="list-style-type: none"> • Annunciator • Duress signals • Magnetometer • Fire control panels • Security panels • Monitors for various cameras • Hardware: Security; See Judicial Facility Standards 	<ul style="list-style-type: none"> • Monitors - (2) security / (2) building and equipment • Duress panel • Secure hardware • Room is split between adult and juvenile • Room is elevated 12" • Need good vision into holding cells

E102 VEHICLE SALLYPORT



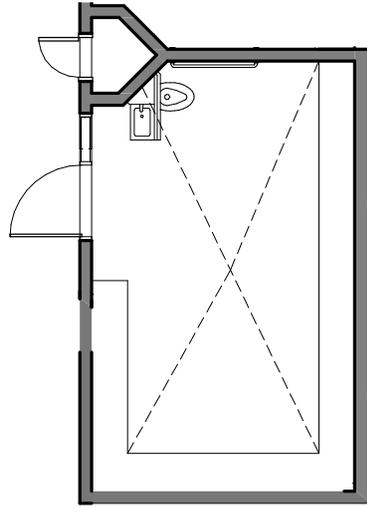
Area	3,600 SF
Quantity	1
Function	Secure vehicular vestibule for accused and police to arrive in building
Occupants	0
Security Zone	Interstitial
Adjacency	Direct access to secure vestibule
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Painted exposed structure
Doors	Steel roll-up (2) and H.M. man doors (2)
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	HVAC: Unite heaters; Ventilation: Emissions venting; Climate control: Unit heaters
Plumbing	Floor drains and grease trap
Electrical/AV/IT	110 outlets, as required
Lighting	LED with occupancy sensors
Equipment	24 capacity metal gun locker
Notes	<ul style="list-style-type: none"> • Parking for seven (5) vehicles outside • Secure vestibule lock for entry into building • Camera to cover sallyport (1) • Duress Button

E103 SECURE VESTIBULE



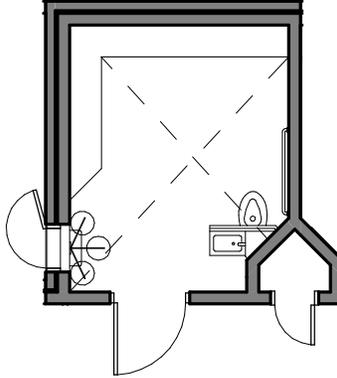
Area	200 SF
Quantity	1
Function	<ul style="list-style-type: none"> • Vestibule between vehicle sallyport and holding cells • Vestibule between holding cells and courthouse
Occupants	
Security Zone	Interstitial
Adjacency	Between vehicular sallyport and group holding area
Floor	Sealed concrete
wall	Epoxy painted CMU
Ceiling	Limited access secure metal acoustical system
Doors	Steel roll-up (2) and H.M. man doors (2)
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with occupancy sensor
Equipment	N/A
Notes	Secure vestibule is on both sides of holding area

E104 / E105 / E106 / E107 GROUP HOLDING CELL



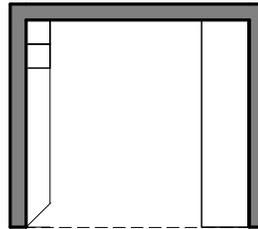
Area	200 SF
Quantity	8; 2 adult female, 2 juvenile male, 2 adult female, 2 adult male
Function	Holding area for males accused at detention area after initial arrival, before being moved to a court related holding cell
Occupants	20 plus prisoners
Security Zone	Interstitial
Adjacency	<ul style="list-style-type: none"> • Adjacent to sallyport • Visible from control room
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	Steel
Windows	Security (see prototype)
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment - security grilles throughout
Plumbing	Stainless steel combination unit and floor drains
Electrical/AV/IT	N/A
Lighting	Secure LED
Equipment	<ul style="list-style-type: none"> • Bench Toilet / Sink combination (Secure stainless steel type) • Video camera
Notes	<ul style="list-style-type: none"> • Intercom • Camera

E108 / E109 INDIVIDUAL HOLDING CELL



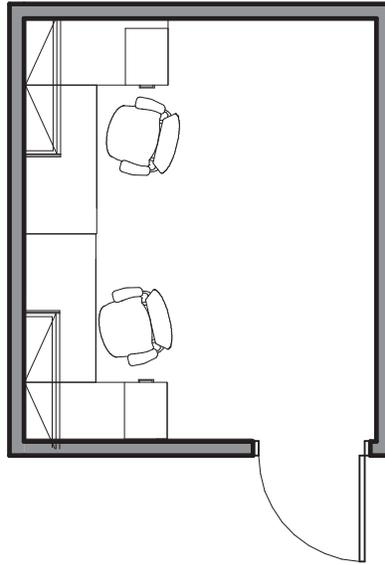
Area	80 SF
Quantity	33; 2 adult / 2 juvenile + 29 individual (courtroom holding)
Function	Holding area for accused while awaiting trial
Occupants	up to 8 prisoners
Security Zone	Interstitial
Adjacency	4 in central holding area and 29 adjacent to court rooms
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	Steel
Windows	Security (see prototype)
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment - security grilles throughout
Plumbing	Stainless steel combination unit and floor drains
Electrical/AV/IT	N/A
Lighting	Secure LED
Equipment	<ul style="list-style-type: none"> • Bench Toilet / Sink combination (Secure stainless steel type) • Video camera
Notes	<ul style="list-style-type: none"> • Intercom • Camera • Pass through should be accommodated at key locations for attorney/client conversations and document distribution.

E110 INTAKE ALCOVE



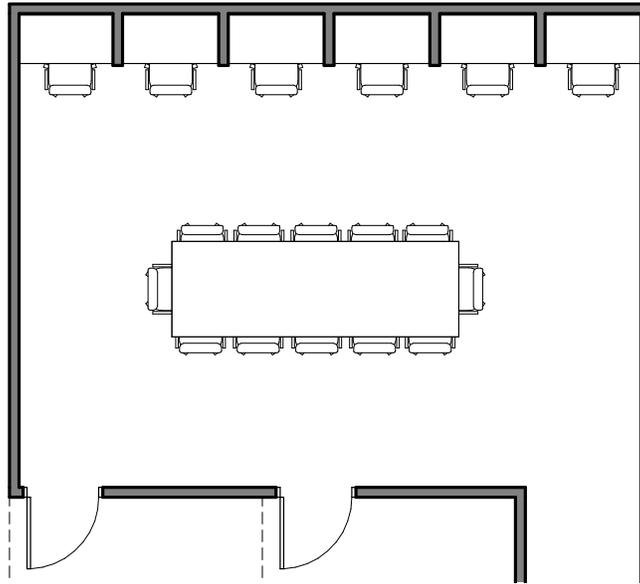
Area	80 SF
Quantity	2
Function	Prisoner intake area
Occupants	up to 4 visitors
Security Zone	Interstitial
Adjacency	Adjacent to intake vertical circulation core at holding level
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	Steel
Windows	Security (see prototype)
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment - security grilles throughout
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	Secure LED
Equipment	<ul style="list-style-type: none"> • Steel cabinet for shackles and restraints, lockable • Steel countertop for processing
Notes	

E111 SECURITY OFFICE



Area	90 SF
Quantity	3
Function	Bailiff office
Occupants	Touchdown workstations for 1-2 Sheriffs
Security Zone	Secure
Adjacency	Distributed on courtroom floors
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	Per court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Computer and equipment by owner, as needed
Notes	

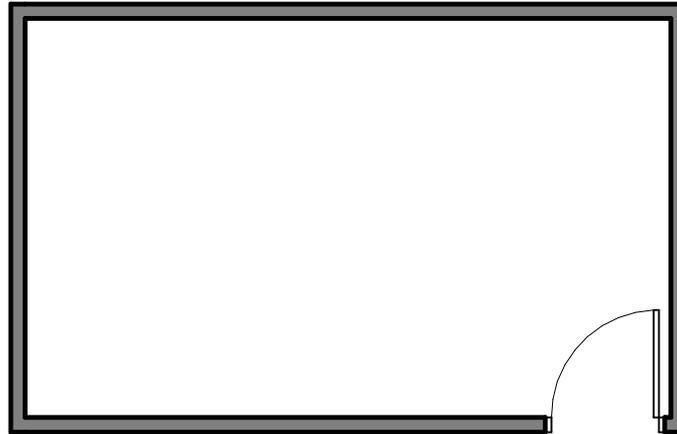
E112 SHARED WORKROOM



Area	560 SF
Quantity	1
Function	Shared workroom and meeting area
Occupants	Up to 16
Security Zone	Interstitial
Adjacency	Adjacent to staff break room and near staff locker/changing room
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Hollow metal
Windows	Daylight, as feasible
Millwork	N/A
Acoustics	Per court standards
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls for workstations and at table. Provide power and data as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • 6 individual workstations • Whiteboard • Flat panel display

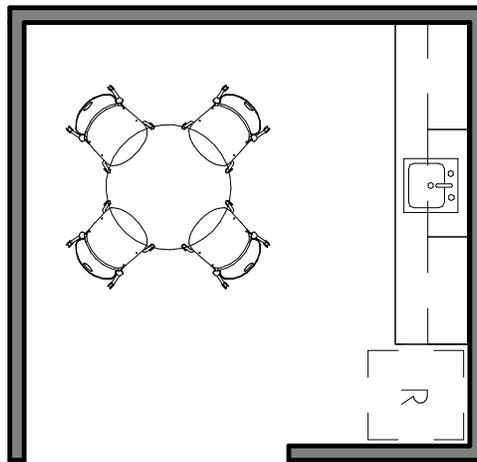
Notes

E113 SECURITY STORAGE AREA



Area	200 SF
Quantity	1
Function	Storage room
Occupants	0
Security Zone	Interstitial
Adjacency	Near shared workroom
Floor	Resilient flooring
Wall	Painted gypsum board / CMU
Ceiling	Acoustical tile
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	As needed for code and convenience
Lighting	LED with occupancy sensors
Equipment	Storage shelves as needed
Notes	

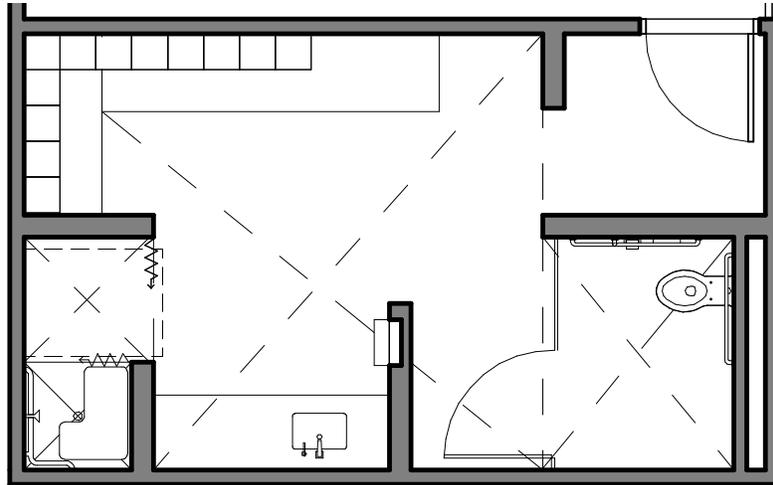
E114 BREAK AREA



Area	150 SF
Quantity	1
Function	Staff break, eating and food preparation area
Occupants	Varies, up to 4 visitors
Security Zone	Interstitial
Adjacency	Adjacent to shared workroom
Floor	Resilient flooring
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Hollow metal
Windows	N/A
Millwork	Counter with cabinets above and below
Acoustics	N/A
Mechanical	Shared thermal environment, consider exhaust fan near food prep area
Plumbing	Kitchen sink, water to refrigerator or ice machine, as necessary
Electrical/AV/IT	Power as needed for kitchen equipment power and data as needed for convenience
Lighting	LED with occupancy and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • Microwave • Refrigerator • Small table • 4 Chairs • Coffee maker

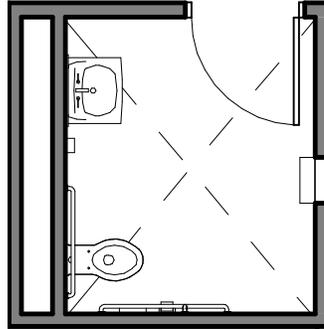
Notes

E115 STAFF LOCKER / CHANGING ROOM



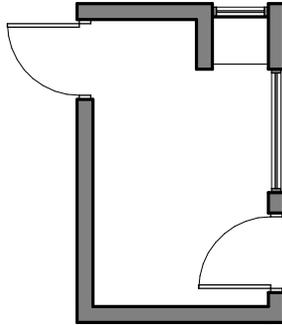
Area	200 SF
Quantity	2
Function	Locker and changing room
Occupants	Varies
Security Zone	Interstitial
Adjacency	Near staff toilet room and staff entry
Floor	Resilient flooring
Wall	Painted gypsum board
Ceiling	Painted gypsum board
Doors	Hollow metal
Windows	N/A
Millwork	Countertop and bench
Acoustics	N/A
Mechanical	Shared thermal environment, direct exhaust to roof
Plumbing	Sink / shower / toilet
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories Large lockers
Notes	

