

Improve Public Safety by Positively Changing Lives

Investing in Aging Facilities & Infrastructure

2021-2023 Capital Planning & Development



The Department of Corrections (DOC) maintains and preserves more than \$3 billion in state assets, including facilities as old as the more than 130-year-old Washington State Penitentiary to buildings constructed in the last 10 years. Currently, the DOC list of deferred maintenance projects is greater than \$600 million. The DOC Capital Ten Year Plan focuses on these preservation issues:

- Replacing obsolete and failing security, fire alarm, and communication systems.
- Replacing building electrical, mechanical, plumbing, and structural systems that are at the end of their useful life.
- Replacing failing roofs that are well beyond their life span and threatening structural damage to the buildings beneath them.
- Replacing deteriorating utility systems that can be unsafe for staff and incarcerated individuals and cause significant energy and water losses.
- Protecting the environment by complying with environmental and health regulations for air quality, water, wastewater, and storm water systems.

Preserving physical assets is vital for the continued use and operation of our facilities. Following are some of the highest priority projects requested in the 2021-31 DOC Capital Ten Year Plan.

Core Themes and Capital Approach

- To keep the safety and security of staff and incarcerated individuals as our highest priority.
- To preserve existing facilities and infrastructure through sustainable solutions.
- To comply with government health and safety regulations and strive to meet national standards for corrections.
- To be good stewards of state assets, the environment, and the taxpayer dollars.

The Benefits

- Ensuring safe, secure and healthy work and living environments.
- Improved facility security.
- Reduced infrastructure failures and expensive emergency projects.
- Increased compliance with safety, health, and environmental regulations.
- Risks are mitigated.

Staff and Incarcerated Individuals Safety and Security

Clallam Bay Corrections Center: Security Electronics Network Renovations (\$4.23M)

This project will replace the failing security electronic door controls throughout the facility and integrate them into the security video system. The new standards for DOC door control systems will allow the hardware and software to be updated as needed, instead of waiting for the systems to fail and then replace them. Providing for the safety and security of staff and volunteers, reducing risk and liability to DOC and Washington State is the overall goal of this project.



Monroe Correctional Complex: Reformatory Unit Perimeter Wall Renovation Predesign (\$1.0M)



The perimeter wall and observation towers were constructed by incarcerated individuals in the early 1900's with bricks manufactured on-site and without structural reinforcement. The wall serves as the secure perimeter at the facility and the attached elevated catwalk provides the only means of reaching multiple security guard towers. This unreinforced masonry wall could collapse during an earthquake, or the catwalk and hand rail could fail at any time, which creates life safety concerns for staff and incarcerated individuals (the top portion of the wall partially collapsed during an earthquake in 1997). The benefit of doing pre-design is that it will determine the true

condition of the wall, clarify the risk of failure, and identify options for mitigating the risks and provide an estimate of costs for moving forward so we can make a well-informed request for design and construction funds in 2021-23.

Clallam Bay Corrections Center: Emergency Generator Replacement (\$1.99M)

Emergency Generators are needed for the continued safe operations during power outage/disruptions from the Clallam Bay PUD. CBCC is located on the far end of the Olympic Peninsula with limited access during severe winter weather conditions. With frequent wind storms and severe inclement weather, power disruptions can be frequent and long lasting. The new replacement generator will provide reliable backup power ensuring that all staff, incarcerated individuals and volunteers at CBCC remain safe.



Facility and Infrastructure Preservation

Clallam Bay Corrections Center: Boiler Replacement (\$6.0M Re-appropriation)



The 2020 Legislature provided funds for the preferred alternative identified in the pre-design to replace the facility's boiler systems. The agency requests re-appropriation of funds to complete the project, which incorporates a combined heat and power unit into the heating plant replacement project. The hot water and heating systems project, combined with co-generation, will be more reliable and will operate more efficiently resulting in lower operating costs over time. This is a priority for the DOC because it will not only increase energy efficiency, but it will provide partial power to the remote facility in the event of an outage. The CBCC is at the end of the electrical transmission lines where there is no additional power available. Maintaining hot water, heat, and

power at the facility is integral to providing a safe and healthy work and living environment for incarcerated individuals and staff at the facility.

