

Purchase & Adaptation of Oxbow Jail

DESCRIPTION	ESTIMATES	JUSTIFICATION																																				
<p>The objective of this request is to purchase the Oxbow Jail from Salt Lake County and perform limited remodeling to convert it from a jail to a women's prison.</p> <p>The Oxbow Jail is located at 3148 South 1100 West in South Salt Lake City. It is a 552 bed facility.</p> <p>In order to convert its use to a women's prison, the following limited remodeling is required:</p> <ul style="list-style-type: none"> • Increase the security level of one of the pods/cells to house maximum classified female offenders • Allow for contact visits • Expand programming class and group rooms 	<table style="width: 100%; border-collapse: collapse;"> <tr> <td>Total Request FY05</td> <td style="text-align: right;">\$19,203,000</td> </tr> <tr> <td>Construction</td> <td style="text-align: right;">2,770,253</td> </tr> <tr> <td>Design Fees</td> <td style="text-align: right;">262,936</td> </tr> <tr> <td>Property Purchase</td> <td style="text-align: right;">15,729,000</td> </tr> <tr> <td>Furnishings & Equip.</td> <td style="text-align: right;">150,000</td> </tr> <tr> <td>Utah Arts</td> <td style="text-align: right;">-</td> </tr> <tr> <td>Other</td> <td style="text-align: right;">290,811</td> </tr> <tr> <td>Total Est Cost</td> <td style="text-align: right;">\$19,203,000</td> </tr> <tr> <td>Previous Funding</td> <td style="text-align: right;">\$0</td> </tr> <tr> <td>Other Funding</td> <td style="text-align: right;">\$0</td> </tr> <tr> <td>Request Type</td> <td style="text-align: right;">Design/Const</td> </tr> <tr> <td>Gross SF</td> <td style="text-align: right;">125,732</td> </tr> <tr> <td>Increased State O&M</td> <td style="text-align: right;">\$660,093</td> </tr> <tr> <td>New FTE Required</td> <td style="text-align: right;">144</td> </tr> <tr> <td>Addnl. Program Costs</td> <td style="text-align: right;">\$ 9,825,000</td> </tr> <tr> <td>Systems Replacement</td> <td style="text-align: right;">\$2,216,202</td> </tr> <tr> <td>Estimated Life Span</td> <td style="text-align: right;">50 Years</td> </tr> <tr> <td>Programming</td> <td style="text-align: right;">N/A</td> </tr> </table>	Total Request FY05	\$19,203,000	Construction	2,770,253	Design Fees	262,936	Property Purchase	15,729,000	Furnishings & Equip.	150,000	Utah Arts	-	Other	290,811	Total Est Cost	\$19,203,000	Previous Funding	\$0	Other Funding	\$0	Request Type	Design/Const	Gross SF	125,732	Increased State O&M	\$660,093	New FTE Required	144	Addnl. Program Costs	\$ 9,825,000	Systems Replacement	\$2,216,202	Estimated Life Span	50 Years	Programming	N/A	<p>This facility is needed to appropriately house the increasing female offender population. This growth is currently being addressed through contracts with county jails which raises the following concerns.</p> <ul style="list-style-type: none"> • Some county jails do not provide essential medical, mental health, and programming services • Visitation can be difficult for family and dependent children • Contact visits are not provided, making it difficult for female offenders to bond to their children <p>Research supports the benefits of housing females in a separate</p>
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In addition, a second perimeter fence and alarm system is needed along with a tower or exterior patrol surveillance.

The budget is based on a recent appraisal obtained by the State that indicated a value for the land and building at \$15,000,000. This is \$700,000 less than the appraised value in 2000.

As neighbors have expressed concerns with the proposed conversion of the jail to a prison, the budget includes \$729,000 for the purchase of neighboring homes.

It may be possible to utilize federal VOITIS funds to cover a portion of the cost of this acquisition. The amount that may be available was not known at the time this request was considered by the Building Board.

complex from male offenders. This mitigates the problems that can arise when male and female offenders are housed in the same complex.

Female offenders are currently housed in the Timpanogos facility along with two housing units of male offenders. Maintaining gender separation in this facility has created substantial operating difficulties for Corrections. This facility arrangement has also limited the programs that can be provided to female offenders.