

NEW COUNTY COURTHOUSE

Background: current
buildings
Recent Study: Findings
and Recommendations
Next Steps

INADEQUACY OF CURRENT BUILDINGS

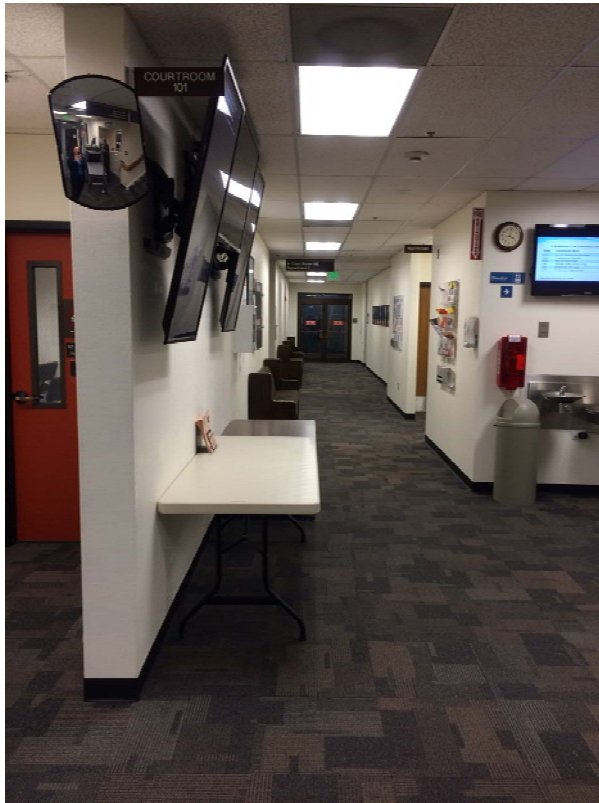
DISTRICT COURT (BUILDING 3)

- Security: Inmates transported in public hallway and lobby
- Technology and cabling inadequate for video hearings and other needs
- Work space is only 50% of current need
- Only 3 courtrooms for 4 judicial officers

SUPERIOR COURT (BUILDING 2)

- Security: Inmates use hallways shared by jurors, staff, judges, and public
- Building infrastructure insufficient (cabling, heating and cooling, etc.)
- Courtroom space not sufficient for current trials, hearings, meetings
- No jury assembly room, and current jury assembly rooms inadequate
- 6 (different) courtrooms for 8 judicial officers

COMMON SPACE/MEETING SPACE



SUPERIOR COURT BACK HALLWAY

USED BY JURORS, COURT AND CLERK STAFF, JAIL INMATES



JURY ROOMS

- Hot or cold
- No ventilation
- Windows do not open
- Limited facilities
- Security concerns



2014 SPACE NEEDS STUDY

- Finding: No remodel would address serious security needs
- Finding: Superior Court and District Court buildings obsolete
- Immediate changes needed
- Response: further study but
NO ACTION

Recommendation:

Renovation at the cost of millions of dollars to address immediate needs, but would only result in about 10 more years of adequate use.

2015 SECURITY AND FEASIBILITY STUDIES

- Security Study: Task was to prioritize security needs of Superior and District Courts
- Feasibility Study: Compare costs of remodeling or building a new courthouse in various locations

