



JACKSON COUNTY

DETENTION CENTER

GUARANTEED MAXIMUM PRICE (GMP)

Jackson County Legislature

April 24th, 2023

SCHEDULE



Tree Removal



FACILITY DESIGN

- **Plan for Improved Outcomes**
 - Population Flexibility
 - Improved Design for Best Management Practices
 - Cost Efficiencies for Annual Operation and Maintenance
- **Create an Improved Work Environment**
 - Safe and Secure Environment
 - Amenities to Aid with Recruitment & Retention

SITE PLAN







JACKSON COUNTY
DETENTION CENTER







INTERIOR DAYROOM PERSPECTIVE VIEW FROM OFFICER WORKSTATION



INTERIOR DAYROOM PERSPECTIVE VIEW FROM OFFICER WORKSTATION



OUTDOOR RECREATION PERSPECTIVE VIEW



INTERIOR RENDERING - PUBLIC LOBBY CONCEPT



INTERIOR RENDERING - OPEN OFFICE AREA CONCEPT



INTERIOR RENDERING - TRAINING CLASSROOM



TRADE PARTNER SELECTION PROCESS



**Develop Bid
Package
Strategy**



**Generate
Trade Partner
Interest**

*Community Outreach Session 7/14/22
MWVBE Info Session 8/17/22
MWVBE Info Session 2/14/22
Hispanic Contractors Association
Outreach 2/23/23*



**Trade
Partner
Prequalification**



Bidding



**Implement
Trade Partner
Management
Plan into Bid
Documents**

CONTRACTOR UTILIZATION PLAN (CUP)

STATUS WITH BEST VALUE TRADE PARTNERS

	Total	MBE Needed	MBE %	WBE Needed	WBE %	VBE Needed	VBE %
Bought Out Amount	\$197,413,738.00	\$34,547,404.15	17.50%	\$21,715,511.18	11%	\$987,068.69	0.50%
	\$301,162,067.00	52,703,361.73	17.50%	\$33,127,827.37	11%	\$1,505,810.34	0.50%
Currently Have	55,536,436.61	18.44%	\$30,923,339.33	10.27%	\$1,489,918.20	0.49%	
	Currently Have	\$55,536,436.61	17.34%	\$30,923,339.33	10%	\$1,489,918.20	0.47%
	Estimated Total Opportunities	\$71,534,889.42	22.33%	\$40,872,310.90	13%	\$1,703,437.13	0.53%
		<i>Axiom Alexander Mechanical Vazquez Commercial Contracting</i>		<i>Mark One Electric American Fire Sprinkler Blue Chip Roofing</i>		<i>Midland Marble & Granite Aquila Industries</i>	

1,000 Beds \$301,162,067

- 1,000 beds, full design criteria except bed count
- Annual Debt Service: \$16,000,000

NOTES:

- Full design criteria includes all programmatic space including meeting/training rooms, full behavioral and medical facilities assuming eventual buildout to 1256 beds.
- Additional 12 beds were created in design process in specialized housing but are not in general housing modules.
- Design criteria was value engineered in the amount of \$16 million in savings.



THANK YOU

QUESTIONS



JACKSON COUNTY
DETENTION CENTER

AVAILABLE FUNDING OPTIONS

New Detention Center Bond Proceeds	\$260,500,000
Bond Project Fund Interest Earnings	\$10,000,000
Bond Premium from Sale of Bonds	\$2,000,000
Subtotal: Bond Proceeds	\$272,500,000
ARPA Funds (Non-Correctional Uses) – Cash	\$7,500,000
Available County Improvement Funds – Cash	\$22,000,000
Available for Design & Construction	\$302,000,000
2024 County Improvement Funds <i>(New Detention Center FFE & Technology Needs)</i>	\$15,000,000