

Meeting Binder for
Court Facilities Advisory Committee and
Courthouse Cost Reduction Subcommittee
(Joint Meeting)

OCTOBER 22, 2015



JUDICIAL COUNCIL
OF CALIFORNIA

OPERATIONS AND PROGRAMS DIVISION
CAPITAL PROGRAM



Meeting Binder

Court Facilities Advisory Committee and Courthouse Cost Reduction Subcommittee: Joint Meeting

(Teleconference and WebEx)

October 22, 2015

CONTENTS

1	Agenda
2	Draft Meeting Minutes CFAC Meeting – September 16, 2015 CCRS Meeting – September 25, 2015
3	Los Angeles–New Hollywood Courthouse Project Scope, Budget, and Schedule Review <i>Hollywood – CCRS PowerPoint Presentation</i>
4	Sonoma–New Santa Rosa Criminal Courthouse 100 Percent Schematic Design Review <i>Santa Rosa – Project Status Report</i>
5	<i>Santa Rosa – Security</i>
6	<i>Santa Rosa – Jury Box Layout</i>
7	<i>Santa Rosa – CCRS PowerPoint Presentation</i>
8	<i>Santa Rosa – Floor Plans</i>
9	Court Facilities Advisory Committee Roster



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OPERATIONS AND PROGRAMS DIVISION
CAPITAL PROGRAM



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OF CALIFORNIA

COURT FACILITIES
ADVISORY COMMITTEE

www.courts.ca.gov/cfac.htm
cfac@jud.ca.gov

**COURT FACILITIES ADVISORY COMMITTEE AND
COURTHOUSE COST REDUCTION SUBCOMMITTEE**

OPEN MEETING AGENDA

Open to the Public (Cal. Rules of Court, rule 10.75(c)(1))

THIS MEETING IS BEING RECORDED

Date:	October 22, 2015
Time:	1:00–1:30 p.m. – Court Facilities Advisory Committee 1:30–3:00 p.m. – Courthouse Cost Reduction Subcommittee
Location:	Teleconference and Web-based
Public Call-In Number:	(877) 820-7831 and enter Passcode: 7004216
WebEx Information:	Click here to join WebEx (Meeting number 925 098 069)

Meeting materials will be posted on the advisory body web page on the California Courts website at least three business days before the meeting.

In accordance with California Rules of Court, rule 10.75(k)(1), written comments pertaining to any agenda item of a regularly noticed open meeting—which is conducted by Conference Call and WebEx—can be submitted up to one complete business day before the meeting. For this specific meeting, comments should be e-mailed to cfac@jud.ca.gov or mailed or delivered to 455 Golden Gate Avenue, San Francisco, CA 94102, attention: Chris Magnusson. Only written comments received by 5:00 PM on October 21, 2015, will be provided to advisory body members.

Agenda items are numbered for identification purposes only and will not necessarily be considered in the indicated order.

COURT FACILITIES ADVISORY COMMITTEE

I. OPEN MEETING (CAL. RULES OF COURT, RULE 10.75(C)(1))

Call to Order, Roll Call and Opening Remarks

Approval of Minutes

Approve minutes of the Court Facilities Advisory Committee meeting held on September 16, 2015.

II. DISCUSSION AND ACTION ITEMS (ITEM 1)

Item 1

Los Angeles County–New Hollywood Courthouse: Project Scope, Budget, and Schedule Review (Action Required)

Review of the project’s scope, budget, and schedule.

Presenters: Hon. William F. Highberger, Judge, Superior Court of California,
County of Los Angeles
Hon. James N. Bianco, Judge, Superior Court of California,
County of Los Angeles
Mr. Allen Leslein, Director of Facilities and Capital Projects,
Superior Court of California, County of Los Angeles
Mr. Scott Shin, Project Manager, Capital Program
Mr. Doug Fisher, Project Director, AC Martin Partners Architects
Ms. Kim Bobic, Project Director, Vanir Construction Management

III. ADJOURNMENT OF COURT FACILITIES ADVISORY COMMITTEE MEETING

COURTHOUSE COST REDUCTION SUBCOMMITTEE

I. OPEN MEETING (CAL. RULES OF COURT, RULE 10.75(C)(1))

Call to Order, Roll Call and Opening Remarks

Approval of Minutes

Approve minutes of the Courthouse Cost Reduction Subcommittee meeting held on September 25, 2015.

II. DISCUSSION AND ACTION ITEMS (ITEM 1)

Item 1

Sonoma County–New Santa Rosa Criminal Courthouse: 100 Percent Schematic Design Review (Action Required)

Review of 100 percent schematic design to confirm that project is within budget, scope, and schedule.

Presenters: Hon. René Auguste Chouteau, Judge, Superior Court of California,
County of Sonoma
Hon. Gary Nadler, Judge, Superior Court of California, County of Sonoma
Ms. Deepika Padam, Project Manager, Capital Program
Mr. Ed Ellestad, Acting Manager, Office of Security
Mr. Chris Magnusson, Senior Facilities Planner, Capital Program
Mr. Michael Palladino, Partner, Richard Meier & Partners Architects
Mr. Jim Crawford, Partner, Richard Meier & Partners Architects
Mr. Bruce McKinley, MEP Engineer, ARUP
Ms. Diana Nishi, Structural Engineer, Englekirk
Mr. Rick Lloyd, Cost Estimator, Basis

**III. ADJOURNMENT OF COURTHOUSE COST REDUCTION
SUBCOMMITTEE MEETING**

Adjourn



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COURT FACILITIES ADVISORY COMMITTEE

MINUTES OF OPEN MEETING

September 16, 2015

12:00 PM – 12:15 PM

Conference Call

Advisory Body Members Present: Hon. Brad R. Hill, Chair
Hon. Patricia M. Lucas, Vice-Chair
Hon. Donald Cole Byrd
Mr. Anthony P. Capozzi
Mr. Stephan Castellanos, FAIA
Hon. Keith D. Davis
Hon. Robert. D. Foiles
Hon. William F. Highberger
Hon. Laura J. Masunaga
Mr. Stephen Nash
Hon. David Edwin Power
Ms. Linda Romero Soles
Mr. Larry Spikes
Mr. Kevin Stinson
Mr. Val Toppenberg
Hon. Robert J. Trentacosta
Mr. Thomas J. Warwick, Jr.

Advisory Body Members Absent: Ms. Melissa Fowler-Bradley
Hon. Steven E. Jahr (Ret.)
Hon. Jeffrey W. Johnson
Hon. Gary R. Orozco

Others Present: The following Judicial Council staff/others were present:
Mr. Chris Magnusson, Capital Program
Ms. Leslie G. Miessner, Legal Services
Ms. Kelly Quinn, Capital Program
Hon. Alan V. Pineschi, Presiding Judge, Superior Court of Placer County
Mr. Jake Chatters, Court Executive Officer, Superior Court of Placer County
Mr. Guy Gibson, Attorney and son of the late Hon. Howard G. Gibson

OPEN MEETING

Call to Order, Roll Call, and Approval of Meeting Minutes

The chair called the meeting to order at 12:00 PM, and roll was taken. The advisory committee voted unanimously (with the abstention of all members absent from the July 2015 meeting, and the exceptions of Hon. William F. Highberger, as an Ex-Officio, non-voting member, and of the members who were absent as shown above) to approve the minutes from its meeting held on July 16, 2015, and the minutes of its Subcommittee on Courthouse Names meeting held on August 10, 2015.

DISCUSSION AND ACTION ITEM (ITEM 1)

Item 1

Naming Request for the Existing, Unnamed Courthouse in Roseville

Hon. Keith D. Davis, chair of the advisory committee's Subcommittee on Courthouse Names, presented his report on this item, recapping the discussion and action taken by the Subcommittee on Courthouse Names at its meeting of August 10, 2015. He provided a summary of the details of the naming request and confirmed that it complies with the all of the requirements of the Judicial Council's *Courthouse Naming Policy*.

Hon. Alan V. Pineschi, Presiding Judge of the Superior Court of Placer County, indicated that he and Mr. Jake Chatters, Court Executive Officer of the Superior Court of Placer County, were joined by Mr. Guy Gibson, a practicing attorney in Placer County for over 30 years and son of the late Hon. Howard G. Gibson, the former superior court judge of Placer County for whom the building's name is being requested.

Action: The advisory committee—with the exception of Hon. William F. Highberger, as an Ex-Officio, non-voting member, and of the members who were absent as shown above—voted unanimously on the following motions:

1. Recommend concurrence with the Subcommittee on Courthouse Names that the Judicial Council approve the request for naming the existing, unnamed courthouse in the City of Roseville as the *Howard G. Gibson Courthouse*.
2. Delegate to the advisory committee's chair, vice-chair, and chair of its Subcommittee on Courthouse Names the responsibility to finalize the report to the Judicial Council on this agenda item.

ADJOURNMENT

There being no further business, the meeting was adjourned at 12:15 PM.

Approved by the advisory body on _____.



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COURT FACILITIES ADVISORY COMMITTEE:
COURTHOUSE COST REDUCTION SUBCOMMITTEE MEETING

MINUTES OF OPEN MEETING

September 25, 2015

1:00–3:00 PM

WebEx/Teleconference

Subcommittee Members Present: Hon. Jeffrey W. Johnson, Chair
Hon. Donald Cole Byrd
Ms. Melissa Fowler-Bradley
Hon. William F. Highberger
Hon. Brad R. Hill, Chair, Court Facilities Advisory Committee
Hon. Steven E. Jahr (Ret.)
Hon. Gary R. Orozco

Subcommittee Members Absent: Hon. Keith D. Davis
Mr. Stephen Castellanos, FAIA
Mr. Kevin Stinson
Mr. Thomas J. Warwick, Jr.

Others Present: The following Judicial Council staff/others were present:
Mr. Nick Barsetti, Office of Security
Ms. Natalie Daniel, Capital Program
Mr. Ed Ellestad, Office of Security
Ms. S. Pearl Freeman, AIA, Capital Program
Mr. William J. Guerin, Capital Program
Ms. Angela Guzman, Capital Program
Mr. Clifford Ham, Capital Program
Ms. Lisa Hinton, Capital Program
Mr. Chris Magnusson, Capital Program
Mr. Curt Soderlund, Chief Administrative Officer
Ms. Kelly Quinn, Capital Program
Mr. Nick Turner, Real Estate and Facilities Management
Hon. Donald I. Segerstrom, Jr., Presiding Judge, Superior Court of Tuolumne County
Ms. Jeanine D. Tucker, Court Executive Officer, Superior Court of Tuolumne County
Mr. Nick Docous, Principal, Lionakis
Mr. Mike Novak, Project Architect, Lionakis
Mr. Alex Lofting, Mechanical Engineer, ARUP

OPEN MEETING

Call to Order, Roll Call, and Approval of Meeting Minutes

The chair called the meeting to order at 1:00 PM, and roll was taken. The subcommittee voted unanimously (with the exceptions of Hon. William F. Highberger, as an Ex-Officio, non-voting member, and of the members who were absent as shown above) to approve the minutes from its meeting held on August 10, 2015.

DISCUSSION AND ACTION ITEM

Item 1

Tuolumne County–New Sonora Courthouse: 50 Percent Design Development Review

Ms. Lisa Hinton, Judicial Council Project Manager, introduced the project team for the New Sonora Courthouse: Hon. Donald I. Segerstrom, Jr., Presiding Judge, and Ms. Jeanine D. Tucker, Court Executive Officer, from the Superior Court of Tuolumne County; Mr. Nick Docous, Principal, and Mr. Mike Novak, Project Architect, from Lionakis; and Mr. Alex Lofting, Mechanical Engineer, from ARUP.

Mr. Mike Novak, Project Architect of Lionakis, presented the project’s 50 percent design development plans and drawings consistent with the PowerPoint slides included in the project materials that were posted on line for public viewing in advance of the meeting. In addition to the information contained within those materials, he made the following comments:

- since the time the project received subcommittee approval of its 100 percent schematic design in May 2015, it underwent a Judicial Council staff peer review in August 2015 as well as a recent review by the Office of the State Fire Marshal;
- the project is tracking just under the allowable building gross square feet of the space program, including the addition of a storage room of approximately 500 NSF—with no finishes but concrete floor—to house attic stock of the building’s replacement ceiling panels, floor tiles, and similar materials;
- based on peer review comments from the Judicial Council’s Office of Security, the movement of persons in and out of the building, as well as the visibility and control of the entry, has been enhanced with a provision of a glass wall dividing the lobby area for separated entering and exiting as well as the adjusted location of the security control room;
- in lieu of designing an in-custody holding dock to the holding core adjacent to the large courtroom on the first floor, and because this courtroom is not solely dedicated for arraignment hearings, one additional interview room was added to enhance arraignments caseload processing while maintaining the typical trial courtroom layout for hearing other case types;
- based on review comments from the Office of the State Fire Marshal, an additional stairwell was added to the building on the east side for exiting directly from the second floor, which also provides the benefit to staff to access to both sides of the building via stairs;

- the central holding core was adjusted to provide improvements to sight and sound separation of in-custody juveniles, visibility from the security staff station, and exiting from a sally to the north (required by the Office of the State Fire Marshal), which provides cost savings to the project by eliminating active smoke control;
- visual screening of rooftop mechanical equipment, such as condensers, has been provided because they require open air above to reject heat and cannot be enclosed in a penthouse structure;
- in lieu of spending the cost to extend the elevator core so that the elevator stops at the roof, and because of the limited number and sizes of rooftop mechanical equipment, savings have been gained by providing a stairwell with a landing and door at the roof level. This provision was found to be acceptable by the Judicial Council’s Office of Real Estate and Facilities Management; and
- the 50 percent design development estimate includes approximately \$1.5 million for design contingencies in addition to a few other contingencies, and it is expected that this estimate will align with the project’s design-to-budget by completion of 100 design development.

Action: The subcommittee—with the exception of Hon. William F. Highberger, as an Ex-Officio, non-voting member, and of the members who were absent as shown above—voted unanimously on the following motions:

1. The 50 percent design development report be accepted, and the project team move forward with the completion of design development of the preliminary plans phase, which includes the submittal of the 100 percent design development report to the subcommittee prior to obtaining State Public Works Board approval.

A D J O U R N M E N T

There being no further business, the meeting was adjourned at 1:45 PM.

Approved by the subcommittee on _____.