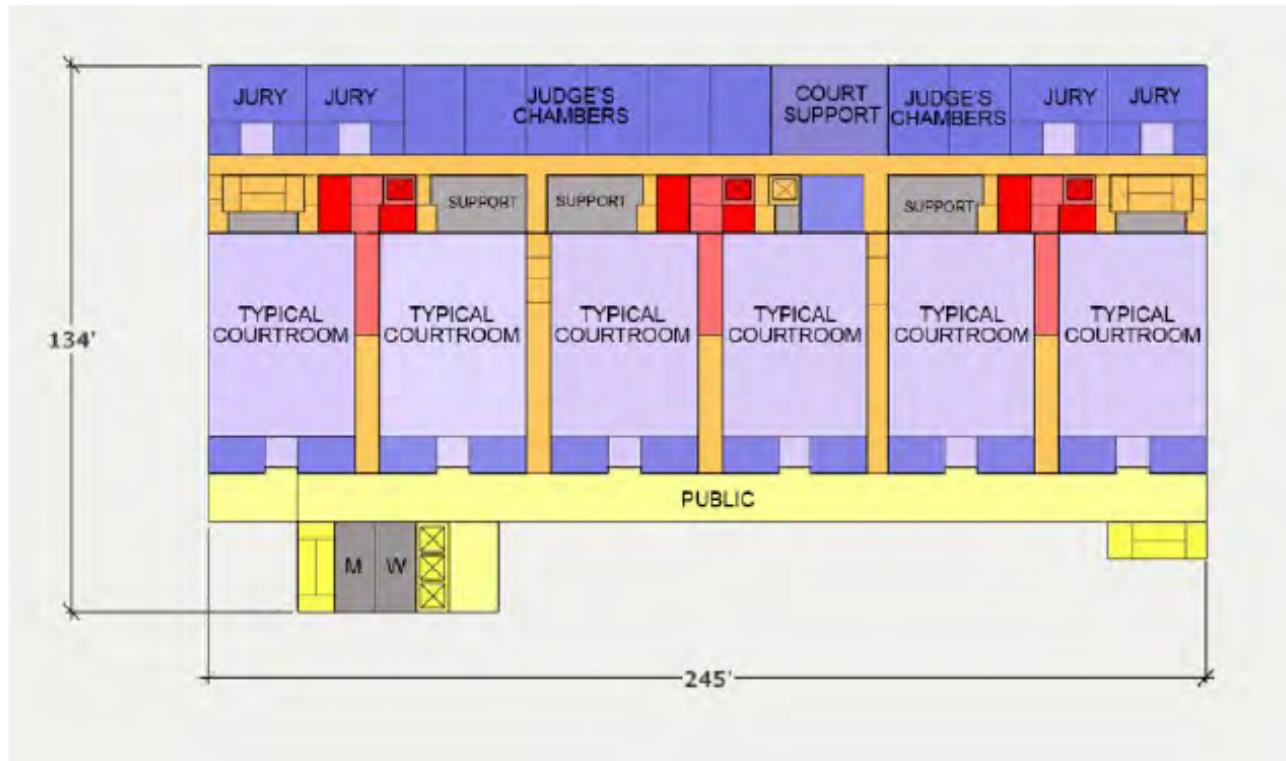
Findings/Recommendations:

Most serious security needs cannot be addressed without a new courthouse building

Recommend building new courthouse with innovative finance plan

THURSTON COUNTY COURTHOUSE
COMPARATIVE FEASIBILITY STUDY

SIX COURTS PER FLOOR – THREE COURT FLOORS



COMPACT PLAN

- Jury suites and holding behind courtrooms
- Public elevators and toilets In front of courtrooms
- Shortest and deepest floor plate
245'L x 134'D
- Fits downtown block