E113 STAFF TOILET



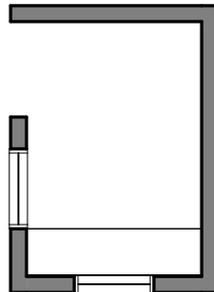
Area	80 SF
Quantity	2
Function	Restroom functions for staff
Occupants	0
Security Zone	Interstitial
Adjacency	Near control room and shared workroom
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

E201 SECURE VESTIBULE



Area	100 SF
Quantity	18
Function	Sound vestibule between courtroom and courtroom holding area
Occupants	Varies
Security Zone	Interstitial
Adjacency	Adjacent to courtroom
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	Steel
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment - security grilles throughout
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	Secure LED
Equipment	<ul style="list-style-type: none"> • Pass thru to holding area for attorney/client interactions
Notes	

E203 OFFICER WORKSTATION



Area	80 SF
Quantity	9
Function	Space for transport officer to do paperwork while prisoners are in courtroom holding area
Occupants	1
Security Zone	Interstitial
Adjacency	In courtroom holding area
Floor	Sealed concrete
Wall	Epoxy painted CMU
Ceiling	Epoxy painted concrete
Doors	N/A
Windows	N/A
Millwork	<ul style="list-style-type: none"> Built-in desk
Acoustics	N/A
Mechanical	Standard HVAC; Climate control
Plumbing	N/A
Electrical/AV/IT	Telephone: 1; Voice/data: 1; Outlets: 2
Lighting	LED and task lighting
Equipment	Chair
Notes	Duress button (security requirement)

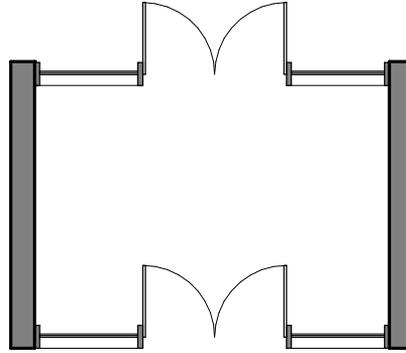
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f SHARED AND COMMON SPACES

Space Number	Space Name	Staff	Space Requirements							Notes	
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department G&F	Building G&F (1.23%)	New Facility Personnel		Comments
F100	General Facility										
F101	Building Entry / Vestibule		2	250	500	1.30	650	800			
F102	Security / Queuing		1	1,200	1,200	1.25	1,500	1,845			
F103	Security Office	1	1	120	120	1.25	150	185			
F104	Receiving Room		1	250	250	1.30	325	400		mail cubbies	
F105	Communications Room		1	400	400	1.25	500	615			
F106	Communications Closet		10	120	1,200	1.40	1,680	2,066			
F107	Electrical Room		10	100	1,000	1.25	1,250	1,538			
F108	Housekeeping		16	80	1,280	1.40	1,792	2,204			
F109	General Building Storage		8	150	1,200	1.25	1,500	1,845			
F110	DFCM / Maintenance Office	1	1	220	220	1.30	286	352			
F111	Personal Health Room		1	100	100	1.30	130	160			
F112	Public Uni-Sex Toilet		3	80	240	1.30	312	384			
F113	Public Toilets		4	360	1,440	1.25	1,800	2,214		M/F Set	
F114	Public Toilets (Large)		4	480	1,920	1.25	2,400	2,952		M/F Set	
F115	Mechanical Room(s)		1	9,000	9,000	1.00	9,000	9,000		3 various sized rooms	
F200	Court Related										
F201	Jury Assembly /Training / Flex		1	3,000	3,000	1.25	3,750	4,613			
F202	Medium Training Room		1	500	500	1.25	625	769			
F203	Staff Fitness Area		1	900	900	1.25	1,125	1,384			3
F204	Staff Break Room / Lounge		1	600	600	1.25	750	923			
F205	Staff Toilets		11	120	1,320	1.25	1,650	2,030		Set	
TOTALS		2			26,390		31,175	36,275			

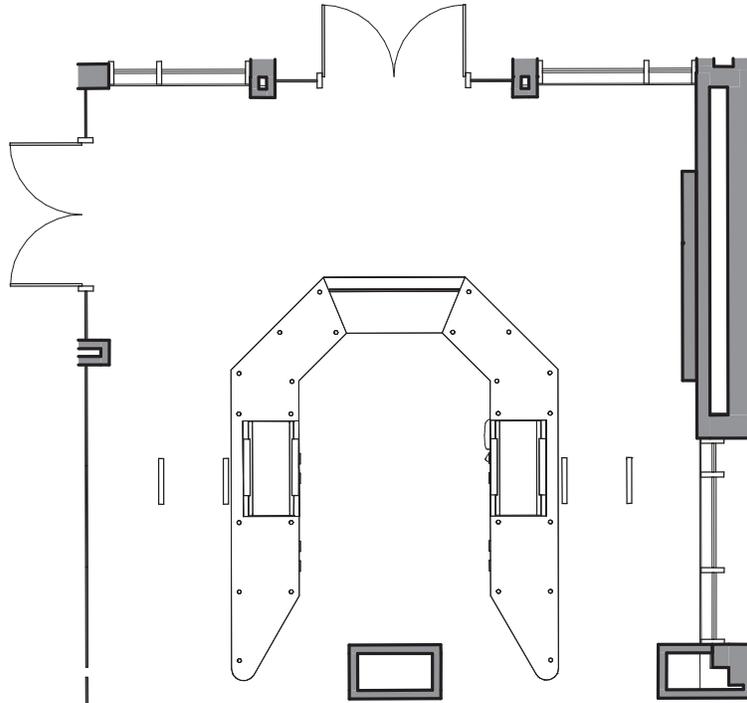
- Notes:
1. Provide a security office at an upper level, convenient to courtrooms, provide space for a gun safe
 2. One to two building conference rooms shall be equipped to facilitate technology training. This includes ample voice/data at perimeter walls
 3. The staff fitness area includes locker and changing rooms

F101 BUILDING ENTRY/VESTIBULE



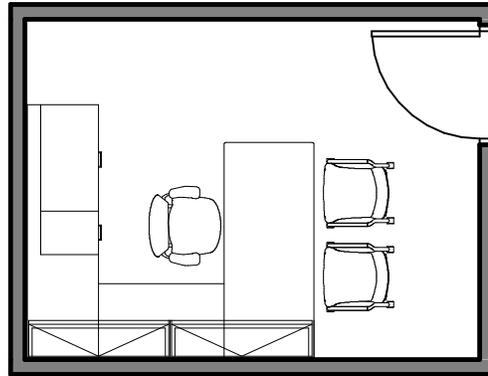
Area	250 SF
Quantity	2
Function	Vestibule at primary building entry points
Occupants	0
Security Zone	Public
Adjacency	Building entry
Floor	Entry carpet
Wall	Varies
Ceiling	Painted gypsum board
Doors	Storefront or curtainwall, as applicable
Windows	Storefront
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with integrated photocell sensors
Equipment	N/A
Notes	

F102 SECURITY / QUEUING



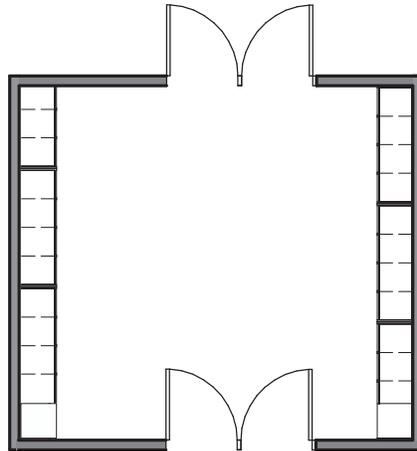
Area	1,200 SF
Quantity	1
Function	Public security checkpoint
Occupants	2-4
Security Zone	Public
Adjacency	Adjacent to primary building entry and public lobby
Floor	Tile or equal
Wall	Wood and/or painted gypsum board
Ceiling	Wood and/or suspended acoustic system
Doors	Storefront
Windows	Storefront
Millwork	Custom x-ray desk
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Power and data for x-ray, magnetometer and other security equipment as needed
Lighting	LED with integrated photocell sensors
Equipment	2 X-ray machines 2 Magnetometers
Notes	

F103 SECURITY OFFICE



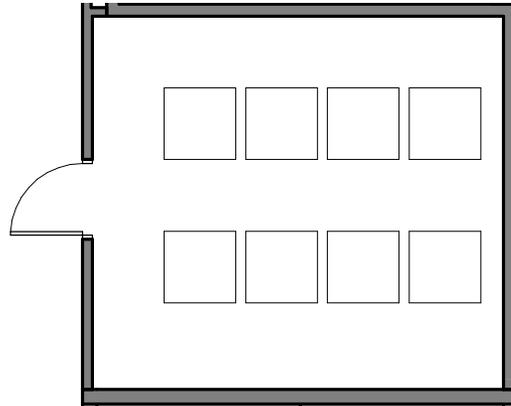
Area	120 SF	
Quantity	1	
Function	Office for security personnel to perform daily functions and monitor building security needs	
Occupants	1-2	
Security Zone	Secure	
Adjacency	Near main entrance / lobby with a direct line of sight to the entry	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Computer and equipment by owner
Notes	This room should have the following: <ul style="list-style-type: none"> • Annunciator • Duress signals • Fire control panels 	<ul style="list-style-type: none"> • Security panels - verify with Utah State Fire Marshall • Monitors - 2 security / 2 building • Duress Button • Secure hardware

F104 RECEIVING ROOM



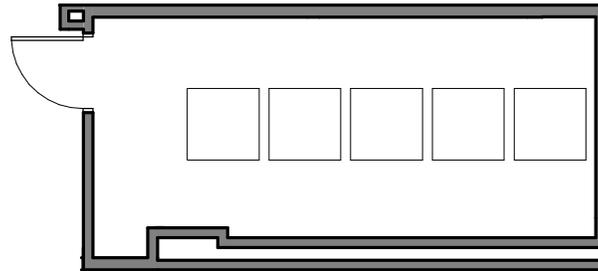
Area	250 SF
Quantity	1
Function	Space to receive, sort and send mail
Occupants	0
Security Zone	Secure
Adjacency	Near receiving area
Floor	Resilient flooring
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Solid core wood
Windows	N/A
Millwork	Base and upper cabinets
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	4 outlets
Lighting	LED with integrated occupancy sensor
Equipment	Mail cubbies Mail cart and storage area
Notes	

F105 COMMUNICATIONS ROOM



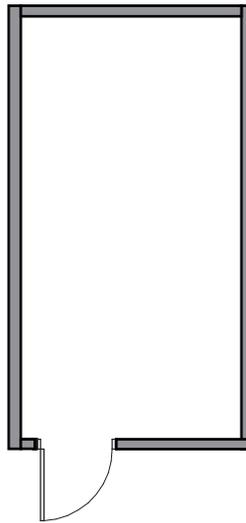
Area	400 SF
Quantity	1
Function	<ul style="list-style-type: none"> • Room to house phone panels and central collector panels for all communication systems • House all computer network panels and central wire needs for all locations
Occupants	
Security Zone	Secure
Adjacency	
Floor	Sealed concrete
Wall	Painted CMU / gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Cooling as needed for equipment
Plumbing	N/A
Electrical/AV/IT	As needed for equipment
Lighting	LED with occupancy sensor
Equipment	Coordinate with ITS
Notes	<ul style="list-style-type: none"> • Telephone and data terminal boards and/or racks • UPS emergency power • Coordinate with ITS • Cable tray terminates in this room (see prototype)

F106 COMMUNICATIONS CLOSET



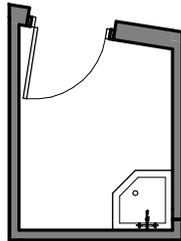
Area	120 SF
Quantity	10
Function	Telephone closet
Occupants	
Security Zone	Secure
Adjacency	Spaced in wings of building to shorten wire runs
Floor	Sealed concrete
Wall	Painted CMU / gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Cooling as needed for equipment
Plumbing	N/A
Electrical/AV/IT	As needed for equipment
Lighting	LED with occupancy sensor
Equipment	Coordinate with ITS
Notes	<ul style="list-style-type: none"> • Telephone and data terminal boards and/or racks • UPS emergency power • Coordinate with ITS • Cable tray terminates in this room (see prototype)