Los Angeles Hollywood Courthouse

CCRS Project Update

October 22, 2015

1926

Superior Court of California
County of Los Angeles

Project Status Summary

- New building is proposed on the same Hollywood site, avoiding the zone of possible faulting
- The new building will include 41,498 BGSF for the court and 11,105 BFSF for the county
- Design Build project delivery method is recommended to save time to meet critical need for new mental health courthouse
- The county will pay the design and construction cost of the space they will occupy



Space Program Summary

Program Area Description

Gross Area (SqFt)

Public Area

5,766

Court Sets

16,736

Judicial Chambers & Support

2,884

Court Operations

448

Clerk's Office

4,111

Court Administration

1,401

Sheriff Operations

1,645

In-Custody Holding

4,851

Building Support

3,656

Court Total

41,498

County Total

11,105

(District Attorney, Public Defender,
County Counsel, Dept of Mental Health)

Building Total

52,603

Basement parking

9,000

Project Total

61,603

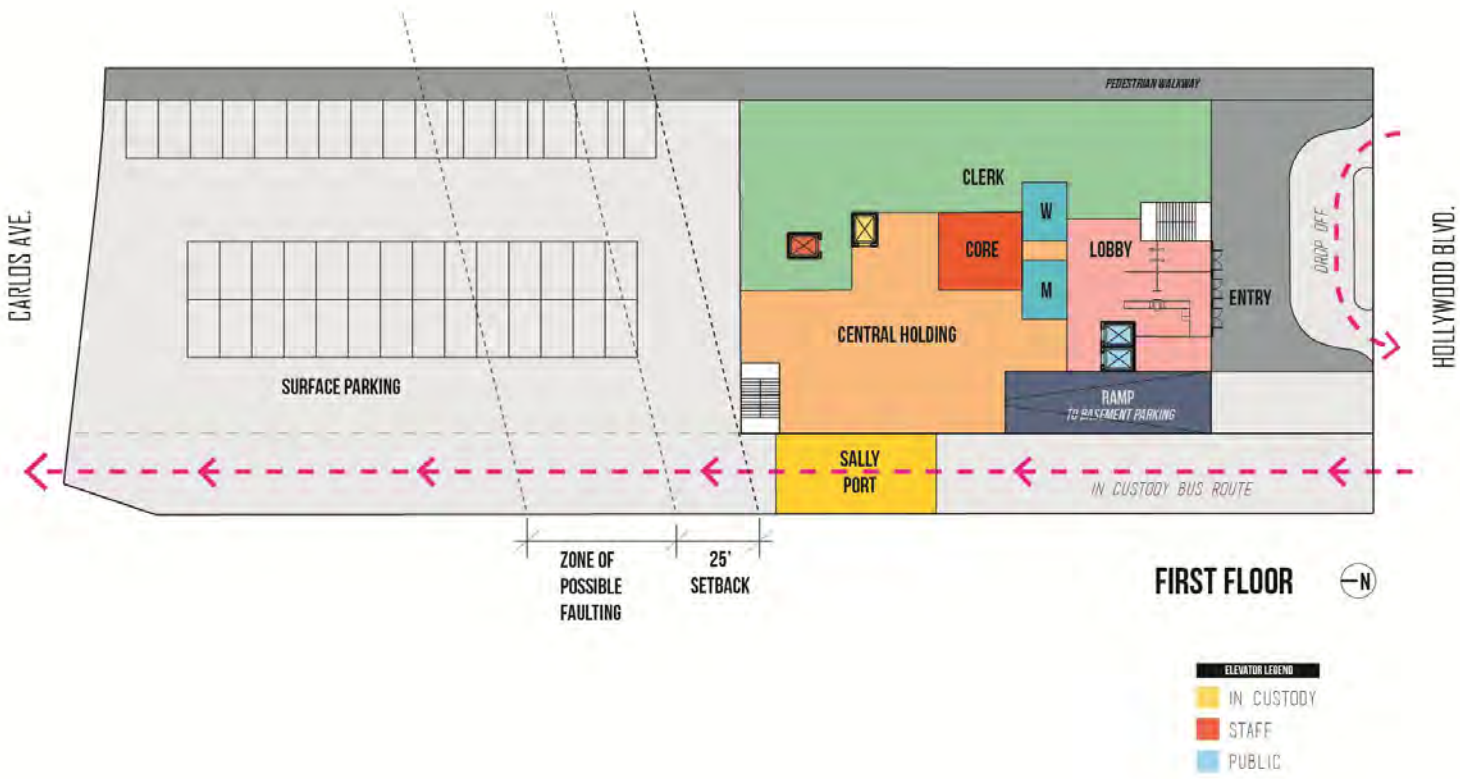


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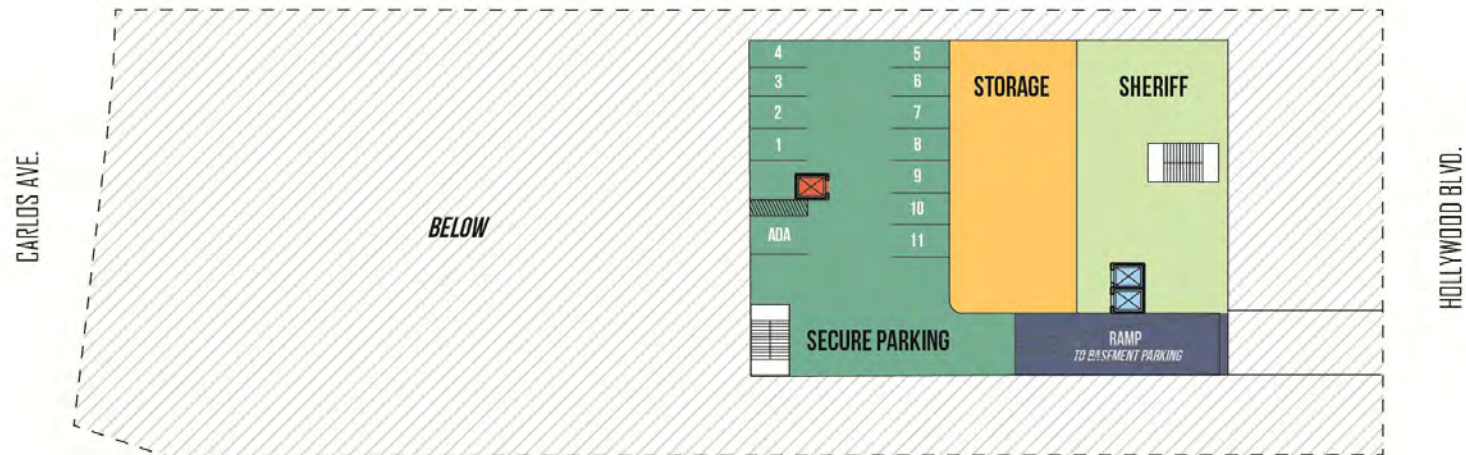
Site Context



Test Fit Diagram – First Floor



Test Fit Diagram – Basement

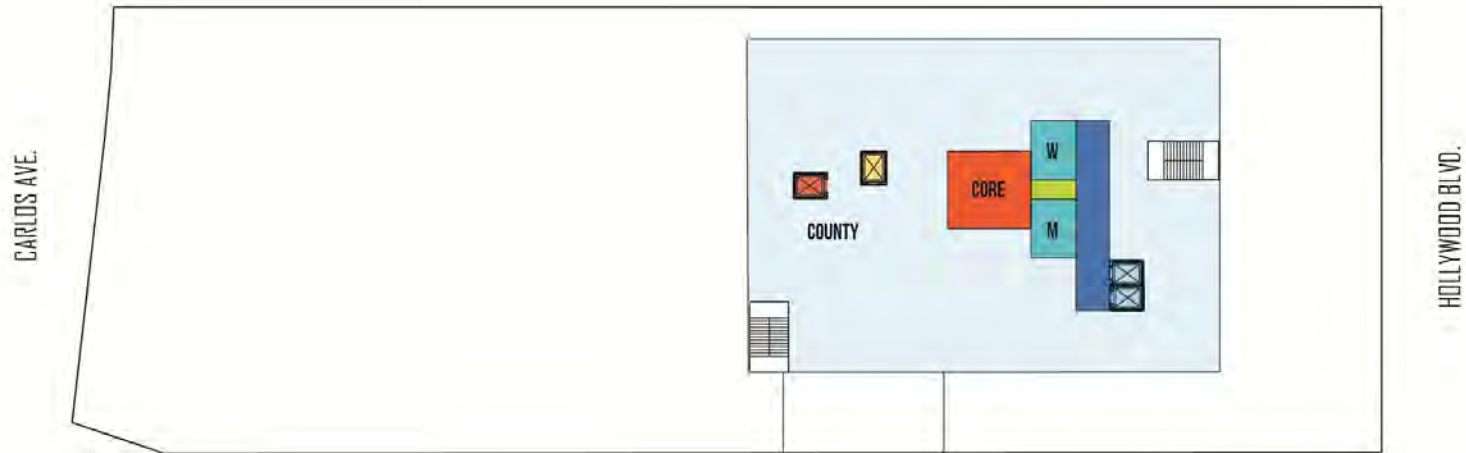


BASEMENT 




- ELEVATOR LEGEND**
-  IN CUSTODY
 -  SECURE
 -  PUBLIC



Test Fit Diagram – Second Floor

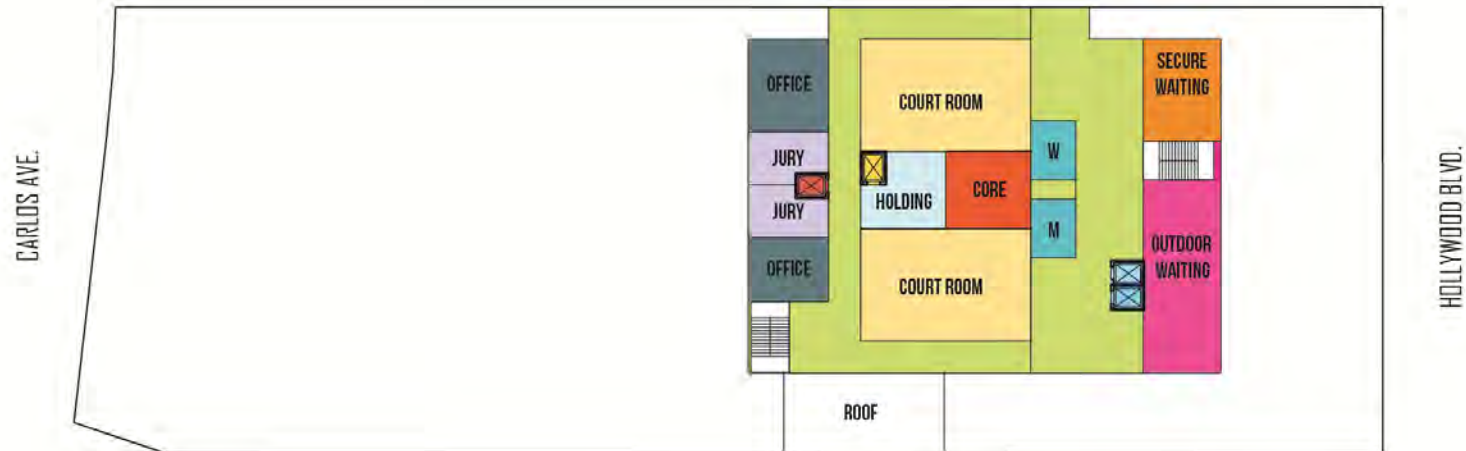


SECOND FLOOR 




- ELEVATOR LEGEND**
-  IN CUSTODY
 -  STAFF
 -  PUBLIC



Test Fit Diagram – Third Floor

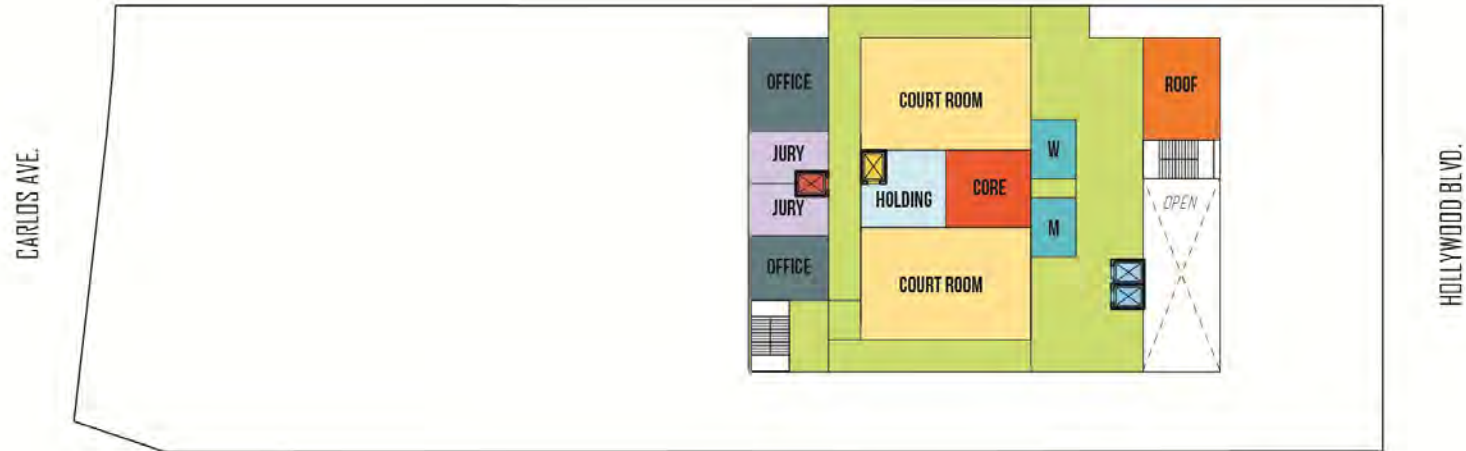


THIRD FLOOR 

- ELEVATOR LEGEND**
-  IN CUSTODY
 -  STAFF
 -  PUBLIC



Test Fit Diagram – Fourth Floor

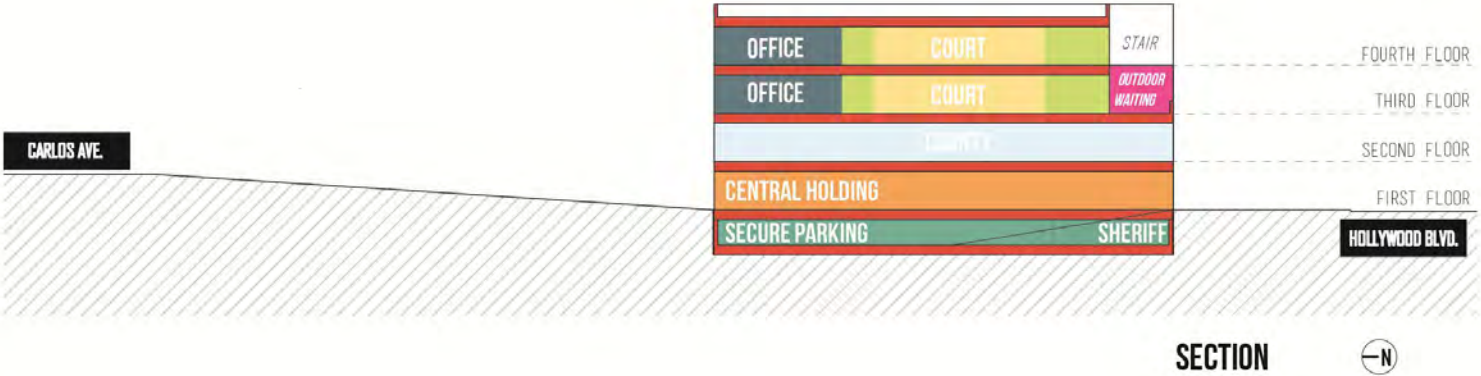


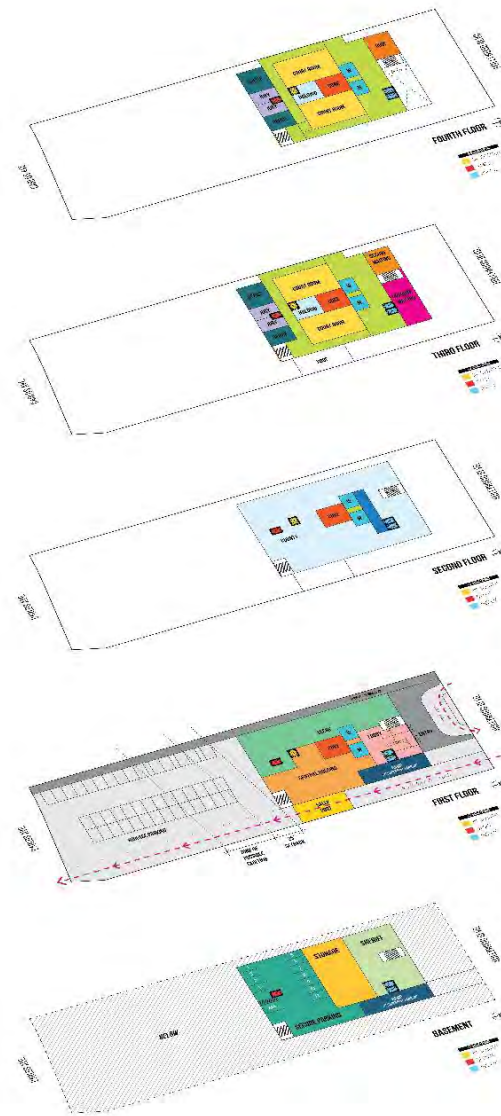
FOURTH FLOOR (N)