Monroe Correctional Complex: Special Offenders Unit and Twin Rivers Unit Domestic Water and HVAC Piping System Replacement (\$2.73M)

Pre-design studies are underway to prepare for replacement of the failing domestic hot and cold water piping and HVAC systems at the units. The project will replace the deteriorated and leaking domestic (drinking) hot and cold water galvanized steel pipes, and heating and cooling water lines in the core building and living units. Once this project is completed, the new water lines will provide a dependable source of clean domestic water, as well as clean water for the mechanical systems. These repairs are necessary to provide safe and humane conditions for staff and incarcerated individuals that work and reside in the living units.



Monroe Correctional Complex: Reformatory Unit Clinic Roof Replacement (\$8.5M)



The Health Services Building was built in 1954 and the roofs and HVAC equipment were last replaced in 1989. The rooftop has failed causing water infiltration and damage to the infrastructure of the building beneath the roof, saturating the insulation and causing the structure below to rust and deteriorate, creating an unsafe and unhealthy environment for staff and incarcerated individuals served at the clinic. This request will conduct pre-design and design studies for replacing the roof and HVAC equipment.

Stafford Creek Corrections Center: Outdoor Air Handling Unit Replacement (\$3.5M)

The replacement of 18 failing outdoor HVAC air handlers will ensure that heating and cooling systems are operational for 11 buildings at SCCC. These units are at the end of their useful lives, they are badly weather damaged, and are at risk of failing. This project will ensure the buildings continue to function properly, and that indoor air quality can be maintained within acceptable standards in living units, health services, program areas and administrative areas.



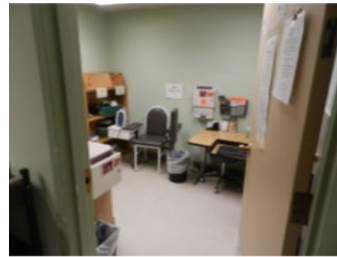
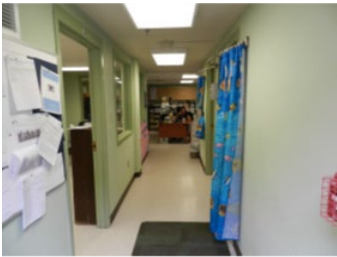
Health Care Services and Support Facilities

Washington Corrections Center: Replace Infirmary and Intake Building (\$1.0M)

The Health Services and Intake buildings, built in the early 1960s, lack capacity for current needs. To provide the constitutionally mandated health services (medical, dental, mental health, pharmacy and records) required to support the approximately 600 men that process through the reception center each month and the resident population at the facility, we need to add capacity so all patients can be seen timely. The proposed facility would address these basic needs by providing needed isolation beds, infirmary beds, close-observation beds, medical exam rooms, mental health testing and treatment spaces, dental operations, pharmacy, records and support functions. The DOC is requesting \$1.0M to begin a pre-design study that will determine alternatives for replacing the current space, improve safety and provide necessary space for essential services that meet current and future capacity needs, assuring compliance with the standard-of-care.

Airway Heights Corrections Center: Expand Medical Clinic at MSU (\$660K)

This project will provide much needed clinic and dental space for the minimum camp. Medical, mental health, and dental care are critical services that DOC must provide to the incarcerated individuals. The limited space and resources impacts DOC's ability to provide these services in a timely manner and is a risk to the department and the state.



Washington Corrections Center: Interim Mental Health Building (\$1.04)

This project funds the design and construction of a new mental health support building at the Washington Corrections Center (WCC) in Shelton. This project is an interim solution to the shortfall in health services space for the incarcerated individuals at WCC by providing temporary space for mental health services.

Offender Change Programs and Support Facilities

Statewide: Intensive Management Unit Recreation Yard Improvements (\$1.5M)

This proposal supports a project that will continue to increase the size and improve openness of the secured recreation yards at the Intensive Management Units (IMU) and Segregation Units (SEG) statewide. A 2015 study by Dr. Metzner recommended creating larger, secure rec yards with more open space in order to have a more therapeutic effect on incarcerated individuals living in the IMU. The improved rec yards also benefit the incentive based program that encourages positive behavior, and ultimately improves programming, safety, and security.

Washington Corrections Center: New Program and Support Building (\$750K)

Funding is requested for a predesign to address a shortfall in programming space for the incarcerated individuals at WCC by constructing classrooms, libraries, skills development, behavioral counseling, and treatment space. This project would build a multi-purpose area for group activities, associated support areas, and institutional operations space.

Programming is critical to prepare incarcerated individuals to re-enter the community successfully. This building has been damaged by fire and an earthquake, does not meet current code, has cracked support columns, and bowing support structure between windows that no longer allow some windows to be opened.