F107 ELECTRICAL



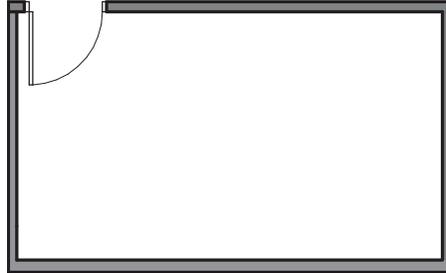
Area	100 SF
Quantity	10
Function	<ul style="list-style-type: none"> • Room to house phone panels and central collector panels for all communications systems • To house all computer network panels and central wire needs for all locations
Occupants	
Security Zone	Secure
Adjacency	
Floor	Sealed concrete
Wall	Painted CMU / gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Cooling as needed for equipment
Plumbing	N/A
Electrical/AV/IT	
Lighting	LED with occupancy sensor
Equipment	N/A
Notes	

F108 HOUSEKEEPING



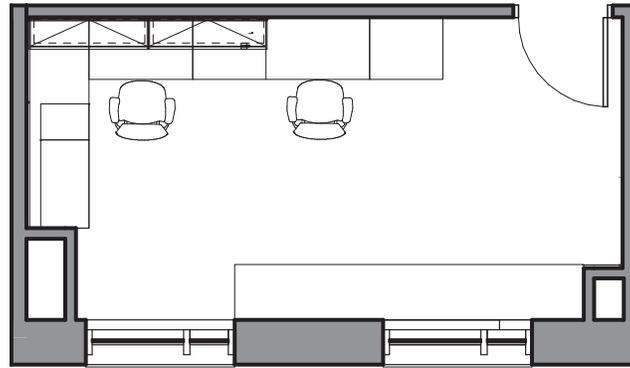
Area	80 SF
Quantity	16
Function	
Occupants	
Security Zone	Public and secure
Adjacency	Near restrooms
Floor	Sealed concrete
Wall	Painted CMU / gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Cooling as needed for equipment
Plumbing	N/A
Electrical/AV/IT	GFI outlets as needed
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Mop rack • Shelving • Ladder to roof hatch where occurs
Notes	<ul style="list-style-type: none"> • Provide mop rack located so mops hang over sink • Ceramic tile wainscot at sink - 4' high each side

F109 GENERAL BUILDING STORAGE



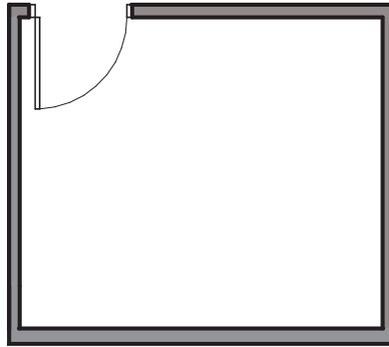
Area	150 SF
Quantity	8
Function	General building and courtroom supply storage
Occupants	0
Security Zone	Secure
Adjacency	Near courtrooms and judicial staff areas
Floor	Sealed concrete
Wall	Painted CMU / Gypsum board
Ceiling	Open to structure
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets
Lighting	LED with occupancy sensor
Equipment	Shelving as needed
Notes	

F110 DFCM / MAINTENANCE OFFICE



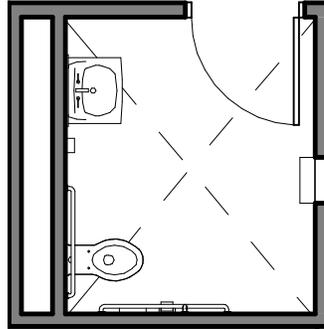
Area	220 SF
Quantity	1
Function	Office and workroom for DFCM staff
Occupants	1-3
Security Zone	Secure
Adjacency	Near receiving area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Computer and equipment by owner
Notes	<ul style="list-style-type: none"> • Include small work area and bench for minor projects and repairs • Intercom connected to receiving room and dock

F111 PERSONAL HEALTH ROOM



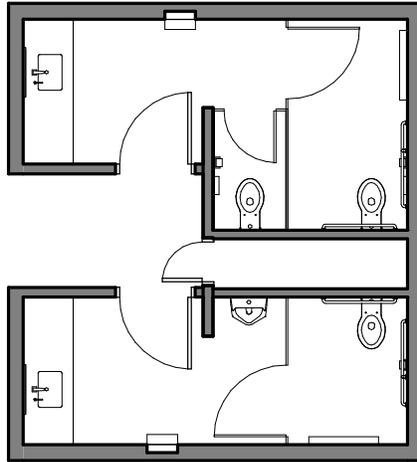
Area	100 SF
Quantity	1
Function	Small room for personal health, lactating mothers or private calls
Occupants	0
Security Zone	Secure
Adjacency	Near central staff toilet area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	Privacy coating if windows are present
Millwork	Sink base
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	Sink
Electrical/AV/IT	Power and data for convenience
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Soft seating • Under-cabinet refrigerator
Notes	

F112 PUBLIC UNI-SEX TOILET



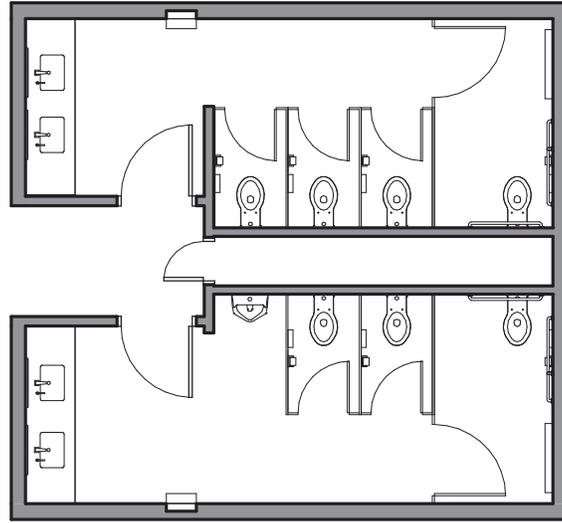
Area	80 SF
Quantity	3
Function	Restroom functions for family or other populations more comfortable in single room
Occupants	0
Security Zone	Public
Adjacency	Near public toilet rooms
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

F113 PUBLIC TOILETS



Area	360 SF
Quantity	4 (includes 1 male and 1 female toilet)
Function	Public toilet rooms
Occupants	0
Security Zone	Public
Adjacency	Adjacent to/part of main lobby
Floor	Ceramic mosaic tile
Wall	Ceramic tile wainscot / Painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	Privacy coating if windows are present
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment with direct exhaust to roof exhaust fan system
Plumbing	Toilets, sinks, urinals
Electrical/AV/IT	Minimal GFI
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Toilet and urinal partitions • Toilet room accessories
Notes	ADA accessible

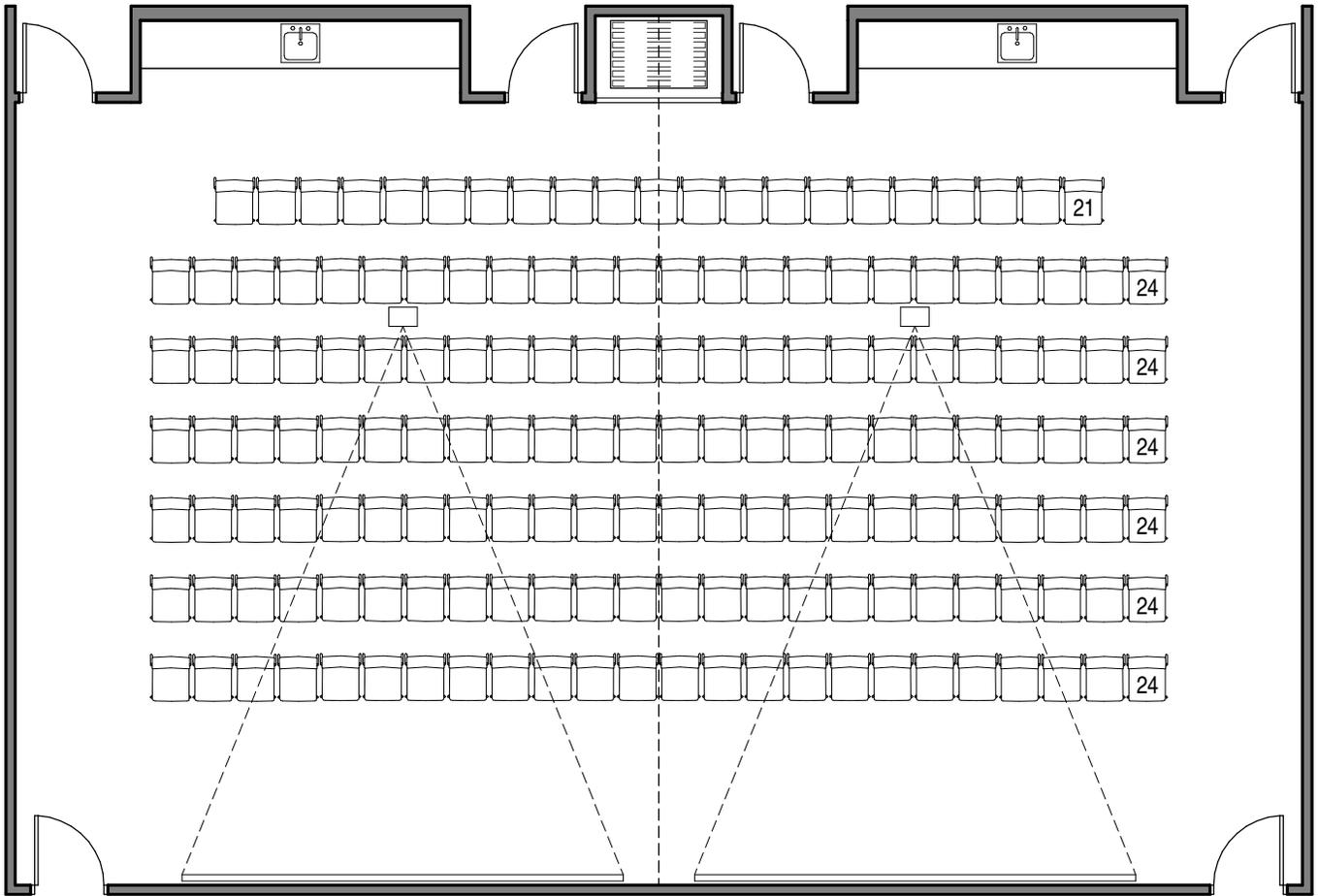
F114 PUBLIC TOILETS (LARGE)



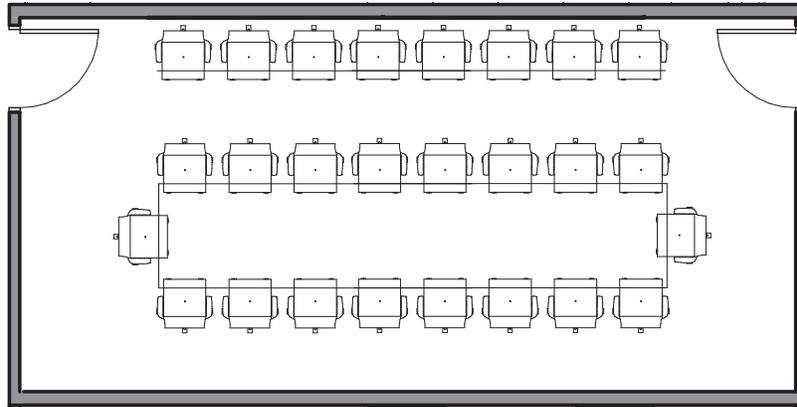
Area	480 SF
Quantity	4 (includes 1 male and 1 female toilet)
Function	Public toilet rooms
Occupants	0
Security Zone	Public
Adjacency	Adjacent to/part of main lobby
Floor	Ceramic mosaic tile
Wall	Ceramic tile wainscot / Painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	Privacy coating if windows are present
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment with direct exhaust to roof exhaust fan system
Plumbing	Toilets, sinks, urinals
Electrical/AV/IT	Minimal GFI
Lighting	LED with occupancy sensor
Equipment	<ul style="list-style-type: none"> • Toilet and urinal partitions • Toilet room accessories
Notes	ADA accessible

F201 JURY ASSEMBLY AND TRAINING ROOM

Area	3,000 SF
Quantity	1
Function	Multipurpose functions including jury assembly, training and other large assembly needs
Occupants	80-100 visitors
Security Zone	Public
Adjacency	Adjacent to jury assembly offices and storage room
Floor	Carpet
Wall	Painted gypsum board with acoustic treatment, accordion style room divider
Ceiling	Enhanced suspended acoustic ceiling
Doors	Storefront
Windows	Exterior windows with interior roller shades with black-out capability
Millwork	Counter with base cabinets below
Acoustics	See courthouse standards
Mechanical	Individual thermostat adjustable +/- 4 degrees, carbon dioxide sensor
Plumbing	2 small sinks
Electrical/AV/IT	Power and data around perimeter for technology training as well as in-floor for flexible table arrangement Power and data in ceiling for projection system
Lighting	LED, fully dimmable with presentation mode and vacancy and photocell sensors
Equipment	<ul style="list-style-type: none">• 2 Projectors• 2 Recessed projection screens• Movable tables and chairs• Lectern
Notes	