- ELEVATOR LEGEND**
- IN CUSTODY
 - STAFF
 - PUBLIC



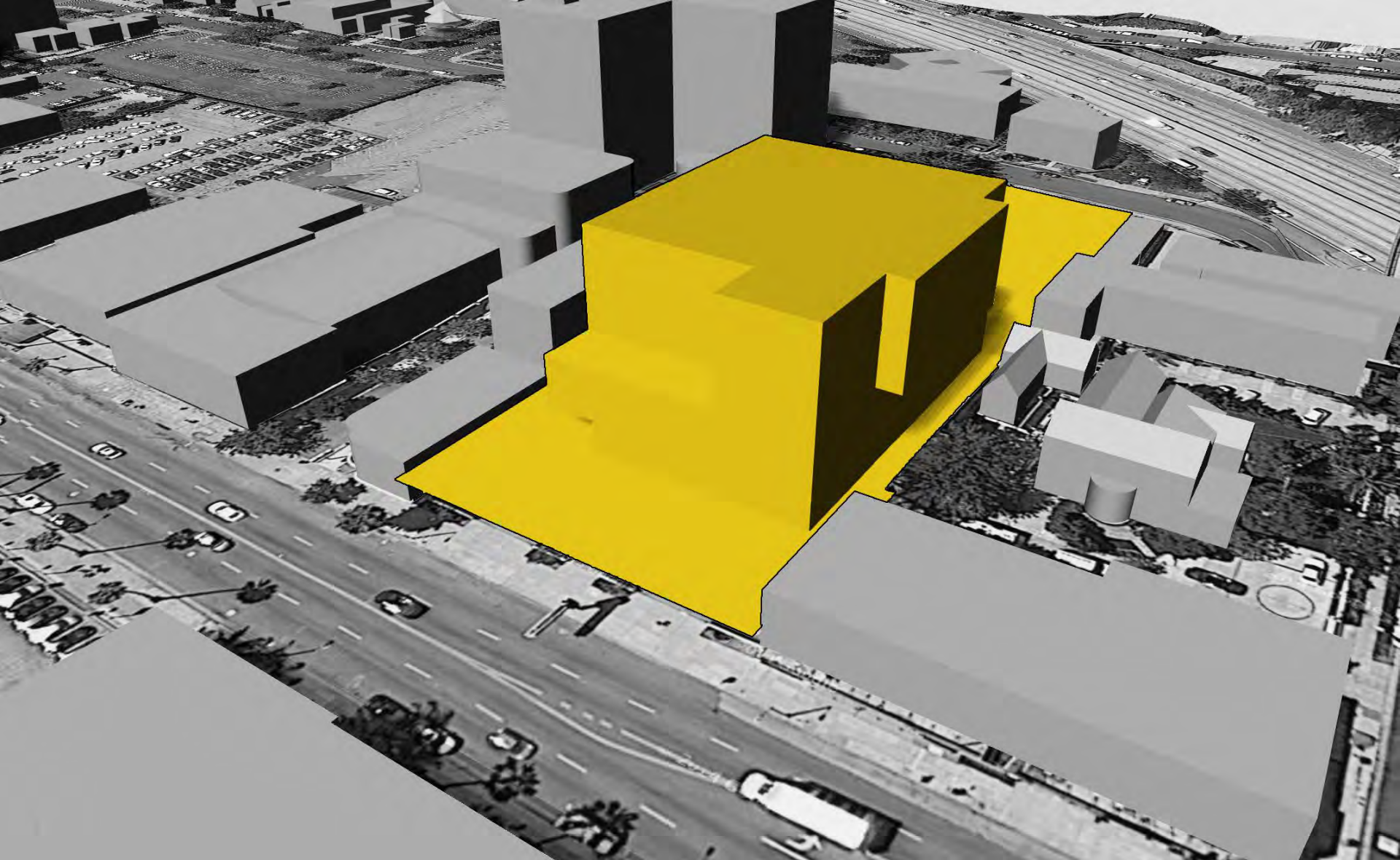
Test Fit Diagram – Section





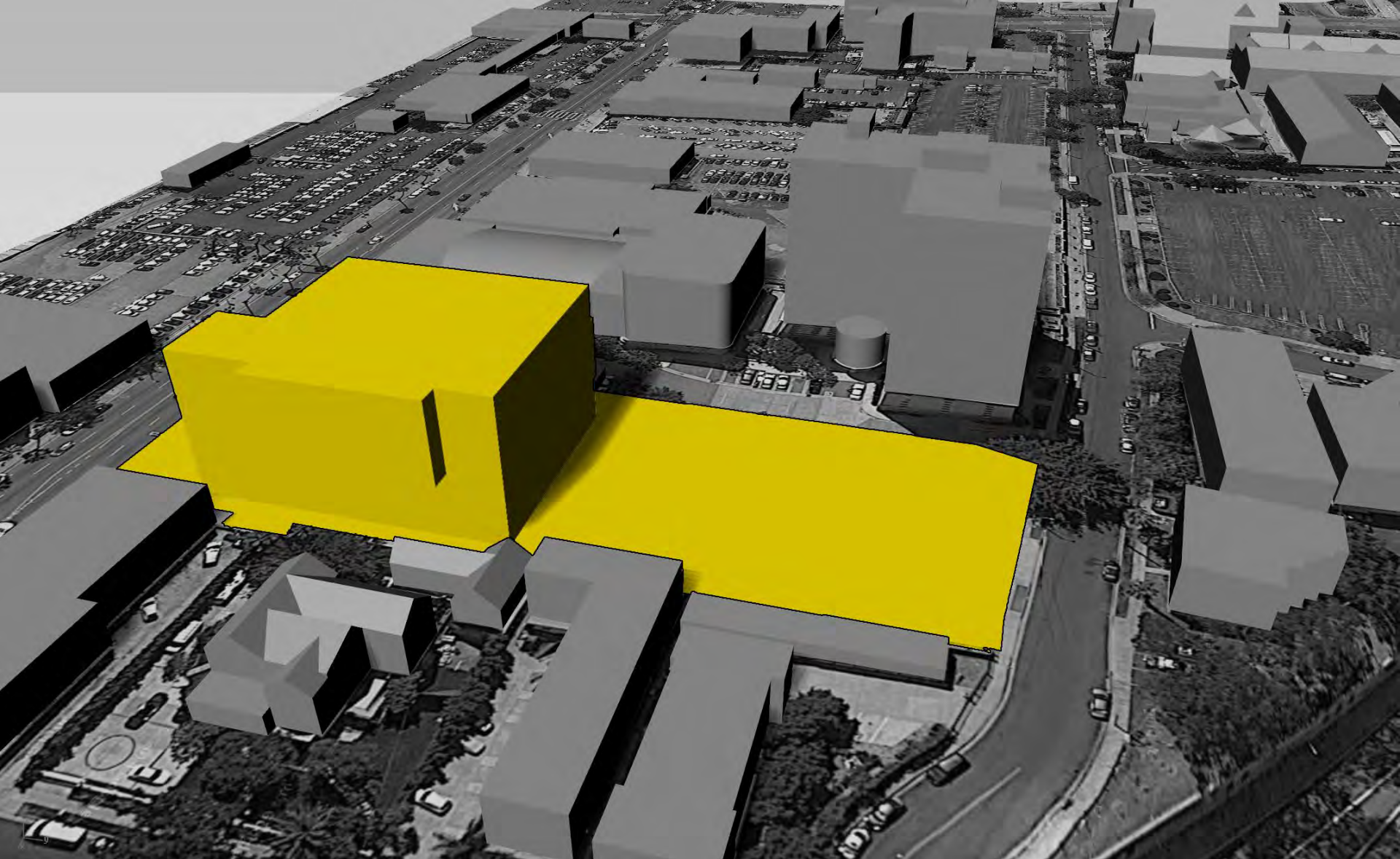
STACKING DIAGRAM





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**View from Hollywood Blvd
(South)**



JUDICIAL COUNCIL
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View from Carlos Ave (North)

Cost impact of building near possible faulting

- The site is in a seismically active area, as most of southern California region is
- No additional cost expected to construct a new building near possible faulting because new building is properly set back from the zone of possible faulting
- Deep foundation due to increased loads of a 4-story building and existing soil bearing capacity
- Excavated soils from new building site will be used to fill the existing basement parking garage and create new improved surface parking
- The site is not mapped as potentially liquefiable and the potential for settlement due to liquefaction during seismic event is very low
- No special conditions or construction requirements are necessary based on proximity to zone of possible faulting



Project Budget Background

“Where we started”

	FY12-13 Authorized Project – New Construction & New Site
Courtrooms	3 Courtrooms with possible future addition of 2 more
Total Building Program Gross Area	43,445 SqFt
Court Area	42,285 SqFt
County Area	1,160 SqFt “hoteling” only
Land to be acquired	4.27 acres for \$33,457,000
Authorized Budget	\$84,239,000
Savings	+ \$30 Million



Project Budget Review

	FY14-15 COBCP Modernization Project	FY16-17 Proposed New Construction Project
Building Program Gross Area	45,000 sqft (authorized)	52,603 sqft
Parking	18,000 sqft (existing basement garage to be used as is)	9,000 sqft (new basement secure parking)
Total Project Program Gross Area	63,000 sqft	61,603 sqft (proposed)
Land to be acquired	None – reuse existing site	None – reuse existing site
Total Construction Cost (including court FF&E, escalation and contingency)	\$34,176,000	\$46,119,000
Authorized and Proposed Project Budget (total construction cost plus soft costs)	\$47,273,000 (authorized)	\$59,093,000 (proposed)
Estimated County Contribution	<p>\$6,847,000</p> <p>(includes 8,214 SqFt of County District Attorney, Public Defender, County Counsel, Dept of Mental Health)</p> <p>Note: County's equity interest in the building is \$1,240,000</p>	<p>\$8,516,000</p> <p>(cost increase due to additional program area of 2,891 SqFt, increased escalation due to extended schedule, and 5 basement parking spaces)</p> <p>Note: County's equity interest in the building is \$1,240,000</p>
Total Cost to State (net of County Contribution)	\$40,426,000	\$50,577,000
Net Increase to Total Cost to State		\$10,151,000

Additional Funding Request

- Larger program area
- Increased escalation duration
- Additional demolition cost
- New basement secure parking
- Additional vertical transportation cost
- New structure & exterior skin
- Additional site development cost
- Addition of penthouse



Project Schedule

- CFAC review and approval October 2015
- Judicial Council approval of Design Build Performance Criteria & Selection Process December 2015
- County agreement January 2016
- Design Build RFQ/P Spring 2016
- County funding secured by State June 2016
- State funding approval July 2016
- Design Build contract award September 2016
- Construction complete July 2018



Next Steps

CFAC

- Approval of new project scope, schedule, and budget
- Direct Capital Program staff to submit the project for FY16-17 funding

Judicial Council

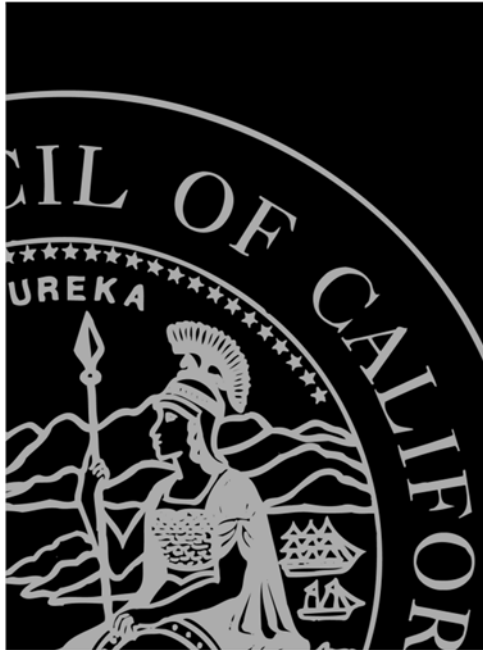
- Review and approve Design Build Performance Criteria & Selection Process

CCRS

- During the Design Build phase, present to the CCRS 50% Design Development plans
- Submit 100% Design Development report



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Courthouse Cost
Reduction Subcommittee
100 Percent Schematic
Design Review Report

NEW SANTA ROSA CRIMINAL COURTHOUSE
SUPERIOR COURT OF CALIFORNIA
COUNTY OF SONOMA

October 22, 2015

JUDICIAL BRANCH CAPITAL PROGRAM
OFFICE

PROJECT MANAGER
DEEPIKA PADAM

455 Golden Gate Avenue, San Francisco, CA 94102
415-865-4047 · fax 415-865-7524
deepika.padam@jud.ca.gov

1. Executive Summary of Project Status at 100% Schematic Design

At the completion of Schematic Design, the project status is as follows:

- 1.1 Scope – the project is within the approved scope, as described below.
- 1.2 Budget – the project is within budget. Note that the Judicial Council required this project to achieve a mandatory 15.61 percent reduction to hard construction cost.
- 1.3 Schedule – the project is on schedule for construction starting in the first quarter of 2018, (pending timing of the fall 2017 bond sale).

2. Background

2.1. Budget Year 2009-2010 – initial project authorization:

- Project first submitted for SB 1407 funding authorization.
- Acquisition phase funding transferred in August 2009.
- Original Approved FY 2009-2010 Building Gross Square Feet (BGSF): 173,500 SF

2.2. Budget Year 2010-2011:

- Project delivery method changed from Design Build to Construction Manager at Risk which resulted in budget adjustments to each phase.
- Original Acquisition phase funding requested was reduced by \$5.663 million due to Judicial Council negotiation with the County of Sonoma to acquire parcel of land at one-half the appraised value.
- Hard Construction Cost subtotal in FY 2010-2011 reduced in response to Judicial Council mandated reductions.

2.3. Budget Year 2012-2013

- Project was delayed due to a redirection of resources from the Immediate and Critical Needs Account (ICNA).
- Hard Construction Cost subtotal: \$99,057,863

2.4. Budget Year 2014-2015:

- Project restarted once Preliminary Plans Phase appropriation was approved in the FY 2014-2015 Budget Act.
- New building size: 169,342 BGSF
- New Hard Construction Cost subtotal is \$83,591,843.

2.5. Budget Year 2015-2016:

- Working Drawings funding appropriated in FY 2015-2016 Budget Act.

2.6. Summary of changes to Hard Construction Cost Subtotal:

- FY 2012-2013 Budget Year: \$ 99,057,863
- Current (2015-2016 Budget Year): \$ 83,591,843
- Reduction from FY 2012-2013 budget: \$ 15,466,020 or 15.61%

2.7. Summary of changes to BGSF:

- FY 2012-2013 Budget Year: 173,500 BGSF
- Current (2015-2016 Budget Year): 169,342 BGSF
- Reduction from Original to Current: 4,158 BGSF, or approximately 2.4% decrease.

3. Project Update

The project is submitted for 100% Schematic Design approval. During this phase, two Peer Review sessions were conducted: one for architecture and second for structural and MEP reviews. The Judicial Council's planning, facilities, security and architectural/project management staff and outside consultants for architectural peer review were engaged to provide input to the design. A few design recommendations were made by the peer reviewers and the team has addressed them.

The project has also undergone constructability and value engineering review that has kept the project within budget. Additional constructability comments will be incorporated into the project during the Design Development phase with CMR input. A Structural peer review will also be held in addition to architectural peer reviews.

4. Schedule

The project is ready to move into the Design Development phase and the target completion date for Preliminary Plans Phase is July 27, 2016.

a	f	g	h	i	j
	Current Authorized Schedule FY 15-16¹		Current Schedule²		
Phase	Start Date	Finish Date	Start Date	Finish Date	Perc Comp
Site Selection	7/28/09	2/16/10	7/28/09	2/16/10 ³	100%
Site Acquisition	2/17/10	4/13/12	2/17/10	4/11/12 (Old Jail Site) 4/1/12 (parking sites)	100%
Preliminary Plans	9/23/14	9/11/15	3/02/15	7/27/16	50%
Working Drawing & Approval to Bid	9/12/15	11/14/16	7/28/16	6/22/17	
Bid and Contract Award	11/15/16	7/3/17	6/23/17	1/12/18	
Construction	7/4/17	11/22/19	1/15/18	11/20/20	
Move-in	11/23/19	12/23/19	11/23/20	1/15/21	

¹ Current authorized schedule based on approved FY 2015-2016 budget act. Previously authorized schedule based on approved FY 2014-2015 budget act and was calculated as a result of recent JCC approved action on February 26, 2013 and CCRS approved action in January 2014. In FY 2012-2013 Project was delayed due to a redirection of resources from the Immediate and Critical Needs Account (ICNA).

² Current schedule is pending approval of a future budget act.

³ 2/16/10 Site Selection approval for County Campus site; 4/1/11 Site Selection Approval for Northpoint Site; 10/13/11 for County P20 and Fleet/FacOps parking sites.