LEGEND

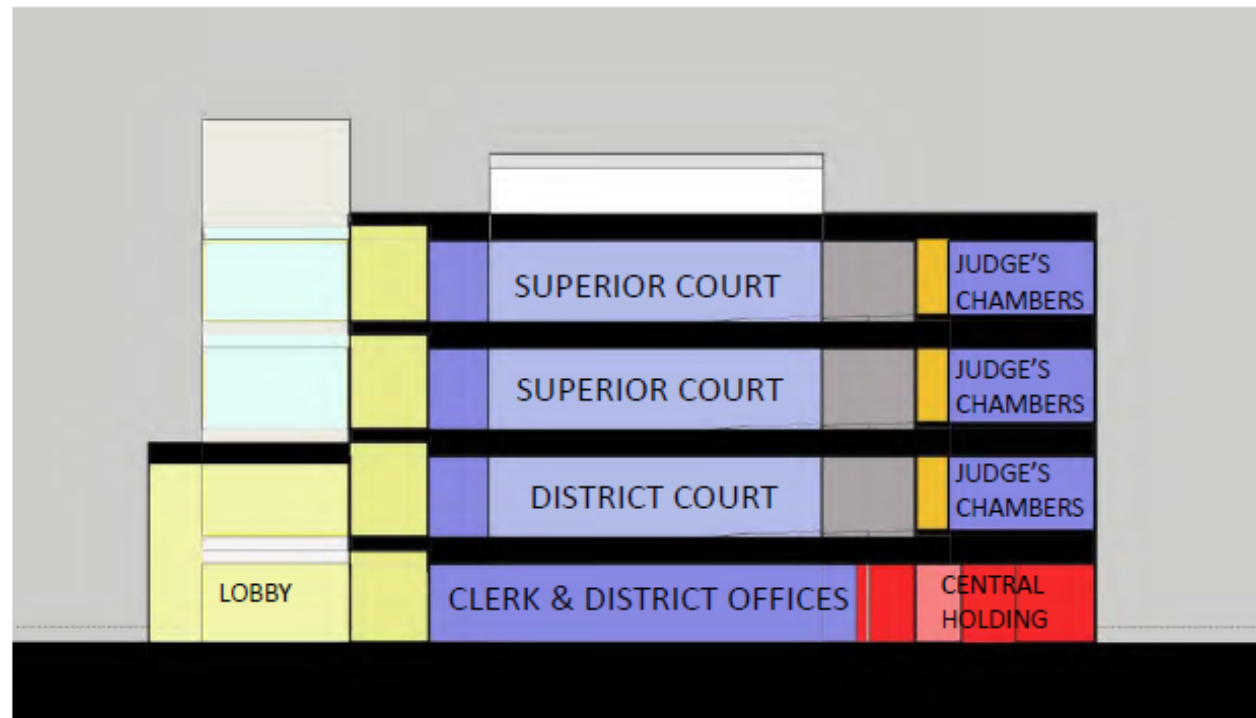
- Public
- Private – Staff & Judges
- Secure – Incustody Defendants



VERTICAL STACKING

FOUR LEVELS ABOVE GRADE

- Six Courts per Floor
- High Volume Public Areas on Ground Floor
- Central Holding on Ground Floor or in Basement – depending on water table

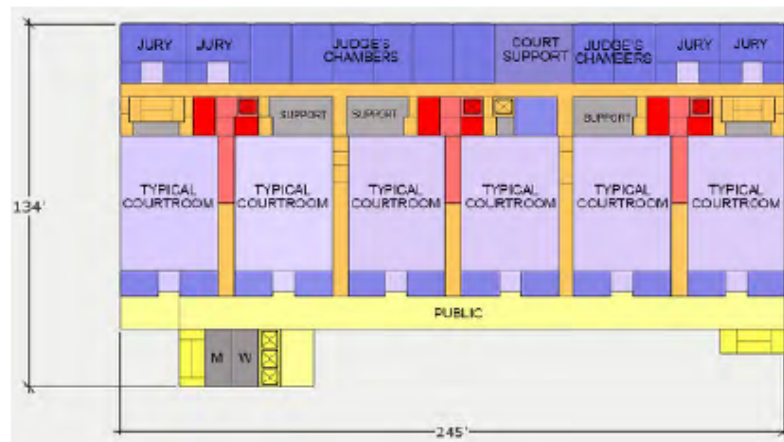


LEGEND

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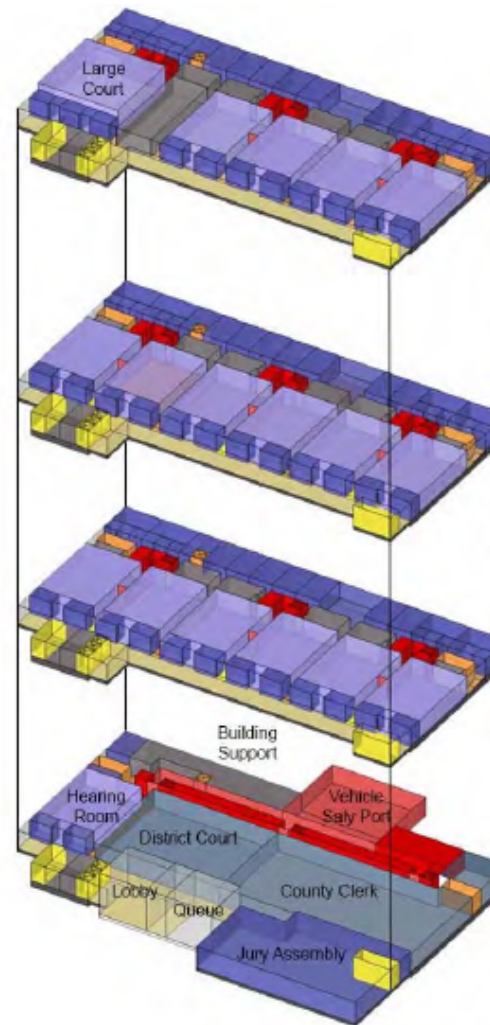