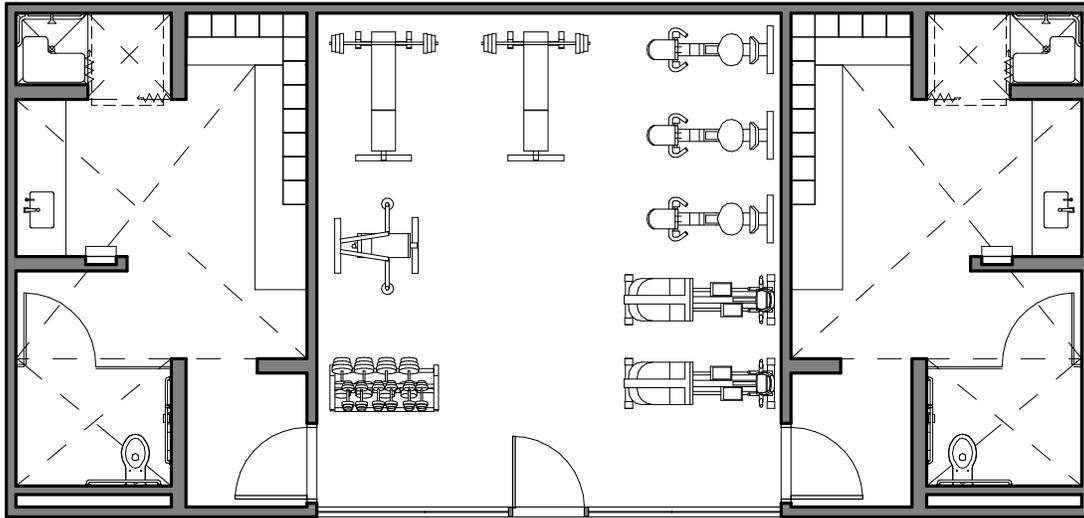


F202 MEDIUM TRAINING ROOM



Area	500 SF
Quantity	1
Function	Multipurpose functions including staff meetings, technology training and general meeting use.
Occupants	20-25 visitors
Security Zone	Secure
Adjacency	Convenient to staff work areas
Floor	Carpet
Wall	Painted gypsum board with acoustic treatment
Ceiling	Enhanced suspended acoustic ceiling
Doors	Storefront
Windows	Exterior windows with interior roller shades with black-out capability
Millwork	Counter with base cabinets below
Acoustics	See courthouse standards
Mechanical	Individual thermostat adjustable +/- 4 degrees, carbon dioxide sensor
Plumbing	N/A
Electrical/AV/IT	Power and data around perimeter for technology training as well as in-floor for flexible table arrangement Power and data in ceiling for projection system
Lighting	LED, fully dimmable with presentation mode and vacancy and photocell sensors
Equipment	<ul style="list-style-type: none"> • 1 Projector • 1 Recessed projection screen • Movable tables and chairs
Notes	

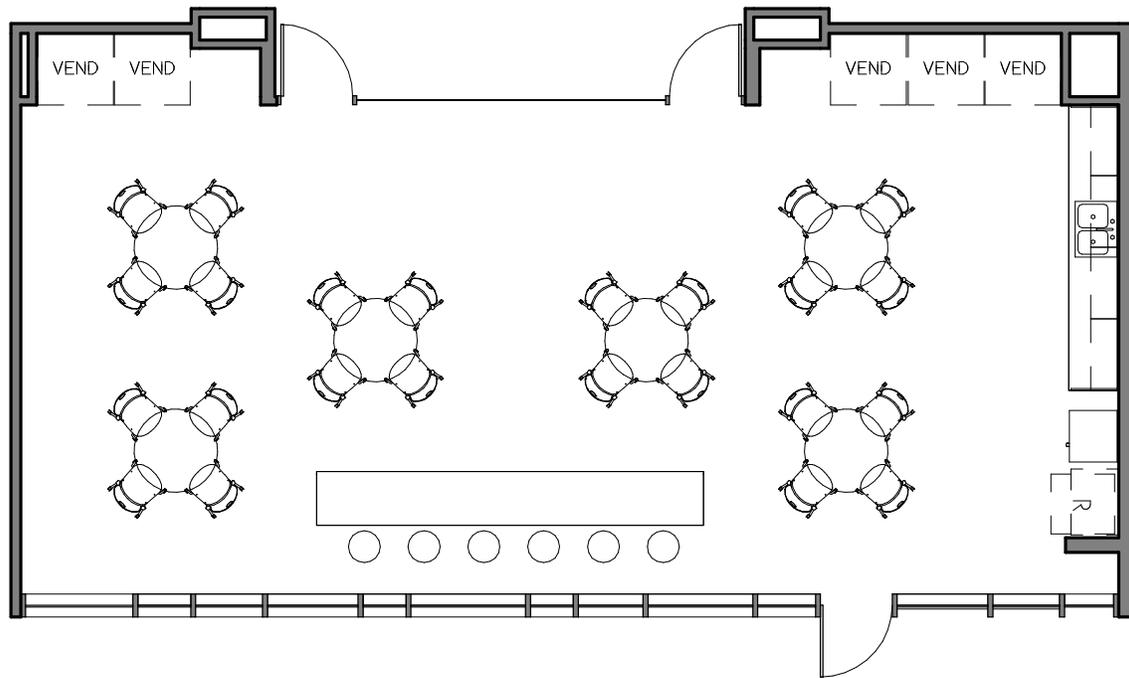
F203 STAFF FITNESS AREA



Area	900 SF
Quantity	1
Function	Space for staff to exercise
Occupants	Varies
Security Zone	Secure
Adjacency	Near break room and staff toilet rooms
Floor	Rubber sport flooring
Wall	Painted gypsum board
Ceiling	Acoustic lay-in ceiling
Doors	Solid core wood
Windows	Exterior windows with interior roller shades
Millwork	Countertop and bench in changing rooms
Acoustics	N/A
Mechanical	Individual thermostat adjustable +/- 4 degrees and ceiling fans for comfort. Exhaust to roof exhaust fan system
Plumbing	Sink / shower / toilets / drinking fountain
Electrical/AV/IT	Power and data as needed for equipment
Lighting	LED with occupancy sensors and daylight sensors, iff applicable
Equipment	<ul style="list-style-type: none"> • Exercise equipment (NIC) • Lockers • Toilet room accessories

Notes

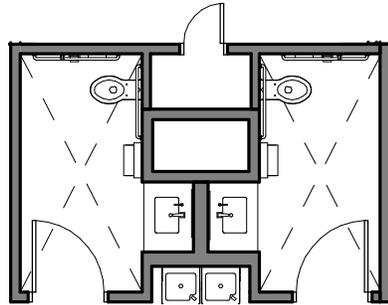
204 STAFF BREAK ROOM / LOUNGE



Area	600 SF	
Quantity	1	
Function	Central, large break and collaboration area for staff	
Occupants	Varies, up to 20+	
Security Zone	Secure	
Adjacency	Near staff vertical circulation and direct access to secure outdoor eating area	
Floor	Resilient flooring	
Wall	Painted gypsum board	
Ceiling	Painted gypsum board	
Doors	Storefront	
Windows	Exterior windows with interior roller shades	
Millwork	Counter with cabinets above and below	
Acoustics	N/A	
Mechanical	Shared thermal environment, consider exhaust fan near food prep area	
Plumbing	Kitchen sink, water to refrigerator or ice machine, as necessary	
Electrical/AV/IT	Power as needed for kitchen equipment power and data as needed for convenience	
Lighting	LED with occupancy and photocell sensor as applicable	
Equipment	<ul style="list-style-type: none"> • 4 Microwaves • Refrigerator • 6 tables • Vending machine alcove 	<ul style="list-style-type: none"> • 24 Chairs • Coffee maker • Ice machine • Water cooler

Notes

205 STAFF TOILETS

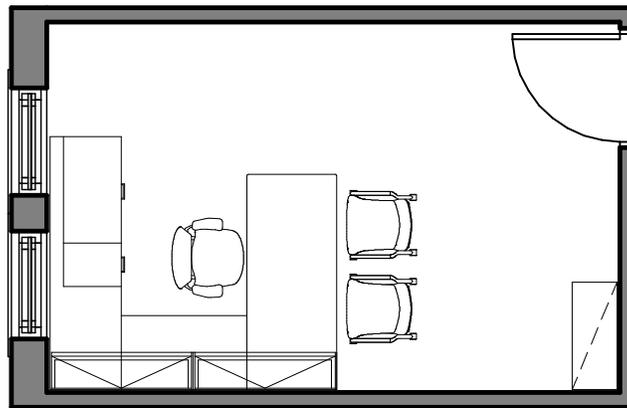


Area	120 SF
Quantity	11 (includes 2 unisex toilet rooms)
Function	Restroom functions for staff
Occupants	0
Security Zone	Secure
Adjacency	Near staff work areas and secure vertical circulation
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

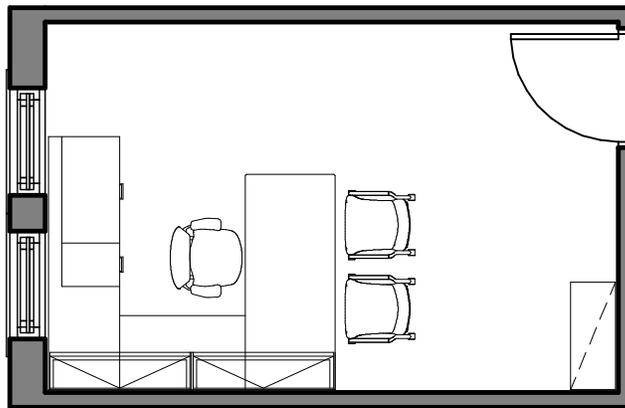
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Space Number	Space Name	Space Requirements									Notes
		Staff	Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	Comments	
G100											
G101	GAL Attorney	9	9	165	1,485	1.25	1,856	2,283			
G102	Investigator Office	1	1	160	160	1.30	208	256			
G103	Office Manager	1	1	160	160	1.30	208	256			
G104	CASA Coordinator	2	2	160	320	1.30	416	512			
G105	Paralegal Support	4	1	240	240	1.30	312	384			
G106	Reception	1	1	48	48	1.30	62	77			
G107	Child Waiting		1	62	62	1.30	81	99			
G108	GAL Waiting		1	217	217	1.30	282	347			
G109	GAL Conference Room		1	250	250	1.30	325	400			
G110	Workroom		1	120	120	1.25	150	185			
G111	Toilet Room		2	60	120	1.25	150	185		uni-sex	
G112	Filing Area		1	60	60	1.25	75	92			
G113	Break Room		1	120	120	1.25	150	185			
TOTALS		18			3,182		4,050	4,982			

G101 GAL ATTORNEY



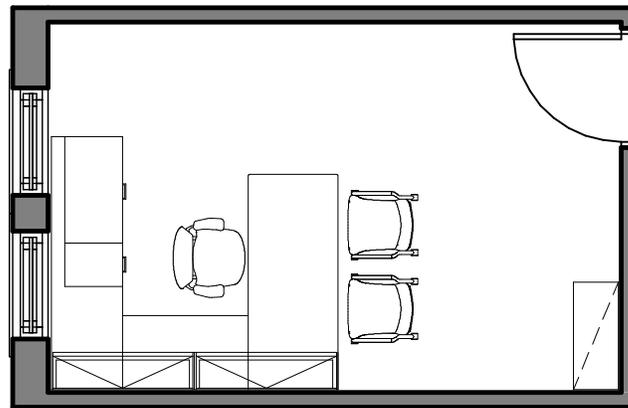
Area	165 SF	
Quantity	9	
Function	Office for GAL attorney, space for daily activities and small meetings	
Occupants	1 FTE, 2 visitors	
Security Zone	Public	
Adjacency	Adjacent to GAL paralegal support	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; Occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Bookcase • Computer and equipment by owner • Visitor Seating
Notes		



Area	160 SF
Quantity	1
Function	Office for GAL investigator, space for daily activities and small meetings
Occupants	1 FTE, 2 visitors
Security Zone	Public
Adjacency	Adjacent to GAL paralegal support
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