5. Status of Hard Construction Cost Budget and 100% Schematic Design Estimate

Below is a summary of the hard construction reductions based on the council direction of December 2011, CFAC direction in October 2012 and additional reductions accepted by the CCRS in December 2013, the current design-to-budget, and a comparison of the current hard construction cost budget to the 100% Schematic Design estimate.

5.1. Calculation of Hard Construction Cost Budget with Judicial Council Directed and CCRS Accepted Reductions

FY 12-13 Hard Construction Cost Subtotal	\$	99,057,863
FY 12-13: JC mandated 4% reduction	\$	(3,829,152)
FY 13-14: CFAC mandated 10% reduction	\$	(9,778,822)
FY14-15 CCRS mandated BGSF reduction.....		(1,858,046)
		<i>Revised Hard Construction Cost Subtotal</i>
	\$	83,591,843
Cost Reduction Achieved		\$ 15,466,020
Cost Reduction as percent of Construction Cost Subtotal		% 15.61

5.2. Design-to-Budget Calculation

Hard Construction cost subtotal.....	\$	83,591,843
Data, Communication and Security	\$	2,878,814
CCCI Adjustment	\$	11,416,624
		Current Design-to-Budget
	\$	97,887,281

5.3. Summary of Design-to-Budget in Comparison to 100% Schematic Design Estimate

The consultant developed Schematic Design estimate shows the project to be within budget. To accomplish this, certain value engineering strategies were used to reduce overall cost. Costs were reduced primarily by reducing the size and count of cells in central holding, reducing the size of the vehicle sallyport, eliminating one judicial chamber, combining the functionality of the building's Child Waiting Room with the Child Waiting Area of the Family Court Services Mediation Division (where all child waiting will be taking place in the building), eliminating the rooftop penthouse, reducing the size of basement, changing the building materials, and improving the overall efficiency of the building.

Considerations for New California Courthouses Opening Statewide

Sonoma County – Santa Rosa Criminal Courthouse

i. LOCATION REVIEW

The new courthouse will be located in the City of Santa Rosa, within the County Administrative Center complex. While the City of Santa Rosa is fairly urban, most of Sonoma County is rural, consisting of farmland, vineyards, and ranches. The courthouse will be located directly adjacent to the county jail and within the same complex as the Sheriff's Department headquarters. Adverse weather, seismic conditions, and the frequency of local power outages were among the considerations used to determine that an emergency generator will be included in this project.

ii. CONDITIONS OF CURRENT FACILITIES

The current courthouse lacks separate circulation zones, adequate holding, security cameras and access control. The entrance screening is located at two stairwell entrances to the second level courtrooms only. Those conducting court business with staff located on the ground level are not screened. All of these issues will be dramatically improved with the building of the new courthouse.

iii. FACILITY OVERVIEW

The new courthouse will be a full service court of approximately 169,000 square feet, with 15 courtrooms, jury assembly, separate circulation zones, and modern, efficient, security features including security cameras, electronic access control and wireless duress systems.

iv. CENTRAL HOLDING

The new courthouse will include central holding. Holding cells will consist of 3 large, and 9 small cells including Title 24 and BSCC compliant cells for female and juvenile custodies. The number of cells is consistent with current metrics applied to new court facilities. Cells will be operated electronically, with key backup/override.

v. HOLDING CONTROL ROOM

The holding control room corrections staff will operate all central holding cell doors, sally port access, and in custody elevator operations. Courtroom holding access is not yet determined (electronic or key only).

vi. **BUILDING SECURITY CONTROL ROOM**

A building security control room will be included and will house the monitoring equipment and staff for the building security systems not related to central holding. Redundant holding control is being discussed, and if decided upon, will be located in the building security control room.

vii. **WEAPONS SCREENING**

The two screening locations at the current courthouse will be consolidated into a single entrance at the new courthouse, with two suites of screening equipment. Currently, screening stations are staffed by contract security officers, and no changes to this policy have been discussed.

viii. **INMATE ACCESS SYSTEMS AND TRANSPORTATION**

The new courthouse is adjacent to the county jail. A proposed tunnel will be used to convey in custody defendants from the jail to the courthouse. A vehicular sally port is also included and will be used to receive custodies from locations other than the adjacent jail. Custodies will be transported by Sheriff's corrections officers to central holding where they are held until needed in the courtroom. Courtroom holding is located on each floor between courtrooms. Direct access from central holding to two lower level early case resolution (ECR) courtrooms will reduce the number of custodies needed to be transported from the lower level to upper level courtrooms. Those custodies that are required in the courtrooms on the upper levels will be conveyed via secure elevator to courtroom holding, where they will be held until their presence is required in the courtroom. The courtroom holding areas include attorney/client interview space.

ix. **OTHER COMMENTS**

The addition of central holding and the addition of a building security control room may result in the possibility of a slight Sheriff's staffing increase.

SANTA ROSA NEW CRIMINAL COURTHOUSE COURTROOM JURY BOX LAYOUT

Preliminarily, the Sonoma County Superior Court notes its reliance on, and conceptual agreement with, the adoption of schematic plans for use by the courts. During this schematic design phase, it has become apparent to our project team that the courtroom layouts approved by the council were well thought out and have benefited our project greatly by reducing planning time. Our team (including Court, Judicial Council Staff, Architects, and Sheriff) has faithfully followed the layouts to design the courthouse for the future; a new criminal courthouse that would be safe, cost-effective, long lasting and allow for operational efficiencies. Sonoma has selected the Trial Courtroom Center Bench A from the council's approved courtroom layout catalog. We are requesting consideration of a proposed modification: to locate the jury box adjacent to the courtroom holding area, opposite the schematic location on the opposite side. The rationale and benefits for this modification include the following:

Safety and courtroom security

In designing our new courtroom safety is our primary concern. Keeping the in-custody defendants as close to the door to the holding cell provides optimum security in the courtroom, and walking each prisoner across the courtroom to a jury box on the far side of the courtroom greatly increases the risk of a security breach and disrupts the conduct of business during movement of prisoners. Court and Sheriff leadership have evaluated the current deficiencies of the Hall of Justice and are in full agreement that the new criminal courthouse must be constructed in a way to avoid courtroom design deficiencies in the areas of security and movement of in-custody defendants. Sonoma envisions continuing to optimize its judicial resources with a hybrid direct calendaring system. This will require courtrooms to handle their daily calendars effectively and efficiently between 8:30-10:15 and thereafter devote remaining time to jury or court trials. In pursuing these goals, in-custody defendants will need to be transported in and out of the courtroom in the most expedient matter while maintaining a high degree of oversight and security.

With a monthly average (over a 12 month period) of 1,373 in-custody defendants that appear between 8:30 a.m. and 10:15 a.m.(not including the ECR/arraignment courtroom) the deputies choreograph the movement to accommodate the operations of the court, while keeping certain classifications of defendants apart including gang members, females, mental health and high risk. Using the jury box provides a barrier which aids in keeping them together and reduces the risk of escape. It also provides a separation from the audience so that contraband or communication is diminished keeping everyone in the process safer. Deputies need a clear and direct route when bringing in-custody defendants into the courtroom. Requiring them to traverse across the courtroom each time they need to return a defendant back to a more secure holding cell, risks safety for everyone in the courtroom, including the DA, PD, Probation, Court staff and the public.

When disturbances occur in the courtroom, the deputy's goal is to remove the defendant as quickly and securely as possible away from possible harm to courtroom participants. With the holding cell on the opposite side of where the defendants reside, it increases the risk to everyone in the courtroom and provides more opportunity for the defendant to escape or harm others in

the process of transport. Disturbances in the courtroom, while not everyday occurrences, have been minimized by the close proximity of the holding cell to the in-custody “box.” We would expect increased opportunities with the jury box on the opposite side. Additionally, court would have to stop operations each time to assure the safety of those in direct proximity to the movement, further delaying an already busy morning calendar. The galley area is limited and is generally full of attorneys and probation officers attending to the list of cases for the morning, again, to maintain the efficient operations of the court.

Sonoma Court and Sheriff have learned that a recent opinion by the Ninth Circuit Court in *re United States v. Sanchez-Gomez*¹ may hamper our ability to utilize full body restraints as a means to expedite the movement of inmates in and out of the courtroom and reduce security risk.

Fidelity to the Judicial Council’s courtroom layouts

While we recognize our proposed modification for placement of the jury box may be viewed as a deviation from the approved layout, design testing by our project architects have shown that the design incorporates the precise specifications contained in the Catalog and it does not increase the cost. It includes judge’s bench and overall work surface area, clerks work surface, accommodates up to four counsel tables by utilizing a movable lectern, evidence table, and court reporter’s station. The selected layout does not alter any of the benefits incorporated into an unmodified layout, such as square footage, cost, alternate locations of the court security officers, expanded seating for voir dire, and the sightlines relative to the location of the judge, witness, counsel, and jurors. The proposed design also incorporates the standard elevation of the judge's bench in order to minimize the length of ramps serving the bench and related areas. There will be no cost increase because of the change. We believe this modification brings significant benefit to our security, safety and efficient operations with no additional cost to the project. We respect the goal of the Council in keeping design costs down by utilizing existing templates and we believe we have met this goal by using the template and adjusting the location of the box from one side to the other for all the reasons described.

Alignment with long-term criminal justice master plan

Sonoma has engaged in a long-term strategic planning process along with county criminal justice system partners to address system-wide needs by developing and implementing evidence-based practices. This planning process has evolved into a County Criminal Justice Master Plan and has resulted in systemic improvements. Three of the four priority goals established under the master plan have been implemented and have resulted in several criminal justice system improvements. These improvements have guided our thinking and planning for our new criminal courthouse. The four priority Criminal Justice Master Plan goals include:

¹ The United States Court of Appeals for the Ninth Circuit issued an order on August 25, 2015 in the case of *United States v. Rene Sanchez-Gomez* (No. 13-50561; D.C. No. 3:13-mj-03928-BLM-LAB-1) finding that a full restraint policy ought to be justified by a commensurate need, and cannot rest primarily on the economic strain of the jailer to provide adequate safeguards. This ruling makes it clear that the use of full-bodied shackles for moving in-custody defendants from their holding cells into the courtroom’s jury box away from the holding area, as we had envisioned for regular calendars would be prohibited, barring an individualized finding of need for full-bodied shackles from the court. By placing the jury box next to the holding area, our court will be able to use the jury box for in-custody defendants and sitting them in the jury box for pre-trial matters without restraints.

1. Early Case Resolution Department-This court serves as an arraignment court for all felony matters (in-custody and out of custody defendants) and strives to reach an early disposition on each case and, if not settled within an average of 21 days, cases are assigned for all purposes to a direct calendar/trial department based on a predetermined alpha-split formula. The Felony ECR Court was implemented in 2009. The clearance rate has ranged between 65% to 90%. Based on this effective caseflow management practice, Sonoma is planning to increase the number of ECR courtrooms to two for the new courthouse. The court envisions funneling all criminal case arraignments (misdemeanors and felonies) into the two ECR courts. Based on ECR court's clearance rates, Sonoma is still anticipating assigning between 1,000 and 1,500 cases annually (both felony and misdemeanor) per criminal trial courtroom.
2. Day Reporting Center- This initiative lead by the Probation Department allows for early intervention and a wrap-around array of services for defendants placed on probation. This program was implemented in 2011 and has resulted in improved compliance of terms and conditions of probation and reduction in recidivism.
3. Pretrial Release Program- This program was implemented in early 2015 with the goal of applying evidence-based risk assessment tools to determine pretrial release and appropriate levels of supervision. Program outcomes will be measured after 12 months of data.
4. Community Correction Center-This initiative focuses on building a minimum-level security detention center to house and provide low risk sentenced defendants an opportunity to benefit from an array of evidence-based services and programs and reduce recidivism and achieve better outcomes at a lower cost compared to jail or state prison housing. County is currently in the planning phase to construct this facility with a completion date in 2019.

Sonoma plans to leverage on these initiatives to optimize its judicial resources by expediting the disposition of cases by early settlement or trial. We are designing the trial courtrooms for our new courthouse with the preferred jury box location adjacent to the holding cell to allow greater efficiency in moving in-custody defendants appearing for non-trial proceedings (pretrial, motions, sentencing, violations of probation/parole, and warrant pick-up). This design will allow court security to move inmates from their holding cell to the jury box quicker and provide for a more secure path of travel and safer approach to deal with possible altercations, attempted escape or emergency.

Santa Rosa Criminal Courthouse
Superior Court of California
County of Sonoma

CCRS 100% Schematic Design Presentation

22 October 2015

AGENDA

- Project Summary
- Space Program
- Design
- Security
- Building Systems
- Budget
- Life Cycle Studies
- Schedule
- Questions

PROJECT SUMMARY

NEW MULTIPURPOSE COURTHOUSE

- 3 Sites
 - Courthouse 2.47 acres
 - Visitor Parking 3.08 acres
 - Staff Parking 1.31 acres

 - Total 6.86 acres

- 6 Stories and Lower Level

- 169,102SF Building

- 15 Courtrooms
 - 10 Multipurpose
 - 1 large Non-Jury Traffic
 - 2 large Early Case Resolution
 - 1 large Double Jury
 - 1 Dependency

- Jury Assembly Room

SUMMARY REPORT

PRE-DESIGN CCRS REVIEW – January 10, 2014

- CCRS directed the project team to provide holding between all courtrooms recognizing that the square footage presented would change based on the addition of the Holding Area
- Reduction in central holding based on the county constructing a tunnel connection to the county jail
- Reduction in size of vehicle sallyport
- Reduction in number of clerk's counter windows
- Reduction in total site parking based on parking metric
- Reduction in overall building gross square feet and project budget
- CCRS approved the project to move forward with the Preliminary Plans phase

SPACE PROGRAM

	AUTHORIZED BGSF	100% SD BGSF
1.0 Court Administration	9,185	9,230
2.0 Court Sets/Judiciary (Courtrooms & Chambers)	62,092	61,380
3.0 Courtrooms Judicial Support	6,841	7,387
4.0 Criminal Division Staff	2,867	2,999
5.0 Traffic Division Staff	2,391	2,188
6.0 Civil/Probate/Juvenile Division Staff	4,880	4,849
7.0 Mediation & Court Investigative Services	2,982	2,606
8.0 Court and Building Operations (includes Central Holding)	19,662	19,990
SUBTOTAL BGSF	110,900	110,629
Gross Area (including Restrooms, Closets, Utility Rooms, Horizontal and Vertical Circulation)	45,640	52,249
9.0 Programmed Judges' Secured Parking	12,802	6,224
TOTAL BUILDING GROSS SQUARE FEET – BGSF	169,342	169,102