THURSTON COUNTY COURTHOUSE COMPARATIVE FEASIBILITY STUDY COMPACT PLAN STACKING DIAGRAM



LEGEND

- Public
- Private – Staff & Judges
- Secure – Incustody Defendants



LEVEL 4

- 1 Large Courtroom
- 4 Typical Superior Courtrooms
- 5 Judge's Chambers
- 4 Jury Deliberation Suites

LEVEL 3

- 5 Typical Superior Courtrooms
- 1 Hearing Room
- 6 Judge's Chambers
- 4 Jury Deliberation Suites

LEVEL 2

- 6 Typical District Courtrooms
- 6 Judge's Chambers
- 3 Jury Deliberation Suites

LEVEL 1

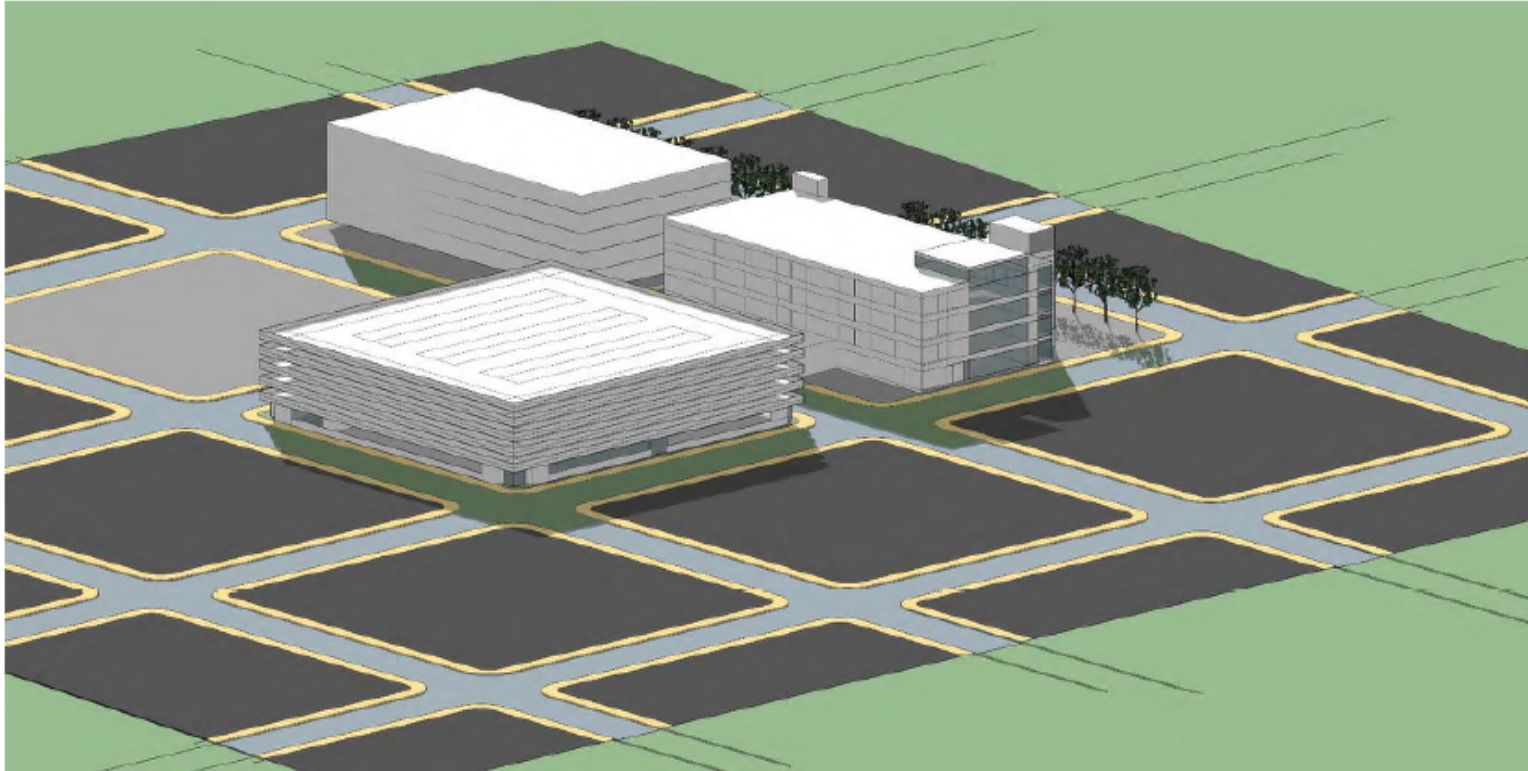
- Lobby
- 1 Hearing Room
- 1 Judge's Chamber
- District Court Offices
- County Clerk
- Jury Assembly
- Sheriff's Court Support
- Building Support