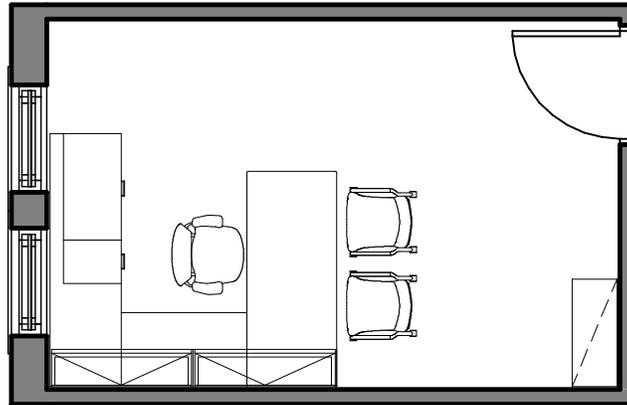
Notes

G103 OFFICE MANAGER



Area	160 SF	
Quantity	1	
Function	Office for GAL office manager	
Occupants	1 FTE, 2 visitors	
Security Zone	Public	
Adjacency	Near GAL reception	
Floor	Carpet	
Wall	Painted gypsum board	
Ceiling	Acoustical lay-in tile	
Doors	Solid core wood	
Windows	Exterior window with interior roller shades	
Millwork	N/A	
Acoustics	See court standards	
Mechanical	Shared thermal environment	
Plumbing	N/A	
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs	
Lighting	LED with task lighting; Occupancy power lighting control	
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating 	<ul style="list-style-type: none"> • Bookcase • Computer and equipment by owner • Visitor Seating
Notes		

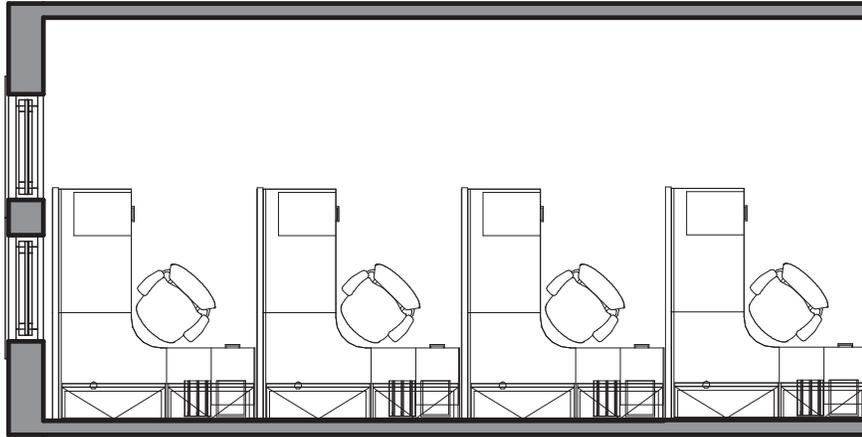
G104 CASA COORDINATOR



Area	160 SF
Quantity	2
Function	Office for CASA Coordinator
Occupants	1
Security Zone	Public
Adjacency	Near GAL attorneys
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

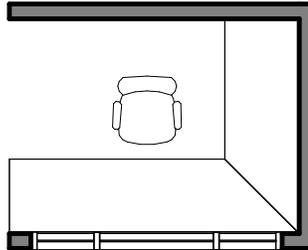
Notes

G105 PARALEGAL SUPPORT



Area	240 SF
Quantity	1
Function	Open office for paralegal support
Occupants	4
Security Zone	Public
Adjacency	Near GAL attorneys and reception
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	N/A
Windows	Access to daylight
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chairs • Computer and equipment by owner
Notes	

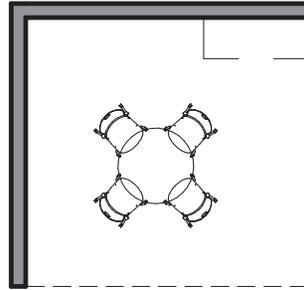
G106 RECEPTION



Area	48 SF
Quantity	1
Function	Reception desk
Occupants	1
Security Zone	Public
Adjacency	Adjacent to GAL waiting room and child's waiting area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustic lay-in tile
Doors	Storefront
Windows	Reception window
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets and data as needed, with power and data available for furniture system
Lighting	LED with task lighting, occupancy sensor and photocell sensor as applicable
Equipment	<ul style="list-style-type: none"> • System furniture • Task chair • Computer and equipment by owner

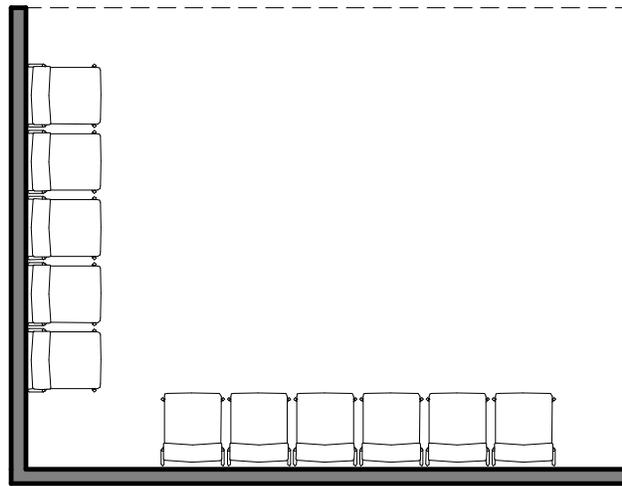
Notes

G107 CHILD WAITING



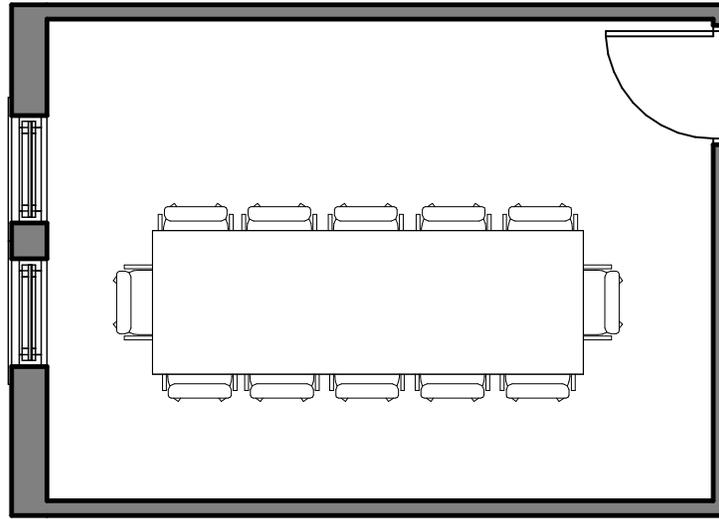
Area	62 SF
Quantity	1
Function	Children's waiting area
Occupants	Visitors vary
Security Zone	Public
Adjacency	Adjacent to GAL waiting and reception
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	Shared daylight, as feasible
Millwork	Bookshelf
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with integrated photocell and occupancy sensors
Equipment	Children's toys (NIC)
Notes	Semi-private area for children waiting

G108 GAL WAITING



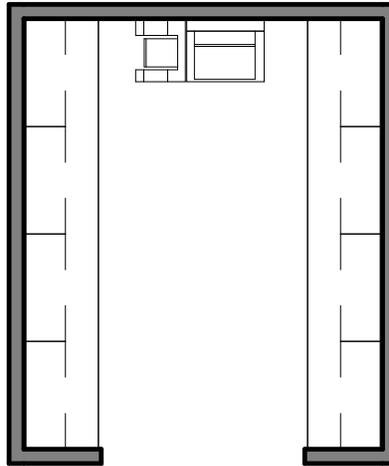
Area	217 SF
Quantity	1
Function	Waiting area for GAL offices
Occupants	Visitors vary
Security Zone	Public
Adjacency	Accessible from main building lobby, Adjacent to GAL waiting and reception
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Storefront
Windows	Shared daylight, as feasible
Millwork	Bookshelf
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with integrated photocell and occupancy sensors
Equipment	<ul style="list-style-type: none"> • Soft seating • Side tables
Notes	

G109 GAL CONFERENCE ROOM



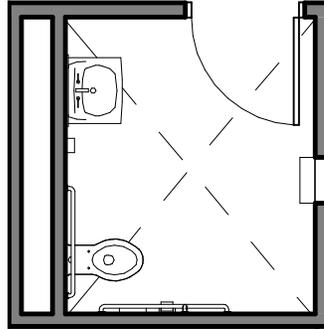
Area	250 SF
Quantity	1
Function	Conference and collaboration room
Occupants	Up to 14 visitors
Security Zone	Secure
Adjacency	Adjacent to TCE offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard • Flat panel display
Notes	

G110 WORKROOM



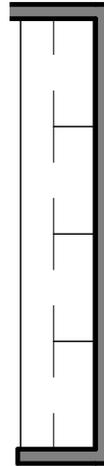
Area	120
Quantity	1
Function	Room for copying, faxing, scanning, postage, metering, etc.
Occupants	Varies
Security Zone	Secure
Adjacency	Near attorney offices and paralegal support spaces
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	Exterior windows with interior roller shades
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets with counter • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment with independent exhaust to roof exhaust fan system
Plumbing	Standard
Electrical/AV/IT	Power and data as needed for printers, copy machine and other equipment as well as convenience
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Office machines including: copy machine, fax machine, scanner, postage meter / scale, printers, etc... by owner
Notes	

G111 STAFF TOILET



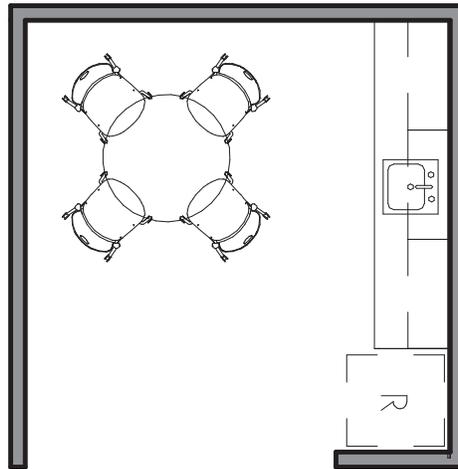
Area	80 SF
Quantity	1
Function	Unisex GAL staff toilet room
Occupants	0
Security Zone	Public
Adjacency	Near offices
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

G112 FILING AREA



Area	60
Quantity	1
Function	Alcove for file cabinets and file storage
Occupants	Varies
Security Zone	Secure
Adjacency	Near attorney offices and paralegal support spaces
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> Filing cabinets
Notes	

G113 BREAK AREA

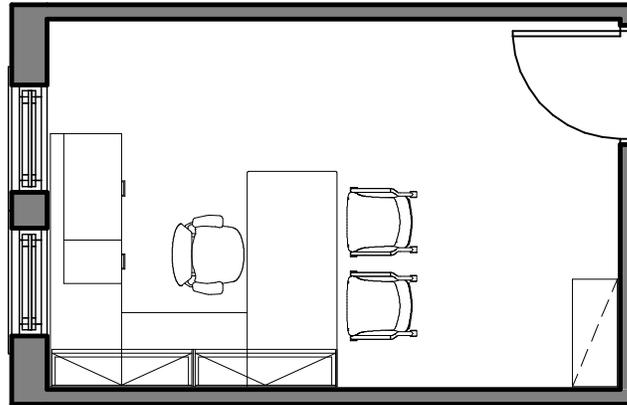


Area	120 SF	
Quantity	1	
Function	Staff break, eating and food preparation area	
Occupants	Varies, up to 4 visitors	
Security Zone	Secure	
Adjacency	Central to staff work areas on courtroom floors	
Floor	Resilient flooring	
Wall	Painted gypsum board	
Ceiling	Acoustical tile	
Doors	Storefront	
Windows	Exterior windows with interior roller shades	
Millwork	Counter with cabinets above and below	
Acoustics	N/A	
Mechanical	Shared thermal environment, consider exhaust fan near food prep area	
Plumbing	Kitchen sink, water to refrigerator or ice machine, as necessary	
Electrical/AV/IT	Power as needed for kitchen equipment power and data as needed for convenience	
Lighting	LED with occupancy and photocell sensor as applicable	
Equipment	<ul style="list-style-type: none"> • 1 Microwave • Refrigerator • Dishwasher • 1 Small table 	<ul style="list-style-type: none"> • 4 Chairs • Coffee maker
Notes		

Space Number	Space Name	Space Requirements									Notes
		Staff	Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GSF	Building GSF (1.23%)	New Facility Personnel	Comments	
H100	Staffed Areas										
H101	Chief Probation Officer	2	2	160	320	1.30	416	512			
H102	Probation Supervisor	2	2	160	320	1.30	416	512			
H103	Probation Officer	16	16	150	2,400	1.30	3,120	3,838			
H200	Non Staffed Areas										
H201	Conference Room		1	300	300	1.30	390	480			
H202	Probation Reception		1	200	200	1.30	260	320			
H203	Work Room		1	150	150	1.30	195	240			
H204	Storage		1	200	200	1.30	260	320			
H205	Urinalysis Toilet Room		1	140	140	1.40	196	241			1
H206	Probation Toilet Room		1	120	120	1.40	168	207	Set		
TOTALS		20			4,150		5,421	6,668			

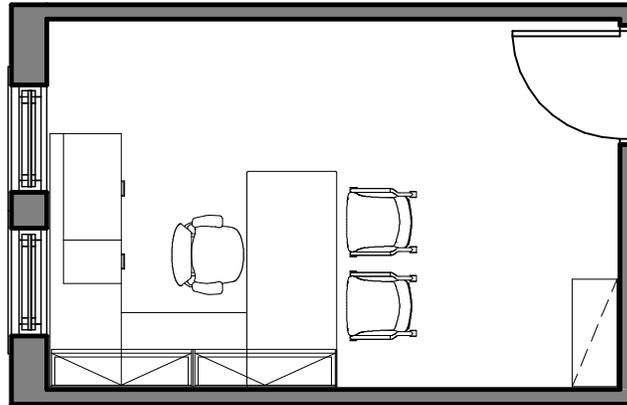
Notes: 1. Observation area outside of toilet room with one-way glass.