DESIGN



SITE PLAN



VIEW FROM SOUTH - ENTRY ELEVATION



VIEW FROM NORTH



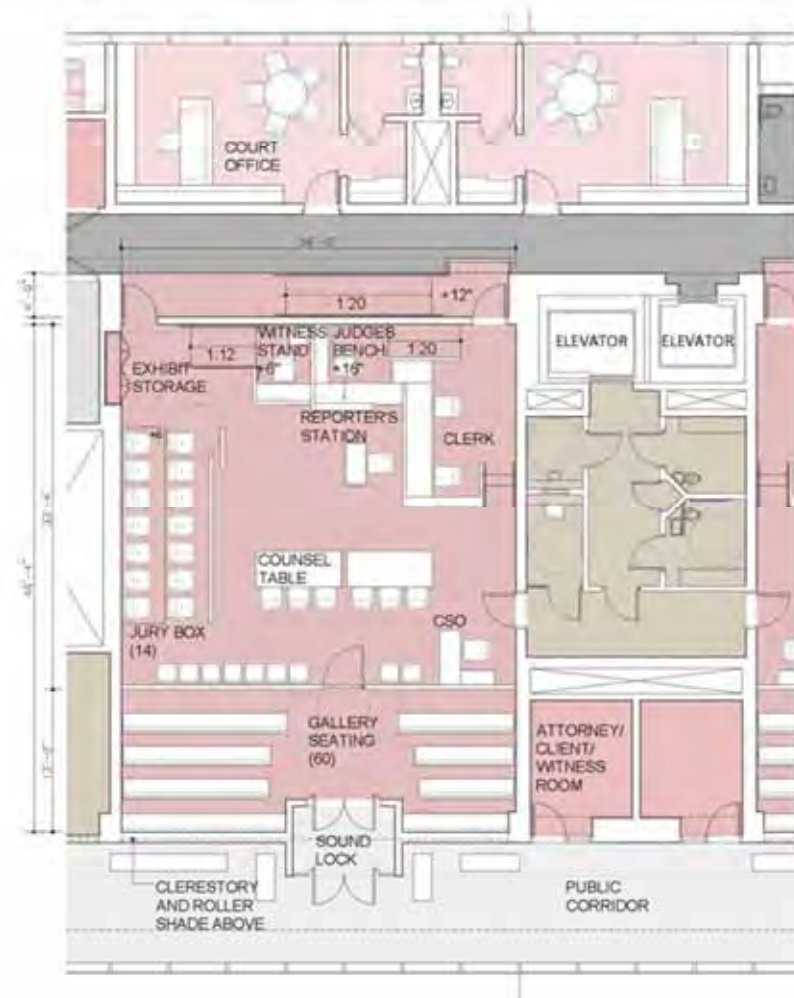
VIEW FROM SOUTHEAST



TYPICAL TRIAL COURTROOM CENTER BENCH

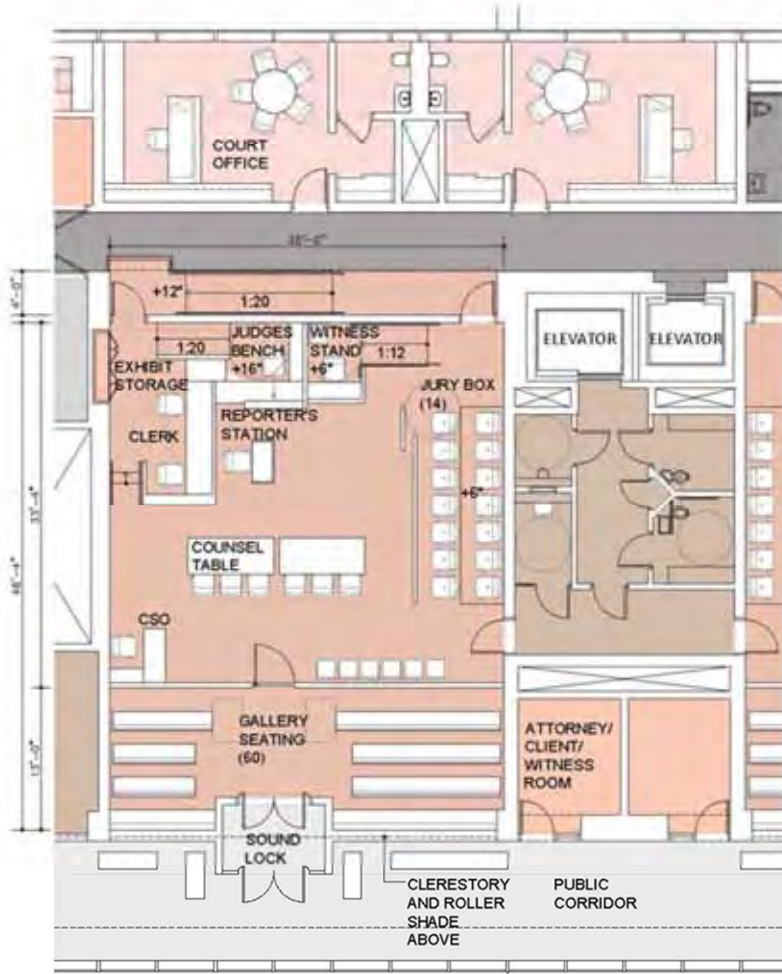


Typical Trial Courtroom Center Bench A (1,850sf; 1,600-2056sf Range)
 Catalog of Courtroom Layouts for California Trial Courts



Typical Trial Courtroom Center Bench (1,800sf)
 Level 4 East Shown

TYPICAL TRIAL COURTROOM COMPARISON

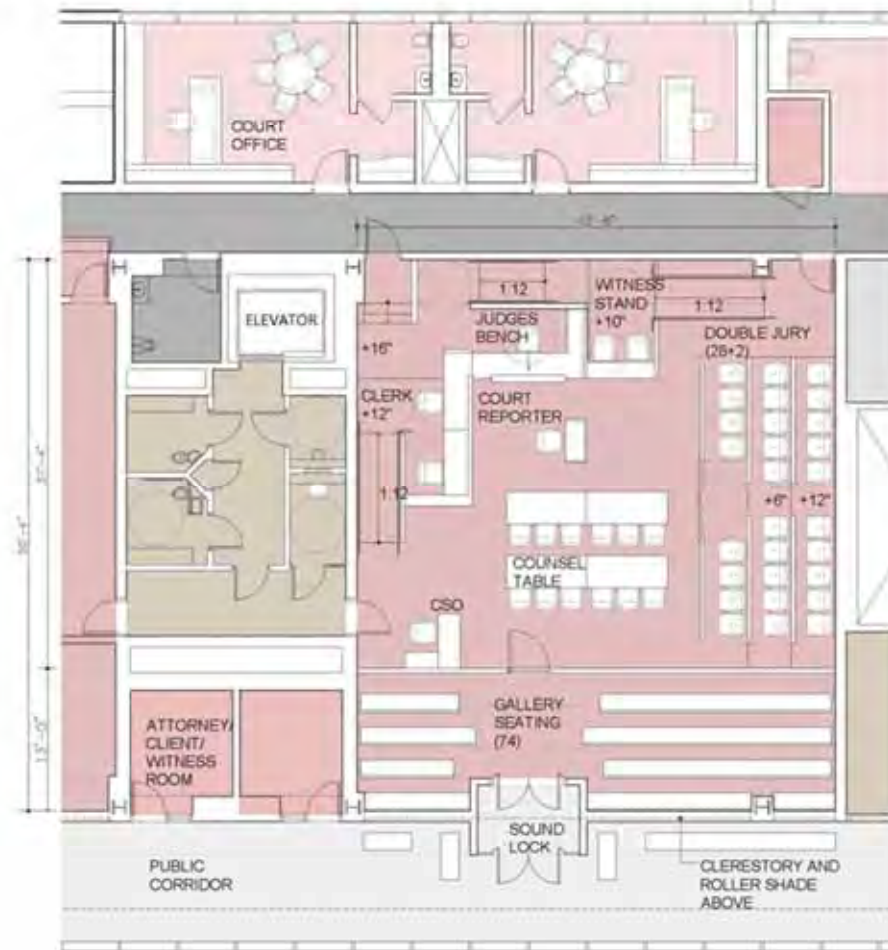
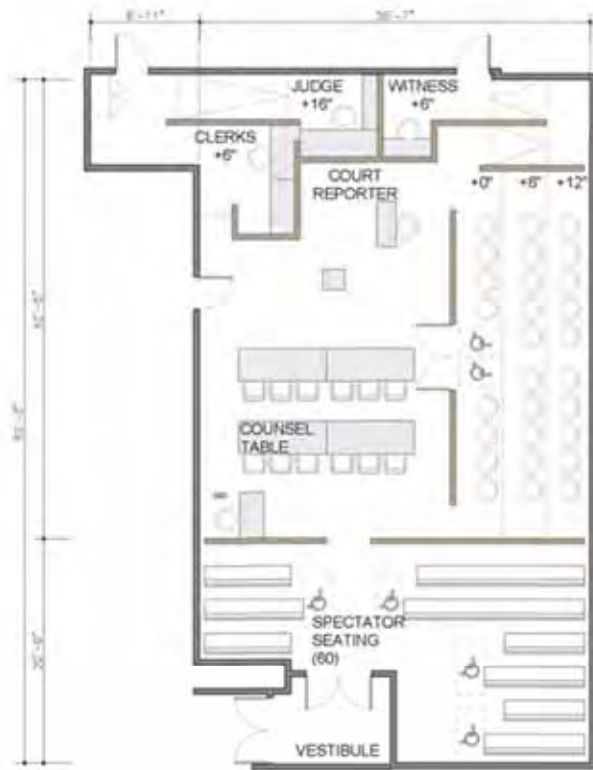


Alternate Trial Courtroom Arrangement Jury Box (1,800sf)
 Level 4 East Shown



Typical Trial Courtroom Center Bench (1,800sf)
 Level 4 East Shown

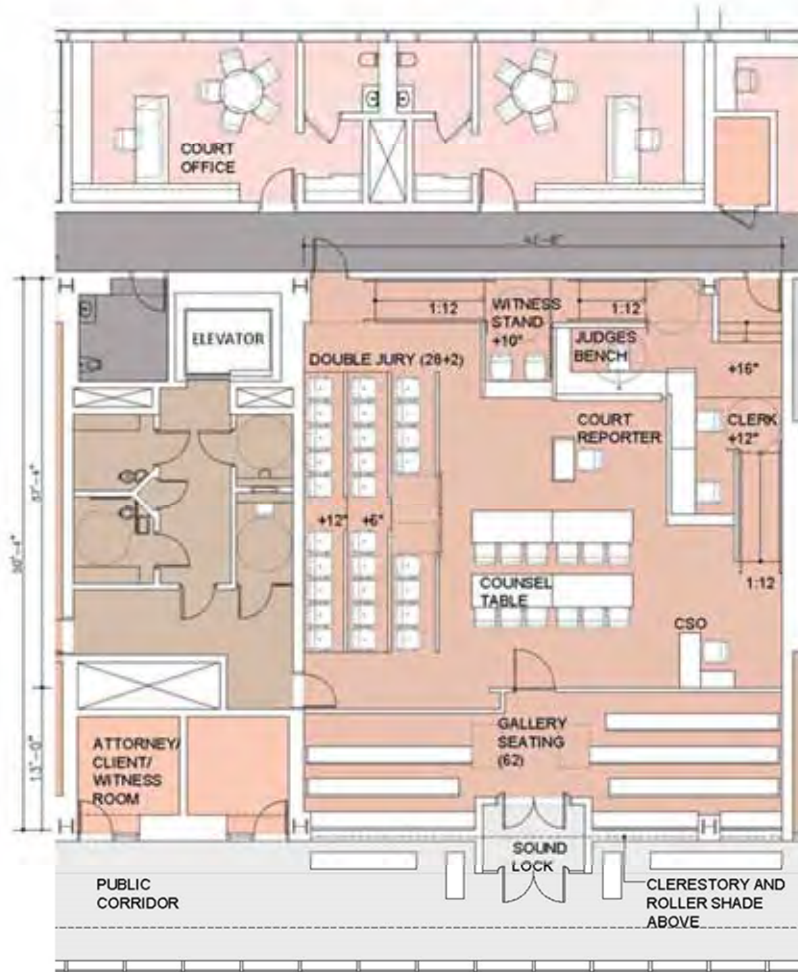
DOUBLE JURY CENTER BENCH



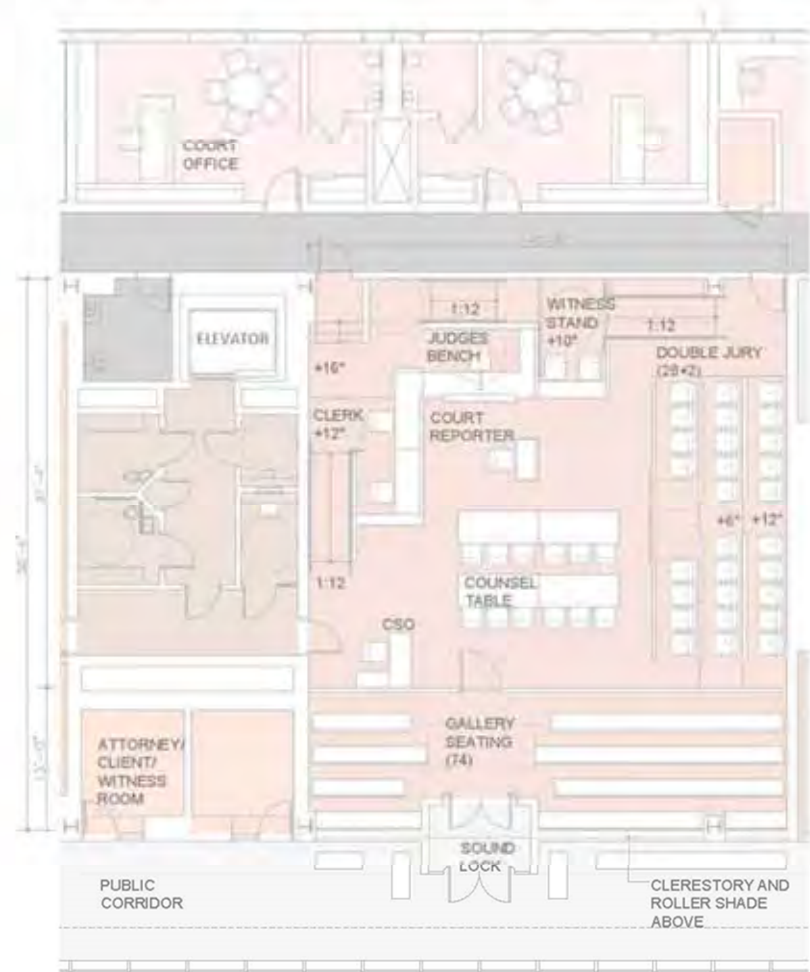
San Diego Central Courthouse San Diego County, San Diego (2,100sf; 2,100-2,400sf Range)
 Catalog of Courtroom Layouts for California Trial Courts

Double Jury Center Bench (2,153sf)
 Level 6 East Shown

DOUBLE JURY COURTROOM COMPARISON

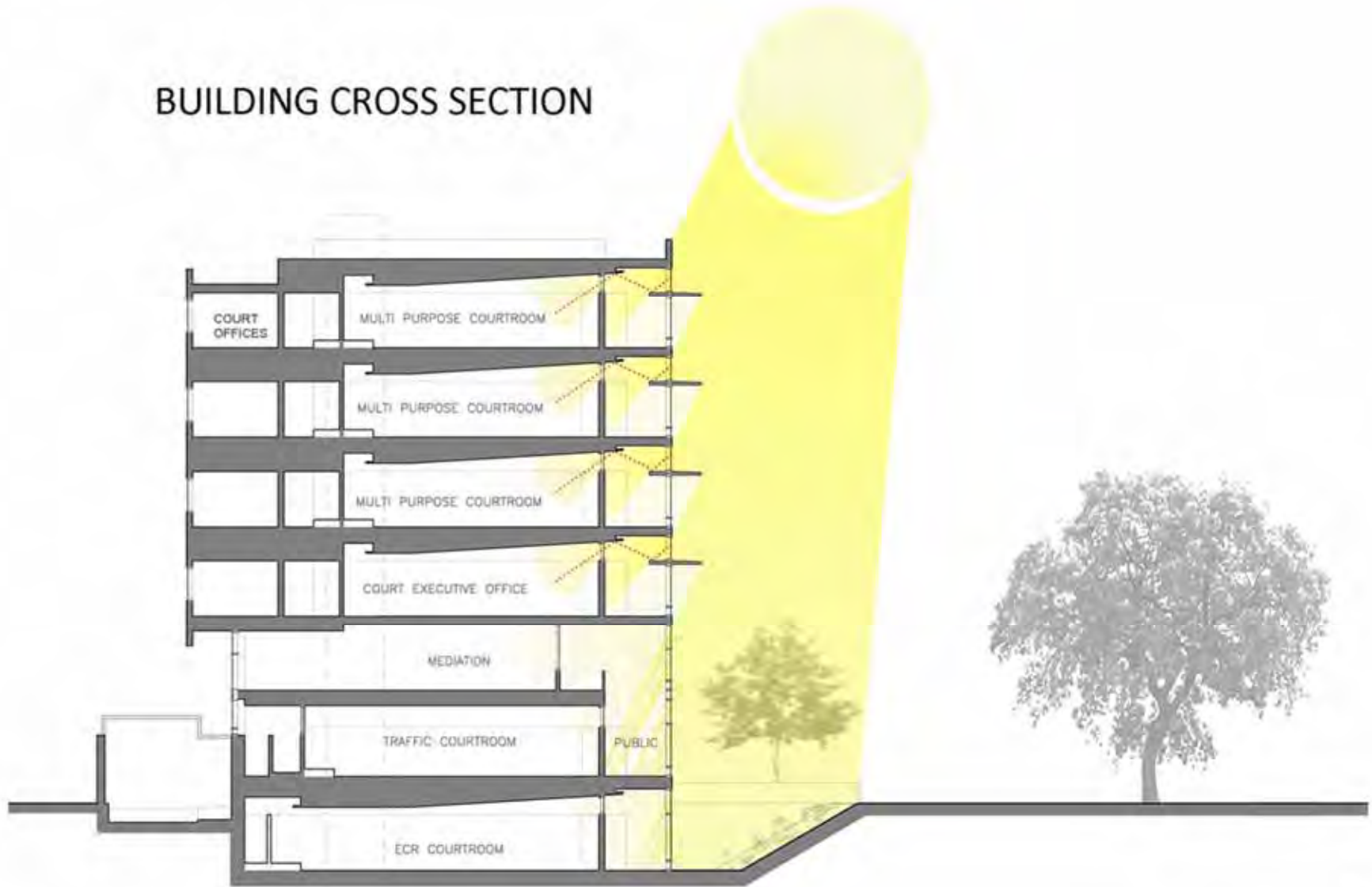


Alternate Double Jury Centered Bench Arrangement Jury Box (2,153sf)
 Level 6 East Shown



Double Jury Center Bench (2,153sf)
 Level 6 East Shown

BUILDING CROSS SECTION



SECURITY

- The new courthouse will provide current, up to date security systems, secure judge's parking, and separate circulation zones.
- Central and court holding meet current metrics for capacity.
- Separate building security control and holding control rooms.
- Custodies will be delivered to central holding either by pedestrian tunnel (or other secure pathway) or through vehicular sally port.
- Building set-backs are consistent with risk assessment requirements.