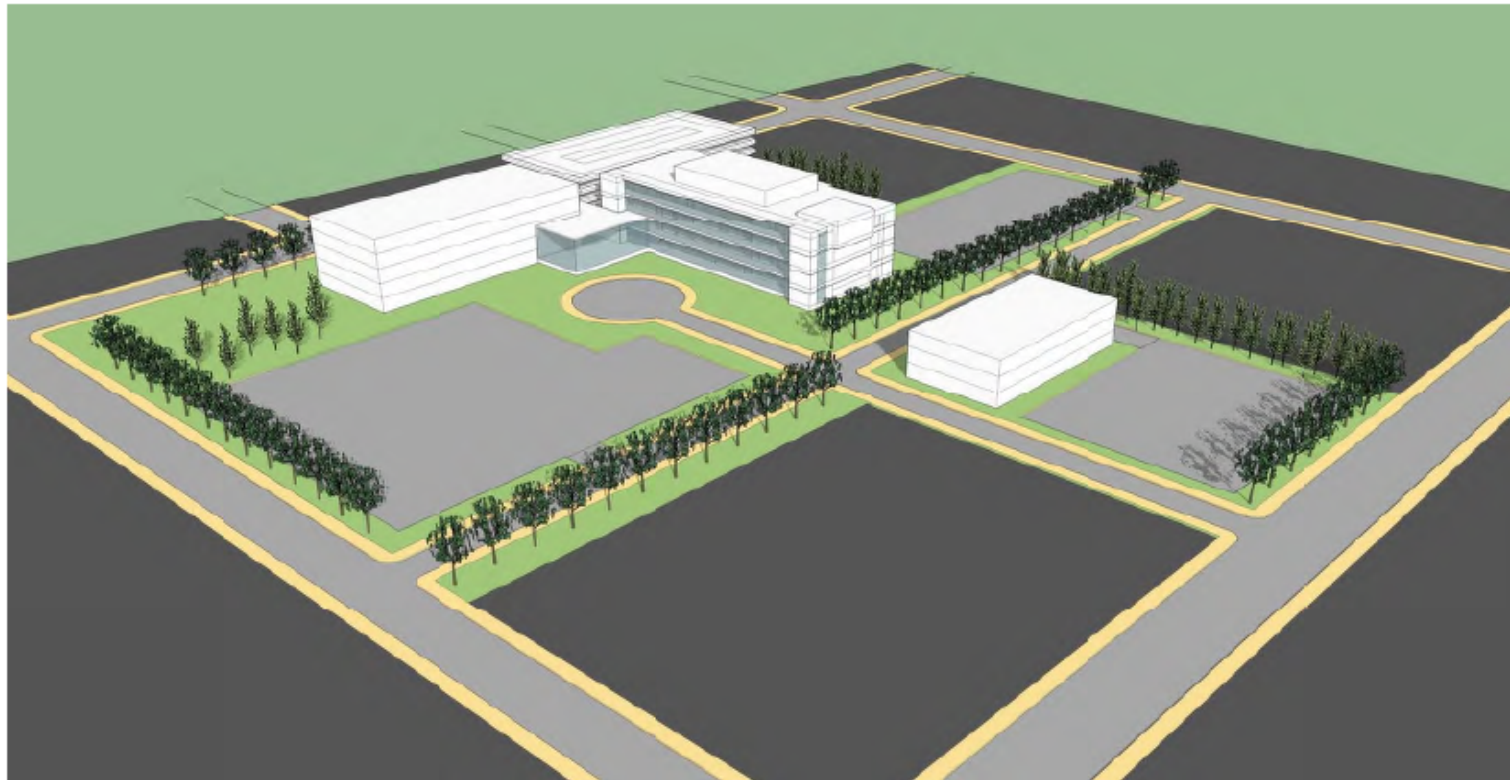
THURSTON COUNTY COURTHOUSE
COMPARATIVE FEASIBILITY STUDY
HILLTOP CAMPUS