H101 CHIEF PROBATION OFFICE



Area	160 SF
Quantity	2
Function	Office for Chief Probation Officer
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near probation supervisor offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating
Notes	<ul style="list-style-type: none"> • Must have direct access away from main lobby and direct to outside • Officers need 24-hour access to this area • Duress button • Acoustics: STC - See Court Standards

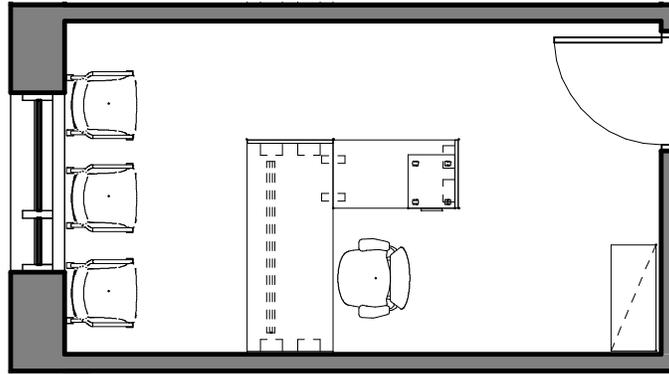
H102 PROBATION SUPERVISOR



Area	160 SF
Quantity	2
Function	Office for Probation Supervisor
Occupants	1 FTE, 2 visitors
Security Zone	Secure
Adjacency	Near chief probation offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating

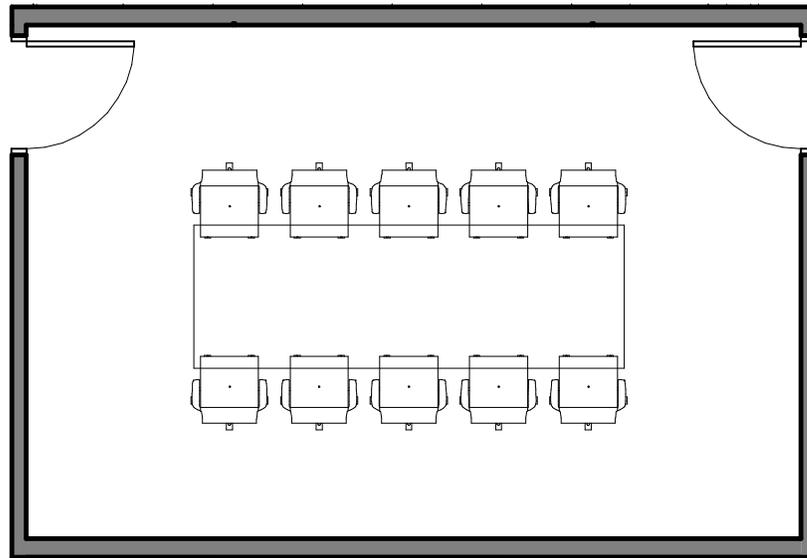
Notes

H103 PROBATION OFFICER



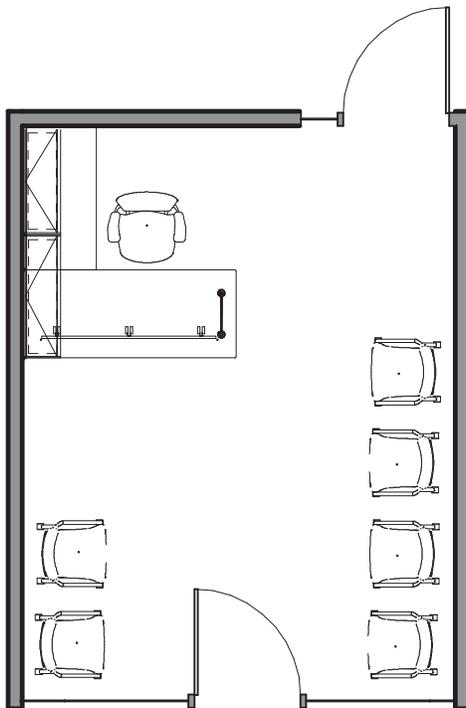
Area	150 SF
Quantity	16
Function	Space for probation officers to meet with juveniles and their relatives / lawyers
Occupants	1 FTE, 3 visitors
Security Zone	Secure
Adjacency	Near probation supervisor offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior window with interior roller shades
Millwork	N/A
Acoustics	See court standards
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Voice and data as needed, coordinate with system furniture needs
Lighting	LED with task lighting; Occupancy power lighting control
Equipment	<ul style="list-style-type: none"> • Systems furniture to include desk, personal storage, and file storage - configuration to be determined • Task seating • Bookcase • Computer and equipment by owner • Visitor Seating
Notes	<ul style="list-style-type: none"> • Must have direct access away from main lobby and direct to outside • Officers need 24-hour access to this area • Duress button • Interview / audio monitoring • Electrical: See security

H201 CONFERENCE ROOM



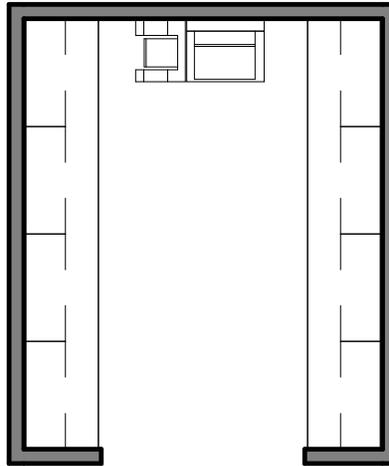
Area	300 SF
Quantity	1
Function	Conference and collaboration room
Occupants	Varies
Security Zone	Secure
Adjacency	Near probation offices
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 10-16, based on need • Whiteboard • Flat panel display
Notes	<ul style="list-style-type: none"> • Secure doors with card reader on secure corridor side • Video conferencing capabilities

H2O2 PROBATION RECEPTION



Area	200 SF
Quantity	1
Function	Probation office waiting and reception space
Occupants	1 FTE , 4-6 visitors
Security Zone	Secure
Adjacency	Accessible from secure probation entry, separate from Secure area
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Storefront
Windows	Shared daylight, as feasible
Millwork	Bookshelf
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	N/A
Lighting	LED with integrated photocell and occupancy sensors
Equipment	<ul style="list-style-type: none"> • Soft seating • Side tables • Reception desk • Task chair
Notes	

H203 WORKROOM



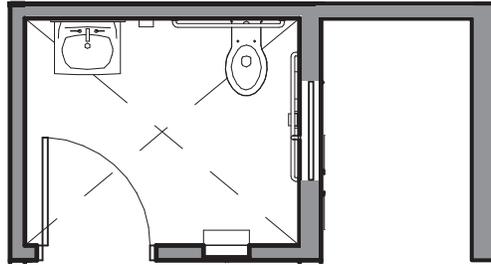
Area	150
Quantity	1
Function	Room for copying, faxing, scanning, postage, metering, etc.
Occupants	Varies
Security Zone	Secure
Adjacency	Near probation offices and storage room
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	N/A
Windows	N/A
Millwork	<ul style="list-style-type: none"> • Plastic laminate base cabinets with counter • Wall cabinets with lockable doors
Acoustics	N/A
Mechanical	Shared thermal environment with independent exhaust to roof exhaust fan system
Plumbing	Standard
Electrical/AV/IT	Power and data as needed for printers, copy machine and other equipment as well as convenience
Lighting	LED with occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Office machines including: copy machine, fax machine, scanner, postage meter / scale, printers, etc... by owner
Notes	

H2O4 STORAGE



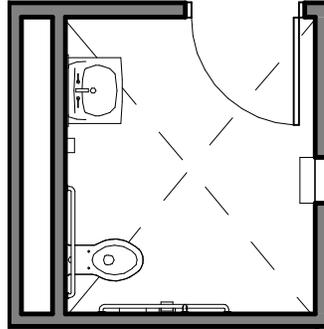
Area	200 SF
Quantity	1
Function	Storage space
Occupants	0
Security Zone	Secure
Adjacency	Near probation workrooms and conference room
Floor	Resilient flooring
Wall	Painted gypsum board
Ceiling	Acoustic ceiling
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets
Lighting	LED with occupancy sensor
Equipment	Shelving as needed
Notes	

H205 URINALYSIS TOILET ROOM



Area	120 SF
Quantity	1
Function	Drug test urine sample collection toilet room
Occupants	0
Security Zone	Secure
Adjacency	Near probation offices
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Solid core wood
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible Pass-thru for urine samples

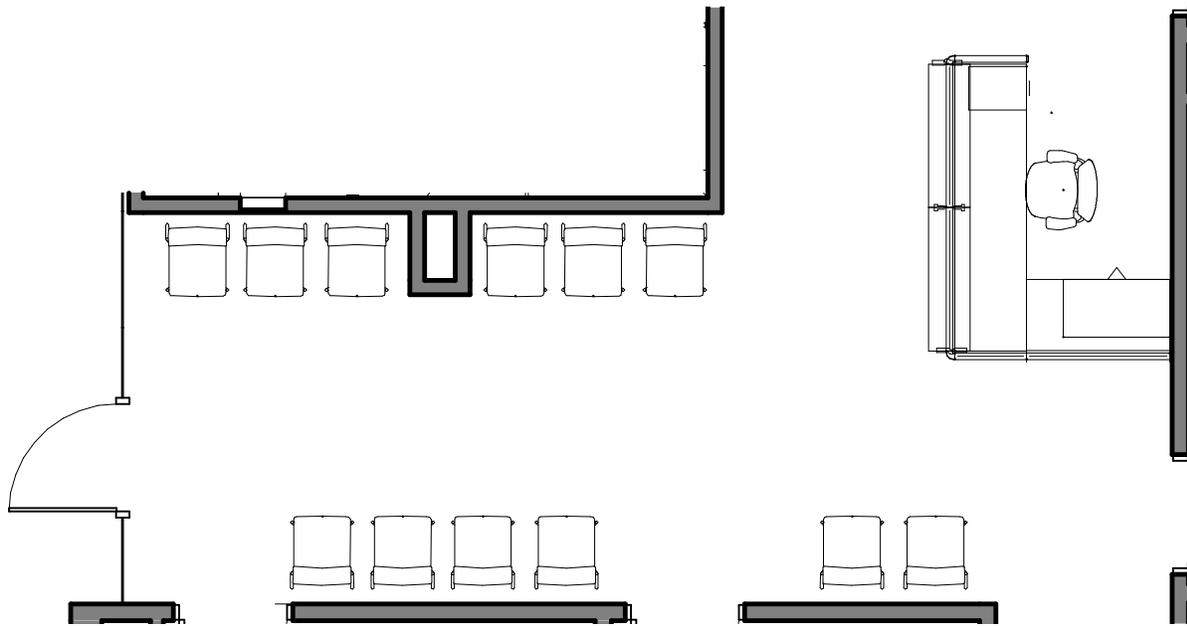
H2O6 STAFF TOILET



Area	80 SF
Quantity	1
Function	Unisex probation staff toilet room
Occupants	0
Security Zone	Secure
Adjacency	Near offices
Floor	Tile
Wall	Tile wainscot with painted gypsum board
Ceiling	Painted gypsum board
Doors	Hollow metal
Windows	N/A
Millwork	N/A
Acoustics	N/A
Mechanical	Exhaust to roof exhaust fan system
Plumbing	Toilet / sink / floor drain
Electrical/AV/IT	1 GFI outlet
Lighting	LED with occupancy sensor
Equipment	Toilet room accessories
Notes	ADA accessible