BUILDING SYSTEMS

- Structural
- Mechanical
- Electrical
- Plumbing

STRUCTURAL

Site has very poor soil conditions susceptible to severe ground shaking
Basement excavation is below groundwater table requiring site dewatering

Requires use of 60' deep pile foundations (similar to the former structure on the site)

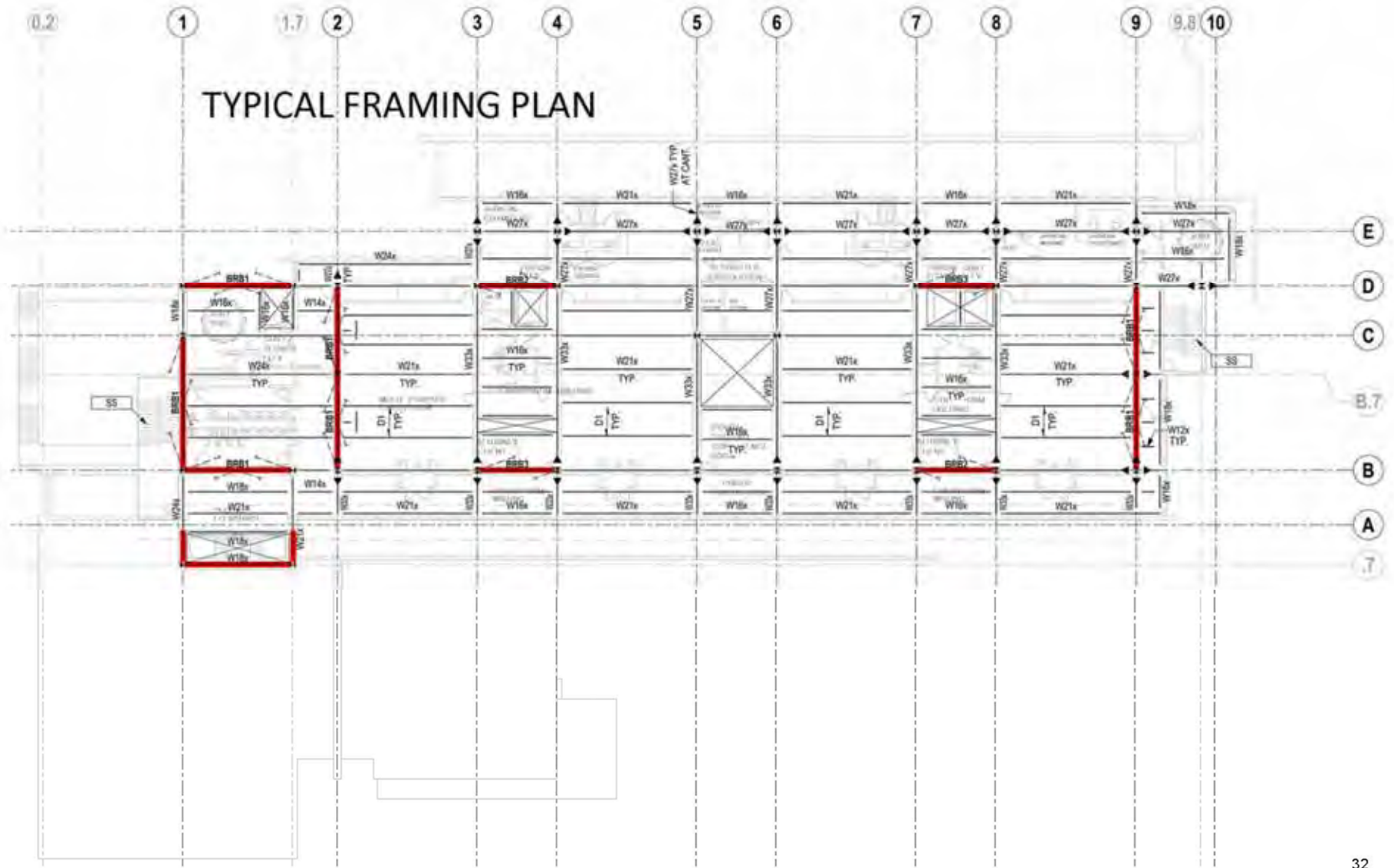
Structural framing systems are simple steel and concrete construction:

- Steel framing for floors and roof
- Concrete shear walls to resist earthquake loads

Alternate structural options studied:

- Steel Braced Frame

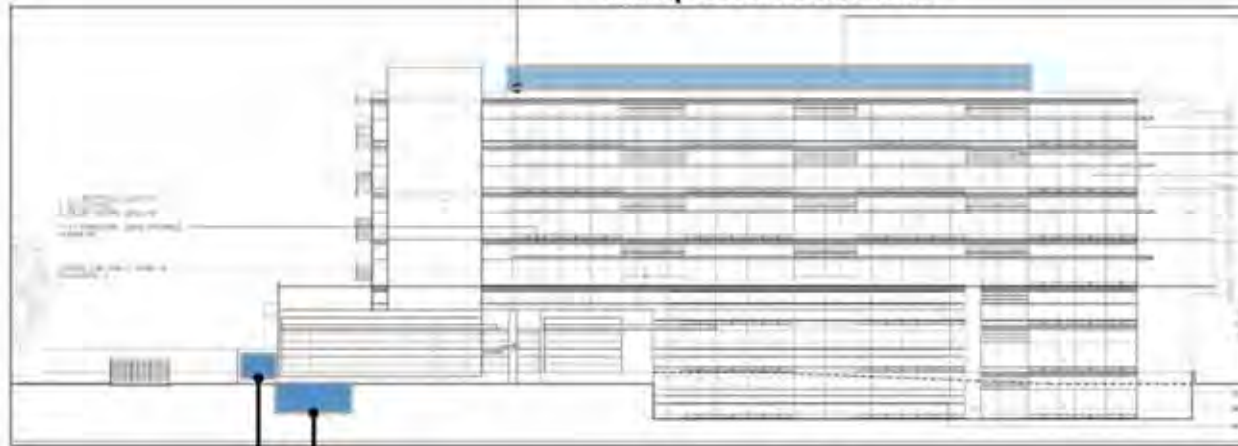
TYPICAL FRAMING PLAN



MECHANICAL SYSTEMS

Roof

- Air Handling Units and exhaust fans
- Fan-array AHUs offer redundancy
- AHUs equipped with economizer controls and duct silencers
- VAV air distribution to floors below
- VRF condensers (on e-power) to cool plant rooms
- Cooling towers
- Stair pressurization fans



Basement mechanical room

- Water-cooled centrifugal chillers
- Chilled water pumps
- Condensing water pumps
- Heating hot water pumps
- Access hatch at loading dock for access

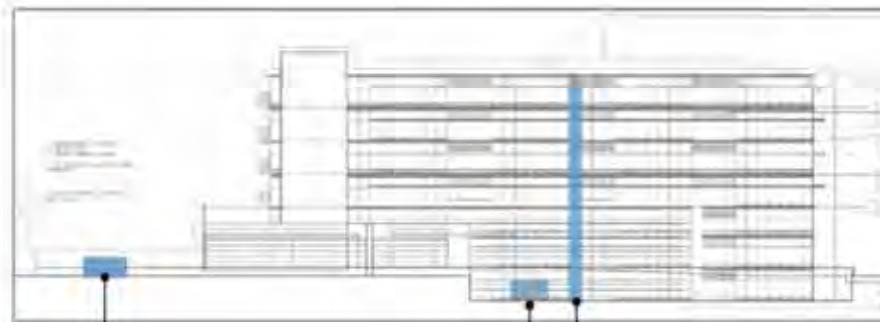
Utility yard

Condensing type outdoor
boilers (located under
canopy)

ELECTRICAL SYSTEMS

Electrical design summary

- Estimated load ~2,000 kVA
- Main Switchboard 2,500 A to 3,000 A
- Electrical sub-metering provided



Utility yard

- Outdoor Generator
- Outdoor pad mounted transformer

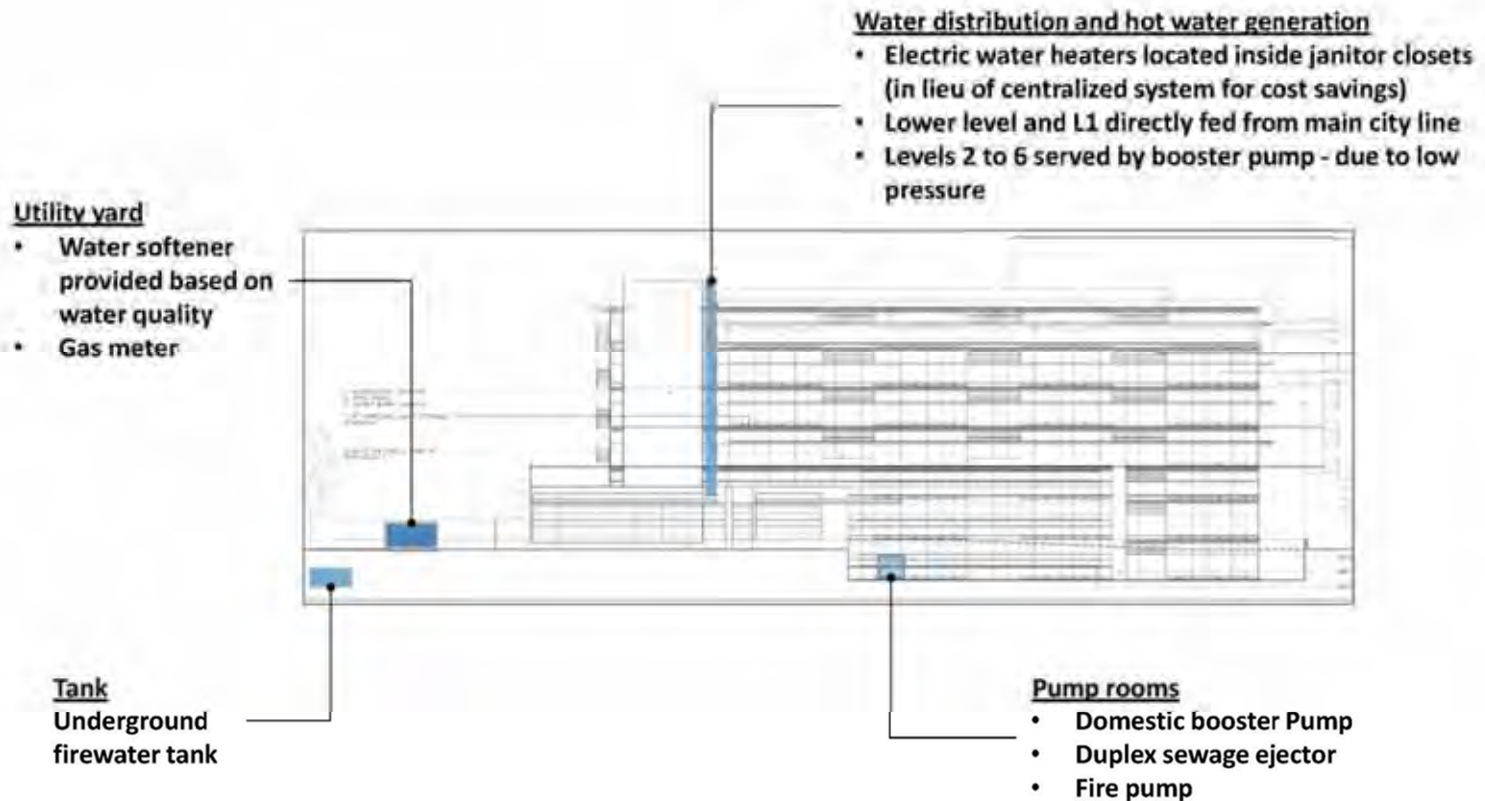
Basement

- Main Electrical Rm
- Emergency Elec. Rm

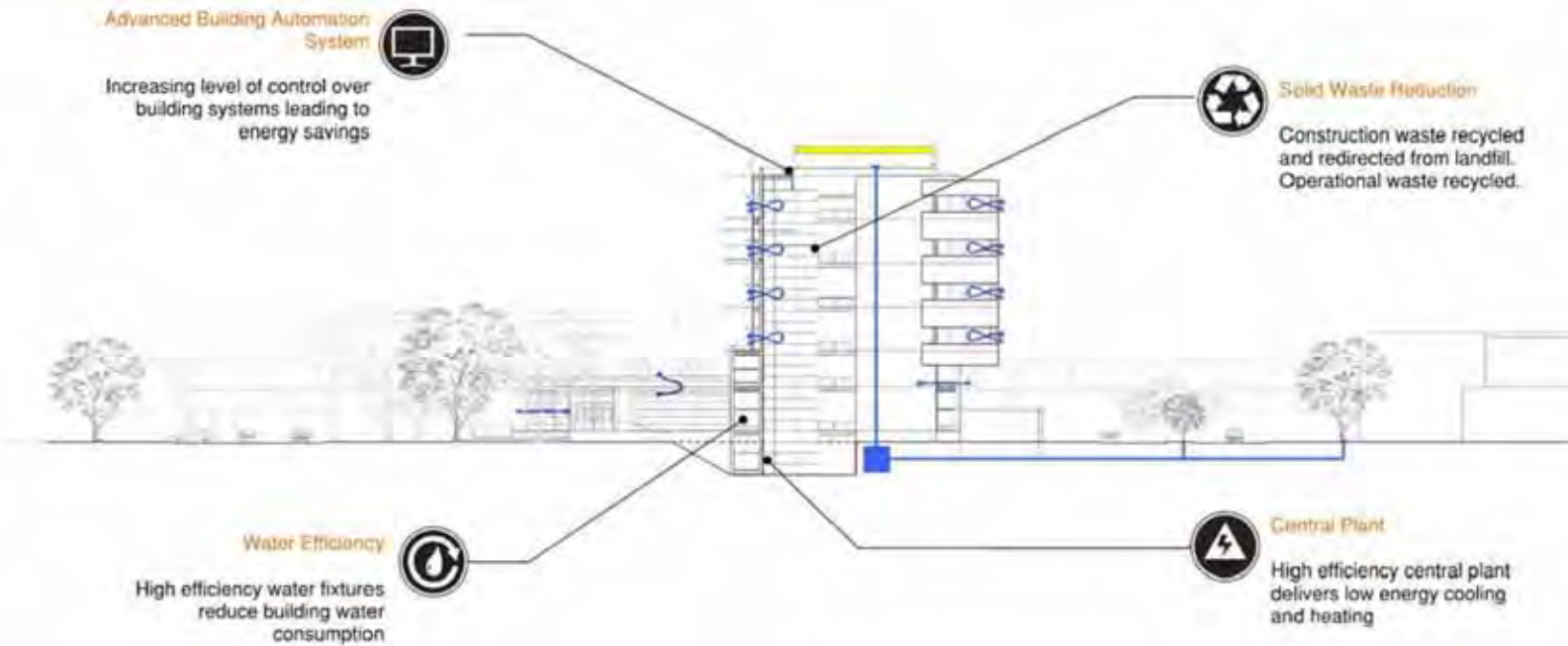
Electrical rooms

- Vertically stacked
- Located centrally to minimize cabling costs

PLUMBING SYSTEMS



SUSTAINABILITY – BASE DESIGN



BUDGET

	JUDICIAL COUNCIL BUDGET	100% SD COST PLAN
HARD CONSTRUCTION COST		
FY 12/13 Hard Construction Cost Sub-total	\$99,057,863	
Current FY 15/16 Hard Construction Cost Sub-total	\$83,591,843	
	Total Reductions	\$15,466,020
	Percent Reduced	15.61%
DESIGN-TO-BUDGET		
Current FY 15/16 Hard Construction Cost Sub-total (including Cost Reductions)	\$83,591,843	
Data, Communications and Security	\$2,878,814	
CCCI Adjustment to July 2014 dollars (CCCI 5264 to CCCI 5959)	\$11,416,624	
Current FY 15/16 Design-to-Budget	\$97,887,281	\$97,887,000

SCHEDULE

APPROVAL

The JCC requests 100% Schematic Design approval and authorization to move into the Design Development phase.