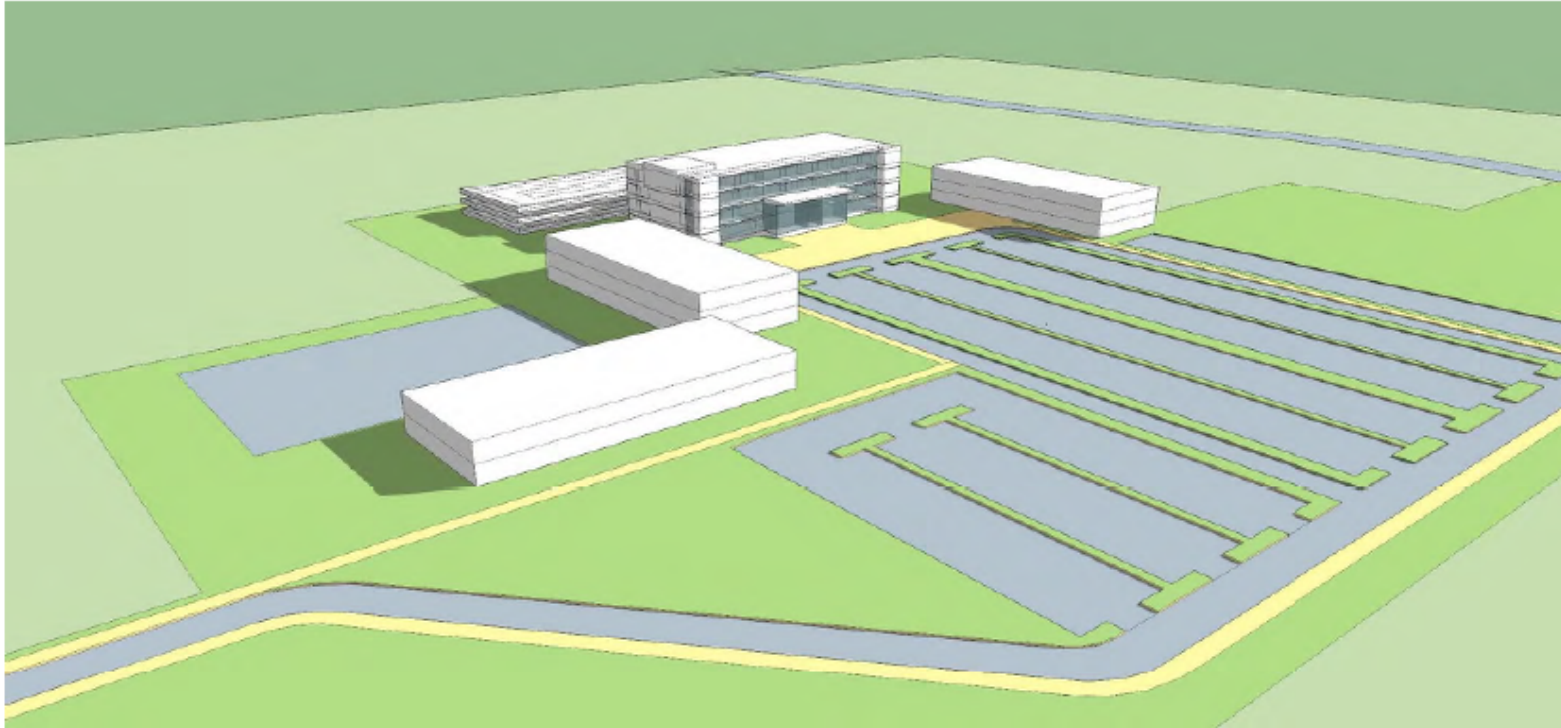
THURSTON COUNTY COURTHOUSE
COMPARATIVE FEASIBILITY STUDY
URBAN BLOCKS CONSOLIDATED