Space Number	Space Name	Staff	Space Requirements							Notes
			Quantity	Space Net Area (Square Feet)	Total Program Net Area (Square Feet)	Efficiency Factor	Department GsF	Building GsF (1.23%)	New Facility Personnel	
I100	Mediation Suite									
I101	Mediation Reception / Lobby / Waiting		1	600	600	1.30	780	959		
I102	Large Mediation Room		1	330	330	1.30	429	528		
I103	Medium Mediation Rooms		2	240	480	1.30	624	768		
I104	Caucus Room		3	160	480	1.30	624	768		
TOTALS		0			1,890		2,457	3,022		

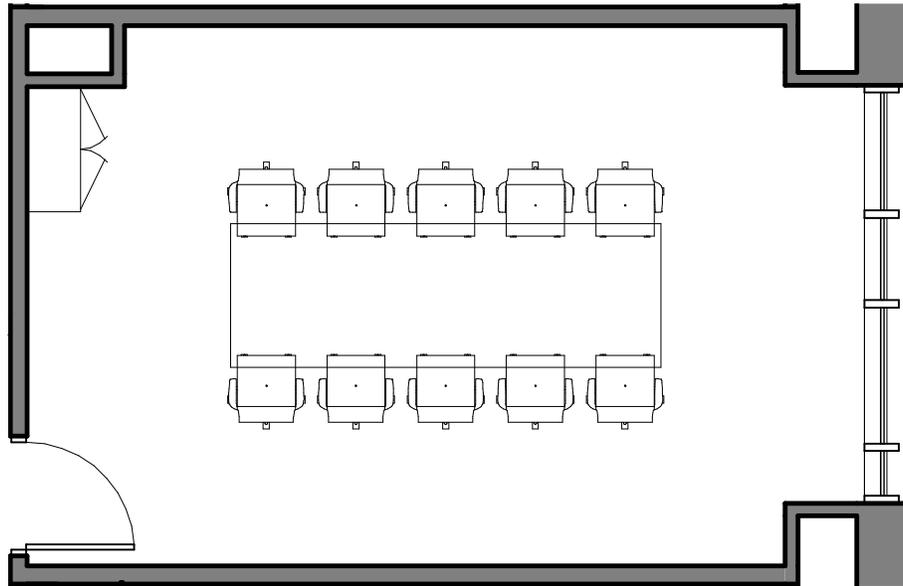
1101 MEDIATION RECEPTION / LOBBY / WAITING



Area	600 SF
Quantity	1
Function	Mediation office waiting and reception space
Occupants	1 FTE , 8-12 visitors
Security Zone	Public
Adjacency	Accessible from main public lobby
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical tile
Doors	Storefront
Windows	Shared daylight, as feasible
Millwork	Reception desk
Acoustics	N/A
Mechanical	Shared thermal environment
Plumbing	N/A
Electrical/AV/IT	Convenience outlets in walls, consider USB charging stations
Lighting	LED with integrated photocell and occupancy sensors
Equipment	<ul style="list-style-type: none"> • Soft seating • Side tables • Reception desk • Task chair

Notes

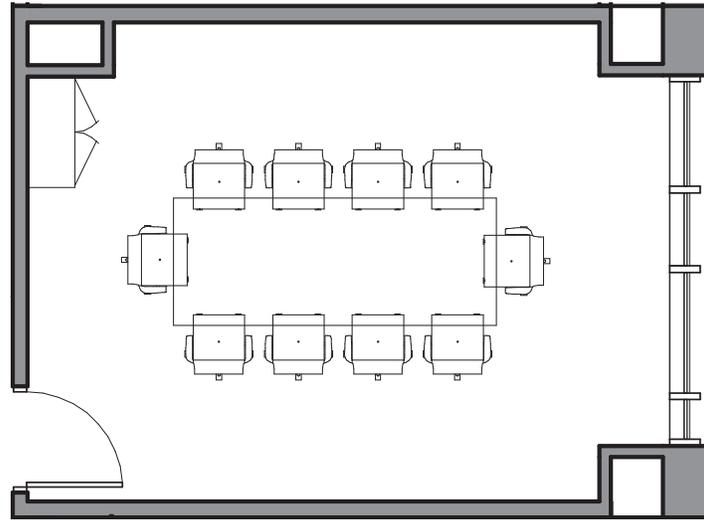
1102 LARGE MEDIATION ROOM



Area	330 SF
Quantity	1
Function	Rooms to conduct mediation / dispute resolution
Occupants	Up to 16
Security Zone	Public
Adjacency	Adjacent to reception and waiting
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 16, based on need • Whiteboard • Flat panel display

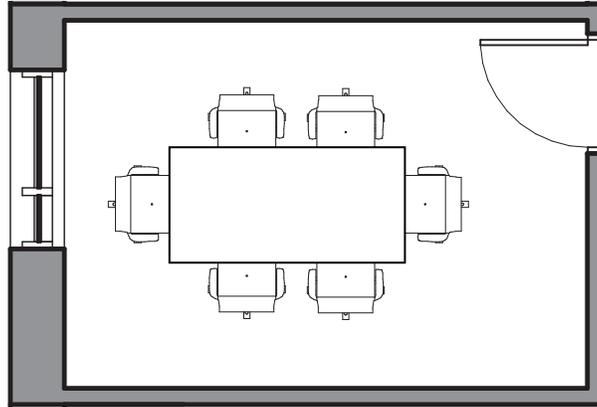
Notes

1103 MEDIUM MEDIATION ROOM



Area	240 SF
Quantity	2
Function	Rooms to conduct mediation / dispute resolution
Occupants	Up to 10
Security Zone	Public
Adjacency	Adjacent to reception and waiting
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	Base cabinets under counter top
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 16, based on need • Whiteboard • Flat panel display
Notes	

1104 CAUCUS ROOM



Area	160 SF
Quantity	3
Function	Rooms to have private conversations outside mediation rooms
Occupants	Up to 8
Security Zone	Public
Adjacency	Adjacent to mediation rooms
Floor	Carpet
Wall	Painted gypsum board
Ceiling	Acoustical lay-in tile
Doors	Solid core wood
Windows	Exterior windows with interior roller shades as feasible
Millwork	N/A
Acoustics	At ceiling
Mechanical	Individual thermal control with +/- 4 degree adjustment
Plumbing	N/A
Electrical/AV/IT	Power and data at perimeter walls and at table as needed for flat panel display at end wall
Lighting	LED, fully dimmable with presentation settings. Occupancy and photocell sensors as applicable
Equipment	<ul style="list-style-type: none"> • Conference table and chairs to seat 16, based on need • Whiteboard • Flat panel display
Notes	

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PROJECT COSTS

The following project costs are estimated based on the information provided in this program document.

PROJECT COST SUMMARY

CSI #	DESCRIPTION	BUILDING	PARKING ALTERNATE	TOTAL
02	Existing Conditions	\$346,033	\$-	\$346,033
03	Concrete	\$2,939,100	\$1,546,416	\$4,485,516
04	Masonry	\$2,580,445	\$40,372	\$2,620,816
05	Metals	\$7,761,487	\$71,868	\$7,833,355
06	Woods & Plastics	\$2,208,529	\$-	\$2,208,529
07	Thermal & Moisture Protection	\$4,454,005	\$340,973	\$4,794,978
08	Doors & Windows	\$4,091,252	\$-	\$4,091,252
09	Finishes	\$6,144,439	\$307,913	\$6,452,351
10	Specialties	\$710,175	\$10,000	\$720,175
13	Special Construction	\$-	\$-	\$-
14	Conveying Systems	\$2,445,000	\$216,000	\$2,661,000
21	Fire Suppression	\$650,639	\$129,150	\$779,789
22	Plumbing	\$1,144,074	\$19,251	\$1,163,325
23	HVAC	\$8,008,518	\$-	\$8,008,518
26	Electrical	\$4,338,580	\$330,750	\$4,669,330
27	Communication	\$2,860,185	\$-	\$2,860,185
28	Electronic Safety And Security	\$915,259	\$15,750	\$931,009
31	Earthwork	\$1,324,169	\$83,498	\$1,407,668
32	Exterior Improvements	\$1,483,210	\$(315,000)	\$1,168,210
33	Site Utilities	\$410,000	\$40,000	\$450,000
	Subtotal	\$54,815,099	\$2,836,940	\$57,652,039
	General Conditions	\$3,837,057	\$198,586	\$4,035,643
	Overhead & Profit	\$2,192,604	\$113,478	\$2,306,082
	Design Contingency	\$8,222,265	\$425,541	\$8,647,806
	Totals	\$69,067,025	\$3,574,544	\$72,641,569

PROJECT ESTIMATE CONSTRUCTION CONTROL CORPORATION
 PROJECT NAME.....PROVO 4TH DISTRICT COURTHOUSE
 LOCATION.....PROVO, UT
 ARCHITECT.....VCBO
 STAGE OF DESIGN.....PROGRAM

10/29/2015
 BUILDING
 194,140 sf

BUILDING COST ESTIMATE

CSI #	DESCRIPTION	UNIT QTY	UNIT COST	TOTAL
02	EXISTING CONDITIONS		\$1.81	\$346,033
03	CONCRETE		\$15.41	\$2,939,100
04	MASONRY		\$13.53	\$2,580,445
05	METALS		\$40.70	\$7,761,487
06	WOODS & PLASTICS		\$11.58	\$2,208,529
07	THERMAL & MOISTURE PROTECTION		\$23.36	\$4,454,005
08	DOORS & WINDOWS		\$21.46	\$4,091,252
09	FINISHES		\$32.22	\$6,144,439
10	SPECIALTIES		\$3.72	\$710,175
13	SPECIAL CONSTRUCTION		\$-	\$-
14	CONVEYING SYSTEMS		\$12.82	\$2,445,000
21	FIRE SUPPRESSION		\$3.41	\$650,639
22	PLUMBING		\$6.00	\$1,144,074
23	HVAC		\$42.00	\$8,008,518
26	ELECTRICAL		\$22.75	\$4,338,580
27	COMMUNICATION		\$15.00	\$2,860,185
28	ELECTRONIC SAFETY AND SECURITY		\$4.80	\$915,259
31	EARTHWORK		\$6.94	\$1,324,169
32	EXTERIOR IMPROVEMENTS		\$7.78	\$1,483,210
33	SITE UTILITIES		\$2.15	\$410,000
SUBTOTAL			\$287.47	\$54,815,099
	GENERAL CONDITIONS	7%	\$20.12	\$3,837,057
	OVERHEAD & PROFIT	4%	\$11.50	\$2,192,604
	DESIGN CONTINGENCY	15%	\$43.12	\$8,222,265
TOTALS			\$362.22	\$69,067,025

02	EXISTING CONDITIONS				
	Demolish Existing Buildings	610050	CF	\$0.31	\$189,116
	Demolish Asphalt	131470	SF	\$0.69	\$90,714
	Demolish Sidewalk	7200	LF	\$0.89	\$6,408
	Demolish Curb & Gutter	1200	LF	\$3.50	\$4,200
	Site Clearing	179340	SF	\$0.31	\$55,595
	TOTAL EXISTING CONDITIONS				\$346,033
03	CONCRETE				
	Continuous Footing/Mat Footing	3724	CY	\$315.00	\$1,173,165
	Spot Footings	500	CY	\$325.00	\$162,500
	Foundation Wall	12528	SF	\$27.00	\$338,256
	Concrete Columns	75	CY	\$600.00	\$45,000
	Slab on Grade	33519	SF	\$3.55	\$118,992
	PT Slab	621	CY	\$580.00	\$360,019
	Concrete Additives	621	CY	\$50.00	\$31,036
	Topping Slab Over PT Slab	16760	SF	\$5.50	\$92,177
	Topping Slab	167596	SF	\$3.50	\$586,586
	Concrete Ramp	1	LS	\$25,000.00	\$25,000
	Vapor Barrier	33519	SF	\$0.19	\$6,369
	TOTAL CONCRETE				\$2,939,100
04	MASONRY				
	Interior CMU	66160	SF	\$16.28	\$1,077,085
	Exterior Masonry Veneer (40% of Exterior Surface)	37584	SF	\$40.00	\$1,503,360
	TOTAL MASONRY				\$2,580,445
05	METALS				
	Floor Structural Steel (19 LBS/SF)	3118660	LB	\$1.85	\$5,769,521
	Roof Structural Steel (7 LBS/SF)	224633	LB	\$1.85	\$415,571
	BRB System	2000	LF	\$200.00	\$400,000
	Parapet Wall Support (5 LBS/SF)	162000	LB	\$1.85	\$299,700
	Metal Floor Deck	167596	SF	\$2.15	\$360,331
	Metal Roof Deck	33519	SF	\$2.05	\$68,714
	Metal Pan Stairs	3300	SF	\$53.00	\$174,900
	Decorative Stairs	500	SF	\$225.00	\$112,500
	Decorative Freestanding Railing	100	LF	\$255.00	\$25,500
	Freestanding Railing	682	LF	\$125.00	\$85,250
	Wall Mounted Railing	660	LF	\$75.00	\$49,500
	TOTAL METALS				\$7,761,487