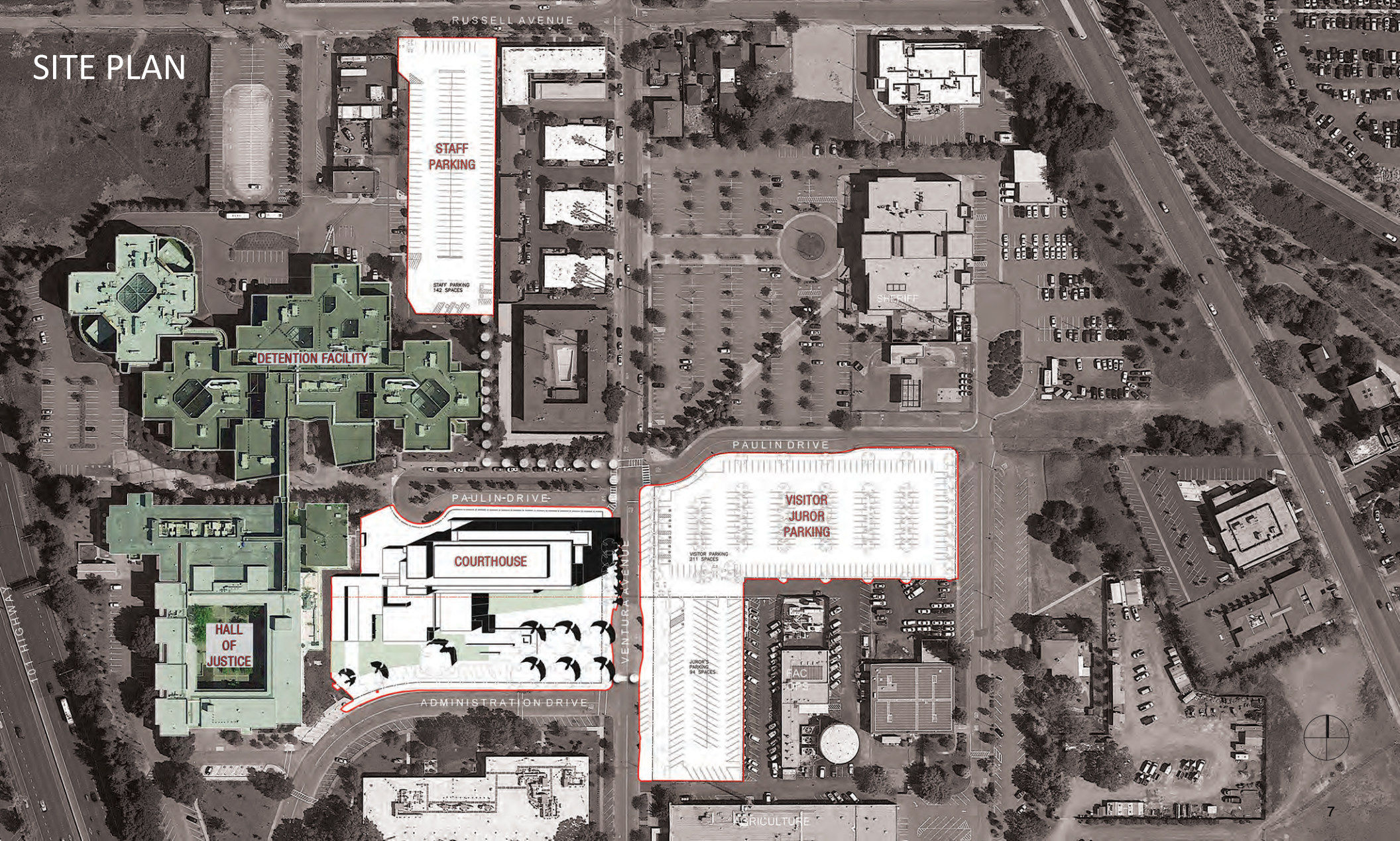
UPCOMING MILESTONES

Design Development Start	October 23, 2015
50% Design Development	January 2016
100% Design Development	April 2016

QUESTIONS?



SITE PLAN



RUSSELL AVENUE

STAFF
PARKING

STAFF PARKING
142 SPACES

DETENTION FACILITY

PAULIN DRIVE

COURTHOUSE

HALL
OF
JUSTICE

VISITOR
JUROR
PARKING

VISITOR PARKING
211 SPACES

JUROR'S
PARKING
84 SPACES

ADMINISTRATION DRIVE

VENTURA AVENUE

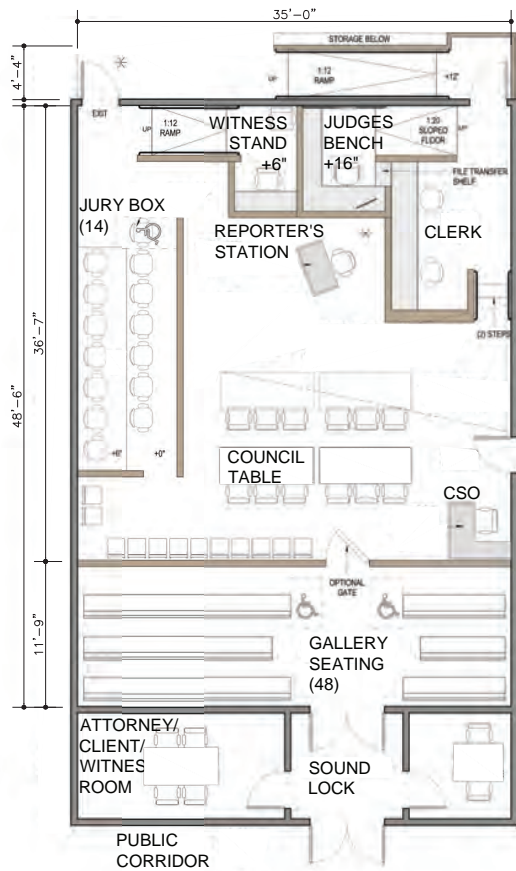
SHERIFF

PAULIN DRIVE

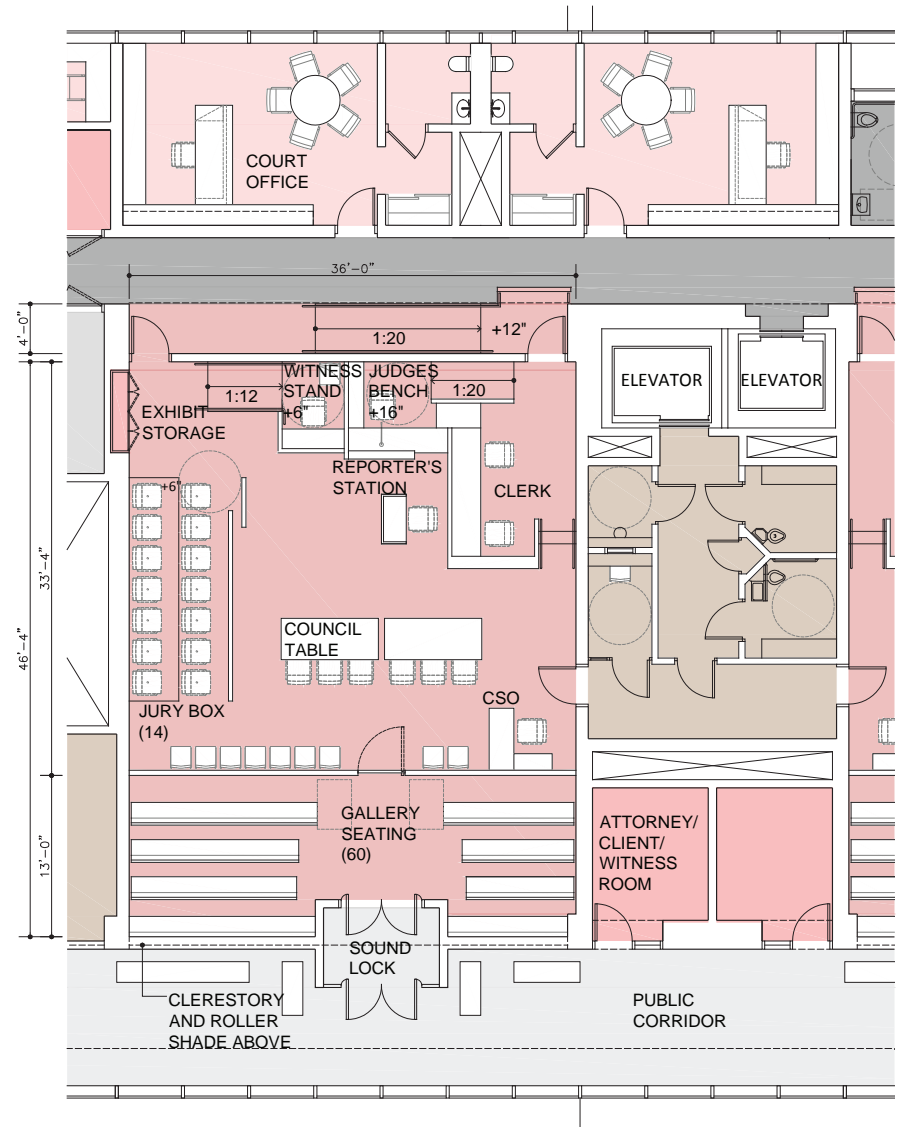
AGRICULTURE



TYPICAL TRIAL COURTROOM CENTER BENCH

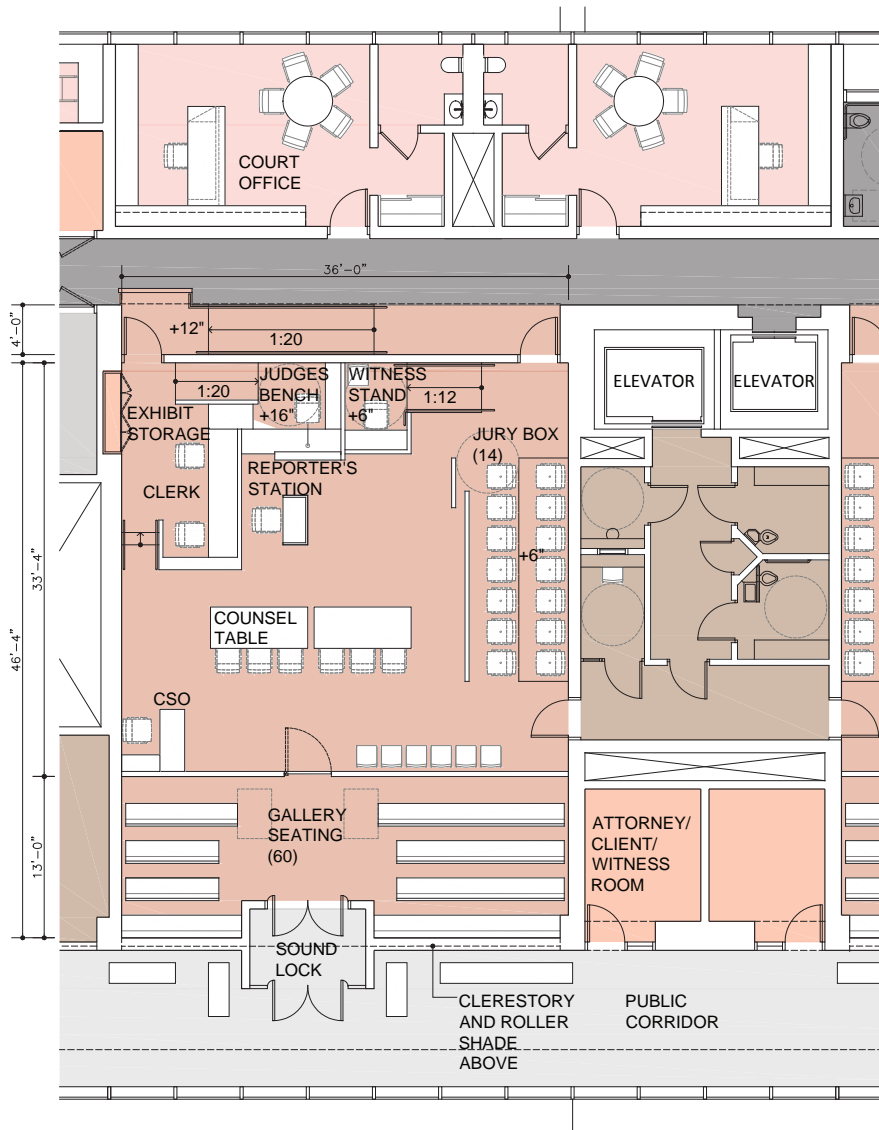


Typical Trial Courtroom Center Bench A (1,850sf; 1,600-2056sf Range)
 Catalog of Courtroom Layouts for California Trial Courts