THURSTON COUNTY COURTHOUSE
COMPARATIVE FEASIBILITY STUDY
URBAN CAMPUS



THURSTON COUNTY COURTHOUSE
COMPARATIVE FEASIBILITY STUDY
SUBURBAN CAMPUS



COMPARATIVE COST ESTIMATES FROM 2015 STUDY . . . IN 2015 . . . AND 2018

Adaptive Reuse of
Existing Facility

And Hilltop Courthouse

\$128 M

\$144 M

Other Olympia Location

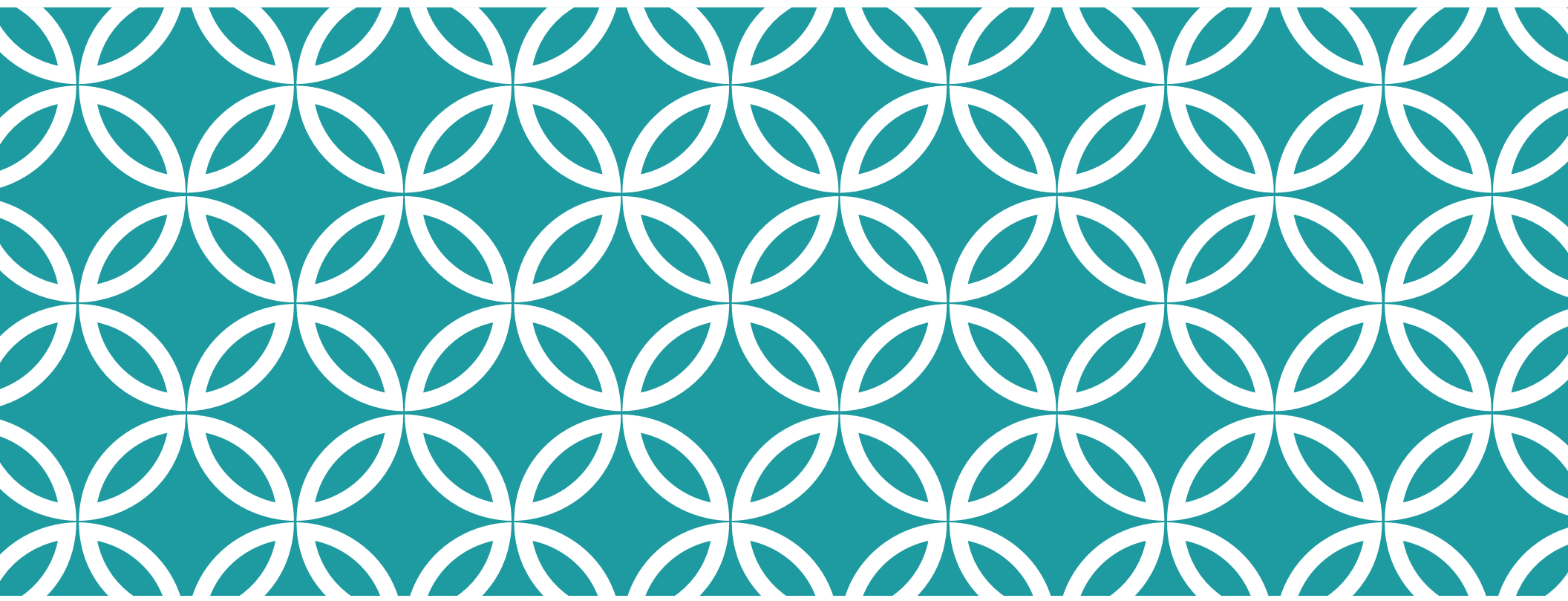
\$123 M - \$131 M

\$144 M - \$148 M

However, does not count partnerships & economic benefit of a particular location

CURRENT ESTIMATE

\$150 million - \$200 million



**NEXT STEPS:
COUNTY COMMISSIONERS TO DETERMINE
LOCATION AND FINANCE PLAN**

Any proposal will need voter approval. Support of community leaders and the public is essential before moving forward.