06	WOOD & PLASTICS				
	Carpentry				
	Wood Plates & Blocking	190679	SF	\$0.55	\$104,873
	Subtotal for Carpentry				\$104,873
	Millwork				
	Courtroom Desk	805	LF	\$335.00	\$269,675
	Base Cabinet	788	LF	\$295.00	\$232,460
	Wall Cabinet	584	LF	\$175.00	\$102,200
	Transaction Counter	127	LF	\$235.00	\$29,845
	Counter	59	LF	\$235.00	\$13,865
	Vanity	199	LF	\$235.00	\$46,765
	Desk	63	LF	\$295.00	\$18,585
	X-Ray Desk	43	LF	\$325.00	\$13,975
	Reception Desk	22	LF	\$425.00	\$9,350
	Courtroom Wood Paneling	38706	SF	\$23.00	\$890,238
	Misc. Millwork	190679	SF	\$2.50	\$476,698
	Subtotal For Millwork				\$2,103,656
	TOTAL WOOD & PLASTICS				\$2,208,529
07	THERMAL & MOISTURE PROTECTION				
	Rigid Insulation at Exterior Wall	93960	SF	\$1.95	\$183,222
	R-19 at Exterior Wall	93960	SF	\$0.75	\$70,470
	Wall Sheathing	131400	SF	\$1.75	\$229,950
	Foundation Waterproofing	12528	SF	\$7.60	\$95,213
	Foundation Insulation	12528	SF	\$1.65	\$20,671
	Foundation Drainage	1600	LF	\$25.00	\$40,000
	Rigid Roof Insulation	33519	SF	\$3.35	\$112,289
	Single Ply Membrane Roofing (inc. Parapet)	52239	SF	\$3.45	\$180,225
	Sound Batt Insulation	301673	SF	\$0.52	\$156,870
	Weather Barrier	93960	SF	\$3.25	\$305,370
	Exterior Metal Panels (25% of Exterior Surface + Parapet)	42210	SF	\$35.00	\$1,477,350
	Sun Shading Devices	16443	SF	\$70.00	\$1,151,010
	Soffit	5000	SF	\$30.00	\$150,000
	Metal Flashings	3600	SF	\$6.15	\$22,154
	Metal Wall Cap/ Drip Edge	1800	LF	\$12.65	\$22,770
	Fireproofing	190679	SF	\$0.99	\$188,772
	Caulking & Sealants	190679	SF	\$0.25	\$47,670
	TOTAL THERMAL & MOISTURE PROTECTION				\$4,454,005

08 DOORS & WINDOWS					
Interior & Exterior Doors	190679	SF	\$8.00	\$1,525,432	
Detention Doors	41	EA	\$3,850.00	\$157,850	
Exterior Glazing - Curtainwall (35% of Exterior Surface)	32886	SF	\$70.00	\$2,302,020	
Interior Glazing	2500	SF	\$30.50	\$76,250	
Impact Resistant Glazing	300	SF	\$99.00	\$29,700	
TOTAL DOORS & WINDOWS				\$4,091,252	

09 FINISHES					
Exterior Studwall Framing	93960	SF	\$4.00	\$375,840	
Parapet Wall Framing	18720	SF	\$4.00	\$74,880	
Interior Partitions	291210	SF	\$2.25	\$655,223	
Knee Walls at Courtroom	10948	SF	\$3.68	\$40,289	
5/8" Gypsum Wallboard	719201	SF	\$1.39	\$999,689	
Bullet Resistant Shield at Judges Desk	5819	SF	\$19.68	\$114,518	
Raised Floor Framing at Judges/Jury Area	10673	SF	\$12.65	\$135,013	
Acoustic Ceiling	41333	SF	\$3.60	\$148,799	
Susp. Gyp. Ceiling	46920	SF	\$4.00	\$187,680	
Specialty Acoustic Ceiling	7200	SF	\$15.00	\$108,000	
ACT Ceiling w/ Gyp. Soffit	6660	SF	\$4.75	\$31,635	
Enhanced Susp. Acoustic Ceiling	4000	SF	\$7.50	\$30,000	
Holding Cell Ceiling - Epoxy Painted Concrete	7320	SF	\$22.00	\$161,040	
Paint Exposed Ceiling	3600	SF	\$1.81	\$6,516	
Metal Acoustic Structure Ceiling	200	SF	\$15.00	\$3,000	
Wood/Susp. Acoustic Ceiling	1200	SF	\$20.00	\$24,000	
Other Ceiling	82682	SF	\$4.00	\$330,728	
Raised Access Flooring	26983	SF	\$12.95	\$349,430	
Carpet Floor	85013	SF	\$4.50	\$382,559	
Tile Floor	15200	SF	\$12.95	\$196,840	
Resilient Flooring	6100	SF	\$3.50	\$21,350	
Rubber Flooring	900	SF	\$12.65	\$11,385	
Sealed Concrete	15800	SF	\$0.52	\$8,216	
Walk off Mat	500	SF	\$29.00	\$14,500	
Other Flooring	77602	SF	\$4.50	\$349,209	
Base	47947	LF	\$3.50	\$167,814	
Paint Interior Gyp	679490	SF	\$0.44	\$298,976	
Wall Finishes	679490	SF	\$1.35	\$917,312	
TOTAL FINISHES				\$6,144,439	

10	SPECIALTIES				
	Building Specialties	190679	SF	\$2.50	\$476,698
	Parking Specialties	1	LS	\$25,000.00	\$25,000
	Lockers	39	LF	\$328.00	\$12,792
	Locker Bench	47	LF	\$55.00	\$2,585
	Mailboxes	40	LF	\$500.00	\$20,000
	Folding Partition	900	SF	\$59.00	\$53,100
	Holding Cell Pass-through	41	EA	\$2,500.00	\$102,500
	Safe	2	EA	\$5,000.00	\$10,000
	Indoor Bike Storage	1	Allow	\$7,500.00	\$7,500
	TOTAL SPECIALTIES				\$710,175
14	CONVEYING SYSTEMS				
	Passenger Elevator - 5 Stop	1	EA	\$225,000	\$225,000
	Passenger Elevator - 8 Stop	3	EA	\$320,000	\$960,000
	Passenger Elevator - 9 Stop	3	EA	\$420,000	\$1,260,000
	TOTAL CONVEYING SYSTEMS				\$2,445,000
21	FIRE SUPPRESSION				
	Building Fire Suppression System	190679	SF	\$3.15	\$600,639
	Fire Pump	1	LS	\$50,000.00	\$50,000
	TOTAL FIRE SUPPRESSION				\$650,639
22	PLUMBING	190679	SF	\$6.00	\$1,144,074
23	HVAC - IDEC SYSTEM	190679	SF	\$42.00	\$8,008,518
26	ELECTRICAL				
	Service & Distribution	190679	SF	\$3.50	\$667,377
	Generator	1	LS	\$250,000	\$250,000
	UPS	1	LS	\$100,000	\$100,000
	Power	190679	SF	\$4.50	\$858,056
	Lighting	190679	SF	\$12.00	\$2,288,148
	Site Lighting	1	LS	\$175,000	\$175,000
	TOTAL ELECTRICAL				\$4,338,580
27	COMMUNICATION & A/V	190679	SF	\$15.00	\$2,860,185
28	ELECTRONIC SAFETY AND SECURITY				
	Fire Alarm System	190679	SF	\$2.05	\$390,892
	Security System	190679	SF	\$2.75	\$524,367
	TOTAL ELECTRONIC SAFETY AND SECURITY				\$915,259

31	EARTHWORK				
	Excavation	18280	CY	\$6.00	\$109,682
	Shoring	11500	SF	\$50.00	\$575,000
	Deep Foundation	1	LS	\$300,000.00	\$300,000
	Over-Excavation at Building	3724	CY	\$6.00	\$22,346
	Imported Fill at Over-Excavation	3724	CY	\$19.50	\$72,625
	Backfill & Compact	1828	CY	\$12.50	\$22,850
	Haul Away Excess	20177	CY	\$6.00	\$121,059
	Grade Building Slab	33519	SF	\$0.39	\$13,072
	Gravel Under Slab	993	Ton	\$25.00	\$24,829
	Site Grading	145821	SF	\$0.19	\$27,706
	Traffic Control	1	LS	\$15,000.00	\$15,000
	SWPPP	1	LS	\$20,000.00	\$20,000
	TOTAL EARTHWORK				\$1,324,169
32	EXTERIOR IMPROVEMENTS				
	Site Improvements	145821	SF	\$8.00	\$1,166,568
	Site Specialties				
	Site Specialties	145821	SF	\$2.00	\$291,642
	Electric Charging Stations	1	Allow	\$25,000.00	\$25,000
	TOTAL EXTERIOR IMPROVEMENT				\$1,483,210
33	SITE UTILITIES				
	Water Utility	1	LS	\$75,000	\$75,000
	Sewer Utility	1	LS	\$50,000	\$50,000
	Gas Utility	1	LS	\$25,000	\$25,000
	Storm Drainage	1	LS	\$125,000	\$125,000
	Electric Utility	1	LS	\$100,000	\$100,000
	Communications Utility	1	LS	\$35,000	\$35,000
	TOTAL SITE UTILITIES				\$410,000

2	EXISTING CONDITIONS				
	TOTAL EXISTING CONDITIONS				\$-
3	CONCRETE				
	Footing	1855	CY	\$305.00	\$565,830
	Column	289	CY	\$544.70	\$157,472
	Foundation Wall	1272	SF	\$19.68	\$25,027
	Shear Wall	5350	SF	\$25.68	\$137,395
	Cast-in-Place Boundary Wall	4952	SF	\$22.63	\$112,073
	Slab on Grade	31500	SF	\$4.23	\$133,245
	PT Slab	782	CY	\$525.00	\$410,375
	Bollards	1	Allow	\$5,000.00	\$5,000
	TOTAL CONCRETE				\$1,546,416
4	MASONRY				
	Elevator Shaft Wall	2420	SF	\$16.68	\$40,372
	TOTAL MASONRY				\$40,372
5	METALS				
	Metal Pan Stairs	955	SF	\$53.00	\$50,636
	Freestanding Railing	170	LF	\$125.00	\$21,231
	TOTAL METALS				\$71,868
7	THERMAL & MOISTURE				
	Exterior Cladding	11366	SF	\$30.00	\$340,973
	TOTAL THERMAL & MOISTURE				\$340,973
9	FINISHES				
	Joint Caulking	63000	SF	\$0.29	\$18,113
	Epoxy Traffic Coating	63000	SF	\$4.60	\$289,800
	TOTAL FINISHES				\$307,913
10	SPECIALTIES				
	Warning Signage	1	LS	\$10,000.00	\$10,000
	TOTAL SPECIALTIES				\$10,000
14	CONVEYING SYSTEMS				
	2 Stop Elevator	2	EA	\$108,000.00	\$216,000
	TOTAL CONVEYING SYSTEMS				\$216,000
21	FIRE SUPPRESSION	63000	SF	\$2.05	\$129,150

22	PLUMBING				
	PT Slab Drain	12	EA	\$327.75	\$3,933
	Drain Piping	720	LF	\$21.28	\$15,318
	TOTAL PLUMBING				\$19,251
26	ELECTRICAL				
	Service & Distribution	63000	SF	\$2.25	\$141,750
	Power	63000	SF	\$0.50	\$31,500
	Lighting	63000	SF	\$2.50	\$157,500
	TOTAL ELECTRICAL				\$330,750
27	COMMUNICATIONS				\$-
28	ELECTRONIC SAFETY & SECURITY	63000	SF	\$0.25	\$15,750
31	EARTHWORK				
	Excavate Footprint	4667	CY	\$5.00	\$23,333
	Haul Off Site	4667	CY	\$6.00	\$28,000
	Gravel Under Slab	933	TON	\$24.00	\$22,400
	Grade Floor	31500	SF	\$0.31	\$9,765
	TOTAL EARTHWORK				\$83,498
32	SITE IMPROVEMENTS				
	Eliminated Site Improvements from Base	31500	SF	\$(8.00)	\$(252,000)
	Eliminated Site Specialties from Base	31500	SF	\$(2.00)	\$(63,000)
	TOTAL SITE IMPROVEMENTS				\$(315,000)
33	SITE UTILITIES				
	Storm Drain	1	LS	\$30,000.00	\$30,000
	Fire Line	1	LS	\$10,000.00	\$10,000
	TOTAL SITE UTILITIES				\$40,000