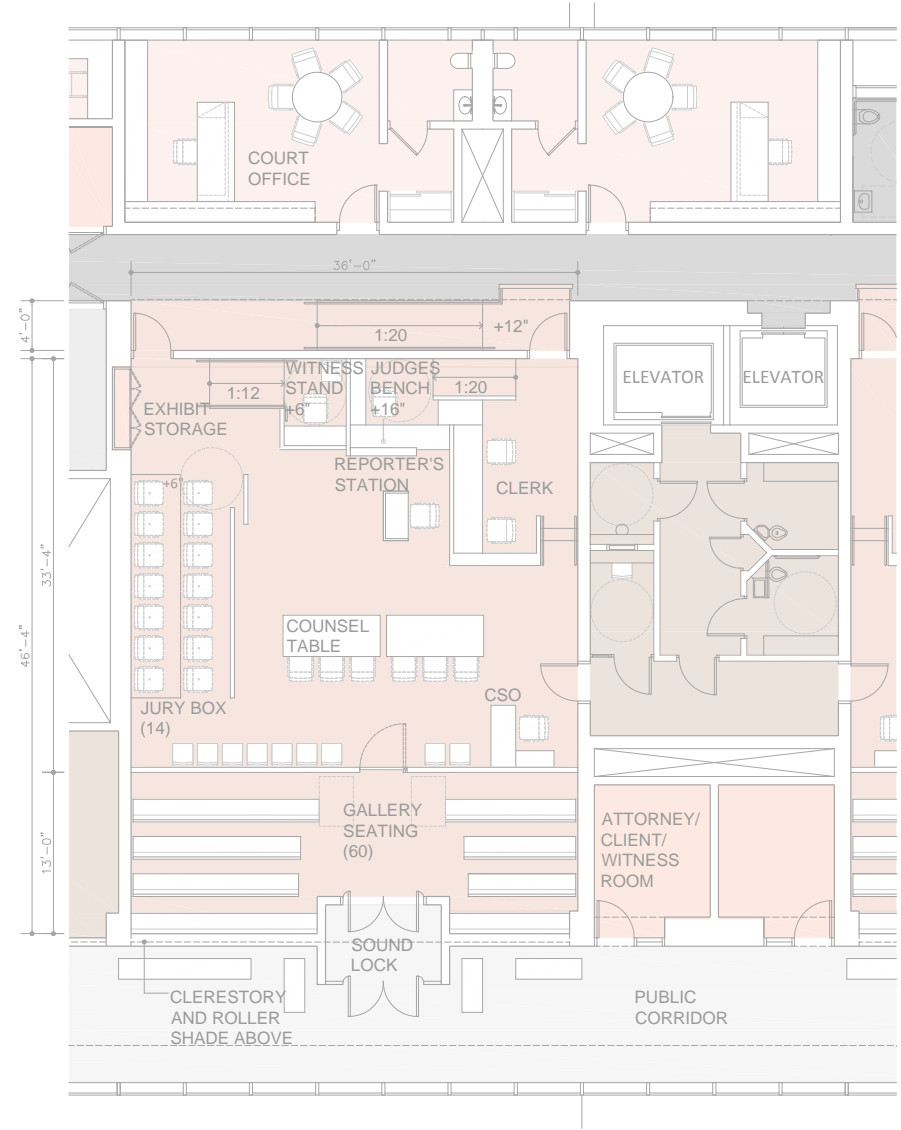


Typical Trial Courtroom Center Bench (1,800sf)
 Level 4 East Shown

TYPICAL TRIAL COURTROOM COMPARISON

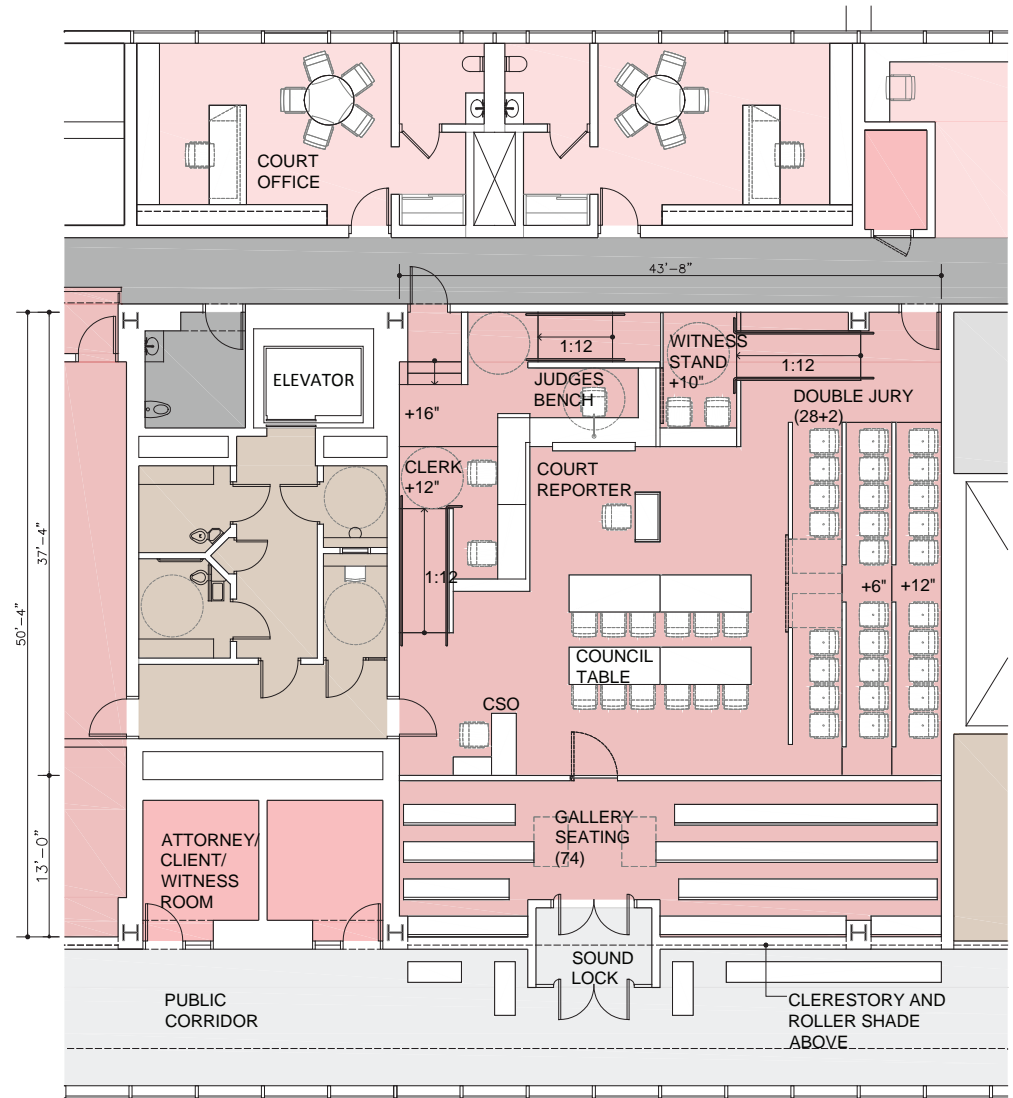
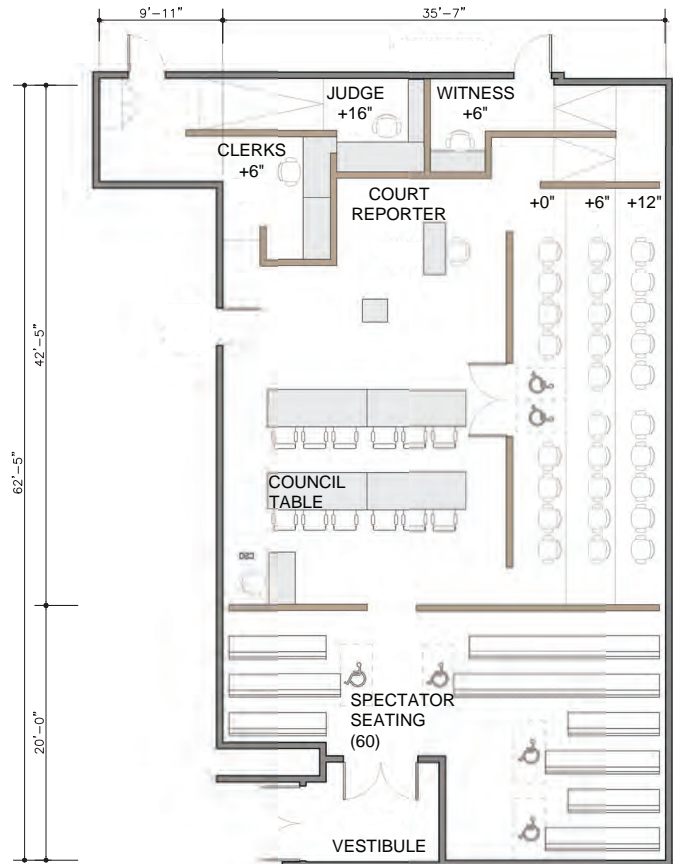


Alternate Trial Courtroom Arraignment Jury Box (1,800sf)
 Level 4 East Shown



Typical Trial Courtroom Center Bench (1,800sf)
 Level 4 East Shown

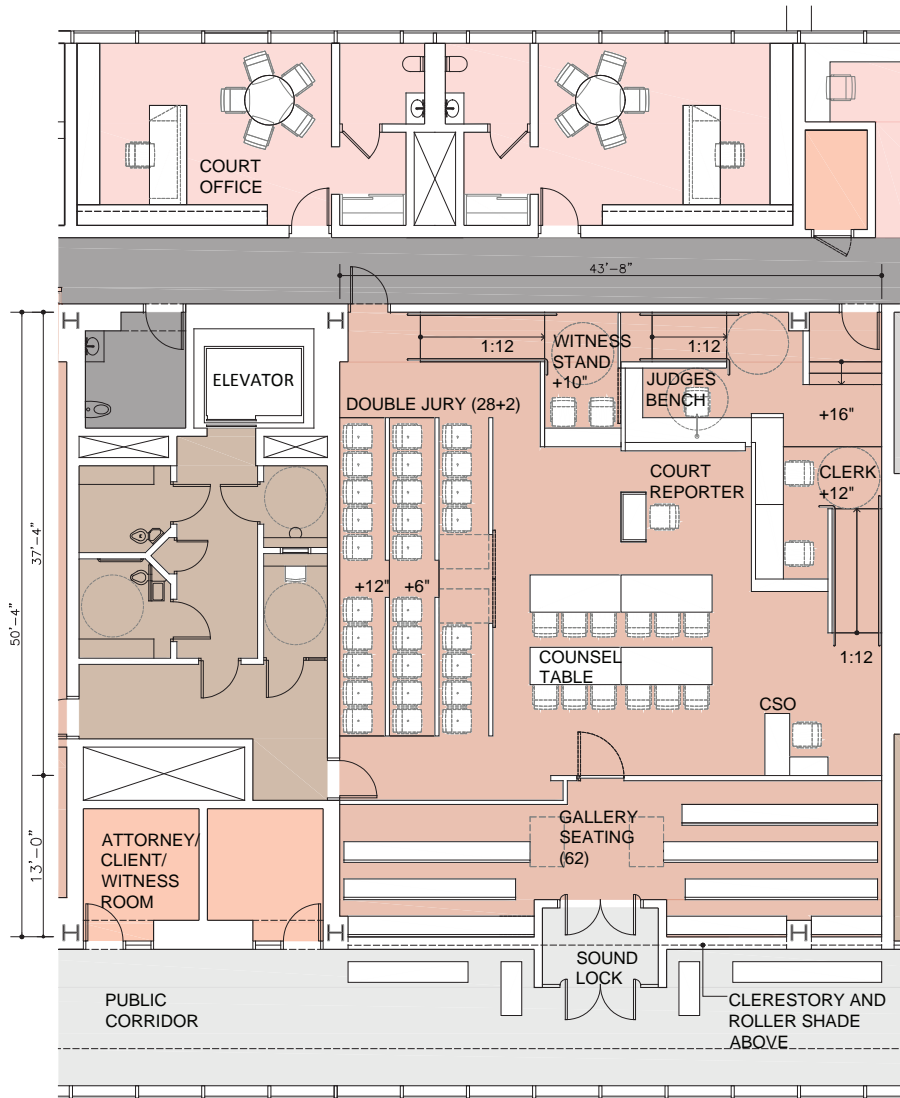
DOUBLE JURY CENTER BENCH



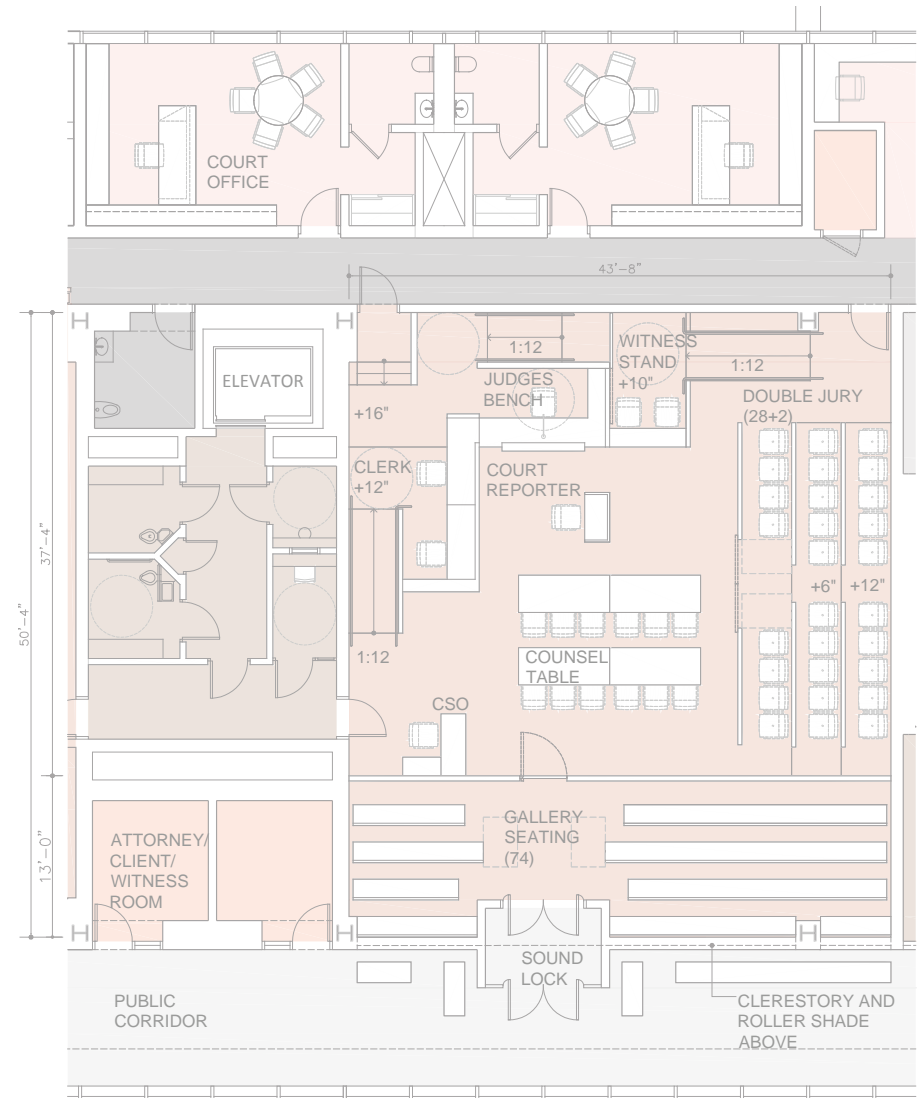
San Diego Central Courthouse San Diego County, San Diego (2,100sf; 2,100-2,400sf Range)
 Catalog of Courtroom Layouts for California Trial Courts

Double Jury Center Bench (2,153sf)
 Level 6 East Shown

DOUBLE JURY COURTROOM COMPARISON



Alternate Double Jury Centered Bench Arrangement Jury Box (2,153sf)
 Level 6 East Shown



Double Jury Center Bench (2,153sf)
 Level 6 East Shown

Court Facilities Advisory Committee

As of August 10, 2015

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Administrative Presiding Justice of the
Court of Appeal, Fifth Appellate District

Hon. William F. Highberger

Judge of the Superior Court of California,
County of Los Angeles

Hon. Patricia M. Lucas, Vice-Chair

Assistant Presiding Judge of the
Superior Court of California,
County of Santa Clara

Hon. Steven E. Jahr (Ret.)

Judge of the Superior Court of California,
County of Shasta

Hon. Donald Cole Byrd

Presiding Judge of the
Superior Court of California,
County of Glenn

Hon. Jeffrey W. Johnson

Associate Justice of the Court of Appeal,
Second Appellate District, Division One

Mr. Anthony P. Capozzi

Attorney at Law

Hon. Laura J. Masunaga

Presiding Judge of the
Superior Court of California,
County of Siskiyou

Mr. Stephan Castellanos, FAIA

Principal Architect
Derivi Castellanos Architects
Former State Architect of California

Mr. Stephen Nash

Court Executive Officer
Superior Court of California,
County of Contra Costa

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Judge of the Superior Court of California,
County of San Bernardino

Hon. Gary R. Orozco

Judge of the Superior Court of California,
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Hon. David Edwin Power

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County of Solano

Ms. Melissa Fowler-Bradley

Court Executive Officer
Superior Court of California,
County of Shasta

Ms. Linda Romero Soles

Court Executive Officer
Superior Court of California,
County of Merced

Court Facilities Advisory Committee

As of August 10, 2015

Mr. Larry Spikes

County Administrative Officer
County of Kings

Mr. Kevin Stinson

Assistant Clerk Administrator
Court of Appeal, Fourth Appellate District,
Division Three

Mr. Val Toppenberg

Consultant
Former Redevelopment Director for City of
West Sacramento and for City of Merced

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Judge of the Superior Court of California,
County of San Diego

Mr. Thomas J. Warwick, Jr.

Attorney at Law

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Ms. Melissa Fowler-Bradley
Hon. William F. Highberger
Hon. Steven E. Jahr (Ret.)
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Mr. Kevin Stinson
Mr. Thomas J. Warwick, Jr.

Independent Outside Oversight Consultant (IOOC) Subcommittee

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Subcommittee on Courthouse Names

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Mr. Anthony P. Capozzi
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Hon. Gary R. Orozco
Hon. David Edwin Power
Mr. Thomas J. Warwick, Jr.